



# Coxhoe Neighbourhood Plan (2024 – 2035) Vision and Objectives Consultation (November 2024)

Coxhoe Parish Council, with help from the local community, are producing a Neighbourhood Plan covering the parish of Coxhoe. This Plan will be used by Durham County Council planners alongside the existing Durham Local Plan to make decisions on planning applications in the parish. When the Plan is finalised, it will go to referendum to be voted on by you (everyone living in Coxhoe parish). Over 50% of people voting need to say 'yes' for it to pass referendum so we need to make sure it says what you want it to say.

We have used information from earlier consultations to identify a vision and a set of objectives:

## What you have said so far:

83% of residents have said they would like a settlement boundary for Coxhoe and 91% have said they would like a settlement boundary for Quarrington Hill. 87% of people wanted to see the green areas between these places protected. The majority of respondents did not want to see more housing in the countryside either near Coxhoe or Quarrington Hill. Residents would like to see a site identified for a new school, and a doctor's surgery. People highly value green spaces and community facilities, and in particular, the variety of shops and businesses in Coxhoe.

Our vision and objectives will cover these issues that have been raised as important to the community: We propose to define Settlement Boundaries for Coxhoe and Quarrington Hill and protect the landscape between them. We want to keep our communities sustainable into the future by protecting our valued community facilities, and by promoting the provision of new facilities that have been identified as needed. We also want new development in the Parish

to look good and be environmentally friendly, so we are proposing policies to deliver high quality design. Lastly, we want to value and recognise our important heritage so we will identify places and buildings of historic interest that should be conserved and enhanced in the Parish.

With each objective, we have identified specific planning policy areas, which we think would help achieve those objectives.

If you have further questions, and want to share your views, we will be having a **Neighbourhood Plan Consultation Open Day** on [XXX] at Coxhoe Community Centre and on [XXX] at Quarrington Hill Community Centre. We will have maps showing our proposed settlement boundaries and other information so you can contribute your ideas.

## Our vision:

**"Coxhoe Parish will be a sustainable, vibrant community with our locally valued facilities and green spaces protected for future generations. The rural landscape setting of our two settlements, Coxhoe and Quarrington Hill, will be retained and enhanced."**

## Objective 1: Settlement Boundaries and Landscapes

**To ensure that new development protects the rural landscape setting around of Coxhoe and Quarrington Hill.**

To do this we could have planning policies that:

- ➔ Define settlement boundaries for Coxhoe and Quarrington Hill.
- ➔ Identify locally valued landscapes around both Coxhoe and Quarrington Hill and explain why they are special to the area.

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## Objective 2: Our sustainable community:

To ensure our community facilities meet our existing and future needs, and promote and protect our green spaces.

To do this we could have planning policies that:

- ➔ Identify and protect local green spaces that are highly valued by the people living in the Parish (for example places used for recreation (including play areas), places of historic interest and/or wildlife value).
- ➔ Identify and protect valued community facilities from change of use, (for example the Community Centres at Quarrington Hill and Coxhoe).
- ➔ Identify a site for (or have planning policies to support the provision of) a new school and doctors surgery in Coxhoe.
- ➔ Identify sites for car parking in Coxhoe.
- ➔ Have policies to identify and conserve the primary shopping area in Coxhoe.

## Objective 3: Local Character

To ensure any new development is designed to reflect local character, and to conserve heritage that is important in the Parish.

To do this we could have planning policies that:

- ➔ Ensure that new development meets a set of criteria, such as reflecting local character, requiring good landscaping, etc.
- ➔ Identify locally interesting historic buildings and places that should be considered in planning decisions.

**Remember...** planning policies can only be about matters that are relevant to planning applications. Issues such as litter, bins,

footpath maintenance, traffic speeding, community events, etc., cannot be covered by planning policies, but we can include them in the Plan to be dealt with separately by the Parish Council. To do this we will have a separate section of the Plan for our Community Actions.

*Please use this space to tell us whether you agree or disagree with the vision and objectives, and whether there are any things we have missed. In particular, we would like you to mention site specific places – for example, green spaces that are important, and why, community facilities you especially value, or anything else that you think is important:*

Forms can be completed online at: <https://coxhoeparishcouncil.gov.uk> (follow the links)

Forms can be returned to Coxhoe Parish Council, Coxhoe Village Hall, Coxhoe DH6 4DB, by hand or post. Comments can also be e-mailed to: [parishclerk@coxhoe.gov.uk](mailto:parishclerk@coxhoe.gov.uk)