

## Does TisPlan carry any weight?

**Yes.** Once adopted, or 'made', Neighbourhood Plans become part of Wiltshire Council's Local Development Plan (LDF) as a 'material consideration'. This means that local residents' views must be taken into account as presented in this plan, which together with Government policy will be used to manage development in Tisbury and West Tisbury until 2038. So long as we keep the plan up to date and review and renew it every 5 years it will be given full weight in planning decisions.

A good example of this is with the development at the Old Sports Centre. The land owner (who happened to be Wiltshire Council) wished to sell this land or build a full market housing scheme on it. However, the site was allocated for a community-led development in TisPlan in 2019. The community was involved in the design and layout and was able to secure 50% of the homes for affordable rent or shared ownership for local people, with homes remaining in Tisbury's affordable housing stock in perpetuity.



**None of this would have been possible without the Neighbourhood Plan.**

We want you to feel this is your plan. If adopted, TisPlan 2 will be used to assess future planning applications and development in the area. We look forward to hearing from you so that we can make sure TisPlan reflects the community's priorities across the whole neighbourhood area.

**Take the survey now at [www.TisPlan.org.uk](http://www.TisPlan.org.uk)**

## More Information

The draft TisPlan 2 and the new Character Area Statement can be read or downloaded online at [www.TisPlan.org.uk](http://www.TisPlan.org.uk), along with a Modification Statement that sets out the ways in which TisPlan 2 differs from the current TisPlan.

Reference copies are available at the Tisbury Library and the Reading Rooms (former Library). If you would like your own printed copy, it is available on request (price £10.00 per set to cover printing costs) from Tisbury Parish Council.

Contact: Bev Cornish, the Clerk on 01747 260088.

## How to Respond to This Consultation

Visit [www.TisPlan.org.uk](http://www.TisPlan.org.uk) to have your say now. Please spare a few minutes to take the online survey, which should take no more than five minutes.

Alternatively, you are welcome to make comments via email to [TisburyPC@gmail.com](mailto:TisburyPC@gmail.com) (please enter "Regulation 14 consultation" in the subject line) or by post to TisPlan, Tisbury Parish Council, The Reading Room, High Street, Tisbury, SP3 6LD.

You can also pick up a printed copy of the survey form at:

- *Nadder Leisure Centre/Tisbury Library*
- *Tisbury Parish Council Office, The Reading Room*
- *Coffee Angels, High Street, Tisbury*
- *Tisbury Station*

Return your completed survey form to the Library, Coffee Angels or Tisbury Parish Council Office.

## Open Morning: Sat 16th March

Please do call into The Reading Room (former Library), Tisbury High Street between 9am-1pm on Saturday 16th March, when Steering Group members will be happy to talk through the plan and discuss any feedback or questions you may have.

## TisPlan 2 2024 - 2038



## Second Edition of the Neighbourhood Plan for Tisbury and West Tisbury NOW OUT FOR CONSULTATION

### Consultation period

Monday 5th February -Friday 22nd March 2024

TisPlan gives our community a unique opportunity to have a real say over what gets built, where it's built and how future development should help our area remain a vibrant place to live and work.



**HAVE YOUR SAY NOW at  
[www.TisPlan.org.uk](http://www.TisPlan.org.uk)**

# HAVE YOUR SAY NOW

## Evidence and Community Consultation

During the spring of 2022 over 450 local residents took part in a consultation that confirmed the priorities for the TisPlan's renewal and indicated continued support for its core vision, with 93% indicating their approval of TisPlan's vision statement. Starting with the survey the Steering Group has gathered a wide range of evidence to inform TisPlan's renewal and in particular to support local priorities on:

- *Flooding*
- *Housing and the Station Works development*
- *Keeping Tisbury's identity*
- *Affordable housing*
- *Local economy and employment*
- *Environmental concerns*

At every step, we have tried to ensure that we have consulted with residents, community groups, businesses and landowners.

## Flooding

The River Nadder is the source of our beautiful setting but over the past three years it has also been the source of considerable flooding, most severe at the Three Arch Bridge and Stubbles path. Policies in the updated plan look to protect existing householders from flood risk and to control inappropriate development that would make the situation worse. With careful planning we can all enjoy the pleasures the River Nadder brings while learning to live with and mitigate the risks that come with it.

## New Housing and Station Works

One of the core functions of the Neighbourhood Plan is to provide a plan for sustainable housing development. We want the right housing in the right place at prices that local people can afford.

### Principal Development Sites:

The **Old Sports Centre** is well advanced and building work will commence in 2024. This is a community-led development providing 6 new affordable homes for rental and shared ownership for local residents.

**Station Works** continues to present challenges, but the community's vision for the site remains clear and alternative proposals that were not in line with TisPlan have either been turned down by the Planning Inspectorate or by Wiltshire Council.

TisPlan 2 addresses key issues of pedestrian access, along with other key issues, such as financial viability, directly.



## Maintaining and enhancing Tisbury's strong identity

A Neighbourhood Plan is an effective tool for maintaining the character of a rural village. By identifying the unique character of our village, developing design policies, encouraging community involvement, protecting green spaces, and promoting sustainable development, TisPlan can help ensure that the village remains a vibrant and thriving community for years to come. To this end, TisPlan 2 has moved a stage further and defined a number of Character Areas in a new "Character Area Statement". It has also defined views and heritage buildings that are important to Tisbury village.



## Affordable Housing



One of the main functions of the Neighbourhood Plan is to promote affordable housing which is essential for the prosperity of rural communities. The current TisPlan 1 has already delivered affordable housing on the site of the Old Sports Centre. Tisplan 2 will address the needs of young people and help to reduce social isolation for the elderly residents. At the same time, local homes need local jobs to go with them and TisPlan 2 contains policies to overcome out-commuting and encourage the continued vitality of Tisbury High Street and local employment sites.

## TisPlan 2 in a nutshell

TisPlan 2 is an evolution of the 2019 TisPlan, which refines and restates the policies that are at TisPlan's core, bringing them up-to-date where necessary.

Based on feedback from the 2022 consultation, policies on flood risk and affordable homes have been strengthened. Policies on green & blue infrastructure and dark skies have been introduced, along with those on homes for older people. Lists of local green spaces and heritage assets have been refreshed and the Plan's two existing housing site allocation policies have been clarified. A new Character Area Statement is included, setting out what is unique about our village.

You may notice that the language of TisPlan 2 is more 'formal' than in the current TisPlan. This is to better inform planning officers and inspectors; and to comply with government requirements that neighbourhood plan policies are fully supported by evidence. But at its heart TisPlan is about what we as a community want for our neighbourhood and the issues it deals with are practical ones that affect us all.

For those with more time, the full version of TisPlan 2 is available at [www.TisPlan.org.uk](http://www.TisPlan.org.uk). It is designed to be read by everyone.

## Let us have your feedback

All comments received will help us to improve the quality of the plan, ensuring that it meets local needs and development priorities. All replies must be received no later than **Friday 22nd March, 2024**. Each comment will be carefully considered and documented in a TisPlan Community Consultation Statement, together with how each comment was addressed.

You can view or download a copy of the draft TisPlan 2 on the TisPlan website at [www.TisPlan.org.uk](http://www.TisPlan.org.uk). **Please take the survey so that we can gather your views.**

You can also pick up a printed copy of the survey form at:

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