

# Representations to Main Modifications

For Mr & Mrs Hickman (UPSVLP 2482) | 19-202

Main Modifications Spring 2023 - Warrington Local Plan Examination

**Project:** [REDACTED]  
**Site Address:** Warrington Local Plan, Warrington, TBC  
**Client:** Mr & Mrs Hickman (UPSVP 2482)  
**Date:** 25 April 2023  
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# 1. Introduction

1.1 Emery Planning is instructed by Mr & Mrs Hickman to submit a written response to the Proposed Main Modifications document ID09. Mr Hickman has an interest in the following omission site:

- [REDACTED] (Omission site profile:51)

1.2 This statement should be read in conjunction with Wain Homes' detailed representations to the Regulation 19 Pre-submission Draft of the Warrington Local Plan and the Hearing Statements submitted to the examination.



## 2. Response to Main Modifications

### South East Warrington Employment Area (SEWEA): MM 024

- 2.1 Modification reference MM 024 proposes the deletion of the SEWEA as an employment allocation which would provide 137ha of employment land to meet strategic and local employment needs.
- 2.2 Our client has no comments to make in relation to the deletion of the SEWEA allocation. However, for the avoidance of doubt, should the allocation be reinstated it is considered that Omission Site 51 should be included in the allocation. The full justification for the inclusion of the site is available in the Matter 6f Hearing Statement submitted on behalf of Mr & Mrs Hickman (M6f.11).
- 2.3 During the examination, the Council accepted that if the allocation is taken forward, Mr Hickman’s land should also be removed from the Green Belt and included as part of the allocation. The Council accepted this during the examination, stating at paragraph 17.3 of the Matter 6f Hearing Statement (M6f.01):
- “The Council acknowledges that inclusion of Omission site 51 would strengthen the permanence of the Green Belt in the specific locality of that part of the allocation without having any material impact on any of the assessments undertaken in respect of the allocation as a whole. It is therefore proposed to include this land within the allocation as a main modification. This proposed modification would be subject to demonstrating appropriate access arrangements and the SA/SEA process.”
- 2.4 Therefore, as accepted by the Council, the allocation as drafted is illogical in its exclusion of Omission Site 51 as it would no longer serve a Green Belt purpose if the wider site came forward. Its allocation alongside the SEWEA would help to strengthen the boundary through forming a clear, physical boundary to the north.
- 2.5 We therefore request that if the proposed Main Modification MM 024 is not taken forward and the SEWEA allocation is retained, that the allocation is amended to include the site at Bradley View as proposed by the Council in their Hearing Statement.





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