



Tadcaster Town Council

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Open Monday to Thursday 9.30am to 12.30pm

TADCASTER NEIGHBOURHOOD DEVELOPMENT PLAN – application for Neighbourhood Area

Tadcaster Town Council wishes to write a Neighbourhood Development Plan. The Town Council established a small working group in 2019 to commence this process. The group has been supported by Tadcaster and Rural CIC and an independent planning consultant in its early work.

One of the early challenges for the group has been to define its Neighbourhood Area, which is the subject of this application. As it was clear that some small but potentially important built up areas existed outside the town's boundaries but which abutted the town, it was decided to consult with neighbouring Parish Council's and invite them to become part of the Neighbourhood Area/Plan either from commencement or later as the Plan developed.

Meetings were held with Stutton, Catterton, Healaugh and Newton Kyme cum Toulston Parish Council. The areas concerned are illustrated at Appendix One. However, these meetings have not resulted in an early desire to join the neighbourhood planning process and on that basis Tadcaster Town Council has decided to focus exclusively on its parish and wishes to designate the whole of Tadcaster parish as its Neighbourhood Area (see Appendix Two).

A Why does the parish want to undertake a Neighbourhood Plan?

Tadcaster Town Council want to undertake a neighbourhood plan for the whole of our parish because of the need to:

- Develop our vision for the town and ensure we see this vision implemented over a long period of time, and to apply this across the whole of our community.
- Develop policies which are aligned with the Selby District Council's emerging Local Plan and in line with its previous Core Strategy – to promote growth in our town and community and to ensure such growth is sustainable. In particular to promote new growth in the housing sector; to ensure our industrial base is maintained; to develop our 'high street' offer; and to maintain our uniqueness in terms of design, character and heritage.
- Have more say over development for our town, investing higher levels of CIL in support of the sustainable growth of our community.

B What might the plan want to focus on?

Issues identified in early consultations undertaken by the Town Council and our local MP indicate the following themes for consideration, which will be refined and prioritised as the Plan progresses:

- New housing development: type, scale, design
- Recreational facilities for all, including cycling and public rights of way
- Flooding and water management from the Wharfe
- Heritage conservation
- Traffic and transport
- Crime and safety

- Car parking
- Green spaces/parks
- Climate change
- Growing business and new employment
- High Street regeneration
- Renovation of dilapidated buildings

Further consultation undertaken by our local UK Youth Parliamentarian identified 3 priority issues for young people in the town:

- The environment – climate change, single use plastic, littering.
- Anti social behaviour and crime.
- New cycle paths and speeding traffic.

C Are there any conflicts with local policy and designations?

There are Green Belt designations that extend into the town along the river corridor and a SSSI (Tadcaster Mere) in neighbouring Oxton parish. The town centre has an extensive Conservation Area and many listed buildings and a Scheduled Ancient Monument. Much of the town centre is within EA defined flood zones. We are not aware of any other designations of policies in the town and area that would cause conflict.

D What are the town or settlement boundaries which could reflect areas of planned expansion?

Tadcaster is a town with approximately 6,000 residents. It has businesses, shops, churches, pubs, a swimming pool and leisure centre, several sports clubs, a medical centre community centres and a supermarket. There are three primary schools, although the secondary school, Tadcaster Grammar School, is located in a neighbouring parish (Newton Kyme).

Currently, the Town Council is not promoting any planned expansions but wishes to encourage more housing locally to promote future prosperity in the town.

E What is the catchment area for walking to local services?

Local services are within walking distance for the many of the town's able-bodied residents. But older residents and those living on the outskirts rely on cars or infrequent bus services to access essentials such as the supermarket and the medical centre.

F Are there areas where formal or informal networks of community based groups operate?

The town has many community groups and clubs that operate across the town – sports clubs, Tadcrafters, Historical Society, church groups and many others. Key community centres for these groups include the 3 SDC owned centres (Calcaria, Rosemary and Kelcbar), The Barn, Riley Smith Hall, Boys Sunday School, Methodist Church hall, Scout Hut, Guides Hut, Magnets Social Club, Tadcaster Social Club, Tadcaster Albion and the Library.

G What is the physical appearance or the characteristics of the neighbourhood?

The centre of the town is a Conservation Area; the River Wharfe flows through the town centre and is a focal point; the buildings of the town are an attractive mix of local limestone and brick; we have several listed buildings; the old railway viaduct is another attractive historic feature; and there are several walking routes in the local area that pass through or close to the town.

We intend re-visiting this assessment as part of our NDP and will base new design criteria on these local characteristics.

There are a significant number of derelict and under utilised buildings in the town centre.

Abutting the town centre are large housing estates and 2 significant industrial areas at Islington and on Station Road, as well as the more central brewery complexes.

H Does the area form all or part of a coherent estate of businesses or residents?

A combination of town centre, housing estates, industrial areas and outlying houses.

G Is the area wholly or partly a business area?

Partly – two dedicated industrial zones plus 3 large breweries ensure a large proportion of industrial land across the neighbourhood area.

J Does the infrastructure or physical features define a natural boundary?

The River Wharfe forms part of the town's eastern boundary; the A64 forms part of the southern boundary. The town is located at a natural geomorphological boundary where the Vale of York meets the Southern Magnesian Uplands.

K What are the natural settings or features in the area?

The River Wharfe; a mixed landscape in the Vale of York of farmland, primarily arable but with some livestock; some woodland and ings abutting the riverside. The town is situated on the edge of the magnesian limestone ridge. The quality of the water supplying the 3 breweries is an important factor in the historical growth of the town around this industry.

L What is the size of the population living and working in the area?

The population of Tadcaster parish is approximately 6,000 residents (2015 mid term estimates, NYCC).

M Is there a sense of neighbourhood?

The town has a strong sense of community as evidenced by the many community groups. There are 3 big breweries in the town and many other businesses of varying sizes which means that many of the inhabitants both live and work in Tadcaster. There are a lot of families with two or three generations which have a strong attachment to the town.

N What are the views of those who live, work and carry out business in the area?

Residents are always keen to know about developments in the town. Once we have our Neighbourhood Area designated we will hold a public meeting to begin the process of engagement and learning in detail of residents' concerns and issue to reflect in the Plan going forward. It is too early to predict what those might be. Initial views have been sought on a list of priority issues, supplemented by a recent survey of residents by our MP.

O What are the aims of the neighbourhood plan and availability of evidence?

It is too early to define our aims and objectives, beyond that previously stated of seeing our community grow sustainably, as these will flow from consultation and we would not want to pre-judge this without such detailed consultation with our communities. However, generically, we are seeking to develop a Plan which underpins the sustainable development of Tadcaster over the next

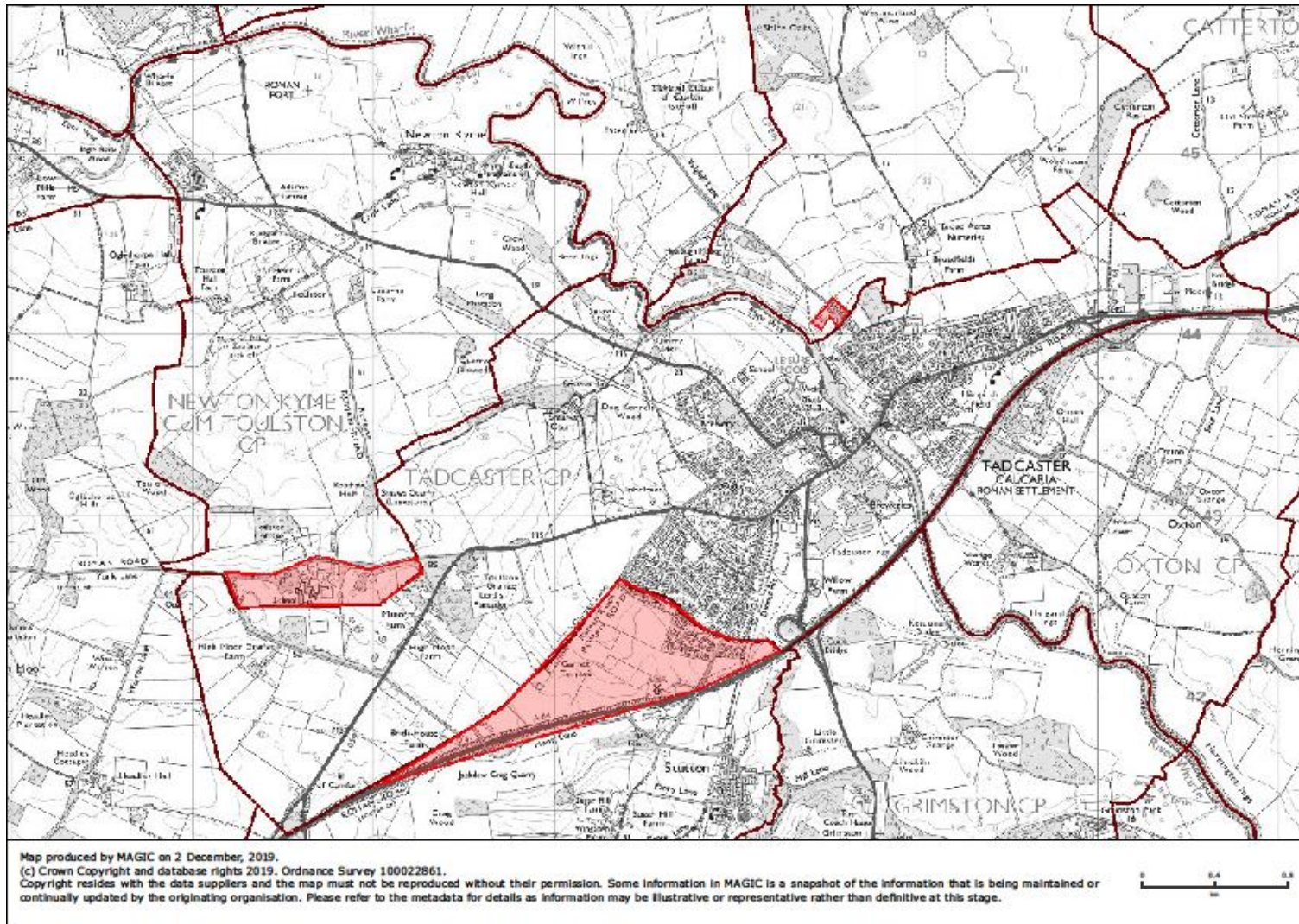
15 years; which complements and supports the emerging Selby Local Plan; which maintains the distinctive character of the town; and which promotes the success of the town, economically, socially and environmentally.

We understand that the SDC local plan base is well developed and we will develop new evidence through research and community, business and stakeholder consultation. We are aware that there are some gaps in evidence base that we will want to fill, for example in relation to local housing needs.

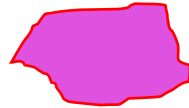
Locally, there has been a wealth of evidence accumulated over recent years, largely through the work of the CEF and CIC. These pieces of research include:

- CEF Community Development Plans 2012-2015, 2016-2019
- Our Place Operational Plan - T&R CIC, 2014
- Place Shaping Tadcaster – Phil Back Associates, 2009
- Local Insight profile for Tadcaster – OCSI, 2017
- Tadcaster Town Centre – NWA Research, 2016
- A Different Future? – Phil Back Associates, 2011
- Community Leisure Provision - T&V CEF, 2018
- Local Food Network report - T&R CIC, 2014
- Visitor Strategy and Action Plan – T&R CIC, 2018

Appendix One – outlying areas invited to join the Tadcaster Neighbourhood Area.

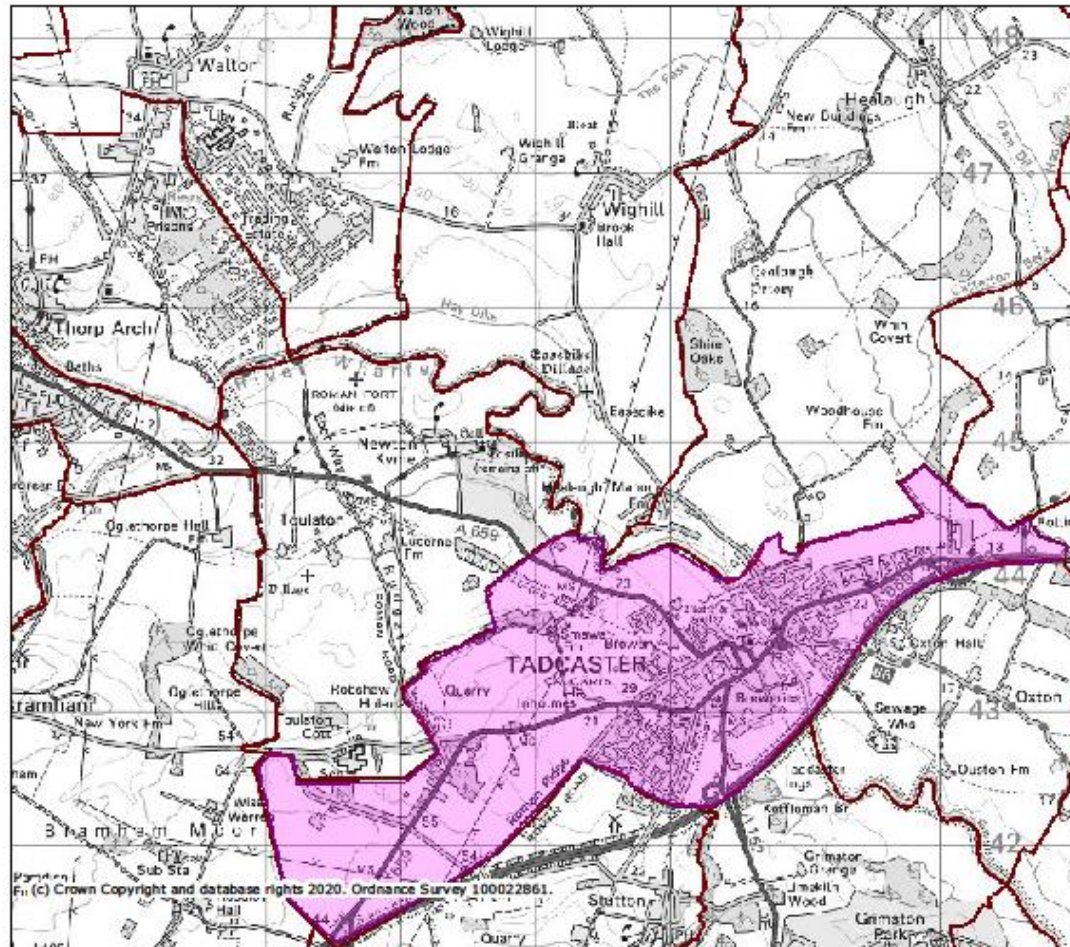


Appendix 2 – Neighbourhood Area/Parish



MAGIC

Tadcaster parish



Legend

Parishes (GB)

Projection = OSGB36
xmin = 439600
ymin = 440200
xmax = 454600
ymax = 449200

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