

Wirral Local Plan – Main Modifications Response Form

Part A

1. Personal details

(if an agent is appointed, please complete only the title, name and organisation in the boxes below but complete the full contact details of the agent in section 2 below)

Title	
First name	
Last name	
Organisation (where relevant)	Peel Waters
Address	C/O Agent
Postcode	
Telephone number	
Email address	
Objective ID number (if known)	

2. Agent's details (if applicable)

Title	
First name	
Last name	
Job title (where relevant)	
Organisation (where relevant)	Eden Planning
Who are you representing?	Peel Waters
Address	
Postcode	
Telephone number	
Email address	
Objective ID number (if known)	

Wirral Local Plan – Main Modifications Response Form

3. Data Protection Notice

x	Please tick this box to confirm that you understand that your name and your response will be published, that your full name and details will be passed to the Planning Inspectors, and that you have read and understood the Council's privacy notice.
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Please note that all comments will be held by Wirral Council and made available in accordance with our privacy notice, which can be viewed at <https://www.wirral.gov.uk/planning-and-building/local-plans-and-planning-policy/forward-planning-privacy-notice> or obtained from one of the addresses below.

Please read all the information related to this consultation on the Council's webpage at <https://www.wirral.gov.uk/new-local-plan> or which has been placed in public libraries, and the Wirral Local Plan Modifications Response Form Background Note before you make your representations.

4. Completed Responses

Please submit your completed Response Form/s **to arrive at one of the addresses below no later than 5pm on Friday 8 November 2024.**

- by email to: localplan@wirral.gov.uk, clearly marked as 'Wirral Local Plan – Consultation on Main Modifications'
or
- by post to: Wirral Local Plan - Main Modifications, Wirral Council, PO Box 290, Wallasey CH27 9FQ

Please note that comments received after this deadline will not be accepted.

Please use a separate Response Form for each modification that you wish comment on.

If you require any further information, please contact the Council's Forward Planning Team by e-mail at localplan@wirral.gov.uk or by telephone on 0151 691 8235.

Wirral Local Plan – Main Modifications Response Form

Part B

1. **To which Modification does your representation relate?** (please insert as appropriate)

Main Modification Reference number: MM 54

Policies Map Reference number: PM []

Additional Modification Reference number: AM []

2. **If your comment is on a Main Modification, do you consider that the Main Modification is:**

Legally Compliant – Yes

Sound – No

3. **Please explain why you consider a Main Modification does not assist in achieving legal compliance or soundness or provide any other comments on it in the box below. Please be as precise as possible.**

The policy aligns with the NPPF, and as such, there is no challenge to the soundness of this policy in respect of its consistency with national policy.

In Wirral, particularly in East Wirral, significant change is proposed. This change is acknowledged in the supporting text. The policy wording should ensure that planned and committed development is given weight in the consideration of the agent of change principle. Allocated sites could be undermined by conflicting uses approved in the vicinity. This policy should require a decision-maker to consider the agent of change not only in relation to existing uses, as required by the NPPF, but also to committed and allocated uses. This is essential to ensure that the spatial vision of the plan is not undermined.

Wirral Local Plan – Main Modifications Response Form

4. Please set out in the box below the changes you consider necessary to make the Main Modification legally compliant and sound.

For the policy to be effective, we suggest the following amendment:

B. Where a proposed development would introduce a use that conflicts with a committed development or the delivery of an allocated site, it is for the applicant to demonstrate that the proposed development would not require “unreasonable restrictions being placed on development” either on committed or allocated sites. If unreasonable restrictions are likely to result on committed or allocated sites, the applicant, as the agent of change, should be required to provide suitable mitigation before the development is completed.

Wirral Local Plan – Main Modifications Response Form

5. Do you have any comments on the Sustainability Appraisal or to the Habitats Regulations Assessment in respect of this particular Main Modification? Please provide them in the box below.

N/A

Wirral Local Plan – Main Modifications Response Form

6. Do you have any comments on a Proposed Change to the Policies Map? Please provide them in the box below.

N/A

Wirral Local Plan – Main Modifications Response Form

Part C

Do you have any comments on one of the Councils Additional Modifications? Please provide them in the box below.

N/A

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Thank you for completing this form.

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