Ref.	Date	Name / Dept.	Organisation	Address	Postcode	Section	Support	Oppose	Supp w. mods	Comments	Reasons
PwWNP-01	19/03/2025	Designing Out Crime	Norfolk Police	Community Safety, Norfolk Constabulary, St James Street, King's Lynn, Norfolk	PE30 5DE	General				Y	I provided comments back in December 2024 (attached) and would continue to encourage the Parish Council to condition that: …… all future applications work towards achieving the full Association of Chief Police Officers Crime Prevention Initiative Secured by Design Awards. I have attached the links for very latest guidance documents for consideration: https://www.securedbydesign.com/images/design-guides/sbd_residential_guide_2025_250312.pdf https://www.securedbydesign.com/images/design-guides/non-residential_guide_2025_270225_final.pdf
PwWNP-02	25/03/2025	Phillipa Nanson	Water Management Alliance	Pierpoint House, 28 Horsley's Fields, Kings Lynn, Norfolk	PE30 5DD	General				Y	The Board's comments from the previous Neighbourhood Plan – Reg 14 Consultation still apply, and we have no additional comments to make. For our comments, please see our letter attached dated 14/01/2025.
PwWNP-03	25/03/2025	Victoria Berryman	Norfolk County Council Public Health	County Hall, Martineau Lane, Norwich	NR1 2DH	General				Y	If they have not already done so, the authors may find it helpful to consult the attached Health in Neighbourhood Plans guidance, which supports communities to embed health in their plans and includes examples of good practice.
PwWNP-04	08/04/2025	Philip Porter	National Highways	Woodlands, Manton Lane, Bedford	MK41 7LW	General				Y	National Highways is a strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the Strategic Road Network (SRN). It has been noted that once adopted, the Neighbourhood Plan will become a material consideration in the determination of planning applications. Where relevant, National Highways will be a statutory consultee on future planning applications within the area and will assess the impact on the SRN of a planning application accordingly. Notwithstanding the above comments, we have reviewed the document and note that the details set out within the document are unlikely to have an severe impact on the operation of the trunk road and we offer No Comment.
PwWNP-05	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	General			Y		Date needed on front of plan. Para 4 River Yare. Images need alt text to comply with accessibility requirements.
PwWNP-06	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 8 - Vision			Y		There are many elements that appear to be missing from the vision: • Refer to habitats as well as the built, farming and landscape elements. Suggest including hedgerow, wildlife-rich dykes, woodland and grazing marshes. • Add to vision 'biodiversity and wildlife connectivity' as this is listed as one of the Key Development Priorities • Add something like: Enable multiple benefits on land, targeted according to opportunity, societal needs (such as the health benefits of walking/cycling routes), and environmental pressures (such as reducing pollution). • There is no mention of quiet and dark spaces in the vision yet there are policies and a priority around this in the document • There is no mention of water control and flood protection – is this considered to be external to the Plan? Add reference to deep peat soils in the parish and the carbon emissions from drainage and maintaining low water tables in the summer.
PwWNP-07	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 11 - Commercial Development			Y		Para 19 says 'Proposals in this area would also have an impact on local traffic using the A1042, including residents of Postwick Village' – the second part about residents, not sure how that fits with this sentence and not sure what it is trying to say. Policy PW2 – the second para starts by saying commercial development south of the A47 will not supported where (while?) there are employment sites available in designed (designated?) employment sites in the GNLP. What sites does this relate to? Sites allocated for employment development in the future, or sites protected as employment sites that are there currently? Does that need clarifying? Here are some suggested amendments to this part of the policy: To retain the setting and tranquillity of Postwick Village, Witton and the Broads, proposals for commercial development south of the A47 will not be supported ~~where~~ while there are employment sites available within the ~~designed~~ designated/allocated employment locations identified within the Greater Norwich Local Plan. Policy PW2 – second para, sentences 2 and 3 seem to be a separate part of the policy. Also, it is not clear what you mean by 'under these circumstances' – you do not say what 'these circumstances' are. Does this bit refer to any proposals that come forward outside of employment areas? Or does this refer to those that meet the part of the policy about coming forward as part of employment areas? Are you trying to have a sequential policy – first in employment areas and then if cannot come forward there and come forward outside of employment areas, you set out tests proposals need to address…?
PwWNP-08	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 12 - Infrastructure Priorities			Y		Para 25 is incorrect as written 'Development in the Broads Authority area is not subject to CIL ~~as they have their own charging schedule~~'.
PwWNP-09	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 23 - Priority D			Y		Para 55 says 'Biodiversity should be considered at all levels of planning. It plays an important component of the green infrastructure of a local area, along with footpaths, allotments, and green open space'. Biodiversity includes species and habitats… I am not sure what you mean by linking biodiversity with GI in the way you do. Para 55 onwards - Priority D Policy Context add ref to Broads Nature Recovery Strategy 2024-29 and existing map of Areas of Particular Importance for Biodiversity The Broads.
PwWNP-10	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 30 - Green Corridors			Y		Para 76 onwards - Green Corridors – add reference to retain low or no light in these corridors.
PwWNP-11	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 42 - Policy PW11			Y		PW11 talks about 5 views, but six are listed.
PwWNP-12	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 43 - Dark Skies and Lighting			Y		Para 93 needs to talk about the dark skies policy of the Local Plan for the Broads. PW12 – second part needs to talk about the design of lighting as that is very important.
PwWNP-13	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Pages 45-6 - Figure 16			Y		For accessibility reasons, copy the text over rather than using a screen shot. Para 106 – not all planning applications need a design and access statement, so how do you want schemes that do not submit such a statement to evidence how the design codes have been considered?
PwWNP-14	09/04/2025	Natalie Beal	Broads Authority	Yare House, 62-64 Thorpe Rd, Norwich	NR1 1RY	Page 47 - Policy PW13			Y		PW13 says: 'For all new development it must be demonstrated how water management solutions have been considered at an early stage of the planning process'. What are 'water management solutions'? What is water management in this instance?
PwWNP-15	09/04/2025	Julie Curtis	Norfolk Wildlife Trust	Bewick House, 22 Thorpe Road, Norwich	NR1 1RY	Pages 17-8 - Policy PW4			Y		We previously recommended extending the routes shown on figure 6 (where this is possible) to provide more comprehensive opportunities for cycling around the parish. We therefore welcome the proposed additional routes. We particularly support the provision of a network of green cycling routes, which in addition to helping to reduce carbon emissions, will aid nature's recovery, increase biodiversity, provide habitats for wildlife and improve habitat connectivity, whilst also providing health benefits for people. Green Infrastructure (GI) can be sensitively incorporated into the design and layout of such routes. This is also in line with the objective of contributing to the achievement of sustainable development. We therefore also recommend that as with Policy PW5, wording is included to incorporate green infrastructure into routes.
PwWNP-16	09/04/2025	Julie Curtis	Norfolk Wildlife Trust	Bewick House, 22 Thorpe Road, Norwich	NR1 1RY	Page 22 - Policy PW5	Y				We welcome and support the additional wording '….incorporating green infrastructure into routes'.

Ref.	Date	Name / Dept.	Organisation	Address	Postcode	Section	Support	Oppose	Supp w. mods	Comments	Reasons
PwWNP-17	09/04/2025	Julie Curtis	Norfolk Wildlife Trust	Bewick House, 22 Thorpe Road, Norwich	NR1 1RY	Pages 24-7 - Biodiversity			Y		Biodiversity, pages 24 and 25. We welcome the updated information regarding County Wildlife Sites (CWS) in section 67, page 24. For accuracy, Figure 9 on page 25 which shows County Wildlife Sites, will need updating to include Blackwater Carr County Wildlife Site. (This is located north of the River Yare and west of Ferry Lane.) The most up to date layer should be available from NBIS: Norfolk Biodiversity Information Service - National Biodiversity Network. Policy PW6: Biodiversity As the first paragraph in the previous version of this policy has been omitted, this leaves a gap in policy wording to specifically protect all the important wildlife habitats in the parish. The penultimate paragraph addresses this to some extent but this only covers impacts from major development. The current policy wording also only refers to 'key sites of ecological interest shown on Figure 10..' Figure 10 doesn't show all areas of Priority Habitat within the Neighbourhood Plan boundary, such as 'Lowland Fens' or 'Traditional Orchard' Priority Habitat. We therefore strongly recommend inclusion of policy wording as follows (or similar), to provide robust protection. This could also be in addition to the current paragraph beginning 'Major development proposals…': 'All important wildlife and high biodiversity habitats, for example, County Wildlife Sites and Priority Habitats, should be protected from adverse impacts from any development and opportunities sought for enhancement.' Buffer zones are designed to protect sensitive landscape patches and areas of high biodiversity from the impacts of development. (Buffer zone widths around ecological sites should be tailored to the specific needs of the site.) The previous version included wording on buffer zones and we recommend that some wording on buffer zones is included, for example, (or similar): 'Buffer zones should be considered and encouraged around sensitive sites, as appropriate, and where this will provide ecological benefits.' We support the listed opportunities to increase biodiversity and improve ecological connectivity. For the reasons outlined in our previous response we note and welcome the addition of wording relating to green roofs/walls and screens.
PwWNP-18	14/04/2025	ICS Strategic Estates	NHS Norfolk & Waveney	County Hall, Martineau Lane, Norwich	NR1 2DH	Page 48 - Community Actions			Y		The following is a summary. See representation for full details: The ICS would like the neighbourhood plan to include support towards health infrastructure in the nearby area by way of Community Infrastructure Levy as and when required. Community action 6: Community Infrastructure Levy, states that the Parish Council will continue to engage with residents regarding potential projects that could funded through CIL, with a list of comminute ideas being provided. Although there is no GP practice within the neighbourhood plan area, as previously mentioned there are two just outside the boundary which would be expected to serve the residents of the parish. On this basis the ICS would like to request that health is considered within the CIL funding projects and where appropriate and possible, Postwick with Witton Parish Council will use CIL as well as working with agencies and neighbouring Parish Councils to deliver local priorities.
PwWNP-19	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	General	Y				The Council considers that this is a very positive and comprehensive Neighbourhood Plan. It is clear from the Consultation Statement that the comments raised by the Council at the Regulation 14 stage have been considered by the Qualifying Body and that a number of changes have been made in order to address the majority of these issues. The representations below highlight the few areas where the Council still considers that changes are necessary in order for the Plan to meet the basic conditions. Key feedback at the Regulation 14 stage related to proportionality in relation to Policy PW1, and supporting text has been added to all this concern. Likewise for Policy PW3, which has been reframed to comply with the requirement set out in paragraph 16(b) of the NPPF for plans to be positively prepared. The Council was also pleased to see the inclusion of a new monitoring and review section and a commitment to review the plan when major development in the parish has been completed and fully occupied. Do note there remains a discrepancy in the intended start date for the plan: the cover states 2024 while the repeating header says 2025. Consider the inclusion of an introductory sentence to set the plan dates.
PwWNP-20	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Page 12 - Policy PW3			Y		Note the comments made under the HNA. There is a typo here: 'int eh Growth Triangle…'
PwWNP-21	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Page 28 - Trees (paragraph 74)			Y		Reconsider the wording of the first sentence, which repeats the word 'protect'. Add text to ensure readers understand that the TPOs shown in Figure 11 are a snapshot in time. New TPOs could be served and older TPOs adjusted or revoked, meaning the Council's website should be consulted for the latest situation.
PwWNP-22	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Page 44 - Policy context (paragraph 94)			Y		The Council has previously submitted comments to the effect that recent changes to the NPPF make some elements of this paragraph out of date. Reference to beauty has largely been replaced by an emphasis on high quality design, including in the title to Chapter 12, and should therefore be removed from the plan.
PwWNP-23	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Pages 45-6 - Figure 16			Y		The Council has previously suggested amendments to bring the content of this figure up to date. As with the content of the Design Guidance & Codes, the Council believes this content should be reviewed to ensure the plan is as accurate as possible before proceeding to examination.
PwWNP-24	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Page 48 - Community Actions			Y		The Council would appreciate an action or wording to reflect existing discussions around potential use of S106 and CIL funding to support the cricket club. We suggest the following: "Continue to work closely with and support Norwich Cricket Club to develop, improve and enhance provision at the site. This could include clubhouse improvements, maintenance and/ or redevelopment or implementation of other ancillary infrastructure that enables the cricket club to continue to grow, be financially sustainable and improve the offer available for the community, particularly for targeted groups, such as women and girls and people with a disability. This also relates to supporting the cricket club with relevant security of tenure and use of available s106 and CIL funds."
PwWNP-25	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Design Guidance and Codes			Y		The Council previously commented on the Design Guidance and Codes at the Regulation 14 stage, and these comments still stand. The Qualifying Body's response to these comments was that there was no further scope to make changes to these documents, as they were produced by an external consultant, AECOM, and the final documents had already been signed off and completed. As mentioned previously, through our work with other Qualifying Bodies, the Council is aware that errors of this nature have been corrected via a subsequent approach to AECOM. The Council believes that this should also be the case here to ensure that the clarity required by paragraph 16(d) of the NPPF is achieved, particularly as the Design Guide is a document that will sit alongside the Neighbourhood Plan as an important reference document.
PwWNP-26	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	Housing Needs Assessment			Y		The Council previously commented on Housing Needs Assessment at the Regulation 14 stage. The Qualifying Body's response to these comments was that there was no further scope to make changes to these documents, as they were produced by an external consultant, AECOM, and the final documents had already been signed off and completed. As mentioned previously, through our work with other Qualifying Bodies, the Council is aware that errors of this nature have been corrected via a subsequent approach to AECOM. The Council believes that this should also be the case here to ensure that the clarity required by paragraph 16(d) of the NPPF is achieved. Land South of Smee Lane - The Council notes that the s106 for the scheme only specifies 28% AH – as was the policy at that time - with a 65:35 tenure split. However, additional (non s106) affordable homes were provided in Phase 1 (via Homes England funding) and so a significantly higher percentage of affordable housing has been provided by the RP – on this early Phase. Therefore, because of funding constraints, it cannot be assumed that an above policy delivery of affordable homes within the parish will continue for subsequent Phases. This should be factored into / noted within the future Affordable Housing estimates for the parish.
PwWNP-27	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	HNA page 30 - Paragraph 4.53 and Table 4-5			Y		The main point that may need amending relates to the very recent changes to the NPPF (Dec 2024) which no longer requires 25% of the affordable housing to be for First Homes. The NPPF now places more emphasis on social rent housing over other tenures. To support this, reference to a 25% requirement for First Homes has been removed to provide more flexibility. So, to be truly up to date, it may be worth revising the wording of paragraph 4.53 and in Table 4-5 (page 30) which shows an indicative mix of 25% of the AHO as First Homes. As drafted, this then only allows delivery of 5% of the AHO products as shared ownership. Furthermore, it is noted that even at the higher discount level of 50%, most First Homes would be unaffordable for most applicants in the NPA. This could allow the flexibility to specify a higher percentage for Shared Ownership within Table 4-5 – while reducing / removing the FH 25% minimum requirement.
PwWNP-28	21/04/2025	Place Shaping Team	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	HNA pages 68-9 - First Homes (pargraph C.27)			Y		The final bullet point also reiterates this 25% requirement for First Homes, which is no longer applicable under the new NPPF. The minimum 10% requirement for AHO has been removed and Councils are now allowed to concentrate on delivery of rent tenures (including social rent) – at increased percentages if so indicated and evidenced by Housing need.

Ref.	Date	Name / Dept.	Organisation	Address	Postcode	Section	Support	Oppose	Supp w. mods	Comments	Reasons
PwWNP-29	22/04/2025	Eleanor Laming, ward member	Broadland District Council	Horizon Centre, Broadland Business Park, Peachman Way, Norwich	NR7 0WF	General	Y				The Postwick with Witton Neighbourhood Plan provides considerable information and detail on the nature of the area within the parish which is relatively large geographically and has a wide range of differing character areas and landscapes within it. Postwick is changing in nature from an almost entirely rural parish outside Norwich historically, to a more mixed parish with suburban growth in the Western and Northwestern areas due to the development of the Broadland and Broadland Gate business parks and the Oaks housing development. The area to the West acts as a gateway to Norwich as there is a transition from a rural to urban nature here, commencing with the major Postwick Hub road network interchange with the A47 and A1042. This plan recognises this via Priority A and suggests some policies to assist with integrating the new developments into the wider remaining rural parish. I fully support Policy PW2 in particular to discourage commercial development in the central and southern part of the parish, south of the A47. The light pollution resulting from the business parks has a wide-ranging impact on the night sky from outside its immediate location and it is good to see this concern addressed by Policy PW12. I am pleased to see the plan has a major focus identified via Priority B and C on walking, wheeling and cycling and recognises the need for better sustainable transport connections in the parish. It does outline suggested improvements for routes. There is also a very positive focus on the natural environment and promotion of biodiversity in the parish via Priorities D and E. A range of factors have been considered across the whole plan including employment development, proposals for local green spaces, community facilities, preserving and enhancing the natural environment and assessment of impact of development on nearby protected sites such as the Broads SAC. It is good to see a detailed design guidance and codes document which has a focus on the need for new development to be well designed to fit in with the character of the area the parish, and the need for sustainable design which includes measures to mitigate climate change. Postwick with Witton has no requirement to provide new dwellings by the end of the plan period and the neighbourhood plan has no allocations for new development. This is possibly something that may want to be considered going forward for future revisions of the plan. So might the inclusion of more detailed policies in future to address the integration of the 3 distanced and distinct residential areas of the parish. The plan has been written taking community consultation, engagement and representations into account. This information is inclusive, recent, and up to date and has been an important part of the plan's production. It is to be hoped that as more residents move into the parish, they will feel encouraged to engage with future revisions of the neighbourhood plan. The policies are appropriate in relation to the character and appearance of the parish and account for new development. They also account for documents relating to the wider national and local
PwWNP-30	25/04/2025	Bryan Southon	Resident	27 Oaks Lane, Postwick	NR13 5HD	Page 10 - Priority A	Y				Support planned growth etc. In planned locations as they stand so as there is no negative effects on the character of the parish of further developments within the designated areas.
PwWNP-31	25/04/2025	Bryan Southon	Resident	27 Oaks Lane, Postwick	NR13 5HD	Page 14 - Priority B	Y				There is a need to add more public footpaths and cycleways given the limited provision within the parish so as to improve connectivity and access to the Broads and surrounding countryside, not least for health and well being provision.
PwWNP-32	25/04/2025	Bryan Southon	Resident	27 Oaks Lane, Postwick	NR13 5HD	Page 19 - Priority C	Y				As immediately above. In addition there is a need to connect existing rights of way with farm tracks and paths.
PwWNP-33	25/04/2025	Bryan Southon	Resident	27 Oaks Lane, Postwick	NR13 5HD	Page 23 - Priority D	Y				There is a need to protect and enhance the relatively few sites identified in the plan. Also there is a need for more Tree Protection Orders within the settlement of Postwick as there are many ancient Oak trees, particularly between Church Road and Oaks Lane.
PwWNP-34	25/04/2025	Bryan Southon	Resident	27 Oaks Lane, Postwick	NR13 5HD	Page 32 - Priority E	Y				There is a need to protect and enhance the current characteristics of a substantially rural parish.
PwWNP-35	28/04/2025	Matt Verlander	National Gas	Avison Young, Central Square, Forth St, Newcastle upon Tyne	NE1 3PJ	General				Y	The following is a summary. See submission for full details. An assessment has been carried out with respect to National Gas Transmission's assets which include high-pressure gas pipelines and other infrastructure. National Gas Transmission has identified that no assets are currently affected by proposed allocations within the Neighbourhood Plan area.
PwWNP-36	30/04/2025	Andrew Marsh	Historic England	Brooklands, 24 Brooklands Avenue, Cambridge	CB2 8BU	General				Y	Having reviewed the plan and relevant documentation we do not consider it necessary for Historic England to provide detailed comments at this time. We would refer you if appropriate to any previous comments submitted at Regulation 14 stage, and for any further information to our detailed advice on successfully incorporating historic environment considerations into a neighbourhood plan, which can be found here: https://historicengland.org.uk/advice/planning/plan-making/improve-your-neighbourhood/ We would be grateful if you would notify us on eastplanningpolicy@historicengland.org.uk if and when the Neighbourhood Plan is made by the council. To avoid any doubt, this letter does not reflect our obligation to provide further advice on or, potentially, object to specific proposals which may subsequently arise as a result of the proposed plan, where we consider these would have an adverse effect on the historic environment.
PwWNP-37	30/04/2025	Carry Murphy	Anglian Water	Lancaster House, Lancaster Way, Ermine Business Park, Huntingdon, Cambridgeshire	PE29 6XU	General				Y	Anglian Water has previously submitted comments on the pre-submission version (Reg 14) of the neighbourhood plan. We welcome the amendments in the submission version of the neighbourhood plan, following our comments and recommended changes. I can confirm, Anglian Water has no further comments to make.
PwWNP-38	01/05/2025	Sally Wintle	Natural England	Hornbeam House, Crewe Business Park, Electra Way, Crewe, Cheshire	CW1 6GJ	General				Y	The following is a summary. See submission for full details. Natural England does not have any specific comments on this draft neighbourhood plan.
PwWNP-39	02/05/2025	Alaistair Hain-Cole	Environment Agency	Iceni House, Cobham Road, Ipswich, Suffolk	IP3 9JD	General				Y	The following is a summary. See submission for full details. We note the Greater Norwich Local Plan was recently adopted in 2024 and that the submitted Neighbourhood Plan does not allocate any additional sites.While we therefore have no concerns with the Plan as proposed, we have set out some advisory comments. We recognise that the Plan does not allocate sites for additional growth and highlights the need for early engagement with Anglian Water. Nevertheless, we recommend the Plan includes a Policy that captures the important emerging issue of Water Resources in the event of any in-fill development coming forward during the plan period, not yet allocated.