



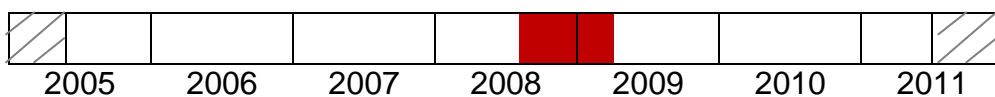
CORE STRATEGY REPORT OF CONSULTATION

Workshops

Volume 3

Includes:
Place Workshops September/December 2009
People Workshops September 2008-January 2009

Timeline:



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یہ اشاعت مرکزی لائحہ عملی پر مشاورتی رپورٹ کی جلد 3 ہے۔ اگر آپ یہ معلومات اپنی زبان میں چاہتے ہیں، یا کونسل سے کسی اور مسئلے کے بارے میں رابطہ کرنا چاہتے ہیں، تو برائے مہربانی 01442 867212 پر فون کریں۔

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Report of Consultation

The Core Strategy for Dacorum Borough has been prepared taking account of Government policy and regulation, technical evidence and consultation. Consultation has spanned seven years, from 2005 to June 2011. This report explains the consultation: i.e.

- the means of publicity used;
- the nature of the consultation;
- the main responses elicited;
- the main issues raised; and
- how they have been taken into account.

It also explains how the actual consultation relates to the Council's policy on consultation and engagement, the Statement of Community Involvement.

The report is presented in seven volumes:

- Volume 1:** Emerging Issues and Options (June 2005 - July 2006)
- *Annex A* contains a summary of responses from the organisations consulted
- Volume 2:** Growth at Hemel Hempstead and Other Stakeholder Consultation (July 2006 –April 2009)
- Volume 3:** Stakeholder Workshops (September 2008 – January 2009)
- *Annex A* contains reports on each workshop
- Volume 4:** Emerging Core Strategy (May - September 2009)
- *Annex A* contains a summary of responses to the general public consultation
- *Annex B* contains reports from the Citizens' Panel and Gypsy and Traveller community
- Volume 5:** Writing the Core Strategy - from Working Draft to Consultation Draft (June – September 2010)
- Volume 6:** Consultation Draft Core Strategy (November 2010 – June 2011)
- *Annex A* contains a summary of responses to the general public consultation and reports from the Citizens' Panel and Town Centre Workshop. It also includes changes made to the Draft Core Strategy.
- Volume 7:** Overview

This is Volume 3.

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[Analysing the Place Workshops]

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1. Introduction

- 1.1 A series of interactive place workshops and community group workshops were undertaken between September 2008 and January 2009 to help inform issues, actions and policy direction.
- 1.2 The place workshops engaged with local residents and organisations to help understand what was different and special about different places in the Borough – i.e. Hemel Hempstead, Berkhamsted, Tring, Kings Langley, Bovington, Markyate and the countryside. The workshops were aimed at drawing out local issues and helping the Council to prepare place strategies (for later consultation with the Emerging Core Strategy). Invitees included local councillors and representatives from a wide range of local business, resident and other organisations with a key interest and knowledge about their area.
- 1.3 The people workshops engaged with children aged 10 -14, representing different schools in the Borough at the Environmental Youth Forum (25 September 2008), and with representatives of a variety of community groups at the Senior Voice and Community Groups (SVCG) Workshop (16 January 2009). Invitees to the SVCG workshop included groups and individuals involved with the disabled, ethnic minorities, health and the welfare of the elderly. The main purpose of the people workshops was to ascertain whether issues from younger or older people or special groups were different and required particular attention in the local development framework. The workshops also drew out their slant on issues affecting the whole borough.

2. Workshop Structure

Structure

- 2.1 The *Place and SVCG Workshops* followed a similar structure, which enabled a common analysis afterwards.
- 2.2 Each workshop started with a presentation setting the planning context and, for each place, an overview of the settlement. This was followed by two or three group sessions covering the topics 'Your People' and 'Your Place'. The workshops started with group sessions to capture the responses to structured questions. Each workshop included a group session on growth in the Borough. The Hemel Hempstead workshop asked more detailed questions relating to different areas in and around the town, as well as preferred growth options and infrastructure needs. Each workshop finished with a visioning exercise to capture the participants' top five priorities for the future.
- 2.3 The results of these workshops have been analysed in two parts:
 - visioning priorities – see Chapter 3; and
 - issues – see Chapter 4.
- 2.4 The *Youth Workshop* had a slightly different format, because less time could be given by the students and their teachers. The workshop covered issues on 'Providing New Homes', 'Managing the Countryside', 'Shopping and Leisure' and 'Access to Work, Services and Facilities', but no visioning.

Attendance

- 2.5 Attendance was good:

(a) Place Workshops

- Berkhamsted – 39 people
- Hemel Hempstead - 54 people
- Tring – 19 people
- Kings Langley – 27 people
- Bovingdon – 21people
- Markyate – 15 people
- Countryside – 30 people

(b) People Workshops

- Senior Voice and Community Groups – 26 people

The Youth Environment Forum was attended by students from the following schools:

Adeyfield Secondary
Broadfield Primary
St Albert the Great
Brockwood Primary
Grove Road Primary
Bovingdon Primary
Cavendish Secondary
Lockers Park
Bridgewater Middle
Dundale Primary.

Results

- 2.6 Follow up actions (i.e. responses to the matters raised) were set out for the *Place Workshops*. The relevant service providers were identified – see Appendix 1. The service ‘providers’ were either Spatial Planning Officers of the Council, who are responsible for the Local Development Framework including the Core Strategy (see Appendix 2), or others – i.e. other teams or departments at Dacorum Borough Council, Hertfordshire County Council, bordering councils and external providers, such as the Environment Agency (see Appendix 3). Matters outside the control of the Council as local planning authority, were referred to the relevant organisation/provider for their information and consideration.
- 2.7 The appropriate issues raised in the *People Workshops* were taken forward with the Core Strategy, although they were not analysed in the same way as issues from the Place Workshops. Because each of the People Workshops was the responsibility of a lead theme forum in Dacorum Partnership (i.e. Dacorum Environmental Forum and Older People and Healthier Communities Forum), the theme forum retained leadership and dealt with issues as they considered appropriate.

3. Analysis of Visioning Priorities

3.1 The visioning priorities from each of the seven place workshops and the Senior Voice and Community Group Workshop (SCVG Workshop) were analysed to identify common concerns and priorities. See Table 3.1.

(a) Top priorities from the workshops

Table 3.1: Analysis of the Top Five Priorities

Issue	Total Score
1. Hemel Hempstead	
Improve public transport service, links and affordability	65
Protect and enhance existing wildlife corridors, greenspaces, nature reserves, AONB, SAC and provide joined up green corridors through the town centre	49
Provide suitable affordable housing for the demographic range with a mix of type and tenure	41
Sustainable design of new neighbourhoods – to include shops, pub community hall/faith, Post Office centre, play area, green and school	37
Retention of or new hospital with full facilities – A&E and maternity	33
2. Berkhamsted	
Provide further community facilities and open space	53
Parking (either more provision or better enforcement)	29
Provide facilities for youth and teenagers	19
Design and develop with local distinctiveness	16
Improve infrastructure before additional development	15
3. Tring	
Improve local facilities	37
Affordable housing	16
Town parking	14
Retain town character	13
Encourage commercial enterprise and local employment	12
4. Kings Langley	
Traffic calming	53
Keep village compact / avoid coalescence	21
Help local shops/businesses	19
Keep KL as a village (i.e. not a town)	18
Affordable housing	15
5. Bovington	
Improve High Street	33
Affordable housing	30
Secondary school and transportation	28
Congestion	27
Resolve Airfield Issue	26

6. Markyate	
Improve health provision	23
Improve safety in High Street	21
Improve Local roads	19
Parking (either more provision or better enforcement)	12
Public transport	12
7. Countryside	
Affordable housing of appropriate type and size for the area	61
Support for rural businesses, including farmers	34
Provision of, and access to, rural facilities and services	24
Protect and enhance the AONB	21
Maintain character of rural landscape	19
8. SVCG Workshop	
HH Acute General Hospital and health facilities	47
Good frequent public transport systems in the Borough - free bus to major destinations in HH and park and ride,	40
Provision of community facilities such as large community centres/halls and cultural centres	26
Adequate safe access and parking for the disabled, and parents with small children	25
Affordable homes	15

Note: The total score comes from Table 1 in each workshop report in Annex A. The total score given to an issue was calculated by giving an issue points for each time it was mentioned on a priority board. 5 points were given for each time it appeared on priority board 1, 4 points for each time it was on priority board 2, 3 points for each time it was on priority board 3, 2 points for each time it was on priority board 4 and 1 point for each time it was on priority board 5.

3.2 The Youth Workshop drew out key issues throughout their workshop, rather than consider priorities separately as the other workshops did: i.e.

(1) *Community Facilities*

- More leisure activities for children, such as rowing on the canal in Boxmoor
- More flat open spaces needed
- More bike racks are needed around the town and a bike pool which offers free bikes for use with rules or a fee
- Community areas are important and should be enhanced
- Facilitate community days between estates
- More quiet spaces for the elderly

(2) *Public transport*

- Public transport should be improved so that it is more accessible and provides a more frequent service

(3) *New development*

- Additional housing should be delivered proportionally as follows: 10% flats, 10% bungalows and 80% houses
- Infilling should be avoided

(b) Common Priorities in the Borough

3.3 The top common priorities were:

- access to services and facilities in the Borough with suitable available parking;
- the provision of affordable housing;
- community services and facilities provision;
- good affordable public transport ; and
- the provision of a hospital with full services.

See Table 3.2.

Table 3.2 - Common Priorities from All Workshops (excluding Youth)

Common Priorities	Workshop Number	Total Score
Access and Parking		183
Adequate safe access and parking for the disabled, and parents with small children	8	25
Provision of, and access to, rural facilities and services	7	24
Improve local roads	6	19
Parking (either more provision or better enforcement)	6	12
Congestion	5	27
Improve High Street	5	33
Town parking	3	14
Parking (either more provision or better enforcement)	2	29
Affordable Housing		178
Affordable housing of appropriate type and size for the area	7	61
Provide suitable affordable housing for the demographic range with a mix of type and tenure	1	41
Affordable housing	5	30
Affordable housing	3	16
Affordable homes	8	15
Affordable housing	4	15
Community services and facilities		159
Provide further community facilities and open space	2	53
Improve local facilities	2	37
Provision of, and access to, rural facilities and services	7	24
Provision of community facilities such as large community centres/halls and cultural centres	8	26
Provide facilities for youth and teenagers	2	19
Public Transport		145
Improve public transport service, links and affordability	1	65
Secondary school and transportation	5	28
Public transport	6	12

Good frequent public transport systems in the Borough - free bus to major destinations in HH and park and ride,	8	40
Hospital Services		80
HH Acute General Hospital and health facilities	8	47
Retention of or new hospital with full facilities – A&E and maternity	1	33

Note: Scores and Workshop Numbers are taken from Table 3.1.

(c) Priorities for Hemel Hempstead

3.4 Because Hemel Hempstead was the designated 'key centre for development and change' in the Regional Spatial Strategy and is the principal town in the Borough, it was important to have a good understanding of the key priorities in the different parts of the town: i.e.

- priorities relating to the town centre;
- priorities relating to (existing) neighbourhoods;
- priorities relating to the growth of Hemel Hempstead; and
- priorities relating to employment areas.

Priorities relating to the town centre

3.5 The aim should be to improve the image and vitality of the town centre, with good health facilities, town centre housing, cultural facilities, a new college and good public transport services and facilities.

Table 3.3 – Priorities relating to the town centre

Priority	Category	Statement
1	Transport	Better transport options into town centre
	Health	Retention of hospital or a new hospital is a must. Lobby Government for them to re-instate full service hospital
	Leisure	Town Centre soft play area (came out in consultation with all Children's Centres areas)
	Greenspace	Development of connecting green areas linked with new town centre Protect green corridors and ensure structural build for wildlife in place as part of development.
	Climate change	Responding to climate change in all activities and developments
	Growth of HH	Development cannot take place near the Old Town – no schools or food stores
	Urban Design	A place people are proud to live in. Take advantage of what is possible now (college?) –

		<p>don't wait and delay until overall plan is agreed</p> <p>Strong, vibrant town centre</p> <p>Speed of redevelopment of town centre – Hemel Hempstead needs some heart and soul.</p> <p>Take advantage of what's possible – build a new college</p>
2	<p>Health</p> <p>Growth of HH</p> <p>Culture</p>	<p>A&E in Hemel Hempstead Hospital, including A&E and maternity</p> <p>Restore full Hospital with A&E</p> <p>More growth close to town centre area</p> <p>Old town should be one way (going north)</p> <p>Old hospital site – new cultural centre</p>
3	<p>Leisure</p> <p>Growth of HH</p>	<p>Town centre crèche for under 4's while parents shop</p> <p>Put expansion plans on hold until the Government accepts that we need a proper hospital</p> <p>No development along the Gade</p> <p>Innovative high density housing near to town centre</p>
4	<p>Leisure</p> <p>Urban Design</p> <p>Housing</p> <p>Transport</p>	<p>Provide theatre, cultural centre in town centre</p> <p>Find a new identity for the town centre</p> <p>Provide a better more exciting town centre</p> <p>Provision of attractive town centre</p> <p>Plan in opportunities for local people to grow/produce local goods that are used/sold locally</p> <p>Town Centre housing</p> <p>Avoid 'lopsided' growth and stress importance to easy access to the town centre and railway station</p> <p>Encourage innovative transport solutions for work, shopping and leisure</p>
5	Housing	Town centre housing

Notes Each table brings together all of the priorities relating to particular places and subdivides these priorities under different category headings. If a priority relates to more than one subject area, it has been listed under more than one category. The tables show how each issue was prioritised; for example those issues listed by workshop attendees as their first priority are noted under Priority 1.

Priorities relating to neighbourhoods

3.6 The overarching concern was given as enhancing community services and facilities (including health services), particularly for the young, elderly and families. Other key issues were to protect and maintain greenspaces in neighbourhoods and to provide frequent and affordable public transport. The need for more affordable family homes with gardens was an urban design related issue, which should be considered in existing areas and growth areas.

Table 3.4 – Priorities relating to neighbourhoods

Priority	Category	Statement
1	Transport	<p>Improve public transport – cheaper and better routes to improve links with neighbourhoods</p> <p>Non-car transport</p> <p>Plan for reduction of car use and improved public transport</p> <p>Improve public transport</p>
	Climate change	<p>Responding to climate change in all activities and developments</p> <p>Dealing sustainably with waste</p>
	Community	<p>No more school closures – new housing must have schools</p> <p>Ensure new developments are integrated with existing communities that they border</p>
	Management	<p>Look after existing neighbourhoods with clean and safe agenda</p>
	Greenspace	<p>Protect Green Belt designations</p>
	Infrastructure	<p>Upgrade current utility services</p>
2	Greenspace	<p>Protect, preserve and improve current green space</p> <p>Green corridors and pathways between residential centres</p> <p>Maintain and enhance all green infrastructure – including spaces and corridors of different resolutions</p> <p>Retain improve and extend open space</p>
	Leisure	<p>Provision for young people aged 12-18</p>
	Transport	<p>Provide better subsidised public transport</p> <p>Improve existing road systems</p> <p>Provide more sustainable transport links especially to the railway stations</p>
	Climate Change	<p>Respond to climate change in terms of water</p>
	Community	<p>Promote community spirit</p> <p>More policing and presence of policing in neighbourhoods</p> <p>Special needs care and respite for families integrated into the community</p> <p>Youth provision developed</p> <p>Community facilities e.g. for youth and childcare special needs</p> <p>Focus on local neighbourhoods and communities and build up from there</p> <p>Open spaces/play areas – keep them available and well maintained</p>

	Urban design	Provision of affordable housing
3	Employment	Stimulate local employment opportunity
	Transport	Reduce reliance on private cars Restrictions of car usage Improve transport links Complete review of the road infrastructure to even out over busy roads and repair them properly
	Greenspace	Protect green wedges and continuity into open countryside Protect and enhance all green spaces and areas of natural beauty such as Bunkers Park Seek contributions to improve existing green spaces as part of development No development along the Gade and Bulbourne Include green buffer zones between existing and future developments
	Climate change	Encouraging and working along the 'green' agenda Energy efficiency
	Community	Providing community services particularly in the Woodhall Farm area Provide more affordable facilities for young children and teenagers Community facilities especially special needs Ensure planning provision links with Hertfordshire County Council to ensure community facilities are fully resourced Encourage a sense of belonging and community through parents and local facilities
	Health	Ensure development is functional and provides a good quality of life Health facilities – children need to be seen quickly in an emergency
4	Infrastructure	High quality school provision Priority for building houses
	Urban Design	Promote walking instead of traffic More neighbourhood enhancement Sustainable development socially and environmentally A greener environment Saving energy
	Community	Ensure existing and new neighbourhoods have real 'heart' Care for the elderly facilities Rethink how to run community centres
	Greenspace	Preserve green open spaces Keep Bunkers Park Enhance open land and Green Belt

	Transport	Improve and co-ordinate local transport Public transport more affordable and more frequent
5	Transport	Address the transport issues
	Urban design	Improve current neighbourhood facilities i.e. policing and environment Provide commonly needed facilities within walking distance of most users Promote and put into place all forms of renewable energy Improve landscaping
	Health	Improve the health provision Improve walking and cycling opportunities to improve health the use of sustainable transport and leisure and recreation Access to and by emergency services
	Community	Invest in schools Recycling Early years local education/support that really works for children and their parents
	Economic Prosperity	Consider attracting specific types of new business

Notes: see under Table 3.3.

Priorities relating to the growth of Hemel Hempstead

3.7 The aim should be to deliver well-designed growth areas which are 'future proofed', develop pride of place and relate well to existing neighbourhoods. Greenspaces should be protected and enhanced and new greenspaces should be provided within developments. New development should be in the east of Hemel Hempstead but not over-develop the area. The Old Town should be respected and the town centre should have more high-density housing. Development should be managed and supported by developer contributions. The provision and timing of infrastructure should achieve the best possible outcomes for the community, such as delivering balanced growth and new infrastructure to reduce traffic congestion (e.g. in Apsley and Two Waters).

Table 3.5 – Priorities relating to the growth of Hemel Hempstead

Priority	Category	Statement
1	Housing	Social family housing with gardens and suitable community housing for the elderly
	Climate Change	Responding to climate change in all activities and developments Dealing sustainably with waste
	Greenspace	Development of connecting green areas linked with

	Urban design	<p>new town centre Protection of Gade and Bulbourne River valleys in AONB. Landscape Protect Green Belt designations</p> <p>Development cannot take place near the Old Town – no schools or food stores A place people are proud to live in No northern bypass Retain and enhance local distinctiveness (biodiversity, landscape, the built environment, sense of community, and economic character) Reconsider whole strategy in favour of building a new village/town of 13,000 homes plus infrastructure e.g. land opposite Herts showground Design of new localities – careful design around a centre with shop/post office, pub or equivalent, community hall and faith centre, play area, green and junior school Minimise adding to traffic congestion on southern side of town – it’s already unbearable Planning of development to facilitate good public transport Ensure that new development brings recreational/cultural enhancements to neighbouring (existing) areas A ‘fine weave’ for the town and not huge new areas Provision of Places of Worship Most new housing at Bovingdon Airfield Gypsy and Traveller sites should not be all around the Woodhall Farm area but spread fairly Development should consider the aesthetics of the rest of the town to enhance the towns attractiveness Seek to develop a well-balanced town for all functions Ensure the right supply of affordable housing for purchase and rent More analysis of growth direction</p>
	Infrastructure	To provide supporting infrastructure (roads, schools, medical facilities, and water) before housing is built Infrastructure such as roads should be well thought out
	Community	Seek to develop a well-balanced town for all functions
2	Greenspace	<p>Include sufficient open space in new development to address deficiencies in wider neighbourhood Green corridors and pathways between residential centres Protect Local Nature Reserves and wildlife corridors Preserve areas of Natural Beauty like Ashridge Open space – retain improve and extend</p>
	Urban design	<p>More growth close to town centre area Sustainable design Be radical about the ‘green approach’</p>

	<p>Community Management</p>	<p>Seek to ensure a high calibre of design Lots of affordable housing No northern Bypass Incorporate local public transport to be available and affordable to all Put new development where it will have the least environmental impact Ensure new developments are integrated with existing communities that they border Provision of affordable housing Make Hemel Hempstead a happy mix of first generation New Town and 'exemplar' in sustainable urban extensions Not to over develop the east of Hemel Hempstead Reducing the need to travel from Hemel Hempstead for work leisure and shopping Build complete neighbourhoods Provide church/community buildings when planning new 'areas' – faith groups are not able to afford new land but the buildings could be community facilities</p> <p>Invest in sports facilities</p> <p>Realistic infrastructure delivery plan Joined up thinking and finance provision for essential facilities - schools, local health/hospital facilities, post office, shops etc. Go for the easier choices to facilitate progress e.g. willing landowners rather than compulsory purchase</p>
3	<p>Transport</p> <p>Urban design</p> <p>Greenspace</p>	<p>Reduce reliance on private cars Keep heavy traffic out of town</p> <p>A 'town for life' – no redevelopment necessary No development along the Gade and Bulbourne Include green buffer zones between existing and future developments No development along the Gade Innovative high density housing near to town centre Plan in opportunities for local people to grow/produce local goods that are used/sold locally Prevent overcrowding and very high density housing solutions Affordable housing for low/middle income earners not rented/housing associations Schools – investment in facilities to share with community Look at large scale development, not lots of smaller ones Avoid high levels of high density housing Keep heavy traffic out of town Dispersal of sites to ease burden on existing infrastructure</p> <p>Protect green wedges and continuity into open countryside</p>

	Management	<p>Protect and enhance all green spaces and areas of natural beauty such as Bunkers Park</p> <p>Redevelopment and enhancement of the canal environment to allow greater access to the canal from surrounding areas</p> <p>To keep grasslands</p> <p>Put expansion plans on hold until the Government accepts that we need a proper hospital</p> <p>Put people at the centre of decisions if difficult options need to be delivered</p> <p>Careful decisions on Gypsy and traveller sites</p>
	Infrastructure	<p>Enough good quality doctor surgeries</p> <p>Libraries</p>
4	Urban design	<p>Eastern route for housing and accessibility</p> <p>More Council houses</p> <p>Improve housing mix – no more flats, more affordable family housing with private gardens and more elderly accommodation in bungalows</p> <p>Developments should be predominantly houses rather than flats</p> <p>Good schools and elderly provision in all new developments</p> <p>Homes for life</p> <p>New roads to have significant green verges and trees</p> <p>Ensure development is of a high standard and quality</p> <p>Improved urban design</p> <p>New College on edge of Hemel Hempstead with its own identity, facilities and open land</p> <p>Minimise impact of new development on existing neighbourhoods</p>
	Housing	Town centre housing
	Infrastructure	<p>Necessary improvements to infrastructure to cope with growth</p> <p>Infrastructure - quality and affordable</p>
	Transport	<p>Avoid 'lopsided' growth and stress importance to easy access to the town centre and railway station</p> <p>Encourage innovative transport solutions for work, shopping and leisure</p> <p>Transport - quality and affordable</p>
	Community	<p>Ensure existing and new neighbourhoods have real 'heart'</p> <p>Elderly facilities and places to meet</p> <p>Give new communities a sense of pride and interest in Hemel Hempstead</p>
	Greenspace	<p>'Green lungs' – easily accessible for all leisure uses not just football and open fields</p> <p>Preserve the Green Belt</p>

5	Urban Design	<p>Make Hemel Hempstead a more impressive and inviting town</p> <p>Minimise impact on the Green Belt and re-use of brownfield sites</p> <p>All towns to play their part in the delivery of growth</p> <p>Developments to be as green as possible</p> <p>Schools</p> <p>Design good quality open space</p> <p>Libraries</p> <p>Seek to reduce congestion</p> <p>Provide for all ages in all areas</p> <p>Town centre housing</p> <p>Think varied housing – not just one bedroom flats but family housing and elderly housing to include bungalows</p> <p>Regeneration and congestion</p> <p>Sufficient schools and health facilities</p> <p>Resist loss of Greenspace</p> <p>Gypsy and Traveller sites – consider existing unofficial sites as well as brownfield sites – spread out rather than concentrate and not as a gateway to Hemel Hempstead</p>
	Health	<p>Access to and by emergency services</p> <p>Health facilities</p>
	Community	<p>Enhance good community facilities to improve the image of Hemel Hempstead</p>

Notes: see under Table 3.3.

Priorities relating to employment areas

3.8 Development should aim to stimulate local employment opportunities and deliver a well-balanced town. There should be an emphasis on sustainable transport links to reduce the reliance on the car, and better road infrastructure to avoid traffic congestion, particularly in Leverstock Green. Existing greenspaces should be protected and enhanced. The design of a regenerated area should consider the aesthetics of the rest of the town and enhance the town's attractiveness. Breakspear Park should be considered for a new hospital site.

Table 3.6 – Priorities relating to employment areas

Priority	Category	Statement
1	Climate Change	Responding to Climate Change in terms of energy
	Urban Design	<p>Development of connecting green areas linked with the new town centre</p> <p>Any development should consider the aesthetics of the rest of the town to enhance the towns attractiveness</p> <p>A 'fine weave' for the town and not huge new areas</p> <p>Seek to develop a well-balanced town for all functions</p>

	Infrastructure	Infrastructure such as roads should be well thought out To provide supporting infrastructure (roads, schools, medical facilities, and water) before housing is built
2	Urban design	Seek to ensure a high calibre of design in all matters Ensure any new development is integrated with the communities they border
	Transport	Local public transport needs to be included for all areas Provide more sustainable transport links – especially to railway stations
	Greenspace	Protect, preserve and improve current green space
3	Employment	Stimulate local employment opportunities
	Transport	Reduce reliance on private car Transport links
	Urban design	Breakspear park new hospital site Encouraging and working along the 'green' agenda
	Greenspace	Protect green wedges and continuity into open countryside Protect and enhance all greenspaces Seek significant contributions to improve existing green spaces as part of development
4	Transport	Promote walking v traffic Improve and co-ordinate public transport Public transport more affordable and more frequent Transport and infrastructure – quality and affordability
	Infrastructure	Necessary improvements to infrastructure to cope with growth
	Urban design	Eastern route for housing and accessibility Ensure development itself is of a high standard and quality – give new communities a sense of pride and interest in Hemel Hempstead New College on edge of Hemel Hempstead with its own identity and facilities surrounded by open land Minimise impact of new development on existing neighbourhoods A greener environment
	Greenspace	Preserve green and open spaces Enhance open land and Green Belt areas As far as possible preserve the Green Belt
5	Urban Design	Make Hemel Hempstead a more impressive and inviting town Better road development to Maylands to avoid congestion in Leverstock Green Regeneration Local employment

		Provide direct access to Maylands from motorway slip lane.
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Notes: see under Table 3.3.

4. Analysis of Issues

- 4.1 Each workshop considered a series of topics, including crime and anti-social behaviour, leisure and recreation, services, transportation, environment, population and miscellaneous. Participants were organised into groups and responded to set questions. A record of each workshop is given in Volume 3 Annex A.
- 4.2 Appendix 1 summarises the responses and recommended actions for each place workshop. The key issues that are listed below are a combination of the workshop responses and the highest ranked priorities from the priority visioning exercise held at the end of the workshop.

(a) Place Workshops

Berkhamsted

- 4.3 Key issues were to provide further community facilities, such as open space, youth facilities and community centres. Parking was another key issue, including the cost to commuters and adequacy of provision in the town centre, conservation area and residential areas. Maintaining the character and the key focal points of the town were important considerations for the future.

Bovingdon

- 4.4 The key issues were to address the state of the High Street (congestion, lack of parking and pedestrian environment), how to retain the young people and encourage a good mix of ages, and how to improve secondary school accessibility.

Countryside

- 4.5 More affordable local housing was said to be needed throughout the countryside (to encourage younger people to live there). Local employment opportunities should be encouraged. Rural businesses and key community services and facilities, such as buses, post offices and schools, should be retained.

Kings Langley

- 4.6 The top issues for Kings Langley were to address the traffic in the High Street by implementing some traffic calming measures, to avoid coalescence with other settlements and to retain essential small businesses in the local centre.

Markyate

- 4.7 The main issues were to improve community health facilities and pedestrian safety and parking conditions around the village, and to encourage a range of independent shops.

Tring

- 4.8 The main issues were maintaining essential local community services and facilities like doctors and dentists, and increasing the provision of facilities for the elderly. The provision of a variety of affordable homes is a key issue, as well as the provision of affordable and safe car parking, with additional cycle racks, in the town centre.

Hemel Hempstead

- 4.9 The main general issues were to improve public transport provision between key areas (town centre, Maylands, train stations and local centres), to strengthen connections between existing and new green spaces and to deliver more affordable homes for all of the different community groups.
- 4.10 The workshop discussed 'Place' in some depth, and consideration of the issues is broken down into the town centre, neighbourhoods, General Employment Areas, open space and new neighbourhoods (growth of Hemel Hempstead).

(i) Hemel Hempstead Town centre

- 4.11 The town centre is made up of different uses including retail, leisure, housing, transport infrastructure/accessibility, greenspace, community services and facilities. The main comments from the workshop covered these uses and the future urban design and sustainable development of the planned regeneration.
- 4.12 The key aspirations for retail use in the town centre was to limit the amount of shops selling cheap merchandise, attract big name retailers, provide key shops and a good choice of shops, which also complement the range of shops in local centres etc.
- 4.13 The main issues regarding leisure uses in the town were to develop a new theatre/concert hall as soon as possible and to provide good public houses.
- 4.14 Delivering a variety of housing in the town centre area to provide a sense of community was a concern related to housing. Waterhouse Square was suggested as the first site that should come forward to help deliver this aspiration.

- 4.15 A good deal of thought was given to enhancing the accessibility of the whole town centre (Old Town, Marlowes and Riverside). Integration of the public transport system with the town centre, railway stations, Maylands and neighbourhoods was seen as the main issue. Some people suggested trams to service steep hills on the outskirts of the town centre, a shoppers' train to service the entire length of the town centre and some suggested more frequent public transport between the town centre and surrounding neighbourhoods.
- 4.16 Additional greenspace in the town centre was considered essential as was improvements to the connectivity of the Nickey Line. The river corridor enhancement was a key aspiration.
- 4.17 If more people are going to be living in the town centre in the future because of the programmed regeneration of Waterhouse Square, then additional community services and facilities will be required across the community groups i.e. facilities for youths and the elderly and health services. A lot of people wanted to see the hospital retained.
- 4.18 A variety of urban design issues were raised about the town centre. The key aspiration put forward by many people was to fully integrate the Old Town, Marlowes and Riverside. It was felt that different parts of the town centre could have separate identities but it was also important to deliver a united town centre structure, which is easily understood by the pedestrian. Examples given included Norwich and Welwyn Garden City. Other aspirations were for it to be a safe and welcoming place in the evenings with a variety of leisure pursuits, and to enhance and preserve the heritage of the Old Town.
- 4.19 Many comments expressed the aspiration that the redevelopment opportunities in the town centre should embrace 'green' development like combined heat and power schemes or other forms of renewable energy generation, and lead on climate change issues in the Borough.

(ii) Neighbourhoods in Hemel Hempstead

- 4.20 Existing neighbourhoods have local centres. Each neighbourhood delivers a variety of uses to its community locally, including retail, community services and facilities, leisure facilities, a mix of housing, transport infrastructure/ accessibility and greenspace.
- 4.21 The main aspirations were to achieve attractive sustainable communities i.e. communities with a variety of homes and attractive local centres that have a range of shops, and community services and facilities. Examples of community services and facilities included a post office, transport links, a library, open space, play space, notice boards, youth and elderly facilities and flexible church space. All of these services and facilities were desired to provide a community network and reduce the need to drive elsewhere.

4.22 It was also felt that more greenery, smaller pocket parks and improved signage could improve the quality and attractiveness of the neighbourhoods and local centres, and that higher density development around local centres would help encourage walking. Enhancing a sense of belonging and a sense of community was also a clear aspiration.

(iii) General Employment Areas in Hemel Hempstead

4.23 The General Employment Areas (GEAs) in Hemel Hempstead include Maylands Business Park, Apsley and Two Waters (including Corner Hall and Nash Mills areas) and Paradise. Each GEA aims to provide a variety of local employment opportunities.

4.24 A spread of employment opportunities throughout Hemel Hempstead was sought, with the knowledge that larger land requirements were better accommodated at Maylands. It was felt that office and retail development should be closer to where people live, such as local centres and that employment areas should be made to look more attractive and include more leisure and social activities. Maylands Business Park should seek to control the types of businesses it wishes to attract and improve the centre of Maylands to make it more attractive to users i.e. an improved network of green foot/cycle ways and improved landscaping in general.

4.25 It was also a key aspiration that public transport links were improved between Maylands Business Park, the town centre and railway stations to support the regeneration of the business park.

(iv) Open Space in Hemel Hempstead

4.26 Hemel Hempstead has a good supply of open space, some of the open space and woodland act as buffers between neighbourhoods and industrial areas, while other spaces provide community foci as parks, leisure space and for schools. Altogether, these different forms of open space and woodland produce strategic wildlife corridors, green wedges and links to the countryside. Open spaces aim to provide a variety of leisure opportunities and enhance the attractiveness of our surroundings.

4.27 Responses from the workshop provided some useful comments on the way we would like to treat and enhance existing open spaces and incorporate open space within new development.

4.28 The key aspirations were to retain existing open space and protect and preserve important landscape features of the town such as the Gade Valley, Bulbourne Valley, Bunkers Park, grasslands, Grand Union Canal, waterways and wetlands etc. Maintaining key views and vistas of open spaces were also important considerations, as was enhancing green connectivity and biodiversity.

4.29 With regard to new development, more open space was seen as an essential part of new development along with new allotments and churchyards.

(v) The Growth of Hemel Hempstead

4.30 Three growth strategies were considered for Hemel Hempstead: the northern option, the dispersed option and the eastern option.

4.31 The northern option included the northern bypass and developing from Pouchen End to North of Gadebridge and then from north west of Grovehill to the Redbourn Road.

4.32 The dispersed option included picking identified blue blobs (whole neighbourhoods) and green blobs (neighbourhood extensions) to make up the level of housing required.

4.33 The eastern option looked at development from the Redbourn Road to the Bedmond Road, which went out as far as the M1 (includes St. Albans District).

- 4.34 The following tables state the workshop’s conclusions on:
- the advantages and disadvantages of each of the potential growth strategies;
 - the specific elements of infrastructure, which would be needed to make a preferred strategy work; and
 - the preferred strategy.

Summary of the advantages and disadvantages of each option:
Northern Option
Advantages NE close to M1 and employment NW close to station Northern Bypass would ease congestion Close to sewage Works
Disadvantages Difficult road access Ecological constraints New transport infrastructure needed
Dispersed option
Advantages Development is spread so more deliverable Links to existing green infrastructure and social infrastructure Less costly Reduces impacts on individual communities
Disadvantages

Pressure on existing infrastructure such as existing roads, public transport, and utilities
Congestion nightmare

Eastern Option

Advantages
Close proximity to employment and motorway
Flexibility of a large site for delivering large pieces of infrastructure like schools
Not prime farmland

Disadvantages
Noise of the M1
Close proximity to Buncefield
Some distance from the station

Summary of infrastructure requirements:

Community facilities, such as local centres, community centres, libraries, etc.
Public transport improvements to services and links between key places
Improved roads and accessibility
New service utilities (water and sewage)
Improvements to existing green corridors such as the Nickey Line
New green space
Additional schools
More employment
Improvements to emergency services to cope with growth
Opportunities to develop renewable energy generation
More faith facilities

Summary of preferred options:

Out of 8 groups which all considered the same questions:
4 groups clearly preferred the eastern option;
1 group preferred the eastern or northern;
2 groups preferred the dispersed option; and
1 group could not pick a preferred option but thought that parts of the eastern option could come forward more easily.

4.35 In the event that growth was pursued, the eastern option was clearly preferred by the majority.

(b) People Workshops

Senior Voice and Community Groups

4.36 Their main concerns were as follows:

(1) *Facilities and Services*

- Deliver further cultural and community facilities
- Replace the Pavilion
- Accessibility
- HH town centre needs an integrated transport system with good bus links, a bus station and links to the railway stations
- Improve accessibility to local shops, services and facilities
- More parking at community meeting places
- Wheelchair access across the Borough

(2) *Borough management*

- Improve maintenance of roads and pavements
- Retain flowerbeds and flowers around the towns and villages

(3) *New development/neighbourhoods*

- Should have local centres with shops, and services and facilities
- Should have wide roads with adequate off-street parking
- Should have a large proportion of family homes with garages
- Green spaces and soft landscaping to be included in new developments
- Do not build on open space
- Do not merge settlements

(4) *Development Options*

- Development in the east of Hemel Hempstead was preferred by 2 out of the 3 groups
- Infrastructure and new transport links/roads are needed
- Good quality Green Belt should be protected from development.

Youth

4.37 The main issues were as follows (repeated from Chapter 3):

- (1) *Community Facilities*
- More leisure activities for children, such as rowing on the canal in Boxmoor
 - More flat open spaces needed
 - More bike racks are needed around the town and a bike pool which offers free bikes for use with rules or a fee
 - Community areas are important and should be enhanced
 - Facilitate community days between estates
 - More quiet spaces for the elderly
- (2) *Public transport*
- Public transport should be improved so that it is more accessible and provides a more frequent service
- (3) *New development*
- Additional housing should be delivered proportionally as follows: 10% flats, 10% bungalows and 80% houses
 - Infilling should be avoided

APPENDICES

Appendix 1:

Summary of Issues and Actions Taken

Appendix 1 summarises the responses made during each place workshop – i.e. for

- Hemel Hempstead (Table A1),
- Berkhamsted (Table A2),
- Tring (Table A3),
- Kings Langley (Table A4),
- Bovingdon Table A5),
- Markyate (Table A6) and
- the Countryside (Table A7).

Complete reports of the workshops themselves are contained in a separate annex (i.e. Volume 3 Annex A)

Each table in Appendix 1 sets out the issues and how we planned to take them forward.

The first column summarises the issues made at the workshops and presents them under key sub-headings.

The second column compares the same issues to the score in the ‘Analysis of Priorities’ table: the reference to Table 1 is to each workshop report in Annex A, where the priorities were first recorded. The ranking shows which ‘issue’ was most important: for example, the highest priority score for Tring was 37 (see under Services), hence the provision of services was the highest priority, and ranked 1. An explanation of the points system is given in Chapter 3 below Table 3.1.

The third column states the department or organisation, which should be responsible for following up the issue. ‘Actions for us’ are relevant to the Local Development Framework, and are analysed separately in Appendix 2. ‘Actions for others’ are listed in Appendix 3: they were forwarded to the appropriate team or department within Dacorum Borough Council (DBC) or Herts County Council (HCC), or to another external organisation.

Table A1 – Hemel Hempstead

Summary of representations	Table 1: Priority score & priority ranking	Recommended actions
Crime and anti-social behaviour		
Reasonably safe place, however vandalism and criminal damage occurs on the streets, and there is drug dealing and on the streets of Hemel Hempstead. These can be improved through additional CCTV monitoring in key places; addressing parenting skills; additional after school care facilities, which are less educational and more greenspace. <i>(See Workshop report in Annex A for more detail.)</i>		<p>Actions for others: we have directed these comments and recommendations to Hertfordshire Police and to our Public Protection Team.</p> <p>Actions for us: the need for additional leisure space in Hemel Hempstead will be considered further through the LDF.</p>
Leisure and recreation		
Safe places to play are important. And a range of facilities for 12-18 year olds should be provided including the provision of facilities during school holidays. More greenspace is also required particularly in Hemel Hempstead town centre, Maylands Business Park and Apsley. New all weather pitches and further netball facilities for adults and allotments, as well as the potential loss of school pitches threatened through school expansion should all be considered with the growth of Hemel Hempstead. <i>(See Workshop report in Annex A for more detail.)</i>	Score=15 Ranking=12	<p>Actions for us: our Open Space Study and Sports Facilities Studies as well as liaison with HCC considers the need for these facilities in the borough. As such, all needs will be considered further through the LDF process when considering change in the town.</p> <p>Actions for others: We have contacted HCC to consider further the implications of expanding existing schools and the loss of pitches. Landscape and Recreation have also been informed to address the concerns of safe play provision, a range of facilities for 12-18 year olds and the provision of facilities during the school holidays.</p>

Services		
The closure of A & E and maternity care and other down grading of services at Hemel Hempstead Hospital, and the lack of a suitable Hospital considering the growth issue.	Score=33 Ranking=5	Action for others: We have highlighted the need to the local Primary Care Trust.
Anticipate social needs and consider a range of community facilities, including care for the elderly and shared space for faith groups for new neighbourhoods and regenerated areas.	Score=32 Ranking=6	Action for us: We can consider the need for improved facilities through the LDF process, particularly through the Site Allocations DPD. Action for Others: We have forwarded this issue to Corporate Policy and Innovations as an identified community need, which is relevant to the Community Strategy.
The provision of primary and secondary schools are in line with the growth of Hemel Hempstead. A range of educational provision is supplied, such as small vocational secondary schools.	Score=25 Ranking=9	Actions for us: School infrastructure capacity is a constraint to future residential development (unless further provision is made). Actions for others: Secondary school provision is dealt with by the County Council and as such we have forwarded these concerns to the Children, Schools and Families department.
The provision of further and higher education.	Score=12 Ranking=15	Actions for others: these concerns will be forwarded to the Dacorum Partnership.

Transportation		
Anticipate infrastructural needs.	Score=32 Ranking=6	Actions for us: the infrastructure of the Borough will be considered further through the Hertfordshire Infrastructure Investment Strategy and our Sustainability Assessment advisors will advise us if further studies such as a Water Cycle Study is required. Action for others: we have highlighted the issue to Hertfordshire Highways.
Improve public transport from the neighbourhoods to the town/ railway station/ Maylands Business Park, and provide better roads and road linkages when considering growth. Congested roads in the town such as Maylands need addressing.	Score=65 Ranking=1	Actions for us: we are considering this further through our Core Strategy and Site Allocations DPDs. Actions for others: Hertfordshire Highways handles issues affecting the road network. We have referred these concerns for their consideration.
Transport provision to Watford Hospital and a transport option from the Old Town to Riverside.		Actions for others: these concerns have been forwarded to the Passenger Transport Unit and HCC.

Environment		
<p>We need to improve the Nickey Line to link to existing and new green spaces in Hemel Hempstead and protect existing parks, woodlands, wildlife spaces and Green Belt, especially the Gade and Bulbourne Valleys and the Grand Union Canal. Jarman Park should be made more attractive and general biodiversity should be enhanced. <i>(See Workshop report in Annex A for more detail.)</i></p>	<p>Score=49 Ranking=2</p>	<p>Actions for us: adapting to climate change and providing good levels of connective greenspace and enhancing wildlife spaces are important issues that will be considered in the Core Strategy. The growth of Hemel Hempstead will consider the need for additional allotment space, particularly in the design of new neighbourhoods.</p> <p>Actions for others: We have forwarded the tree planting, allotment and outdoor leisure space concerns to our Landscape and Recreation Team and relevant points to our Street Care Team. We have also contacted the Countryside Management Services regarding most of these matters.</p>
<p>There should be more tree planting for shade, additional allotments near residential areas consideration for additional burial space and new outdoor leisure spaces.</p>		
<p>Retain and preserve Old Town character, preserve views of Gadebridge Park and St. Mary's Church and improve Queensway by enhancing listed buildings.</p> <p>Improving pedestrian access through the town centre from the Old Town to Riverside.</p>		<p>Actions for us: Any change will need to be considered in the context of our Retail and Leisure study, which identifies the need for new provision in the borough. Careful consideration will be given to the retail element of the town and the character of the town through the LDF process. The Town Centre strategy will also be reviewed through the LDF process.</p> <p>Actions for others: We have forwarded the issue of pedestrian improvements to the project leaders of Hemel 2020 and Waterhouse Square development and to Street Care and Hertfordshire Highways.</p>

Buildings should have long-life materials, and be more energy efficient – more aspirational than meeting minimum requirements. Thermal insulation initiatives should be promoted more and appropriate technologies should be built into all development plans/new neighbourhoods.	Score=25 Ranking=8	Actions for us: Adapting to climate change is an important issue and is central to the Core Strategy. The incineration and renewable energy generation ideas will be considered in the development of the Maylands Gateway Brief and the Area Action Plan for Hemel Hempstead as part of the LDF.
Development at Waterhouse Square is an opportunity for the Council to lead on Climate Change Issues and renewables in their Council offices.		Actions for others: We have forwarded the home energy initiatives to our Home Energy Conservation Officer. The Waterhouse Square issue has been passed onto the project leader and the commercial waste issue has been forwarded onto the HCC Waste Services Team.
DBC should extend recycling to include commercial waste.		
Consider incineration, SuDs and renewable energy generation when planning new neighbourhoods. This should also be considered in the regeneration of Maylands Business Park and for the old and new Hospital sites in Hemel Hempstead.		
Key views in the town and countryside should be protected and enhanced. Accessibility of existing greenspaces and the countryside should be protected.	Score=28 Ranking=7	Actions for us: these issues will be considered in the place strategies, as part of the Core Strategy for the LDF.

Town Centre		
The town centre should belong to a community not just a place for shops.		<p>Actions for us: These issue will be addressed by the Waterhouse Square development and considered within our Core Strategy when considering options for change in the town centre.</p> <p>Actions for others: We have forwarded these concerns to the project managers of Hemel 2020 and the Waterhouse Square development.</p>
Better integration of the Old Town and the town centre. Better access from the train station to the town centre and enhance the train station.		
The town centre should have identified gateways, well managed more greenspace like Welwyn Garden City, a bus station and mixed uses that provide a welcoming and safe town in the evenings for leisure purposes.		

Neighbourhoods		
The sustainable pattern of development of residential areas surrounding a local centre, with play facilities, open space, community facilities and good transport links, needs to be preserved.		Actions for us: The desire for sustainable development is taken forward in the Core Strategy of our LDF. The future growth of Hemel Hempstead will carry forward this characteristic as a core principle.
There needs to be a good diversity of housing in existing and new neighbourhoods.		
Community facilities need to be well managed and promote events and classes taking place (internet/notice boards). Churches need additional space and they could share community centre spaces.	Score=13 Ranking=14	Actions for us: improving existing neighbourhoods and local centres will be taken forward in the Core Strategy.
Local Centres should have more landscaping – plants and trees and more noticeable notice boards to improve their appearance and reduce hard surfaces.		Actions for others: we have also forwarded these issues to: Corporate Policy and Innovations Team, Street Care Team and Landscape and Recreation Team, as identified community aspirations and methods to improve these places.
The signage of places is generally poor and could be improved.		

GEAs		
Need to consider the effect of Buncefield on the expansion of Maylands and the possibility of expanding to the east.		Actions for us: this will be considered in the in the Area Action Plan of the Core Strategy.
Attract high-tech industries to develop or install innovative solutions for reducing carbon emissions. Retain pockets of employment around the town but accommodate large employment developments at Maylands Business Park.		Actions for us: Adapting to climate change and a desire for sustainable development are both important issues and are central to the Core Strategy. Retaining a spread of local employment is important to achieving these ambitions. Actions for others: we have forwarded the issue to attract high-tech industries to Maylands to the Regeneration and Implementation team.
Attract high employment uses rather than large storage facilities.		Actions for us: this will be considered in the in the Area Action Plan of the Core Strategy.
Employment areas should be made more attractive with landscaping, trees and plants. Improve the centre of Maylands making it more attractive and beneficial to users, e.g. provide leisure and social facilities and sustainable transport services such as cycle ways and bus services		Actions for us: Landscaping measures identified in the Maylands Masterplan will be considered to improve the area. Leisure and social facilities have also been identified in the Maylands Masterplan and the Maylands Gateway Brief. These aspirations for Maylands Business Park and other GEAs will be considered further in the Area Action Plan of the Core Strategy.

Development Options		
General Points		
<p>A number of comments were made on the sites that have been put forward to us for consideration. It was stated that Gypsy and Traveller sites should not be located near the gateways of towns. (See <i>Workshop report in Annex A for more detail.</i>)</p>	<p>Score=37 Ranking=4</p>	<p>Actions for us: The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. Key issues will be considered in the Core Strategy, while the decision on which sites to be taken forward will usually be made through the Site Allocations DPD. It is clear that there are likely to be significant impacts for the town resulting from housing, employment and Gypsy and Traveller development. It is vital that we recognise these impacts and give them appropriate consideration throughout the Site Allocations DPD process. In addition, a number of sites that were put forward as additional options will be appraised and considered further in the narrowing down process.</p>
<p>Growth should be delivering new sustainable neighbourhoods with new local facilities, rather than adding to neighbourhoods because it is easier to plan for required infrastructure.</p>		
<p>An overall strategy is needed for the phased delivery of infrastructure required for the housing.</p>		<p>Actions for us: We are considering this further through our Core Strategy and LDF.</p>
<p>Key worker housing, affordable homes (more terraced houses, less flats), mixed tenure housing (particularly rented) and smaller homes for the elderly were all stated as particular types of additional housing requirements.</p>	<p>Score=41 Ranking=3</p>	<p>Actions for us: we will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment and the Development Economic Study will be looking at the types of housing required and affordability of housing in the Borough. These studies will help to consider demographic forecasts to establish the future need for particular types of housing and guide the policies we should follow. The options for development sites will be</p>

		narrowed down through the Site Allocations DPD.
Eastern Option		
<p>This option is accessible to the employment area, M1 motorway and the north of England, the area is flat, and the M1 creates a clear boundary. This option will generate more funding for infrastructure because of the Maylands regeneration scheme. There is a possibility of increasing the land area of Buncefield and the area is more flexible for schooling provision for the new neighbourhoods created. However there is poor access to the train station, Buncefield terminal is close by and is a hazardous area and this option would cause considerable additional traffic congestion with noise pollution from the motorway.</p>		<p>Actions for us: These issues will be considered further as part of the Area Action Plan of the Core Strategy.</p>
Northern Option		
<p>This option would deliver a northern bypass, which is a clear boundary between the settlement and the countryside. It would utilise the existing capacities of schools and the NW area is nearer to the train station. It is also an opportunity for more facilities and the chance to enhance the existing nearby neighbourhoods. However, there are difficulties with the existing road network, which might not be overcome by an expensive northern bypass and some of the area is some distance from the train station. There may also be some ecological constraints.</p>		<p>Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.</p>

Dispersed Option		
<p>Different areas would take the load and this would reduce the effects on existing communities, and would be more sustainable than the other options. The infrastructure costs may be less but it is hard to manage creeping development and infrastructure needs. There would be more pressure on bus services, more rat running and traffic congestion everywhere. Blob 3 was considered a big problem with existing road structure and traffic congestion and proposed developments at Manor Estate.</p>		<p>Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.</p>
<p>The option of developing the NE was preferred by one group at the workshop – 10 (a+b), 11 and 12 (a+b).</p>		
Preferred Strategies		
<p>Four of the eight groups preferred the eastern option and one other group thought that parts of the eastern option would be quicker to deliver and another had it as their second priority. One group preferred the northern option and another group considered it as their second priority, because it had a better balance with the town centre. Delivering the growth as a new town was also suggested as was siting the growth at Bovingdon Airfield.</p>		<p>Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.</p>

Infrastructure needs for development		
The main infrastructure needs highlighted include: a hospital with full facilities; improved roads; a northern bypass; more schools; employment opportunities; local centres for new neighbourhoods with a range of facilities; more cultural facilities; more library provision; more community centres; more places of worship particularly a mosque; water, waste and power facilities; drainage; good tree planting; district heating; park and ride schemes; greenspace and allotments; transport links to stations and centre – tram; and identity.		Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.
Preferred green blobs (not neighbourhoods)		
Three of the eight groups preferred green blobs 8 and 9 and two groups rated them as their second priority. Two other groups preferred just 8 coming forward and two further groups also liked blob 8 as their second choice, however one group was concerned on the impact blob 8 may have on Howe Grove. Blob 4 was the next most liked blob out of the groups. The least preferred green blob was 2.		Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.
Preferred neighbourhood blobs		
Two groups out of 8 preferred blobs 11 and 12(a+b). Two other groups thought blob 11 alone		Actions for us: These issues will be considered further as part of growth strategy in the Core Strategy.

would be preferable and a further two groups preferred blob 3. Blobs 10(a+b) and 14(a+b+c) were mainly considered as second and third priorities.		
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Miscellaneous		
Consider the identity of the town in the long-term. Make Hemel Hempstead a place for people to be proud of and improve the quality of their lives.	Score=18 Ranking=11	Actions for others: We have forwarded this issue to Corporate Policy and Innovations, DBC as an identified community aspiration, which is relevant to the Community Strategy.
Encourage businesses to the area, which are appropriate to local employment needs and labour skills.		Action for us: careful consideration will be given to the expansion of Maylands Business Park and the town centre and local centres, and maintaining sustainable employment in the Borough through the LDF process.
The design of flats should include ground floor gardens and top floor roof gardens.		Actions for us: we will consider the need for private amenity space in the LDF.

Table A2 - Berkhamsted

Summary of representations	Relative Priority	Recommended Actions
Crime and Anti-Social Behaviour		
The main problems for the town are in terms of low-level petty crime and nuisance behaviour e.g. around the Wilderness, Butt Meadow, and Canal Fields. <i>(See Workshop Report in Annex A for more detail.)</i>		Actions for others: we have directed these concerns and recommendations to Hertfordshire Police and to our Public Protection Team.
Suggestions of how to tackle problems with crime revolved around working with youth and improving facilities for them e.g. Swan Youth Project, youth centre, sports club, and extended schools etc. Additional comments included more visible policing/PCSO. <i>(See Workshop Report in Annex A for more detail.)</i>		Actions for others: we have directed these concerns and recommendations to Hertfordshire Police, our Public Protection Team and to local schools.
Leisure and Recreation		
Need for improvement to youth facilities including use of Swan Youth project, the youth centre, local sports clubs, and extended schools, community centre, and provision of informal space. Dual use of facilities at schools should be explored and encouraged. <i>(See Workshop Report in Annex A for more detail.)</i> Concern raised over funding, and that there is no statutory provision as much of this is provided through the charity sector.		Actions for others: we have directed these concerns to Berkhamsted Town and Northchurch Parish Councils, local schools, Herts County Council (Young people) and our children services team. In terms of dual use of facilities, much of this already takes place within private and LEA schools in the town.
Cultural centre suggested as existing venues (e.g. Collegiate School) are in high demand.		Action for Others: We have forwarded this issue to Corporate Policy and Innovations as an potential community need, which is relevant to the Community Strategy.

<p>Further community facilities and open space should be provided. (See Workshop Report in Annex A for more detail.)</p>	<p>Score = 53 Ranking = 1</p>	<p>Action for us: both these points will need to be considered as part of looking at the level of growth and associated infrastructure needs in the town through the Core Strategy. In terms of open space, the Site Allocations document already identifies the possibility of additional leisure space through redevelopment of land in and around the Egerton Rothesay school site. This provides an opportunity to secure more open space through dual use of the new school playing fields and would need to be considered in greater detail as progress is made with the document. Action for Others: We have forwarded this issue to Corporate Policy and Innovations as an identified community need, which is relevant to the Community Strategy.</p>
<p>Shortfall of allotment land and its distribution is uneven.</p>		<p>Action for others: these points will be forwarded to Berkhamsted Town Council and Northchurch Parish Council as they have responsibility for managing allotments in the town.</p>
<p>Keep sports facilities central.</p>		<p>Action for us: the LDF will seek to steer new development and maintain existing facilities in accessible locations.</p>
<p>Provision of cemetery spaces is considered sufficient, apart from providing a opportunities for a green cemetery.</p>		<p>Action for others: these points will be forwarded to Housing and Community Services (Cemeteries Manager).</p>
<p>Services</p>		
<p>Elderly services should be given equal priority to that for the young. Provision for the former is considered poor e.g. lack of a day centre.</p>		<p>Action for us: the LDF seeks to meet the development needs of all sections of the community and this will be done according to identified needs. The Council's Social and Community Facilities Background Study (January 2006) does already identify a shortfall of daycare facilities for the elderly in the town. Consider further through the LDF process when considering change in the town. Action for Others: We have forwarded this issue to Corporate Policy and Innovations as an identified community need, which is relevant to the Community Strategy.</p>
<p>Need to identify new sites for GP services.</p>	<p>Score = 6 Ranking = 11</p>	<p>Action for us: The Council's Social and Community Facilities Background Study (January 2006) highlighted problems with the quality of buildings rather than the spread and provision of surgeries in the borough.</p>

Shortfall of NHS dentist in the town highlighted.		Actions for us: The type of dental service provided is outside the scope of the Council. Actions for others: We will forward these concerns onto the Dacorum PCT.
There is considered to be a shortfall of (primary) school places in the town.	Score = 3 Ranking = 24	Action for us: We need to work closely with the LEA (Children School and Families team) to ensure that the timing, scale and location of new housing matches the availability of school places. We also need to have appropriate policies in place to allow schools to expand where necessary. This is already being considered in detail as part of looking at growth issues in connection with the Core Strategy DPD. We are working with CSF on this issue. The position is complicated in the settlement in that there is a three-tier schooling in place and decisions will need to be made over this longer-term by the CSF.
The town centre toilets are considered to be of poor quality.		Action for us: We would need to ensure that the town centre redevelopment of the High Street/Water Lane site secures improved replacement toilets. This is a requirement of the concept statement for the site.
Three tier schooling is a problem (e.g. lack of choice, availability of places and travelling to school). HCC have highlighted that they will be seeking funding from new developments to improve schools.		Actions for us: The type of schooling provided is outside the scope of the Council. Actions for others: We will forward these concerns onto the HCC Children Schools and Families unit. The CSF are considering a possible review of the three-tier schooling in the town during the lifetime of the Core Strategy as part of a wider review of schooling and the planned renewal of and investment in building stock.

Transportation/Roads/Parking		
<p>This overlapped with the responses to the issue of services. Parking is a key issue including its adequacy in the town centre/ Conservation Area / residential areas, the support it provides for small businesses, congestion and safety problems, and its enforcement. The cost of parking at the train station is seen as affecting problems with commuter parking in residential areas. Some suggestions include increasing parking in new development, reserved parking at doctors/dentists, controlled residents parking, and taxing spaces associated with large stores.</p>	<p>Score = 29 Ranking = 2</p>	<p>Actions for others: we have forwarded these concerns to Hertfordshire Highways, who deal with all matters relating to the road network.</p>
<p>Greater emphasis on cycling is encouraged. The provision of more and safer cycle lanes is supported in the town as part of this (see page 5), including better cycle routes between housing areas and schools. Route to Ashridge considered dangerous. More secure cycle parking sought.</p>	<p>Score = 7 Ranking = 9</p>	
<p>There was some support for changes to traffic in the town centre covering introducing restrictions / diverting traffic away, creating a "home zone", and replacing traffic lights with a mini roundabout. Previous traffic calming measures considered to be ineffective. Additional suggestion for traffic reduction in town.</p>	<p>Score = 4 Ranking = 21</p>	
<p>Access across the canal is seen as a problem. Requires provision of new unlimited loaded bridge.</p>	<p>Score = 8 Ranking = 8</p>	
<p>Poor bus service out of the town.</p>		
		<p>Actions for others: we have forwarded the concerns about public transport to the Hertfordshire Highways departments.</p>

Environment		
Greater energy efficiency required from existing housing and new developments.		<p>Actions for us: adapting to climate change is a fundamental issue and will be an essential part of the strategy in the Core Strategy and within the Site Allocations DPD. We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF. Actions for others: We have forwarded the recommendation to communicate energy efficiency matters to our public relations team. The Transition towns campaign is a community response to climate change, but could dovetail with other Council initiatives. Forward comments to the Council's Environment and Sustainability Officer.</p>
Promote role of Berkhamsted as a Transition town.		
The canal was noted as an important greenspace.		<p>Actions for us: the canal is recognised in the Open Space Study as an important open space within Berkhamsted and Northchurch. It is also mapped as an important wildlife resource in the Urban Nature Conservation Study. Development options will be considered in the light of the outcomes of this Study.</p>
Need to retain and protect open spaces, key views and the historic character/built heritage of the town (See page 6 and 7 for further details). Some suggestions to extend the Conservation Area		<p>Actions for us: Careful consideration will be given to the character of the town through the LDF process. The Dacorum Urban Design Assessment has already identified key features of the town and highlighted important design principles that should be followed. Actions for others: We have forwarded the issues regarding the historic character of the town to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough. This could look at whether any reviews to the boundary of the Conservation Areas is appropriate.</p>
Support for protecting existing and improving levels of all forms of open space. Concern that new development is providing insufficient open space. Highlight that some parts of the town are poorly provided with open space.		<p>Actions for us: The Council's Open Space Study considers the need for open space within the Borough and the larger settlements; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process. Larger residential schemes are required to provide open space/play space as a key component of any scheme, although levels may vary depending on site-specific circumstances. Additional leisure space could be secured as part of the redevelopment of the Egerton Rothesay School site and adjoining land.</p>

<p>The Canal is seen as a key asset in Berkhamsted and Northchurch in terms of its character, heritage and the importance of the canalside environment. Sustaining and improving access to the canalside and the use of the waterway is also encouraged.</p>	<p>Score = 6 Ranking = 11</p>	<p>Actions for us: the canal is already recognised as an important historical, open space and wildlife resource and linear route within Berkhamsted and Northchurch. The Council will seek to protect and take opportunities to enhance its role when opportunities arise through the Core Strategy and Site Allocations DPD. The Council continues to work with CARP to enhance and promote the importance of the Canal in Berkhamsted, although its remit does not extend to Northchurch. Action for others: We have forwarded these points on to British Waterways who have direct responsibility for the Canal, although they have a very limited budget available to undertake projects.</p>
<p>Suggestion to extend canalside improvements (e.g. heritage signs and historic interpretation boards) to Northchurch.</p>		<p>Action for others: CARP have previously coordinated improvements to the canalside, but this has only covered the Berkhamsted stretch of the canal. In theory British Waterways could be involved in similar work within Northchurch, although they have limited funds available for environmental improvements. We have forwarded this point to British Waterways and Northchurch Parish Council to see if such work is feasible and whether funds could be made available.</p>
<p>Support for coordinating public footpath links within and between settlements with the countryside.</p>	<p>Score = 7 Ranking = 9</p>	<p>Actions for others: we have forwarded these concerns to Hertfordshire Highways, who deal with all matters relating to the road network</p>
<p style="text-align: center;">Housing</p>		
<p>There is a need to provide more social housing which will help tackle the housing waiting list and affordability issues, and provide for a more balanced community. They should be carefully distributed within any development. Reasonable provision of housing for elderly noted.</p> <p>There are too many flats being built.</p>		<p>Actions for us: Affordable housing is a key issue for the LDF to address. We will need to consider the demand for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment and Development Economics Study together look at the affordability of housing and the mix of housing types. They will help to inform and guide the policies we should follow in terms of tenure mix and housing type.</p>
<p>Concern over proposed locations for gypsy and traveller sites in the town, including access, proximity to Grand Union Canal, the CAONB, and residential areas. there isolated location (in some</p> <p>Concern that suggested housing sites are focussed to the east and west of the town.</p>		<p>Actions for us: the broad criteria for selecting suitable locations will need to be established in the Core Strategy, with more detailed site-specific issues to be dealt with through the Site Allocations DPD.</p> <p>Actions for us: the spread of suggested sites simply reflect current unimplemented Local Plan allocations and sites put forward by landowners/ agents/ developers as part of the Site Allocations DPD.</p>

Employment		
Lack of employment locally and need to consider opportunities for small businesses.		Actions for us: The LDF seeks to secure sustainable settlements, including establishing a reasonable balance between housing and employment. However, in the case of Berkhamsted and Northchurch there is also a strong out-commuting pattern to employment, particularly to London, and there are only a few established business areas in the settlement. Therefore, the Council will principally be looking to retain existing employment opportunities by safeguarding employment areas and promoting a mix of uses in the town centre. This will also help foster some opportunities for smaller businesses to establish in the town.
Population		
The needs of young people are often not well catered for because of a current lack of social and leisure facilities or funding to support existing provision. Affordable housing also seen as aiding their retention within the town.	Score = 19 Ranking = 3	Actions for us: consideration will be given as to how new social and leisure provision and existing facilities might be encouraged or supported through the Core Strategy and through specific site allocations within the Site Allocations DPD. Similar action required in respect of the mix of housing.
Development Options		
Growth should be proportionate and needs to be linked to the protection of the character of the town, the provision of affordable housing, a balance of employment and the ability of the local infrastructure (e.g. school places, community facilities, open space etc.) to support it. Some concerns raised that the town is overdeveloped. Some suggestion that the A41 bypass forms a natural new edge to outward growth of the town.	Score = 5 Ranking = 19	Actions for us: We will need to consider what scale of growth is appropriate for the town and where this should occur through the settlement visioning to the Core Strategy. This needs to take into account a number of factors including long-term Green Belt boundaries, demographic forecasts, local infrastructure capacity, and school capacity levels.
Infrastructure must be in place before any new development.	Score = 15 Ranking = 5	Actions for us: We will need to consider what scale of growth is appropriate for the town through the Core Strategy taking into account the capacity and availability of local infrastructure to accommodate this.
Support for retaining BFI site and associated employment and to allow expansion there. However it is acknowledged that this is a complicated site to deal with and that there are constraints on it e.g. adjoining sports fields, parking concerns, landownership etc.		Action for us: This is a sensitive and open site in the Green Belt. It also includes a number of listed buildings. The Council acknowledges its importance for national archiving of film media and television output and contribution to local employment. However, this needs to be balanced against the planning constraints associated with the site. These issues need to be dealt with through the emerging strategy for the town in the Core Strategy and site specific-matters through the Site Allocations DPD.

Support for retaining BFI site and associated employment and to allow expansion there. However it is acknowledged that this is a complicated site to deal with and that there are constraints on it e.g adjoining sports fields, parking concerns, landownership etc.		Action for us: This is a sensitive and open site in the Green Belt. It also includes a number of listed buildings. The Council acknowledges its importance for national archiving of film media and television output and contribution to local employment. However, this needs to be balanced against the planning constraints associated with the site. These issues need to be dealt with through the emerging strategy for the town in the Core Strategy and site specific-matters through the Site Allocations DPD.
The former social services site on Manor Street should be retained in community use rather than housing. Facilities for the elderly suggested together with its use as a possible travellers site.	Score = 5 Ranking = 19	Action for us: This needs to be considered in detail through the Site Allocations DPD. A balance needs to be struck between protecting community facilities where appropriate and their alternative reuse for housing. The site provides a sustainable location for residential, would contribute to the supply of housing from previously developed land, and would reduce pressure for the need for potential greenfield releases elsewhere. However, its use as a gypsy and traveller site is problematic given its central location, position within a Conservation Area, and access issues for caravans.
Ashlyns school has more land than it needs, which could be released for greenfield development.		Action for us: Any release of greenfield land needs to be considered in detail through growth related issues in the Core Strategy and the Site Allocations DPDs.
Some housing sites considered unsuitable because of poor access and dangerous junctions.		Action for us: We need to consider the suitability of any release of greenfield land through growth related issues in the Core Strategy and the site-specific issues through the Site Allocations DPD.
Design/Character of town		
A number of points made regarding the nature of the town and ensuring new development respects local/historic character. Key concerns were to maintain local distinctiveness, heights of buildings and key entrances into the town .	Score = 16 Ranking = 4	Actions for us: Careful consideration will be given to the character of the town through the LDF process. The Dacorum Urban Design Assessment has already identified key features of the town and highlighted important design principles that should be followed. This will help address some of the points raised.
Concern over continuing infilling in residential areas.	Score = 5 Ranking = 19	
Strengthen and better define the centre of town given its linear nature.	Score = 5 Ranking = 19	

Promote market town image through rebuilding of ancient market hall.	Score = 5 Ranking = 19	
Town centre redevelopment of the High Street / Water Lane site needs to be very high quality and not led by supermarkets.		Action for us: The Council already has a concept statement in place to guide development of the site. This seeks a high quality of development that respects the historic nature of the town centre and its local context.
Miscellaneous		
More trees should be provided in public places.		Action for us: This could be considered as and when specific development opportunities arise on public land. However, this may not be suitable in all cases. Action for others: We will forward this comment to Valuation and Estates.
Concern over street furniture clutter.		Action for others: We will forward this comment to Hertfordshire Highways.

Table A3 - Tring

Summary of representations	Table 1: Priority score & priority ranking	Recommended actions
Crime and anti-social behaviour		
Reasonably safe place but visibility of Police Officers is important. <i>(See Workshop report in Annex A for more detail)</i>		Actions for others: we have directed these comments and recommendations to Hertfordshire Police and to our Public Protection Team.
Leisure and recreation		
The needs of the young should be investigated. There is a high number of sports clubs in Tring that are well attended. Playgrounds should be renovated. Extended schools could provide further facilities for the young. There is a section of privately owned land in the centre of Miswell Lane recreational ground. Can anything be done about this? New Mill is not well served for play areas. The skateboard park requires better lighting that is not intrusive to residents. A youth centre will be opening for young people after school hours and community use during the day, in the Temperance Hall Christchurch Road. <i>(See</i>		Actions for us: our Open Space Study and Sports Facilities Studies consider the need for these facilities in the borough. Discussions are ongoing about the future of the private land at Miswell Lane recreational ground. The need for further investigation into the needs of the youth in Tring will be considered in light of the outcomes of these reports. Tring Sports Forum has proposed substantial outdoor recreational facilities at Dunsley Farm. This and/or enabling development will be considered through the Core Strategy. As such, all needs will be considered further through the LDF process when considering change in the town.

<i>Workshop report in Annex A for more detail.)</i>		Actions for others: We have contacted Landscape and Recreation to address the concerns of playground renovation and the skateboard park and Children Schools and Families Department, HCC to investigate the provision of take up of extended schools.
Services		
Proposed closure of cash office at Victoria Hall, Tring, which is often used by the elderly when visiting the lunch club.		Action for others: The cash office will have reduced working hours at Victoria Hall for the foreseeable future.
Increasing facilities generally, and for the elderly and preserving existing facilities.	Score=8 Ranking=8	Action for us: We can consider the need for improved facilities through the LDF process, particularly through the Site Allocations DPD
Improve local facilities and maintain doctors, dentists and opticians.	Score=37 Ranking=1	Action for others: We have highlighted the need to the local Primary Care Trust.
Closure of 2 local Post Offices in Long Marston and Wilstone.		Action for Others: We have forwarded this issue to Corporate Policy and Innovations, DBC as an identified community need, which is relevant to the Community Strategy.
Secondary School capacity issue with more homes.		Actions for us: School infrastructure capacity is a constraint to future residential development (unless further provision is made). Actions for others: Secondary school provision is

		dealt with the County Council and as such we have forwarded these concerns to the Children, Schools and Families department.
Transportation		
Bus services (No. 387) are vital and more provision is necessary.		Action for others: we have highlighted the need to Hertfordshire Highways.
Cycle paths provision and improved pavement quality.		Actions for us: there may be options to improve the parking situation. We are considering this further through our Core Strategy and Site Allocations DPDs. Actions for others: Hertfordshire Highways handle issues affecting the road network and pavements. We have referred the concerns around the parking and cycle path provision to them for consideration.
Improve parking situation.	Score=14 Ranking=3	
Improve public transport.	Score=8 Ranking=8	
Improve accessibility to Tring Reservoirs	Score=3 Ranking=10	
Environment		

<p>Improve access and signage to Tring Park. Maintain Open Land and implement Greenspace Strategy. Introduce street tree planting, keep flowerbeds and tubs around the town, use coppice woodland to produce local energy, and manage green spaces around the town.</p> <p>Need mechanisms for adapting to climate change. <i>(See Workshop report in Annex A for more detail.)</i></p>	<p>Score=6 Ranking=9</p>	<p>Actions for us: adapting to climate change is an important issue and central to the Core Strategy.</p> <p>Actions for others: We have forwarded the issues regarding the maintenance of flower beds, public gardens, tree planting to our Landscape and Recreation Team and our Street Care Team. We have also contacted the Countryside Management Services regarding the woodland coppicing.</p>
<p>Plans to close Household Waste Site are opposed at Tring – people will have to drive further to get rid of rubbish and recycling</p>		<p>Actions for others: issues regarding the collection of waste and recyclable materials has been forwarded to HCC Waste Services Team.</p>
<p>Retain market town character and encourage shop owners to maintain facades. The range and variety of shops are declining. Pedestrianise the High Street 1-2 days per week.</p>	<p>Score=13 Ranking=4</p>	<p>Actions for us: Any change will need to be considered in the context of our Retail and Leisure study, which identifies the need for new provision in the borough. Careful consideration will be given to the retail element of the town and the character of the town through the LDF process. The Town Centre strategy will also be reviewed through the LDF process.</p> <p>Actions for others: We have forwarded the issue of pedestrianisation to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough and to Street Care and Hertfordshire Highways.</p>

Maintain and enhance the Conservation Area along the High Street. Improve the lighting along Brook Street, but not too intrusively for residents).	Score=3 Ranking=10	Actions for us: Careful consideration will be given to the character of the High Street through the LDF process. Actions for others: We have forwarded the issue to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough and to Street Care for the lighting issue.
Improving the pedestrian environment.		Actions for others: Hertfordshire Highways handle issues affecting the road network. We have forwarded the concerns around the pedestrian environment to them for consideration.
Encourage greywater use and renewable energy and install in all new houses.		Actions for us: Adapting to climate change is an important issue and is central to the Core Strategy.
Population		

Concerns that young people, cannot afford to live here and are unable to find appropriate housing. A balanced population is called for.		Actions for us: The desire for appropriate population growth to sustain the vitality of the town is an important issue that will need to be taken forward through the Core Strategy DPD and Site Allocations DPD when considering options for change in the town. Following on from this, we will need to factor in the issues of affordability and consider bringing forward appropriate schemes for affordable and social rented housing with the help of third parties.
Would like population growth to maintain the character of the town, local economy and local infrastructure. Quality of future development important.	Score=10 Ranking=6	
Sustainable growth.	Score=9 Ranking=7	
Development Options		
A number of comments were made on the sites that have been put forward to us for consideration. There were no other suggestions for sites for Gypsy and Travellers. (See <i>Workshop report in Annex A for more detail.</i>)		Actions for us: The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. Key issues will be considered in the Core Strategy, while the decision

		on which sites to be taken forward will usually be made through the Site Allocations DPD. It is clear that there are likely to be significant impacts for the town resulting from housing, employment and Gypsy and Traveller development. It is vital that we recognise these impacts and give them appropriate consideration throughout the Site Allocations DPD process. In addition, a number of sites that were put forward as additional options will be appraised and considered further in the narrowing down process.
Key worker housing, affordable homes, mixed tenure housing, smaller homes for the elderly, supported living and HCC Extra-Care Housing were all stated as particular types of additional housing requirements.	Score=16 Ranking=2	Actions for us: we will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment, which looks at affordability of housing, will help to consider demographic forecasts to establish the future need for particular types of housing and guide the policies we should follow. The options for development sites will be narrowed down through the Site Allocations DPD.
Miscellaneous		
Support should be given to help small	Score=12	Actions for others: we have forwarded this

businesses remain.	Ranking=5	comment to our Economic Development Team.
Oppose airport expansion.		Action for us: Proposals for airport expansion have been set by the Government. DBC seeks to limit the impacts of the airport e.g. influencing night noise policy, in respect of comments on aircraft routing.
More focus on medieval heritage raises awareness e.g. workshops and schools.		Actions for others: We have passed this on to Children, Schools and Families department and also the Dacorum Heritage Trust.

Table A4 – Kings Langley

Summary of representations	Table 1: Priority Score & Priority Ranking	Recommended Actions
Crime and Anti-Social Behaviour		
<p>The main problems for the village are in terms of low-level petty crime and nuisance behaviour. <i>(See Workshop report in Annex A for more detail.)</i></p>		<p>Actions for others: we have directed these concerns and recommendations to Hertfordshire Police and to our Public Protection Team.</p>
<p>Suggestions of how to tackle problems with crime revolved around working with youth, but also included more visible policing/Police Community Support Officer, the introduction of CCTV cameras into trouble spots. <i>(See Workshop report in Annex A for more detail.)</i></p>	<p>Score = 10 Rank = 9</p>	<p>Actions for others: we have directed these concerns and recommendations to Hertfordshire Police, our Public Protection Team and to local schools.</p>
Leisure and Recreation		
<p>The need for new/enhanced leisure and recreation facilities including a short trail through the woodland at the Common, public tennis courts, some more amenity areas and retention/enhancement of allotments. A lack of sports facilities in general was highlighted. <i>(See</i></p>		<p>Actions for us: our Sports Facilities Studies consider the need for these facilities in the borough. The need will be considered in light of the outcomes of these reports. As such we will consider need further through LDF process if considering change in the village.</p>

<i>Workshop report in Annex A for more detail.)</i>		Actions for others: Comments regarding more allotment provision have been forwarded to Kings Langley Parish Council and to our Landscape and Recreation team. Comments regarding the trail through woodland at the Common have also been directed to Herts Countryside Management Service. We have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Specific reference to leisure/recreation facilities on and around the Canal. Angling should be encouraged, a canoe centre could be established and towpath improvements may lead to increased use of the canal for leisure and recreation.	Score = 11 Rank = 7	Actions for others: we have directed these concerns and recommendations to British Waterways. We have also forwarded these comments to the Planning Policy team at Three Rivers District Council.
Need for improvement to youth facilities including use of community centre, finding out what they want. Provision of informal space. Dual use of facilities at schools. <i>(See Workshop report in Annex A for more detail.)</i>	Score = 9 Rank = 11	Actions for others: we have directed these concerns to Kings Langley Parish Council, Herts County Council (Young People) and our Children Services team. We have also forwarded these comments to the Planning Policy team at Three Rivers District Council.
Services		
Need to retain the Post Office and the High Street shops. Need for a bank and a free cash point in the village. Limited choice of shopping, but no desire for a supermarket.	Score = 19 Rank = 3	Actions for us: we do encourage local shops in the High Street through existing policies in the Local Plan. We have noted the desire for a bank.

Do not want a supermarket		Actions for us: we will review the need for a Supermarket in context of Retail Study Update.
Lack of NHS dentists		Actions for others: we have directed this comment to the PCT.
Need for a children's centre for the under 5's		Actions for others: we have directed this comment to our Childrens Services team.
Important to keep the local schools, and to consider capacity in primary schools when looking at growth options.		Actions for us: we will need to consider capacity in local schools when considering growth locations. We do this through regular contact with Herts County Council Corporate Services Department. Actions for others: We have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Transportation/Roads/Parking		
General traffic issues through the High Street including the high volume of traffic and the number of lorries driving through the village were a key concern for attendees. They highlighted the need for traffic calming measures through the High Street.	Score = 53 Rank = 1	Actions for others: we have forwarded these concerns to Hertfordshire Highways, who deal with all matters relating to the road network.
Lack of parking and lack of enforcement of parking rules. Areas identified as needing more parking or improvements to parking were the Nap and Haverfield Surgeries and the college.	Score = 9 Rank = 11	Actions for others: we have forwarded these concerns to our Street Care team (re parking enforcement) and to Hertfordshire Highways, who deal with all matters relating to the road

A need for cycle parking was also identified.		network.
Improve road maintenance	Score = 4 Rank = 22	
Improve Home Park Link Roundabout		
Improve public transport. <i>(See Workshop report in Annex A for more detail)</i>	Score = 8 Rank = 14	Actions for others: we have forwarded the concerns about public transport to the Hertfordshire Highways.
Introduce Mini-bus service to get into and out of Kings Langley		
Preserve Kings Langley Station and encourage commuters to walk there		
Environment		
New developments should have high sustainability credentials like those in the recently completed Jubilee Walk development.		<p>Actions for us: adapting to climate change is a important for the Core Strategy. We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF.</p> <p>Actions for others: We have forwarded the recommendation to communicate energy efficiency matters to our public relations team, and have forwarded comments about the local role of RES to the company. We have also forwarded these comments to the Planning Policy team at Three Rivers District Council.</p>

Educate people about energy efficiency.		
RES plays an important local role.		
The canal, the common and primary school grounds were noted as important wildlife links/habitats.		<p>Actions for us: wildlife resources within Kings Langley were mapped for our Urban Nature Conservation Study. Development options will be considered in the light of the outcomes of this Study. As such we will need to consider which sites, if any, to protect for their wildlife resources through the LDF process.</p> <p>Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.</p>
Need to retain open space, key views and the historic character of the village. <i>(See Workshop report in Annex A for more detail)</i>	<p>Score = 14</p> <p>Rank = 6</p>	<p>Actions for us: Careful consideration will be given to the character of the village through the LDF process. Our Open Space Study considers the need for open space within the Borough; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process.</p> <p>Actions for others: We have forwarded the issues regarding the historic character of the village to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough. We have forwarded these comments to the Planning Policy team at Three Rivers District Council.</p>

Canal and Pedestrian Access		
Canal is under utilised due to the poor condition of the towpath. Resurfacing the towpath would make it more accessible to wheelchair users, pushchairs and cyclists.	Score = 11 Rank = 7	Actions for us: consideration will be given to the potential to fund resurfacing of the towpath through planning contributions in the forthcoming developer contributions SPD. Actions for others: Concerns about the poor quality of the towpath have been forwarded to British Waterways.
Youths riding scooters along the towpath is a concern and may be reduced by effective barriers.		Actions for others: Concerns about youths riding scooters along the towpath have been forwarded to the Hertfordshire Police and our Public Protection team. Recommendations for barriers have been directed to British Waterways. We have also forwarded these comments to the Planning Policy team at Three Rivers District Council.
A number of concerns were raised regarding pedestrian routes/access in and around the village. These included overhanging vegetation, the need for all paths to be well lit at night and the lack of signage for visitors.	Score = 4 Rank = 22	Actions for others: These concerns have been forwarded to our Landscape and Recreation team. We have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Landscaping		
Improvements to landscaping and regular maintenance. <i>(See Workshop report in Annex</i>	Score = 11 Rank	Actions for others: These concerns have been forwarded to our Landscape and

<i>A for more detail.)</i>	= 7	Recreation team.
Population		
Important to attract and retain young people to/in village.	Score = 4 Rank = 22	Actions for us: consideration will be given to the appropriate mix of housing and leisure facilities through the Core Strategy. Actions for others: We have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Limited growth - do not want village to expand significantly, but must have some growth in order to prosper	Score = 5 Rank = 16	Actions for us: We will need to consider what scale of growth is appropriate for the village, taking into account a number of factors including demographic forecasts and school capacity levels. Actions for others: We have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Development Options		
A number of comments were made on the sites that have been put forward to us for consideration for residential development. (See <i>Workshop report in Annex A for more detail.</i>)		Actions for us: The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. The decision on which sites to be taken forward will be made through the Site Allocations DPD. It is vital that

		<p>we recognise any potential impacts arising from future residential development and give them appropriate consideration throughout the Site Allocations DPD process.</p> <p>Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.</p>
<p>Comments made about additional sites include developing the telephone exchange for residential and support for the retention of Wayside Farm.</p>		<p>Actions for us: These suggestions will be assessed through the Core Strategy and Site Allocations DPD process.</p>
<p>It was acknowledged that there is a need for affordable housing, for sheltered accommodation, including housing for the elderly, and for 1-2 bed starter homes.</p>	<p>Score = 15 Rank = 5</p>	<p>Actions for us: we will consider the need for all types of housing development in light of the evidence of need. Two important sources of information are our Strategic Housing Market Assessment, which looks at affordability of housing, and demographic forecasts to establish future need for particular types of housing. The options for development will be narrowed down through the Site Allocations DPD. We will need consider the issue of affordability and consider bringing forward appropriate schemes for affordable and social rented housing with the help of third parties.</p>
<p>Avoid coalescence with other settlements and keep Kings Langley as a village, rather than allow it to grow into a town.</p>	<p>Score = 21 Rank = 2</p>	<p>Action for us: we will need to consider this when shaping the future of the village. The vision for which will emerge from the Core Strategy. Actions for others: we have</p>

		forwarded these comments to the Planning Policy team at Three Rivers District Council.
Smaller sites are better than large new developments, and infilling is the preferred method of development.	Score = 10 Rank = 9	Action for us: we will need to consider the scale of growth appropriate for the village, and preferred locations for that growth through the Core Strategy and Site Allocations DPDs. The Urban Capacity Study and Strategic Housing Market Assessment considered potential infill sites throughout the Borough and these will be considered through our Site Allocations DPD. Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Need for an integrated development strategy which considers housing type needed and services for support	Score = 5 Rank = 16	Actions for us: we will consider the need for all types of housing development in light of the evidence of need (see above). We also need to consider the appropriate level of growth for the village and the infrastructure required to support it. Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Miscellaneous		
More support should be given to help small businesses with business rates.	Score = 19 Rank = 3	Actions for others: we have forwarded this to our Economic Development and Business Communications Team.

Improvements to, and consistency of signage		Actions for others: we have forwarded these concerns to our Environment and Street Care team.
New development should be distinctive and sympathetic to the character of the village	Score = 9 Rank = 11	Actions for us: careful consideration will be given to the character of the village when considering the 'vision' for the village to be included in the Core Strategy, and will be a consideration when considering new development in the village. Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Maintain some local employment land		Actions for us: careful consideration will be given to the balance of land uses when considering potential development locations. Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Encourage home working		Actions for us: consideration will be given to the provision of homes with sufficient space for flexible/home working through the Core Strategy. Actions for others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
Use planning gain/partnerships to help solve problems		Actions for us: consideration will be given to the potential for planning contributions to help ease current problems in the forthcoming developer contributions SPD. Actions for

		others: we have forwarded these comments to the Planning Policy team at Three Rivers District Council.
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Table A5 – Bovingdon

Summary of representations	Table 1: Priority Score & Priority Ranking	Recommended Actions
Crime and anti-social behaviour		
Generally attendees were happy with the situation. However, some were concerned about incidences of anti-social behaviour, particularly from teenagers.		Actions for others: We have directed these concerns to Hertfordshire Police and to the Architectural Liaison Officer.
Population		
Many issues were brought out including needing to encourage demographic diversity (mix of ages) as well as social and economic stability. Attendees brought up the need to encourage young people to remain in the village through the provision of affordable housing. Additionally, the need to maintain the identity and community spirit was also considered important.	Score = 30 Rank = 2	Actions for us: These are clearly important issues that must be considered further during the preparation of the core strategy and subsequent settlement strategies. There are likely to be a number of options available to address the issues raised.
Development options		
Many recommendations were put forward on	Score = 13 Rank	Actions for us: The specific comments made

<p>proposed housing, business and Gypsy and Traveller locations including specific constraints to development. Fundamental issues surrounding whether the village should pursue stability or growth were discussed. The level of growth that the attendees wanted and specific recommendations on individual sites were also raised. In addition, there was broad debate on the types of accommodation that should be provided in the village.</p>	<p>= 10</p>	<p>on the type of development proposed and the potential locations for these will be integrated into the decision making process. The decision on which sites to be taken forward will be made through the Site Allocations DPD. It is clear that there are likely to be significant impacts for the village resulting from housing, employment and Gypsy and Traveller development. It is vital that we recognise these impacts and give them appropriate consideration throughout the Site Allocations DPD process. In addition, a number of sites that were put forward as additional options will be appraised and considered further when narrowing down sites.</p>
<p>The future use of the Airfield was also discussed. And various proposals were put forward for the site.</p>	<p>Score = 26 Rank = 5</p>	<p>Actions for others: The options put forward will be explored through the Site Allocations DPD.</p>
<p>Transportation</p>		
<p>Attendees considered these issues to be among those affecting them the most. They included: tackling congestion in the High Street, improving street furniture, improving the pedestrian environment and improving car parking and public transport generally.</p>	<p>Score = 26 Rank = 4</p>	<p>Actions for others: Issues affecting the road network are handled by Hertfordshire Highways. We have forwarded the concerns around pedestrian safety, congestion and the parking situation to them for consideration.</p>

Leisure and Recreation		
A need for a number of leisure and recreation facilities was identified. These included the need for more facilities for children and teenagers, allotments, more parks and gardens, allotments and additional facilities to serve the football community amongst others.		Actions for us: Our Open Space Study and Sports Facilities Studies consider the need for these facilities in the borough. Any demand will need to be considered with regard to the outcomes of these reports. As such we will consider need further through LDF process if considering change in the village. Actions for others: In addition to considering the need for new allotment provision we have forwarded the comments about allotment waiting times to our landscape and recreation team.
The High Street		
The High Street was considered one of the most prominent aspects of the village and a number of concerns were raised regarding the condition of the High Street. These included the level of congestion, lack of parking and hostile pedestrian environment. There is a need to improve the overall appearance and function of the High Street.	Score = 33 Rank = 1	Action for others: Many of these issues have been covered under transportation and subsequently forwarded to Hertfordshire County Council in its capacity as Highway Authority. Other issues such as the quality of the shop fronts have been forwarded to our conservation and design team who are undertaking conservation area studies across the borough.
Business development		
There are concerns over the future of the	Score = 13 Rank	Actions for us: The future role of the village

village's business community. These concerns centred over the shortage of local labour, shortage of small business start up units and general lack of employment options for teenagers.	=10	will be explored through the Core Strategy. Furthermore, the need for additional employment land and the wider implications will need to be considered through the Core Strategy and Site Allocations DPD.
Environment		
Attendees felt that there was a need for additional areas of open space in the village. There were also some points raised on the role of the village and its community when responding to climate change.	Score = 4 Rank = 17	Actions for us: as mentioned above our Open Space Study and Sports Facilities Studies consider the need for these facilities in the borough. Any demand will need to be considered with regard to the outcomes of these reports. As such we will consider need further through LDF process if considering change in the village. Secondly, adapting to climate change is a important issue and will form part of the Core Strategy and Site Allocations DPDs.
Services		
Provision of and access to a secondary school.	Score = 28 Rank = 3	Actions for others: secondary school provision is dealt with the County Council and as such we have forwarded these concerns to the Children, Schools and Families department.

Table A6 - Markyate

Summary of representations	Table 1: Priority Score & Priority Ranking	Recommended Actions
Crime and anti-social behaviour		
Need to reduce crime. <i>(See Workshop report in Annex A for more detail.)</i>	Score = 4 Rank = 11	Actions for others: we have directed these concerns and recommendations to Hertfordshire Police and to our Public Protection Team.
Leisure and recreation		
The need for better allotment provision, swimming pool, skate park, a sports hall, a community centre, tennis courts, bowling green and a new recreation ground amongst others. <i>(See Workshop report in Annex A for more detail.)</i>		<p>Actions for us: our Open Space Study and Sports Facilities Studies consider the need for these facilities in the borough. The need will be considered in light of the outcomes of these reports. As such we will consider need further through LDF process if considering change in the village.</p> <p>Actions for others: in addition to considering the need for new allotment provision we have forwarded the comments regarding allotment waiting times to our Landscape and Recreation team.</p>

Services		
Improving health provision	<p>Score = 23 Rank = 1</p>	<p>Action for us: we can consider the need for improved facilities through the LDF process, particularly our Site Allocations DPD. Landowners have put the industrial estate forward for redevelopment and have included a new Doctor's surgery which we will be considering further.</p> <p>Action for others: we have highlighted the need to the local Primary Care Trust.</p>
Improvements to the appearance of the Fire Station, village Hall and places of worship.		<p>Actions for others: We have forwarded these comments to Hertfordshire Fire and Rescue Service and the Parish Council</p>
Lack of burial space	<p>Score = 5 Rank = 10</p>	<p>Actions for us: Additional provision will be made through the Manor Farm development.</p>
Provision of and access to a secondary school.	<p>Score = 4 Rank = 11</p>	<p>Actions for others: secondary school provision is dealt with the County Council and we have forwarded these concerns to the Children, Schools and Families department.</p>
Transportation		

Improve pedestrian safety around the village.	Score = 21 Rank = 2	Actions for us: there may be options to improve the pedestrian environment, the parking situation and access/safety issues to the A5 through redevelopment of the Hicks Road industrial estate. We are considering this further through our Core Strategy and Site Allocations DPDs. Actions for others: issues affecting the road network are handled by Hertfordshire Highways. We have forwarded the concerns around pedestrian safety, congestion and the parking situation to them for consideration.
Improving local roads, particularly the junctions with the A5.	Score = 19 Rank = 3	
Improve parking situation in the High Street and in new development.	Score = 12 Rank = 4	
Improve public transport	Score = 12 Rank = 4	
Reduce congestion	Score = 10 Rank = 6	
Environment		
Improve the management of public gardens, flower beds, green spaces and hedgerows around the village. Need mechanisms for adapting to climate change. <i>(See Workshop report in Annex A for more detail).</i>		Actions for us: adapting to climate change is a key issue for the Core Strategy and Site Allocations DPDs. Actions for others: We have forwarded the maintenance of flower beds, hedgerows and public gardens as well as the future management of Cheverells Green to our Landscape and Recreation Team and our Street Care Team.

Improve recycling		Actions for others: issues regarding the collection of waste and recyclable materials have been forwarded to our Waste Services Team.
Improvements to the shops in the village.		Actions for us: the proposal for redevelopment of the industrial estate does include a number of new shops. The impacts of any proposal are likely to be significant and will need to be carefully considered through the Core Strategy and Site Allocations DPD.
Maintain the Conservation Area along the High Street.		Actions for us: Careful consideration will be given to the character of the High Street through the LDF process. Actions for others: We have forwarded the issue to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough.
Improve the High Street by encouraging more independent shops, reducing congestion, improving the pedestrian environment and improving safety.	Score = 3 Rank = 13	Many of the specific recommendations have been discussed elsewhere and have been sent to the appropriate organisations, particularly issues surrounding congestion and pedestrian safety. Actions for us: we do encourage local shops in the High Street through existing policies in the Local Plan and will be considering options for improving provision of shops in the village through development opportunities.

Population		
Concerns that young people, who are needed in the village, cannot afford to live here and are unable to find appropriate housing.		Actions for us: The desire for appropriate population growth to sustain the vitality of the village is an important issue that will need to be taken forward through the Core when considering options for change in the village. We also will consider the issue of affordability and consider bringing forward appropriate schemes for affordable and social rented housing with the help of third parties.
Would like population growth to maintain the local economy and local infrastructure.		
Development Options		
A number of comments were made on the sites that have been put forward to us for consideration. These included potential areas for housing, business development and Gypsy and Travellers. (See <i>Workshop report in Annex A for more detail.</i>)	Score = 1 Rank = 14	Actions for us: The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. The decision on which sites to be taken forward will be made through the Site Allocations DPD. It is clear that

<p>A number of other sites were put forward for consideration.</p>		<p>there are likely to be significant impacts for the village resulting from housing, employment and Gypsy and Traveller development. A number of sites that were put forward as additional options will be appraised and considered further in the narrowing down process.</p>
<p>One proposal put forward was the redevelopment of the Hicks Road industrial estate. This raises a number of overlapping issues and poses fundamental questions about the future of the village. The redevelopment raises a number of issues that including the impact of losing employment land in the village, the potential for additional shops in the village and there impact on the High Street, the implications for housing, the potential for improved health facilities, congestion in the village and access to the A5.</p>		<p>Actions for us: The potential redevelopment and its implications are significant to the strategic direction of the village. We will need to think carefully about the implications that the proposals will have on a number of complex areas; the impacts on the village are not entirely clear and will need further consideration. The options pose questions about a number of overlapping areas from housing, shopping, health care and employment in the village, which will emerge through the Core Strategy.</p>
<p>Ensure new development respects local character</p>	<p>Score = 9 Rank = 8</p>	<p>Action for us: we have policies in the Local Plan that try to ensure that new development respects local character. We will need to have consideration of this when considering sites for development.</p>
<p>Maintain Markyate as a village</p>	<p>Score = 10 Rank = 6</p>	<p>Action for us: we will consider this when shaping the vision for Markyate in the Core Strategy.</p>

Make sure there is adequate provision of affordable housing.	Score = 7 Rank = 9	Actions for us: we will need to consider the need for all types of housing development in light of the evidence of need from our Strategic Housing Market Assessment. The options for development will be narrowed down through the Site Allocations DPD.
Miscellaneous		
More support should be given to help small businesses with business rates.		Actions for others: we have forwarded this to our Business Services Team.
More needs to be done to enforce the HGV route in the village.		Actions for others: we have forwarded this to Hertfordshire Highways.
The footpath on Buckwood Road should be highlighted.		Actions for others: we have forwarded this to our Landscape and Recreation and Street Care Teams.
Too many cars parked along the High Street. Car ownership is very high and the village is a rat run.		Actions for others: whilst we recognise the concerns raised it is very difficult to alter personal behaviour. We have nonetheless forwarded this to Hertfordshire Highways.
Recommendations to provide subsidies to support grey water recycling, grants for renewable energy, water recycling and green roofs.		Action for us: Although we do not have the capability or resources to issue grants, we can through planning policies encourage new buildings are delivered to progressively higher standards.

		Action for others: Comments referred to the Council's Sustainability Officer.
Developers should be contributing more to the provision of local services, facilities and infrastructure.		Actions for us: we acknowledge this issue and are examining policies on developer contributions to infrastructure – both through planning obligations and future Community Infrastructure Levy.

Table A7 - Countryside

Summary of representations	Score from Table 1	Recommended Actions
Crime and Anti-Social Behaviour		
The main concern was fly-tipping, but lack of policing was also mentioned.	3,17	Actions for others: forward these concerns to our Environment and Street Care team, Community Safety Officer and the police.
Leisure and Recreation		
Protect green space in villages and/or identify new space. Keep urban green space. Protection of amenity space is important	14	Actions for us: Our Open Space Study considers the need for open space within the Borough; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process.
Facilities for children, community gathering area (sport and leisure), young people - somewhere to go/something to do	3,7	Actions for us: our Sports Facilities Studies consider the need for these facilities in the borough. The need will be considered in light of the outcomes of these reports. As such we will consider need further through LDF process if considering change in the villages. Actions for others: Forward comments to Herts County Council (Young People) and our

		children's services team.
Keep countryside alive by leisure use/amenities.		Actions for us: Consider balance between economic activity and leisure.
Tourism		
The most important facilities were considered to be tea shops / cafes / toilet facilities/bins; B&Bs; campsites; car parks; rural Park & Ride; public transport. Other facilities related more to activities: fishing; off-roading; golf courses; adventure farms; riding stables; bike hire; narrow boats/ marinas.	3	Actions for us: Consider whether these facilities are needed and if so where they should be encouraged. Actions for others: Forward relevant recommendations to British Waterways.
Facilities need to be on maps and signposted.	11	Signs add clutter to countryside. Ordnance Survey Leisure Maps (1:25,000) show countryside attractions. The Borough Council produces a Visitor Guide. Nowadays most attractions would have their own web site. Visitors may also use satnav. Overall there does not appear to be a need for additional signing, unless particular problems arise.
Potential controls over visitor numbers at Ashridge - cordon off area for periods of time; increase car park charges; dedicated buses running to specific areas and change routes to control usage; publicise	4,21, 23	Actions for others: Forward comments to National Trust.

other local areas.		
Need to educate people to respect the countryside.	14	See Landscape/Environment section.
Use redundant buildings and gardens, historic buildings.		This is already covered in Local Plan policy.
Economically led - alternatives need to be more profitable for farmer than wheat; increase employment for local people.	2	Tourism is regarded as supplementing farming activity, not supplanting it.
Services		
Shortages of key facilities / services		
Post Offices	3	This is a Government programme.
Buses	3	The Borough Council is withdrawing its support for non-commercial bus services and it is currently unclear which services the County Council will continue funding.
Policing	3	Actions for others: Forward these concerns and recommendations to Hertfordshire Police and to our Public Protection Team.
Fire station	3	Actions for others: County Council decision.
Drain cleaning and road maintenance; reliable electric and gas supply; mains drainage	3,11	Actions for others: Forward concerns to Hertfordshire Highways, utilities and water companies.

Schools oversubscribed - and first choice availability and transport	3,11	Actions for us: Forward concerns to Herts County Council Schools and Learning Department.
Graveyard - spare space needed in Chipperfield	3	Actions for others: Forward concerns to Cemeteries Manager.
Parking 2+ car households.		Actions for us: Consider revisions to parking standards for rural areas?
Needs of children, young people and the elderly		
Elderly - non-car owners have problems; Post Offices; affordable accommodation; bank access; community focal point; sheltered/warden assisted accommodation - release housing for families; more bungalows - accessible housing; shop.	1,3,7	Covered under Facilities, Accessibility and Population/Rural Housing Provision sections.
Young People - starter homes / affordable accommodation; somewhere to meet and something to do.	1,3,7	Covered under Population/Rural Housing Provision and Leisure sections.
Rural Businesses		
Supporting infrastructure is declining or poor - poor quality and speed of broadband connections (Great Gaddesden, Chipperfield and Flaunden specifically	2,	Government announcement (29/1/09): 100% broadband coverage by 2012. See other sections.

mentioned), Post Offices, banks, agricultural facilities - abattoirs, grain stores.		
Availability of low cost housing, especially rented not shared ownership, means lack of young people to work - companies are dependent on commuters from Dunstable, Luton etc.	1,2	See Population/Rural Housing Provision section.
Grazing sheep and timber processing facilities help to protect the landscape.	2,5	Actions for us: Continue to support appropriate management measures.
Farming		
Farmers markets not that significant, but have important role in helping to focus on and promote locally produced food. They should have more publicity.	2	Actions for us: Provide more publicity for farmers markets in Dacorum.
Lack of supporting facilities for agriculture - nearest co-operative grain store in Cambridgeshire, no abattoirs in Hertfordshire - increases transport costs.	2	Changes came about as a result of Foot and Mouth etc. Also reduction in livestock markets. Probably only slaughterers is for halal chicken at Shantock Hall Lane.
Concerns that 'diversification' does not always support the agricultural business.	2	Actions for us: review policy 110 on reuse of rural buildings to see whether stricter criteria can be included. Actions for others: Forward comment to Development Management team.

More resources are required for prompt enforcement against illegal activities.	17	Actions for others: Forward comment to Enforcement team.
Need to encourage livestock farming.		Actions for others: Forward comment to HCC Rural Estate.
New farm buildings often generate local objections. How to deal with buildings at end of their practical life - 1960s buildings are too small now.	2,5	Existing policy covers reuse of rural buildings. Actions for others: Raise issue of new agricultural buildings with Development Management.
National policies - set-aside.	15=	Set-aside policies under review by government. Increased grain prices may be a threat.
How much do 'hobby' farmers contribute to economy?	2	No information on number of 'hobby farmers' in Dacorum. Generally they may keep a few animals, but rent most of the land out to tenant farmers.
Horsiculture		
Issues - subdivision of fields; affects management of fields - either monoculture of grass or land taken over by problem species such as ragwort; good effect - can tie in with farming so a form of diversification; bad effect - hedgerow loss. OK on low quality grazing land. Economic use for small fields no longer viable for	4,5	Actions for us: Current policy on equestrian activities focuses on stables and not the landscape impact, though it does mention subdivision of fields into small paddocks with stables and fencing in each area. More emphasis on hedgerow loss needed.

other agricultural uses.		
Need to distinguish between AONB and Green Belt (control more strictly in AONB).	4	Policy 76 in the Deposit Draft of the Dacorum Borough Local Plan stated that built facilities for equestrian facilities would not be acceptable in the Chilterns AONB but this approach was rejected by the Inspector at the Local Plan Inquiry in 1992. Actions for us: investigate whether parts of the AONB are sufficiently affected by horsiculture to justify restrictive policies.
The key is quality of how it's done and how it fits in with the surrounding landscape. Cumulative impacts.	4,5	Policy tries to ensure assimilation. Actions for us: Need study to assess impact on landscape and possible areas which are at capacity?
Can help wider economy - e.g. demand for feed etc.	2	
Need to encourage young people to ride therefore need grazing.	7	
Growth of horsiculture may slow down due to economic decline.		May be issue of vacant stables proposed for conversion, and later need for replacement.
Reason why people visit countryside.	2	
Need to ensure location of stables near bridleways.	11	Already part of Local Plan policy.
Bridleway network limited in Borough - improve and formalise?	11	Forward to Footpaths Officer/ HCC for Rights of Way Improvement Plan

Transportation/Roads/Accessibility		
Need for rural road maintenance	11	Actions for others: Forward these concerns to Hertfordshire Highways, who deal with all matters relating to the road network.
Lack of rural transport was an important issue. Transport for young people to get to other facilities / friends	3,11	Actions for others: Forward concerns about public transport to the Passenger Transport Unit at Hertfordshire County Council.
Hospital - reasonable access (distance and transport); transport to doctors, dentists and surgeries.	3,11	Actions for others: Forward this comment to the Primary Care Trust, and also to the County Council because Accessibility Strategy is part of Local Transport Plan
Environment/Landscape		
The following sensitive landscape areas were identified as having been omitted from the map - Upper and Lower Bulbourne, Bourne Gutter, black poplar area (Boarscroft Vale), Boxmoor Trust land, Flaunden; features such as hedgerows; footpaths; Area of Outstanding Natural Beauty; historic landscape; Conservation Areas; canal; reservoirs; Sites of Special Scientific Interest; chalk streams and grasslands; woodlands .	4,5,13, 14,15, 21,24	Some of these areas will be picked up as Wildlife Sites. It would be too time consuming to identify all hedgerows. Actions for us: The omissions regarding the historic environment will be remedied. Consider which elements should be included in the Core Strategy. Actions for others: Forward the issues regarding historic character of villages to our Conservation and Design Team who are undertaking conservation area appraisals

		throughout the Borough.
Key features to be preserved and enhanced in the villages and/or wider countryside included: identify vistas; historic gardens; should be statutory protection of historic landscapes; village greens / commons / open access land; features that are unlisted but still historical and integral to the area; large space for wildlife, buffers, linkages; churches, churchyards.	4,5,10,13,16,14, 15, 24	Identification of vistas and protection of historic landscapes need to be investigated.
Education - Country Code; Landowners' responsibilities; provide advice on footwear etc; publicise in Dacorum Digest.	9, 14	Countryside information is available in libraries and on line. Actions for us: arrange for item to be included in Dacorum Digest in summer and / or have information permanently on DBC website.
Consult with Natural England.		Natural England is already a key consultee. Natural England reports on the condition of SSSIs and Nature Reserves.
Building within garden plots can impact on character of landscape and lead to damage	15	Difficult to control due to changes to General Permitted Development Order.
MORI survey linked to landscape character study (re-visit for info)		Actions for us: Examine Landscape Character Assessment more closely and liaise with HCC Landscape.
Remember open countryside - avoid creep	8,15	Actions for us: Consider as appropriate for

		Core Strategy.
Consider industrial heritage in development planning	13	Need to identify such features in the countryside - HCC, Conservation?
Refer to Parish Plans / Village Design Statements		Already do where appropriate, but incomplete coverage.
Manage use of bridleways	14	Actions for others: Forward to Footpaths Officer. Contact British Horse Society.
Linear walks connected to 327 bus	3,11,	Future of bus uncertain at present, but should be known shortly.
Tree planting, woodland management.	5	Actions for others: Refer comment to Chilterns Conservation Board and Herts Countryside Management Service.
Areas especially in need of environmental improvements		
River corridors (rivers overgrown, litter, dumping, maintenance); low flows (protect against overabstraction); intrusive development along river valley; currently no vision for rivers (e.g. Hemel town centre); encourage use of rivers; co-operation over river maintenance and adjacent development.	5,15, 19,20, 23	Actions for us: Liaise with Environment Agency re Management Plans and Water Company regarding abstraction. Consider cohesive policies for river valleys. Actions for others: Comment referred to Development Management and Regeneration teams.
Countryside on edge of settlements i.e. urban fringe - carry out a study.	18	Previous study carried out in 1985 which led to identification of Landscape Development Areas

		in Local Plan. Actions for us: Consider Countryside Agency approach to Countryside In and Around Towns, now being incorporated into Natural England's approach to Green Infrastructure. Ten potential functions are identified : abridge to the country; a gateway to the town; a health centre; a recycling and renewable energy centre; a productive landscape; a cultural legacy; an engine for regeneration; a nature reserve.
Canal is an underused resource and an important corridor for wildlife and cycling.	23,	Actions for us: Liaison with British Waterways in past identifying possible locations for marinas/ capacity etc. This could be revisited. Also Sustrans proposal to create strategic access corridors along the Aylesbury and Wendover Arms in the long term. Project to restore Wendover Arm (Wendover Arm Trust).
Need to realise we can't control everything (land privately owned) - need support of landowners. Working countryside is not necessarily pristine.		Actions for us: Try to influence landowners through Country Land and Business Association.
Extend AONB woodland management survey to Hertfordshire's woodlands.		Actions for us: Encourage spread of Chilterns Woodlands approach more widely.
Wildlife strips not adequate.	15,21	Actions for us: Seek advice from Hertfordshire Biological Records Trust.

Treat Green Belt as a local resource when considering planning issues.	8=	Actions for us: Agree.
Consult Dacorum Open Space Study and link background work	23	Actions for us: Co-ordinate outcomes of urban and rural studies.
Climate Change/Renewables		
Possible impacts of climate change on landscape: impact on trees especially beech trees; very sensitive to drought; oak etc affected by new insects or diseases that survive due to temperature changes; beeches planted to serve furniture industry and isn't actually natural - should we replant with other species now?; look at trees that can be used for wood fuel, but not too many conifers; need for landscape management.	8	Actions for us: Liaise with Natural England. Unlikely that beech will disappear, but will form part of more mixed woodland. Chilterns Conservation Board has Chilterns Woodlands Project, which could possible be extended to other woodlands. DBC owned woodlands Management Plans.
Buildings need to be well designed in terms of "eco-credentials".	8	Actions for us: adapting to climate change is a key issue for the Core Strategy . We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF.
Need to be aware of possible crop changes.	8	Crop changes will not come under planning controls, but could have an impact on the landscape.
Need to encourage public transport.	3,11	Actions for us: The Council is withdrawing its

		support for non-commercial services and it is currently unclear which services the County Council will continue funding.
Water availability flooding, water table, more unpredictable and extreme conditions. Open space key to helping ensure water available. Rainwater harvesting.		Actions for us: Liaise with Environment Agency and Water Companies.
Maintain and encourage woodland cover via new developments; link areas together to increase biodiversity*	15,24	Actions for us: Need to assess potential Green Infrastructure with other stakeholders.
Biomass / District Heating Schemes in new sites around Hemel.	8	Actions for us: Consider potential. Poor landscape quality to east of Hemel Hempstead but some high quality agricultural land.
Good "feed in" tariff would encourage generation.	8	Agree, but tariffs are a matter for Government policy.
Need to do <u>both</u> retrofitting at local level and big commercial enterprises.	8	Actions for us: Retrofitting more feasible under new GPDO. Need to identify location(s) for major renewable energy schemes.
DBC should provide leadership and ensure people have information to make rational decisions.	8	Actions for others: Forward comments to Environment and Sustainability Officer.
Wind farms - problem of visual impact on AONB and insufficient wind. Microgeneration can have implications in terms of visual impact. Support for ground	8	Actions for us: Ensure this is reflected in the Core Strategy.

source heat pumps as they are invisible once installed. Solar panels ok if they fit in with character of area / building.		
Need to help community centres and village halls to use sustainable fuels.	8	Actions for others: Forward to Community Development Agency Village Halls Advisory Service and Parish Councils.
Biomass, coppiced woods.	8	Land management issues.
Support local people who want to be self-sustaining.	8	Actions for others: Forward comments to Environment and Sustainability Officer.
Old cement works at Pitstone would be a good location for renewable energy.	8	Actions for others: Forward to Aylesbury Vale.
Population/Rural Housing Provision		
There was general agreement that it is important to encourage people, and in particular young people, to stay living within rural communities. It was felt to be important for diversity and future generations and to keep schools viable. Housing type needs to be affordable for young families.	1	Actions for us: Consider what scale of growth is appropriate.
However it was recognised that one dominant age group could lead to pressure on infrastructure. Different lifestyles lead to different housing needs.	1	Actions for us: Consider what housing mix is appropriate.

It was considered important that the views of young people themselves were sought.		Actions for others: These should be obtained through Parish Plans or Housing Needs Surveys.
There was also concern that villages might become dormitories. High cost of open market housing affects rural businesses.	1	Actions for us: also look at range of rural employment opportunities. Consideration will be given to the provision of homes with sufficient space for flexible/home working through the Core Strategy.
Affordable housing should be pepperpotted to avoid creating enclaves, but need to overcome resistance from Registered Social Landlords to taking up small sites. Aldwyck Housing Association - examples of small scale provision in Tring Rural Parish. Work with RSL to facilitate single unit take-up in developments.	1	Actions for us: Consider accommodation of small scale affordable housing schemes. Actions for others: Forward to the Housing Enabling Manager and Housing Forum.
Need for Council housing.		No such thing any more.
Suggested criteria for choosing sites: walking distance from facilities, but considering inclines and traffic volumes; on a bus route; near other houses; Housing Needs Survey done; 6-10 units.	1	Actions for others: Forward to the Housing Enabling Manager.
Restrict post-development extensions of properties via legal agreements.	8,15	Actions for others: Comment forwarded to Development Management.
Fuel poverty.		Actions for us: Investigate whether this is an issue.

Miscellaneous		
Issue of tranquillity is important as is the need to protect the most tranquil areas from more visual and audible intrusion.	4	Actions for us: Investigate CPRE classification
Ideally village would have: pubs, churches, schools, village greens, village hall and cricket pitch/sports facilities. Awareness of historic associations (e.g. canal, common etc) and individual character, style and location are very important.	3	Actions for us: Identify essence of character in core strategy.

Appendix 2:

Summary of Actions for Spatial Planning

Key:

Us - the Council's Spatial Planning officers
LDF – Local Development Framework

Place Workshops: Actions for 'Us'		
Actions	Place	LDF Action
Crime and anti-social Behaviour		
1. Issue - Reasonably safe place, however vandalism and criminal damage occurs on the streets, and there is drug dealing on the streets of Hemel Hempstead. These can be improved through additional CCTV monitoring in key places; addressing parenting skills; additional after school care facilities, which are less educational and more greenspace. Actions - the need for additional leisure space in Hemel Hempstead will be considered further through the LDF.	Hemel H.	Yes
Leisure and Recreation		
1. Issue - There is a request for more sports clubs and indoor and outdoor leisure facilities for the young. Our Open Space Study and Sports Facilities Studies considers the need for sports club facilities in the borough. Discussions are ongoing about the future of the private land at Miswell Lane recreational ground. The need for further investigation into the needs of the youth in Tring will be considered in light of the outcomes of these reports. Tring Sports Forum has proposed substantial outdoor recreational facilities at Dunsley Farm. Action - This and/or enabling development will be considered through the Core Strategy. As such, all needs will be considered further through the LDF process when considering change in the town.	Tring	Yes
2. Issue - Safe places to play are important. And a range of facilities for 12-18 year olds should be provided including the provision of facilities during school holidays. More greenspace is also required particularly in Hemel Hempstead town centre, Maylands Business Park and Apsley. New all weather pitches and further netball facilities for adults and allotments, as well as the potential loss of school pitches threatened through school expansion should all be considered with the growth of Hemel Hempstead. Action -	Hemel H.	Yes
3. Issue - There was a clear request for a number of facilities in the village including more allotment space, a swimming pool, a sports hall, a community centre, additional tennis courts and a new recreation ground. Action – Our Open Space Study and Sports Facilities Studies considers the need for new sports facilities in the borough. Any new provision will need to be assessed in light of these reports. We will explore opportunities to increase provision through new development in the village.	Markyate	Yes
4. Issue - Protect green space in villages and/or identify new space. Keep urban green space. Protection of amenity space is important. Action - Our Open Space Study considers the need for open space within the Borough; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process.	C'side	Yes
5. Issue - Facilities for children, community gathering area (sport and leisure), young people - somewhere to go/something to do. Action - our Sports Facilities Studies consider the need for these facilities in the borough. The	C'side	Yes

<p>need will be considered in light of the outcomes of these reports. As such we will consider need further through LDF process if considering change in the villages.</p>		
<p>6. Issue – Keep countryside alive by leisure use/amenities. Action – Consider balance between economic activity and leisure.</p>	C'side	Yes
<p>7. Issue – There is a need for more leisure and recreation facilities in the town, and in particular there is a need for more sports facilities. Action - Our Open Space and Sports Facilities Studies consider the need for new sports facilities in the borough. We are conducting a Facilities Improvement Study looking at the provision and need for sporting facilities across the borough. Any new provision will need to be assessed in light of these reports. We will explore opportunities to increase provision through new development in the village.</p>	Kings Langley	Yes
<p>8. Issue - A need for a number of leisure and recreation facilities was identified. These included the need for more facilities for children and teenagers, allotments, more parks and gardens, allotments and additional facilities to serve the footballing community amongst others. Action - Our Open Space and Sports Facilities Studies consider the need for new open space and sports facilities in the borough. Any new provision will need to be assessed in light of these reports. We will explore opportunities to increase provision through new development in the village.</p>	Bovingdon	Yes
<p>9. Issue - Further community facilities and open space should be provided. Action - both these points will need to be considered as part of looking at the level of growth and associated infrastructure needs in the town through the Core Strategy. In terms of open space, the Site Allocations document already identifies the possibility of additional leisure space through redevelopment of land in and around the Egerton Rothesay school site. This provides an opportunity to secure more open space through dual use of the new school playing fields and would need to be considered in greater detail as progress is made with the document.</p>	Berkhamsted	Yes
<p>10. Issue – Need to keep sports facilities central highlighted. Action - the LDF will seek to steer new development and maintain existing facilities in accessible locations.</p>	Berkhamsted	Yes
<p>11. Issue – Consult Dacorum Open Space Study and link background work. Action – Co-ordinate outcomes of urban and rural studies.</p>	C'side	Yes
<p>12. Issue - The most important leisure/tourism facilities were considered to be tea shops / cafes / toilet facilities / bins; B&Bs; campsites; car parks; rural Park & Ride; public transport. Other facilities related more to activities: fishing; off-roading; golf courses; adventure farms; riding stables; bike hire; narrow boats / marinas. Actions – Consider whether these facilities are needed and, if so, where they should be encouraged in association with relevant stakeholders (e.g. British Waterways).</p>	C'side	Yes
<p>13. Issue - Potential controls over visitor numbers at Ashridge - cordon off area for periods of time; increase car park charges; dedicated buses running to specific areas and change routes to control usage; publicise other local areas. Action – Liaise with National Trust re need for alternative 'honeypots'.</p>	C'side	Yes
<p>14. Issue - Economically led – alternatives such as</p>	C'side	Yes

<p>tourism/leisure need to be more profitable for farmer than wheat; increase employment for local people. Action - Tourism is regarded as supplementing farming activity, not supplanting it. Need to consider balance between activities/sources of income in Core Strategy.</p>		
<p>Services and Facilities</p>		
<p>1. Issue - The provision of more facilities especially for the elderly. Action - We can consider the need for improved facilities through the LDF process, particularly through the Site Allocations DPD</p>	Tring	Yes
<p>2. Issue – More Secondary schools will be needed with growth occurring. Action – The LDF will consider school infrastructure capacity and the development of further schools alongside HCC.</p>	Tring	Yes
<p>3. Issue - Anticipate social needs and consider a range of community facilities, including care for the elderly and shared space for faith groups for new neighbourhoods and regenerated areas. Action - We can consider the need for improved facilities through the LDF process, particularly through the Site Allocations DPD.</p>	Hemel H	Yes
<p>4. Issue - The provision of primary and secondary schools are in line with the growth of Hemel Hempstead. A range of educational provision is supplied, such as small vocational secondary schools. Action - The LDF will consider school infrastructure capacity and the development of further schools alongside HCC.</p>	Hemel H	Yes
<p>5. Issue – Residents felt that the doctor’s surgery is inadequate. It was felt that the surgery needs to be larger and should provide more services including a dentist support minor surgery. Action – Firstly, we shall raise the issue with the Primary Care Trust to fully understand the issues affecting the surgery. Secondly, if additional facilities are required then future development will be used to deliver these improvements.</p>	Markyate	Yes
<p>6. Issue – Concerns have been raised over the capacity at Markyate Primary School. Action – We are working with the County Council to understand future projections and its impact on new development within the village. Clearly, the capacity of the education system will have a big impact on future developments in the village.</p>	Markyate	Yes
<p>7. Issue – Residents felt that local shops and the post office should be retained. Action – Continue to protect and encourage shops along the High Street through planning policies in the LDF.</p>	Kings Langley	Yes
<p>8. Issue – Residents felt strongly that they did not want a supermarket in the village. Action – Take into account when considering the need and potential location of new supermarket development.</p>	Kings Langley	Yes
<p>9. Issue – Concerns were raised about the importance of keeping the local schools and taking their capacity into account when considering growth options. Action – We are working closely with the County Council to understand future projections and its impact on new development within the village. Clearly, the capacity of the education system will have a big impact on future developments in the village.</p>	Kings Langley	Yes
<p>10. Issue – Services for the elderly in the town should be given equal priority to that for the young. Provision is considered poor e.g. lack of a day centre. Action - the LDF seeks to meet the development needs of all sections of the</p>	Berkhamsted	Yes

community and this will be done according to identified needs. The Council's Social and Community Facilities Background Study (January 2006) does already identify a shortfall of daycare facilities for the elderly in the town. Consider further through the LDF process when considering change in the town.		
11. Issue – Residents felt there was a need to identify new sites for GP services. Action - The Council's Social and Community Facilities Background Study (January 2006) highlighted problems with the quality of buildings rather than the spread and provision of surgeries in the borough.	Berkhamsted	No
12. Issue – Shortfall of NHS dentists in the town raised. Action - The type of dental service provided is outside the scope of the Council. We will forward these concerns onto the PCT.	Berkhamsted	No
13. Issue - There is considered to be a shortfall of (primary) school places in the town. Action - We need to work closely with the Children School and Families team to ensure that the timing, scale and location of new housing matches the availability of school places. We also need to have appropriate policies in place to allow schools to expand where necessary. This is already being considered in detail as part of looking at growth issues in connection with the Core Strategy DPD. We are working with CSF on this issue. The position is complicated in the settlement in that there is a three-tier schooling in place and decisions will need to be made over this longer-term by the CSF.	Berkhamsted	Yes
14. Issue – Town centre toilets are of poor quality. Action - We would need to ensure that the town centre redevelopment of the High Street/Water Lane site secures improved replacement toilets. This is a requirement of the concept statement for the site.	Berkhamsted	No
15. Issue – Shortages of Post Offices, buses, fire station, drain cleaning and road maintenance, reliable gas and electricity supply, mains drainage. Action – Liaise with appropriate service providers and stakeholders, though some decisions (e.g. regarding Post Offices) are outside the Council's control.	C'side	Yes
16. Issue - Graveyard - spare space needed in Chipperfield. Action – Forward to Cemeteries Manager.	C'side	No
17. Issue - Elderly - non-car owners have problems; Post Offices; affordable accommodation for elderly and young people; bank access; community focal point; sheltered / warden assisted accommodation - release housing for families; more bungalows - accessible housing; shop. Action - Liaise with appropriate service providers and stakeholders, though some decisions (e.g. regarding Post Offices) are outside the Council's control.	C'side	Yes
18. Issue - Supporting infrastructure for rural businesses is declining or poor - poor quality and speed of broadband connections (Great Gaddesden, Chipperfield and Flaunden specifically mentioned), Post Offices, banks, agricultural facilities - abattoirs, grain stores. Action - Liaise with appropriate service providers and stakeholders, though some decisions (e.g. regarding Post Offices) are outside the Council's control. Government announcement - 100% broadband coverage by 2012.	C'side	Yes
19. Issue - Lack of supporting facilities for agriculture - nearest co-operative grain store in Cambridgeshire, no abattoirs in Hertfordshire - increases transport costs. Action - Changes came about as a result of Foot and Mouth etc. Also	C'side	Yes

reduction in livestock markets. Probably only slaughterers is for halal chicken at Shantock Hall Lane. Given limited scale of farming such facilities unlikely to be viable in the local area, but problem needs to be borne in mind.		
Transportation		
1. Issue – Town parking needs to be improved, in terms of lighting and affordability. Action – The LDF may be able to consider options to improve the parking situation.	Tring	Yes
2. Issue - Anticipate infrastructural needs. Actions - The infrastructure of the Borough will be considered further through the Hertfordshire Infrastructure Investment Strategy and our Sustainability Assessment advisors will advise us if a further study such as a Water Cycle Study is required.	Hemel H	Yes
3. Issue - Improve public transport particularly links between neighbourhoods to the town, railway station, Maylands Business Park, and provide better roads and road linkages when considering growth. Congested roads in the town such as Maylands need addressing. Actions - we are considering this further through our Core Strategy and Site Allocations DPDs.	Hemel H	Yes
4. Issue - pedestrian safety around the village needs to be improved particularly along the High Street. Action – We will need to work with the County Council to secure improvements in the village. Measures will be taken forward by the Core Strategy and Site Allocations documents.	Markyate	Yes
5. Issue - Transportation issues were considered to be among those affecting residents the most. Issues raised included: tackling congestion in the High Street, improving street furniture, improving the pedestrian environment and improving car parking and public transport generally. Action – We are considering, through the Core Strategy, whether improvements can be made to the High Street to tackle congestion, parking and the pedestrian environment.	Bovingdon	Yes
Environment		
1. Issue – Need mechanisms to adapt to climate change. Action – Climate change issues will be addressed by the Core Strategy.	Tring	Yes
2. Issue - Retain market town character and encourage shop owners to maintain facades. The range and variety of shops are declining. Pedestrianise the High Street 1-2 days per week. Action - Any change will need to be considered in the context of our Retail and Leisure study, which identifies the need for new provision in the borough. Careful consideration will be given to the retail element of the town and the character of the town through the LDF process. The Town Centre strategy will also be reviewed through the LDF process.	Tring	Yes
3. Issue - Maintain and enhance the Conservation Area along the High Street. Improve the lighting along Brook Street, but not too intrusively for residents. Action - Careful consideration will be given to the character of the High Street through the LDF process.	Tring	Yes
4. Issue - Encourage greywater use and renewable energy and install in all new houses. Action - Adapting to climate change is an important issue and is central to the Core Strategy.	Tring	Yes
5. Issue - We need to improve the Nickey Line to link to existing and new green spaces in Hemel Hempstead and	Hemel H	Yes

<p>protect existing parks, woodlands, wildlife spaces and Green Belt, especially the Gade and Bulbourne Valleys and the Grand Union Canal. Jarman Park should be made more attractive and general biodiversity should be enhanced. There should be more tree planting for shade and additional allotments near residential areas. Action - adapting to climate change and providing good levels of connective greenspace and enhancing wildlife spaces are important issues that will be considered in the Core Strategy. The growth of Hemel Hempstead will consider the need for additional allotment space, particularly in the design of new neighbourhoods.</p>		
<p>6. Issue - Retain and preserve Old Town character, preserve views of Gadebridge Park and St. Mary's Church and improve Queensway by enhancing listed buildings. Improving pedestrian access through the town centre from the Old Town to Riverside. Actions - Any change will need to be considered in the context of our Retail and Leisure study, which identifies the need for new provision in the borough. Careful consideration will be given to the retail element of the town and the character of the town through the LDF process. The Town Centre strategy will also be reviewed through the LDF process.</p>	Hemel H	Yes
<p>7. Issue - Buildings should have long-life materials, and be more energy efficient. Development at Waterhouse Square is an opportunity for the Council to lead on Climate Change Issues and renewables in their Council offices. DBC should extend recycling to include commercial waste. Consider incineration, SuDs and renewable energy generation when planning new neighbourhoods. This should also be considered in the regeneration of Maylands Business Park and for the old and new Hospital sites in Hemel Hempstead. Action - Adapting to climate change is an important issue and is central to the Core Strategy. The incineration and renewable energy generation ideas will be considered in the development of the Maylands Gateway Brief and the Area Action Plan for Hemel Hempstead as part of the LDF.</p>	Hemel H	Yes
<p>8. Issue - Key views in the town and countryside should be protected and enhanced. Accessibility of existing greenspaces and the countryside should be protected. Action - these issues will be considered in the place strategies, as part of the Core Strategy for the LDF.</p>	Hemel H	Yes
<p>9. Issue - We need mechanisms to adapt to climate change. Action - Adapting to climate change is a key issue for the Core Strategy and Site Allocations DPDs.</p>	Hemel H	Yes
<p>10. Issue - New housing developments should have high sustainability credentials. Action - adapting to climate change is an important issue and will form part of the Core Strategy and Site Allocations DPDs. We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF.</p>	Markyate	Yes
<p>11. Issue - The canal, the common and primary school grounds were noted as important wildlife links/habitats. Action - wildlife resources within Kings Langley were mapped for our Urban Nature Conservation Study. Development options will be considered in the light of the outcomes of this Study. As such we will need to consider which sites, if any, to protect for their wildlife resources through the LDF process.</p>	Kings Langley	Yes
<p>12. Issue - Need to retain open space, key views and the historic character of the village. Action - Careful</p>	Kings Langley	Yes

<p>consideration will be given to the character of the village through the LDF process. Our Open Space Study considers the need for open space within the Borough; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process.</p>		
<p>13. Issue - There is a need for additional open space in the village. Action - Our Open Space Study considers the need for open space in the borough. Any demand will need to be considered with regard to the outcomes of this report. As such we will consider need further through LDF process if considering change in the village.</p>	Kings Langley	Yes
<p>14. Issue - Need mechanisms to adapt to climate change. Action – Climate change issues will be addressed by the Core Strategy.</p>	Bovingdon	Yes
<p>15. Issue – Greater energy efficiency required from existing and new housing. Action - Adapting to climate change is a fundamental issue and will be an essential part of the strategy in the Core Strategy and within the Site Allocations DPD. We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF.</p>	Bovingdon	Yes
<p>16. Issue – The Canal is an important greenspace. Action - The canal is recognised in the Open Space Study as an important open space within Berkhamsted and Northchurch. It is also mapped as an important wildlife resource in the Urban Nature Conservation Study. We need to consider Development options be in the light of the outcomes of this Study.</p>	Berkhamsted	Yes
<p>17. Issue - Need to retain and protect open spaces, key views and the historic character/built heritage of the town. Some suggestions to extend the Conservation Area. Action - Careful consideration will be given to the character of the town through the LDF process. The Dacorum Urban Design Assessment has already identified key features of the town and highlighted important design principles that should be followed. Actions for others: We have forwarded the issues regarding the historic character of the town to our Conservation and Design Team who are undertaking conservation area appraisals throughout the Borough. This could look at whether any reviews to the boundary of the Conservation Areas is appropriate.</p>	Berkhamsted	Yes
<p>18. Issue - Support for protecting existing and improving levels of all forms of open space. Concern that new development is providing insufficient open space. Highlight that some parts of the town are poorly provided with open space. Action - The Council's Open Space Study considers the need for open space within the Borough and the larger settlements; the need to retain open space will be considered in the light of this report and appropriate action will be taken through the LDF process. Larger residential schemes are required to provide open space/play space as a key component of any scheme, although levels may vary depending on site-specific circumstances. Additional leisure space could be secured as part of the redevelopment of the Egerton Rothesay School site and adjoining land.</p>	Berkhamsted	Yes
<p>19. Issue - The following sensitive landscape areas were identified as having been omitted from the map - Upper and Lower Bulbourne, Bourne Gutter, Black Poplar area (Boarscroft Vale), Boxmoor Trust land, Flaunden; features</p>	Berkhamsted	Yes

<p>such as hedgerows; footpaths; Area of Outstanding Natural Beauty; historic landscape; Conservation Areas; canal; reservoirs; Sites of Special Scientific Interest; chalk streams and grasslands; woodlands. Action - Some of these areas will be picked up as Wildlife Sites. It would be too time consuming to identify all hedgerows. The omissions regarding the historic environment will be remedied. Consider which elements should be included in the Core Strategy.</p>		
<p>20. Issue - Key features to be preserved and enhanced in the villages and/or wider countryside included: identify vistas; historic gardens; should be statutory protection of historic landscapes; village greens / commons / open access land; features that are unlisted but still historical and integral to the area; large space for wildlife, buffers, linkages; churches, churchyards. Action – Identify important vistas and liaise with Conservation regarding historic landscapes.</p>	C'side	Yes
<p>21. Issue - Consider industrial heritage in development planning. Action - Need to identify such features in the countryside with assistance of HCC Archaeological Unit and DBC Conservation Team.</p>	C'side	Yes
<p>22. Issue – Revisit MORI study in Landscape Character Assessment – gives some public opinions. Action – Closer examination of Landscape Character Assessment and liaise with HCC Landscape (Simon O'Dell).</p>	C'side	Yes
<p>23. Issue – Areas in need of environmental improvement : river corridors (rivers overgrown, litter, dumping, maintenance); low flows (protect against overabstraction); intrusive development along river valleys; currently no vision for rivers (e.g. Hemel town centre); encourage use of rivers; co-operation over river maintenance and adjacent development. Action - Liaise with Environment Agency re Management Plans and Water Company regarding abstraction. Consider cohesive policies for river valleys.</p>	C'side	Yes
<p>24. Issue - Countryside on edge of settlements i.e. urban fringe - carry out a study. Treat Green Belt as a local resource when considering planning issues. Action - Previous study carried out in 1985 which led to identification of Landscape Development Areas in Local Plan. Actions for us: Consider Countryside Agency approach to Countryside In and Around Towns, now being incorporated into Natural England's approach to Green Infrastructure. Ten potential functions are identified : a bridge to the country; a gateway to the town; a health centre; a recycling and renewable energy centre; a productive landscape; a cultural legacy; an engine for regeneration; a nature reserve.</p>	C'side	Yes
<p>25. Issue - Canal is an underused resource and an important corridor for wildlife and cycling. Action - Actions for us: Liaison with British Waterways in past identifying possible locations for marinas/ capacity etc. This could be revisited. Also Sustrans proposal to create strategic access corridors along the Aylesbury and Wendover Arms in the long term. Project to restore Wendover Arm (Wendover Arm Trust)</p>	C'side	Yes
<p>26. Issue - Need to realise can't control everything (land privately owned) - need support of landowners. Working countryside is not necessarily pristine. Action - Try to influence landowners through Country Land and Business Association.</p>	C'side	No
<p>27. Issue – Desirable to extend AONB woodland management survey to Hertfordshire's woodlands. Action - Encourage</p>	C'side	Yes

spread of Chilterns Woodlands approach more widely.		
28. Issue - Possible impacts of climate change on landscape: impact on trees especially beech trees; very sensitive to drought; oak etc affected by new insects or diseases that survive due to temperature changes; beeches planted to serve furniture industry and isn't actually natural - should we replant with other species now?; look at trees that can be used for woodfuel, but not too many conifers; need for landscape management. Also need to be aware of possible crop changes which could impact on landscape. Actions - Liaise with Natural England. Unlikely that beech will disappear, but will form part of more mixed woodland. Chilterns Conservation Board has Chilterns Woodlands Project, which could possible be extended to other woodlands. DBC owned Woodlands Management Plans.	C'side	Yes
29. Issue – Wildlife strips not adequate. Action – Seek advice from Hertfordshire Biological Records Centre.	C'side	Yes
30. Issue – Need more tree planting/woodland management. Action – Need to assess potential Green Infrastructure with other stakeholders.	C'side	Yes
31. Issue - Maintain and encourage woodland cover via new developments; link areas together to increase biodiversity. Action - Need to assess potential Green Infrastructure with other stakeholders.	C'side	Yes
32. Issue - Grazing sheep and timber processing facilities help to protect the landscape. Action - Continue to support appropriate management measures.	C'side	Yes
33. Issue – Tranquillity is important, as is the need to protect the most tranquil areas from more visual and audible intrusion. Action – Investigate CPRE classification.	C'side	Yes

Town Centre		
<p>1. Issue - The town centre should belong to a community not just a place for shops. Better integration of the Old Town and the town centre. Better access from the train station to the town centre and enhance the train station. The town centre should have identified gateways, well managed more greenspace like Welwyn Garden City, a bus station and mixed uses that provide a welcoming and safe town in the evenings for leisure purposes. Action - These issue will be addressed by the Waterhouse Square development and considered within our Core Strategy when considering options for change in the town centre.</p> <p>2. Issue – Markyate has witnessed a decline in shops throughout the 20th Century and it is seen as a serious issue for the village. It became clear that more shops were needed along the High Street. Action – There are some opportunities to introduce new shops as part of development proposals. The Core Strategy and Site Allocations document will consider this.</p> <p>3. Issue - Town centre redevelopment of the High Street / Water Lane site needs to be very high quality and not led by supermarkets. Action - The Council already has a concept statement in place to guide development of the site. This seeks a high quality of development that respects the historic nature of the town centre and its local context.</p>	Hemel H	Yes
	Markyate	Yes
	Berkhamsted	No
Neighbourhoods (HH only)		
<p>1. Issue - The sustainable pattern of development of residential areas surrounding a local centre, with play facilities, open space, community facilities and good transport links, needs to be preserved. There needs to be a good diversity of housing in existing and new neighbourhoods. Action - The desire for sustainable development is taken forward in the Core Strategy of our LDF. The future growth of Hemel Hempstead will carry forward this characteristic as a core principle.</p> <p>2. Issue - Community facilities need to be well managed and promote events and classes taking place (internet/notice boards). Churches need additional space and they could share community centre spaces. Local Centres should have more landscaping – plants and trees and more noticeable notice boards to improve their appearance and reduce hard surfaces. The signage of places is generally poor and could be improved. Action - improving existing neighbourhoods and local centres will be taken forward in the Core Strategy.</p>	Hemel H	Yes
	Hemel H	Yes
GEAs		
<p>1. Issue - Need to consider the effect of Buncefield on the expansion of Maylands and the possibility of expanding to the east. Action - this will be considered in the in the Area Action Plan of the Core Strategy.</p> <p>2. Issue - Attract high-tech industries to develop or install innovative solutions for reducing carbon emissions. Retain pockets of employment around the town but accommodate large employment developments at Maylands Business Park. Action - Adapting to climate change and a desire for sustainable development are both important issues and are central to the Core Strategy. Retaining a spread of local employment is important to achieving these ambitions.</p>	Hemel H	Yes
	Hemel H	Yes

<p>3. Issue - Attract high employment uses rather than large storage facilities. Action - this will be considered in the Area Action Plan of the Core Strategy.</p>	Hemel H	Yes
<p>4. Issue - Employment areas should be made more attractive with landscaping, trees and plants. Improve the centre of Maylands making it more attractive and beneficial to users e.g.provide leisure and social facilities and sustainable transport services such as cycle ways and bus services. Action - Landscaping measures identified in the Maylands Masterplan will be considered to improve the area. Leisure and social facilities have also been identified in the Maylands Masterplan and the Maylands Gateway Brief. These aspirations for Maylands Business Park and other GEAs will be considered further in the Area Action Plan of the Core Strategy.</p>	Hemel H	Yes
Development Options		
<p>1. Issue - A number of comments were made on the sites that have been put forward to us for consideration. There were no other suggestions for sites for Gypsy and Travellers. Actions - The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. Key issues will be considered in the Core Strategy, while the decision on which sites to be taken forward will usually be made through the Site Allocations DPD. It is clear that there are likely to be significant impacts for the town resulting from housing, employment and Gypsy and Traveller development. It is vital that we recognise these impacts and give them appropriate consideration throughout the Site Allocations DPD process. In addition, a number of sites that were put forward as additional options will be appraised and considered further in the narrowing down process.</p>	Tring	Yes
<p>2. Issue - Key worker housing, affordable homes, mixed tenure housing, smaller homes for the elderly, supported living and HCC Extra-Care Housing were all stated as particular types of additional housing requirements. Actions - we will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment, which looks at affordability of housing, will help to consider demographic forecasts to establish the future need for particular types of housing and guide the policies we should follow. The options for development sites will be narrowed down through the Site Allocations DPD.</p>	Tring	Yes
<p>3. Issue - A number of comments were made on the sites that have been put forward to us for consideration. It was stated that Gypsy and Traveller sites should not be located near the gateways of towns. Growth should be delivering new sustainable neighbourhoods with new local facilities, rather than adding to neighbourhoods because it is easier to plan for required infrastructure. Action - The specific comments made on the type of development proposed and the potential locations for these will be integrated into the decision making process. Key issues will be considered in the Core Strategy, while the decision on which sites to be taken forward will usually be made through the Site Allocations DPD.</p>	Hemel H	Yes
<p>4. Issue - An overall strategy is needed for the phased</p>	Hemel H	Yes

<p>delivery of infrastructure required for the housing. Action - We are considering this further through our Core Strategy and LDF.</p>		
<p>5. Issue - Key worker housing, affordable homes (more terraced houses, less flats), mixed tenure housing (particularly rented) and smaller homes for the elderly were all stated as particular types of additional housing requirements. Action - We will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment and the Development Economic Study will be looking at the types of housing required and affordability of housing in the Borough.</p>	Hemel H	Yes
<p>6. Issue – The Eastern Option is accessible to the employment area, M1 motorway and the north of England, the area is flat, and the M1 creates a clear boundary. This option will generate more funding for infrastructure because of the Maylands regeneration scheme. There is a possibility of increasing the land area of Buncefield and the area is more flexible for schooling provision for the new neighbourhoods created. However there is poor access to the train station, Buncefield terminal is close by and is a hazardous area and this option would cause considerable additional traffic congestion with noise pollution from the motorway. Action – These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>7. Issue – The Northern Option would deliver a northern bypass, which is a clear boundary between the settlement and the countryside. It would utilise the existing capacities of schools and the NW area is nearer to the train station. It is also an opportunity for more facilities and the chance to enhance the existing nearby neighbourhoods. However, there is difficulties with the existing road network, which might not be overcome by an expensive northern bypass and some of the area is some distance from the train station. There may also be some ecological constraints. Action – These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>8. Issue – In the case of the dispersed option, different areas would take the load and this would reduce the effects on existing communities, and would be more sustainable than the other options. The infrastructure costs may be less but it is hard to manage creeping development and infrastructure needs. There would be more pressure on bus services, more rat running and traffic congestion everywhere. Blob 3 was considered a big problem with existing road structure and traffic congestion and proposed developments at Manor Estate. Action - These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>9. Issue - Four of the eight groups preferred the eastern option and one other group thought that parts of the eastern option would be quicker to deliver and another had it as their second priority. One group preferred the northern option and another group considered it as their second priority, because it had a better balance with the town centre. Delivering the growth as a new town was also preferred as was siting the growth at Bovingdon airfields. Action - These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>10. Issue - The main infrastructure needs highlighted include: a</p>	Hemel H	Yes

<p>hospital with full facilities; improved roads; a northern bypass; more schools; employment opportunities; local centres for new neighbourhoods with a range of facilities; more cultural facilities; more library provision; more community centres; more places of worship particularly a mosque; water, waste and power facilities; drainage; good tree planting; district heating; park and ride schemes; greenspace and allotments; transport links to stations and centre – tram; and identity. Action - These issues will be considered further as part of growth strategy in the Core Strategy.</p>		
<p>11. Issue - Three of the eight groups preferred green blobs 8 and 9 and two groups rated them as their second priority. Two other groups preferred just 8 coming forward and two further groups also liked blob 8 as their second choice, however one group was concerned on the impact blob 8 may have on Howe Grove. Blob 4 was the next most liked blob out of the groups. The least preferred green blob was 2. Action - These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>12. Issue - Two groups out of 8 preferred blobs 11 and 12(a+b). Two other groups thought blob 11 alone would be preferable and a further two groups preferred blob 3. Blobs 10(a+b) and 14(a+b+c) were mainly considered as second and third priorities. Action - These issues will be considered further as part of growth strategy in the Core Strategy.</p>	Hemel H	Yes
<p>13. Issue - A number of comments were made on potential housing, employment and Gypsy and Traveller sites in and around the village. The overarching concern was the need to maintain Markyate as a village and to respect the historic character of the village. The possible redevelopment of Hicks Road has some fundamental implications for the village including the future of employment land and shopping in the village. Action - the comments made will be integrated into the selection of sites for each of these uses.</p>	Markyate	Yes
<p>14. Issue - Many recommendations were put forward on proposed housing, business and Gypsy and Traveller locations including specific constraints to development. Although no firm consensus was reached amongst the group, the important outcomes of the discussion were that there may be some merit in extending the village if open space is incorporated, but that it should not constitute sprawl development. Action – the comments made will be incorporated into the selection of sites for each of these uses.</p>	Bovingdon	Yes
<p>15. Issue - Fundamental issues surrounding whether the village should pursue population stability or growth were discussed. Respondents felt that it was important for young people to stay in the village, and to encourage demographic diversity. They felt that limited natural growth was appropriate for the village. Action – The comments made will be taken into account when considering the appropriate level of growth for the village, and the appropriate type of housing.</p>	Bovingdon	Yes
<p>16. Issue – Attendees felt that there was a need for more affordable housing, and for smaller housing. They also mentioned that there is a need for key worker housing. Action - we will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment, which looks at affordability of housing, will help us to consider demographic</p>	Bovingdon	Yes

forecasts to establish the future need for particular types of housing and guide the policies we should follow. The options for development sites will be narrowed down through the Site Allocations DPD.		
17. Issue - A number of comments were made on the sites that have been put forward to us for consideration for residential development. Comments made about additional sites include developing the telephone exchange for residential and support for the retention of Wayside Farm. Action – the comments made will be incorporated into the selection of sites for each of these uses.	Kings Langley	Yes
18. Issue – there is general consensus that smaller sites are preferable to large sites for new development and that infilling is the preferred method of development. Action – the comments made will be incorporated into the selection of sites for each of these uses.	Kings Langley	Yes
19. Issue – residents felt strongly that coalescence with other settlements is avoided. Action – this will be taken into account when developing options for growth at the village.	Kings Langley	Yes
20. Issue – After discussing the appropriate level of growth for the village, it was concluded that Limited growth would be appropriate because residents do not want village to expand significantly, but it must have some growth in order to prosper. Action - We will need to consider what scale of growth is appropriate for the village, taking into account a number of factors including demographic forecasts and school capacity levels.	Kings Langley	Yes
21. Issue - there is a need for affordable housing, for sheltered accommodation, including housing for the elderly, and for 1-2 bed starter homes. Action - we will need to consider the need for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment, which looks at affordability of housing, will help us to consider demographic forecasts to establish the future need for particular types of housing and guide the policies we should follow. The options for development sites will be narrowed down through the Site Allocations DPD.	Kings Langley	Yes
22. Issue - Need for an integrated development strategy which considers housing type needed and services for support. Action - we will consider the need for all types of housing development in light of the evidence of need (see above). We also need to consider the appropriate level of growth for the village and the infrastructure required to support it.	Kings Langley	Yes
23. Issue – It is important to attract and retain young people to/in village. Action - consideration will be given to the appropriate mix of housing and leisure facilities through the Core Strategy.	Kings Langley	Yes
24. Issue - Growth should be proportionate and needs to be linked to the protection of the character of the town, the provision of affordable housing, a balance of employment and the ability of the local infrastructure (e.g. school places, community facilities, open space etc.) to support it. Some concerns raised that the town is overdeveloped. Some suggestion that the A41 bypass forms a natural new edge to outward growth of the town. Action - We will need to consider what scale of growth is appropriate for the town and where this should occur through the settlement visioning to the Core Strategy. This needs to take into account a number of factors including long-term Green Belt boundaries, demographic forecasts, local infrastructure	Berkhamsted	Yes

capacity, and school capacity levels.		
25. Issue - Infrastructure must be in place before any new development. Action - We will need to consider what scale of growth is appropriate for the town through the Core Strategy taking into account the capacity and availability of local infrastructure to accommodate this.	Berkhamsted	Yes
26. Issue - Support for retaining BFI site and associated employment and to allow expansion there. However it is acknowledged that this is a complicated site to deal with and that there are constraints on it e.g adjoining sports fields, parking concerns, landownership etc. Action - This is a sensitive and open site in the Green Belt. It also includes a number of listed buildings. The Council acknowledges its importance for national archiving of film media and television output and contribution to local employment. However, this needs to be balanced against the planning constraints associated with the site. These issues need to be dealt with through the emerging strategy for the town in the Core Strategy and site specific-matters through the Site Allocations DPD.	Berkhamsted	Yes
27. Issue - The former social services site on Manor Street should be retained in community use rather than housing. Facilities for the elderly suggested together with its use as a possible travellers site. Action - This site needs to be considered in detail through the Site Allocations DPD. A balance needs to be struck between protecting community facilities where appropriate and their alternative reuse for housing. The site provides a sustainable location for residential, would contribute to the supply of housing from previously developed land, and would reduce pressure for the need for potential greenfield releases elsewhere. However, its use as a gypsy and traveller site is problematic given its central location, position within a Conservation Area, and access issues for caravans.	Berkhamsted	Yes
28. Issue - Ashlyns school has more land than it needs, which could be released for greenfield development. Action - Any release of greenfield land needs to be considered in detail through growth related issues in the Core Strategy and the Site Allocations DPDs.	Berkhamsted	Yes
29. Issue - Some housing sites considered unsuitable because of poor access and dangerous junctions. Action - We need to consider the suitability of any release of greenfield land through growth related issues in the Core Strategy and the site-specific issues through the Site Allocations DPD.	Berkhamsted	Yes
30. Issue – There was general agreement that it is important to encourage people, and in particular young people, to stay living within rural communities. It was felt to be important for diversity and future generations and to keep schools viable. Housing type needs to be affordable for young families. Action – Need to consider scale and type of growth for each village.	C'side	Yes
31. Issue - One dominant age group could lead to pressure on infrastructure. Different lifestyles lead to different housing needs. Action – Consider what housing mix is appropriate.	C'side	Yes
32. Issue – Concern that villages might become dormitories. High cost of open market housing affect rural businesses. Action – Look at range of rural employment opportunities. Consider provision of homes with sufficient space for flexible/home working.	C'side	Yes
33. Issue - Affordable housing should be peppercotted to avoid	C'side	Yes

<p>creating enclaves, but need to overcome resistance from Registered Social Landlords to taking up small sites. Examples of small scale provision in Tring Rural (Aldwyck Housing Association). Work with RSL to facilitate single unit take-up in developments. Action – Consider accommodation of small-scale affordable housing schemes.</p>		
Canal		
<p>1. Issue - The Canal is seen as a key asset in Berkhamsted and Northchurch in terms of its character, heritage and the importance of the canalside environment. Sustaining and improving access to the canalside and the use of the waterway is also encouraged. Action - The canal is recognised as an important historical, open space and wildlife resource and linear route within Berkhamsted and Northchurch. The Council will seek to protect and take opportunities to enhance its role when opportunities arise through the Core Strategy and Site Allocations DPD. The Council continues to work with CARP to enhance and promote the importance of the Canal in Berkhamsted, although its remit does not extend to Northchurch.</p>	Berkhamsted	Yes
Miscellaneous		
<p>1. Issue - Oppose airport expansion. Action - Proposals for airport expansion have been set by the Government. DBC seeks to limit the impacts of the airport e.g. influencing night noise policy, in respect of comments on aircraft routing.</p>	Tring	Yes
<p>2. Issue - Encourage businesses to the area, which are appropriate to local employment needs and labour skills. Action - careful consideration will be given to the expansion of Maylands Business Park and the town centre and local centres, and maintaining sustainable employment in the Borough through the LDF process.</p>	Hemel H	Yes
<p>2. Issue - The design of flats should include ground floor gardens and top floor roof gardens. Action - we will consider the need for private amenity space in the LDF.</p>	Hemel H	Yes
<p>3. Issue – There are concerns that young people, who are needed in the village, cannot afford to live here and are unable to find appropriate housing. Action – The need for affordable housing is recognised and the Core Strategy and Site Allocations documents will seek opportunities to secure such housing.</p>	Markyate	Yes
<p>4. Issue – There is also concern that the village’s population would not sustain key services, shops and the local economy in general. Action – The desire for appropriate population growth to sustain the vitality of the village is an important issue that will need to be taken forward through the Core Strategy when considering options for change in the village. We also will consider the issue of affordability and consider bringing forward appropriate schemes for affordable and social rented housing with the help of third parties.</p>	Markyate	Yes
<p>5. Issue - New development should be distinctive and sympathetic to the character of the village. Action - careful consideration will be given to the character of the village when considering the 'vision' for the village to be included in the Core Strategy, and will be a consideration when considering new development in the village.</p>	Kings Langley	Yes
<p>6. Issue - Maintain some local employment land and</p>	Kings	Yes

encourage home working. Action – Careful consideration will be given to the balance of land uses when considering potential development locations. Consideration will also be given to the provision of homes with sufficient space for flexible/home working through the Core Strategy.	Langley	
7. Issue - Use planning gain/partnerships to help solve problems. Action - consideration will be given to the potential for planning contributions to help ease current problems in the forthcoming developer contributions SPD.	Kings Langley	Yes
8. Issue - Canal is under utilised due to the poor condition of the towpath. Resurfacing the towpath would make it more accessible to wheelchair users, pushchairs and cyclists. Action - consideration will be given to the potential to fund resurfacing of the towpath through planning contributions.	Kings Langley	Yes
9. Issue - There are concerns over the future of the village's business community. These concerns centred over the shortage of local labour, shortage of small business start up units and general lack of employment options for teenagers. Action - The future role of the village will be explored through the Core Strategy. Furthermore, the need for additional employment land and the wider implications will need to be considered through the Core Strategy and Site Allocations DPD.	Bovingdon	Yes
10. Issue – It was considered important to maintain the identity and community spirit of the village. Action – this is a key consideration for the development of the Core Strategy.	Bovingdon	Yes
11. Issue - There is a need to provide more social housing which will help tackle the housing waiting list and affordability issues, and provide for a more balanced community. They should be carefully distributed within any development. Reasonable provision of housing for elderly noted. Action - Affordable housing is a key issue for the LDF to address. We will need to consider the demand for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment and Development Economics Study together look at the affordability of housing and the mix of housing types. They will help to inform and guide the policies we should follow in terms of tenure mix and housing type.	Berkhamsted	Yes
12. Issue - There are too many flats being built. Action - We will need to consider the demand for all types of housing development in light of the evidence of need. The Strategic Housing Market Assessment and Development Economics Study together look at the affordability of housing and the mix of housing types. They will help to inform and guide the policies we should follow in terms of tenure mix and housing type.	Berkhamsted	Yes
13. Issue - Concern over proposed locations for gypsy and traveller sites in the town, including access, proximity to Grand Union Canal, the CAONB, and residential areas, there isolated location (in some cases), and impact on the valley side. Action - The broad criteria for selecting suitable locations will need to be established in the Core Strategy, with more detailed site-specific issues to be dealt with through the Site Allocations DPD.	Berkhamsted	Yes
14. Issue - Concern that suggested housing sites are focussed to the east and west of the town. Action - the spread of suggested sites simply reflect current unimplemented Local Plan allocations and sites put forward by landowners/ agents/ developers as part of the Site Allocations DPD.	Berkhamsted	Yes

Options for housing growth in the town will be tested through the Core Strategy.		
15. Issue - Lack of employment locally and need to consider opportunities for small businesses. Action - The LDF seeks to secure sustainable settlements, including establishing a reasonable balance between housing and employment. However, in the case of Berkhamsted and Northchurch there is also a strong out-commuting pattern to employment, particularly to London, and there are only a few established business areas in the settlement. Therefore, the Council will principally be looking to retain existing employment opportunities by safeguarding employment areas and promoting a mix of uses in the town centre. This will also help foster some opportunities for smaller businesses to establish in the town.	Berkhamsted	Yes
16. Issue - The needs of young people are often not well catered for because of a current lack of social and leisure facilities or funding to support existing provision. Affordable housing also seen as aiding their retention within the town. Action – We need to consider how new social and leisure provision and existing facilities might be encouraged or supported through the Core Strategy and through specific site allocations within the Site Allocations DPD. Similar action required in respect of the mix of housing.	Berkhamsted	Yes
17. Issue - A number of points made regarding the nature of the town and ensuring new development respects local/historic character. Key concerns were to maintain local distinctiveness, heights of buildings and key entrances into the town. Action - Careful consideration will be given to the character of the town through the LDF process. The Dacorum Urban Design Assessment has already identified key features of the town and highlighted important design principles that should be followed.	Berkhamsted	Yes
18. Issue - Concern over continuing infilling in residential areas. Action – see response to Issue 18. above.	Berkhamsted	Yes
19. Issue – Need to strengthen and better define the centre of town given its linear nature. Action – see response to Issue 18. above.	Berkhamsted	Yes
20. Issue - Promote market town image through rebuilding of ancient market hall. Action – see response to Issue 18. above.	Berkhamsted	Yes
21. Issue - More trees should be provided in public places. Action - This could be considered as and when specific development opportunities arise on public land. However, this may not be suitable in all cases. This comment will be forwarded to Valuation and Estates.	Berkhamsted	Yes
22. Issue – Ideally villages would have: pubs, churches, schools, village greens, Village hall, cricket pitch/sports facilities, awareness of historic associations (e.g. canal, common etc), individual character, style and location. Action – Identify essence of character in Core Strategy.	C'side	Yes
23. Issue – Need for education regarding Country Code, landowners' responsibilities, advice on footwear etc. Educate people to respect the countryside. Action – Arrange for information to be available through Dacorum Digest/Council website.	C'side	Yes
24. Issue – Water availability, flooding, water table, more unpredictable and extreme conditions. Open Space key to helping ensure water available. Rainwater harvesting. Action – Liaise with Environment Agency and Water	C'side	Yes

Companies.		
25. Issue – Biomass / District Heating Schemes in new sites around Hemel. Action - Consider potential. Poor landscape quality to east of Hemel Hempstead but some high quality agricultural land.	C'side	Yes
26. Issue – Need to do both retrofitting at local level and big commercial enterprises. Action - Retrofitting more feasible under new GPDO. Need to identify location(s) for major renewable energy schemes.	C'side	Yes
27. Issue – Windfarms - problem of visual impact on AONB and insufficient wind. Microgeneration can have implications in terms of visual impact. Support for ground source heat pumps as they are invisible once installed. Solar panels ok if they fit in with character of area / building. Biomass, coppiced woods. Action - Ensure this is reflected in the Core Strategy.	C'side	Yes
28. Issue – Buildings need to be well designed in terms of "eco-credentials". Action - Adapting to climate change is a key issue for the Core Strategy . We can take forward recommendations to require new development to be built to high energy efficiency standards through the LDF.	C'side	Yes
29. Issue - Farmers markets not that significant, but have important role in helping to focus on and promote locally produced food. They should have more publicity. Action - Provide more publicity for farmers markets in Dacorum.	C'side	No
30. Issue - National policies – set aside land. Action – Keep abreast of changes. Set-aside policies under review by government. Increased grain prices may be a threat, increasing ploughed area.	C'side	Yes
31. Issue - How much do 'hobby' farmers contribute to the rural economy? Action - No information on number of 'hobby farmers' in Dacorum. Generally they may keep a few animals, but rent most of the land out to tenant farmers, which contributes to the rural economy.	C'side	Yes
32. Issue – Horseculture: subdivision of fields; affects management of fields - either monoculture of grass or land taken over by problem species such as ragwort; good effect - can tie in with farming so a form of diversification; bad effect - hedgerow loss. OK on low quality grazing land. Economic use for small fields no longer viable for other agricultural uses. Need to distinguish between AONB and Green Belt (control more strictly in AONB). The key is quality of how it's done and how it fits in with the surrounding landscape. Cumulative impacts. Can help wider economy - e.g. demand for feed etc. Need to encourage young people to ride therefore need grazing. Reason why people visit countryside. Need to ensure location of stables near bridleways. Limited Bridleway network in Borough - improve and formalise? Actions - Current policy on equestrian activities focuses on stables and not the landscape impact, though it does mention subdivision of fields into small paddocks with stables and fencing in each area. More emphasis on hedgerow loss needed. Investigate whether parts of the AONB are sufficiently affected by horseculture to justify restrictive policies. Need study to assess impact on landscape and possible areas, which are at capacity? May be issue of vacant stables proposed for conversion, and later need for replacement.	C'side	Yes

Appendix 3:

Summary of Actions for Others

The 'Summary of actions for others' identifies issues and potential actions that have been passed on to the relevant service providers for their consideration.

Key

Providers:

- British Waterways – External provider
- Business Services Team – Internal provider
- Children Schools and Families – County Council provider
- Conservation and Design Team – Internal provider
- Corporate Policy and Innovation – Internal provider
- Countryside Management Services – External provider
- Children Services Team – County Council provider
- Dacorum Heritage Trust – External provider
- Development Management Team – Internal provider
- HCC Passenger Transport Unit – County Council provider
- HCC Waste Services Team – County Council provider
- Hemel 2020 Project – Internal Provider
- Hertfordshire Police – External Provider
- Highway Authority – County Council provider
- Home Energy Conservation Team – Internal provider
- Landscape and Recreation – Internal provider
- NHS Primary Care Trust – External provider
- Parish Councils – Quasi external provider
- Public Protection Team – Internal provider
- Public Relations Team – Internal provider
- Regeneration and Implementation Team – Internal provider
- RES – External provider
- Street Care Team – Internal provider

Places:

Place	Abbreviation
Hemel Hempstead	HH
Countryside	C
Berkhamsted	B
Tring	T
Kings Langley	KL
Bovingdon	b
Markyate	M

Place Workshops: Actions for 'British Waterways'		
Place	Issue	Action & Recommendation (if required)
	Leisure and Recreation	
B	<ol style="list-style-type: none"> Issue - The Canal is seen as a key asset in Berkhamsted and Northchurch in terms of its character, heritage and the importance of the canalside environment. Sustaining and improving access to the canalside and the use of the waterway is also encouraged. Issue – Extend canalside improvements to Northchurch (e.g. heritage signs and historic interpretation boards). 	<ol style="list-style-type: none"> – Action - Consider opportunities to support use of the canal and extending canalside improvements to Northchurch. However, it is recognised that BW has a very limited budget to take on projects.
KL	<ol style="list-style-type: none"> Issue – Residents felt that leisure and recreation facilities could be improved through a greater focus on activities on and around the Canal. In particular they felt that angling should be encouraged, that there is potential for a canoe centre and that the towpath is in need of repair. Issue – The canal is under utilised due to the poor state of repair of the towpath. Issue – Residents are concerned by youths riding scooters along the Canal towpath. 	<ol style="list-style-type: none"> Action – Consider the potential to improve the level of activities on this section of the canal. Improve the surface quality of the towpath. Action – See above. Action – It was suggested that barriers would stop youths riding scooters along the towpath.

Place Workshops: Actions for 'Business Services Team'		
Place	Issues	Action & Recommendation (if required)
	Miscellaneous	
T	<ol style="list-style-type: none"> Issue – Support should be given to help small businesses remain. 	<ol style="list-style-type: none"> Action – Consider how support can be given to retain and encourage the future growths of small businesses in Tring.
KL	<ol style="list-style-type: none"> Issue – There needs to be more support to help small businesses with business rates. 	<ol style="list-style-type: none"> Action – Consider how support can be given to retain and encourage the future growths of small businesses in Kings Langley.
M	<ol style="list-style-type: none"> Issue – There needs to be more support to help small businesses with business rates. 	<ol style="list-style-type: none"> Action – Consider how support can be given to retain and encourage the future growths of small businesses in Markyate.

Place Workshops: Actions for ‘Children Schools and Families’		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
C	1. Issue - Facilities for children, community gathering area (sport and leisure), young people - somewhere to go/something to do.	1. Action – Consider how the Council (and through working with other agencies) can improve services and facilities for young people in the countryside.
B	1. Issue – Problems of (youth) crime could be tackled through working with youths and improving facilities for them e.g. Swan Youth Project, youth centre, sports club and extended schools etc.	1. Action – Consider how schools might be encouraged to extend the use of buildings and facilities for the benefit of youths in the town.
	Leisure and Recreation	
HH	1. Issue – There are implications to existing schools and their pitches with the growth required in the Borough.	1. Action - The future of schooling and necessary pitch provision is a matter for the County Council and we have been working with them to understand how best to meet the needs of HH. Clearly the location of new schools and the current capacity of existing schools is an important issue that needs to be developed alongside any future development options.
	Services and Facilities	
HH	1. Issue – The provision of schools should be in line with the growth of HH.	2. Action - The future of schooling and necessary pitch provision is a matter for the County Council and we have been working with them to understand how best to meet the needs of HH. Clearly the location of new schools and the current capacity of existing schools is an important issue that needs to be developed alongside any future development options.
C	1. Issue - Schools oversubscribed. Also problems relating to first choice availability and transport	1. Action - The future of schooling and necessary pitch provision is a matter for the County Council. Rural primary schools to be retained. Problems regarding choice and transport to secondary schools.
B	1. Issue - There is considered to be a shortfall of (primary) school places in the town. 2. Issue - Three tier schooling is a problem (e.g. lack of choice, availability of places and travelling to school). HCC have highlighted that they will be seeking funding from new developments to improve	1. Action - We need to work closely with the Children School and Families team to ensure that the timing, scale and location of new housing matches the availability of school places. We also need to have appropriate policies in place to allow schools to expand where necessary. This is already being

	schools.	<p>considered in detail as part of looking at growth issues in connection with the Core Strategy DPD. We are working with CSF on this issue. The position is complicated in the settlement in that there is a three-tier schooling in place and decisions will need to be made over this longer-term by the CSF.</p> <p>2. Action – The CSF will need to consider what form of schooling is the most suitable for the town in the longer-term. There will be on-going planned renewal of and investment in building stock.</p>
T	<ol style="list-style-type: none"> 1. Issue – Secondary School capacity with more growth. 2. Issue – More focus on medieval heritage. 3. Issue – There should be more dual use of school facilities through the extended learning programme. 	<ol style="list-style-type: none"> 1. Action – Investigate how the levels of growth will affect Tring School with the help of the Local Authority and plan a way forward. 2. Action – Raise awareness through workshops and schools as appropriate. 3. Action – Investigate the extended schools programme uptake in Tring.
KL	<ol style="list-style-type: none"> 1. Issue – There should be more dual use of school facilities. 2. Issue – It is important to keep local schools and to consider their capacity when considering growth options. 	<ol style="list-style-type: none"> 1. Action – Consider how school facilities could be used more by the local community. 2. Action – The future of schooling a matter for the County Council and we have been working with them to understand how best to meet the needs of the village. Clearly, the availability of school places is fundamental to the future development of the village.
b	<ol style="list-style-type: none"> 1. Issue – There was concern about the provision of and access to a secondary school in the village. 	<ol style="list-style-type: none"> 1. Action – The County Council should be aware of the difficulties facing children trying to get into their chosen school. Clearly, the availability of school places is fundamental to future development options in the village.
M	<ol style="list-style-type: none"> 1. Issue – Primary School capacity with more growth. 2. Issue – There was concern about the provision of and access to secondary schools in the area. 	<ol style="list-style-type: none"> 1. Action – Investigate how the levels of growth will affect Markyate Primary School with the help of the Local Authority and plan a way forward. 2. Action – The County Council should be aware of lack of secondary school in the area and look at ways of improving access to schools. Clearly, the availability of school places generally is fundamental to future development options in the village.

Place Workshops: Actions for 'Conservation and Design Team'		
Place	Issues	Action & Recommendation (if required)
	Environment	
C	<p>1. Issue - The following sensitive landscape areas were identified as having been omitted from the map - Upper and Lower Bulbourne, Bourne Gutter, Black Poplar area (Boarscroft Vale), Boxmoor Trust land, Flaunden; features such as hedgerows; footpaths; Area of Outstanding Natural Beauty; historic landscape; Conservation Areas; canal; reservoirs; Sites of Special Scientific Interest; chalk streams and grasslands; woodlands.</p> <p>2. Issue - Key features to be preserved and enhanced in the villages and/or wider countryside included: identify vistas; historic gardens; should be statutory protection of historic landscapes; village greens / commons / open access land; features that are unlisted but still historical and integral to the area; large space for wildlife, buffers, linkages; churches, churchyards.</p>	<p>1. Action – Liaise on issues regarding historic character of villages and Historic Parks and Gardens.</p> <p>2. Action – Liaise on identification of vistas and investigate protection of historic landscapes.</p>
B	<p>1. Issue - Need to retain and protect open spaces, key views and the historic character/built heritage of the town. Some suggestions to extend the Conservation Area.</p>	<p>1. Action - Consider whether any review to the boundary of the Conservation Areas is appropriate.</p>
T	<p>1. Issue - Pedestrianise the High Street 1-2 days per week.</p> <p>2. Issue - Improve the lighting along Brook street.</p> <p>3. Issue - Maintain and enhance the Conservation Area along the High Street.</p>	<p>1. Action - Investigate the idea of pedestrianising the High Street 1-2 days per week.</p> <p>2. Action – Consider improvements to the lighting along Brook street.</p> <p>3. Action – Consider any improvements for the Conservation Area.</p>
KL	<p>1. Issue - residents recognised the need to protect the character of the village and felt that protection of the historic core, key views and the retention of open space were important aspects of this.</p>	<p>1. Action – Consider how the character of the village and its historic core can best be protected, and the role of key views and open space in doing this.</p>
b	<p>1. Issue – the High Street is very important to the character and function of the village. It's appearance is in need of appearance – suggestions include</p>	<p>1. Action – Consider how the character and function of the village can best be protected, whilst also improving its appearance.</p> <p>2.</p>

	nicer street furniture and improved shop fronts.	
M	1. Issue – the High Street is very important to the character of the village given its historic role. It is important that the Conservation Area is maintained.	1. Action – We have forward this onto our Conservation and Design Team who are carrying out appraisals around the Borough.

Place Workshops: Actions for ‘Corporate Policy and Innovation’		
Place	Issues	Action & Recommendation (if required)
	Leisure and Recreation	
B	1. Issue - New cultural centre suggested as existing venues are in high demand. 2. Issue – Further community facilities and open space should be provided in the town.	1. Action – Consider whether this should be assessed as a potential community need through the Community Strategy. 2. Action - Consider whether this should be assessed as a potential community need through the Community Strategy.
	Services and Facilities	
B	1. Issue – Services for the elderly in the town should be given equal priority to that for the young. Provision is considered poor e.g. lack of a day centre.	2. Action - Consider whether this should be assessed as a potential community need through the Community Strategy.
T	1. Issue – Post Offices in Wilstone and Long Marston have been closed, however these rural areas have limited community facilities.	1. Action – Assess the availability and accessibility of community facilities in these areas.
	Environment	
KL	1. Issue – People need to be educated about energy efficiency measures.	1. Action – Consider ways of publicising and educating the public about energy efficiency.
b	1. Issue – Greater energy efficiency required from existing and new housing. 2. Promote role of Berkhamsted as a Transition town.	1. Action – Consider how the Council’s Corporate Sustainability Officer can help promote and encourage greater energy efficiency. 2. Action – Corporate Sustainability Officer to consider how the Transition towns campaign can dovetail with other Council sustainability initiatives.
M	1. Issue – There should be more support (i.e. subsidies) for grey water recycling, grants for	2. Action – This is a matter for the Council’s Corporate Sustainability Officer.

	renewable energy, water recycling and green roofs.	
	Miscellaneous	
C	<ol style="list-style-type: none"> Issue – DBC should provide leadership and ensure people have information to make rational decisions regarding renewable energy/climate change. Issue – DBC should support local people who want to be self-sustaining 	<ol style="list-style-type: none"> Action – This is a matter for the Council's Corporate Sustainability Officer. Action – This is a matter for the Council's Corporate Sustainability Officer.

Place Workshops: Actions for 'Countryside Management Services'		
Place	Issues	Action & Recommendation (if required)
	Leisure and Recreation	
KL	<ol style="list-style-type: none"> Issue – Residents felt that a short trail through the woodland at the Common would improve the leisure and recreation facilities in the village. 	<ol style="list-style-type: none"> Actions – Investigate the possibility of providing a short trail through the woodland at the Common.
	Environment	
HH	<ol style="list-style-type: none"> Issue – Existing parks, woodlands, wildlife spaces, and Green Belt, especially the Gade and Bulbourne Valleys and the Grand Union Canal should be protected. Issue – Jarman Park should be made more attractive and general biodiversity should be enhanced. Issue – Improve the Nickey Line to link to existing and new green spaces in Hemel Hempstead. 	<ol style="list-style-type: none"> Actions – Protect these important greenspaces and improve Jarman Park and the links along the Nickey Line.

Place Workshops: Actions for 'Children Services Team'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
B	<ol style="list-style-type: none"> Issue – Problems of (youth) crime could be tackled through working with youths and improving facilities for them e.g. Swan Youth Project, youth centre, sports club and extended schools etc. 	<ol style="list-style-type: none"> Action – Consider how the Council (and through working with other agencies) can improve services and facilities for youths in the town.
	Leisure and Recreation	
C	<ol style="list-style-type: none"> Issue - Facilities for children, 	<ol style="list-style-type: none"> Action – Consider how the Council

	community gathering area (sport and leisure), and young people - somewhere to go/something to do.	(and through working with other agencies) can improve services and facilities for young people in the countryside.
KL	1. Issue – There is a need to improve youth facilities in the village. It was suggested that local youths should be asked what services they would like to be provided.	1. Action – Liaise with youth in the village and consider the provision of more youth facilities.
	Services and Facilities	
KL	1. Issue – A need was identified for a centre for children under 5.	1. Action – Liaise with HCC regarding the need for children’s centres for the under 5’s, and the potential to accommodate one within the village.

Place Workshops: Actions for ‘Dacorum Heritage Trust’

Place	Issues	Action & Recommendation (if required)
	Miscellaneous	
T	1. Issue – More focus on medieval heritage.	1. Action – Raise awareness through workshops and schools.

Place Workshops: Actions for ‘Development Management Team’

Place	Issues	Action & Recommendation (if required)
	Services and Facilities	
KL	1. Issue – there is a need for a bank and free cash point within the village, and a better range of shops (but not a supermarket).	1. Action – Take these concerns into account when considering applications within the village.
	Environment	
C	1. Issue – Building within garden plots can impact on character of landscape and lead to damage. 2. Issue - Remember open countryside – avoid creep. 3. Issue - intrusive development along river valleys	1. Action - Take this concern into account when considering applications. Consider views from surrounding countryside, especially in/on edge of AONB. 2. Action - Take this concern into account when considering applications. 3. Action - Take this concern into account when considering applications.
	Miscellaneous	
C	1. Issue - New farm buildings often generate local objections. We need to deal with buildings at the end of their practical life – 1960s buildings are too small now. 2. Issue – More resources needed for	1. Action - Take this concern into account when considering applications. 2. Action - Enforcement team

	prompt enforcement against “illegal” activities. 3. Issue - Concern that 'diversification' does not always support the agricultural business.	should be expanded to enable greater coverage of rural areas. 3. Action – Take this concern into account when considering applications.
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Place Workshops: Actions for ‘HCC Passenger Transport Unit’		
Place	Issues	Action & Recommendation (if required)
	Transportation	
HH	1. Issue – Public transport needs to be improved to Watford Hospital 2. Issue - Transport links need to be improved between the Old Town and Riverside Shopping Centre.	1. Action - The Passenger Transport Unit have an important role to play in bringing about measures to improve the current situation in the town and between HH and Watford General Hospital. We have forwarded these issues to them for their consideration.
B	1. Issue – The bus service out of the town is poor.	2. Action – Consider how the Passenger Transport Unit can promote better bus services in the town.
T	1. Issue – Reducing bus provision in rural areas (NO. 387).	1. Action – Investigate the provision of rural bus routes around Tring and promote their use.

Place Workshops: Actions for ‘HCC Waste Services Team’		
Place	Issues	Action & Recommendation (if required)
	Environment	
HH	1. Issue – DBC should extend recycling to include commercial waste.	1. Action – Please consider this matter.

Place Workshops: Actions for ‘Hemel 2020 Project’		
Place	Issues	Action & Recommendation (if required)
	Environment	
HH	1. Issue – Improve pedestrian access through the town centre from the Old	1. Action - Liaison meetings between the Highway Authority

	Town to Riverside.	and the Waterhouse Square project team may help to progress this issue.
	Town Centre	
HH	<ol style="list-style-type: none"> Issue – The town centre should belong to a community not just a place for shops. Issue - Better integration of the Old Town and the town centre. Issue - Better access from the station to the town centre. Issues - The town centre should have identified gateways, well managed greenspace (like Welwyn Garden City), a bus station and mixed uses that provide a welcoming and safe town in the evenings for leisure purposes. 	<ol style="list-style-type: none"> Actions – These are matters for the Hemel 2020 team (including Waterhouse Square team) to consider, as well as the Highway Authority and Street Care.

Place Workshops: Actions for 'Hertfordshire Police'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
HH	<ol style="list-style-type: none"> Issue – Some vandalism and criminal damage on the streets as well as problems with drugs. 	<ol style="list-style-type: none"> Action – These could be improved through CCTV monitoring in key places, and increased police presence.
C	<ol style="list-style-type: none"> Issue - lack of policing. 	<ol style="list-style-type: none"> Action – Policing and PCSO officer presence may need reassessing.
B	<ol style="list-style-type: none"> Issue – Low level petty crime and nuisance behaviour e.g. around the Wilderness, Butt Meadow and Canal Fields. 	<ol style="list-style-type: none"> Action – It was suggested that more visible policing would help with these problems. Encourage role of PCSO in linking with young people.
T	<ol style="list-style-type: none"> Issue – Police presence should be more visible to make people feel safer. 	<ol style="list-style-type: none"> Action – Policing and PCSO officer presence may need reassessing.
KL	<ol style="list-style-type: none"> Issue – Residents felt that the main problems of crime for the village are low-level petty crime and nuisance. Issue – Residents are concerned by youths riding scooters along the Canal towpath. 	<ol style="list-style-type: none"> Action – It was suggested that more visible policing and/or more PCSO presence would help with these problems. Action – It was suggested that barriers may effectively stop this behaviour. NB: This issue and action has also been forwarded to Herts Police and British Waterways.
b	<ol style="list-style-type: none"> Issue – Residents were concerned by incidences of anti-social behaviour. 	<ol style="list-style-type: none"> Action – Consider measures to reduced anti-social behaviour within the village.
M	<ol style="list-style-type: none"> Issue - Residents feel that some 	<ol style="list-style-type: none"> Action – There should be a

	sections of the younger community are causing noise, petty vandalism and general disturbance in the village. Of particular concern is vandalism of the doctor's surgery and within the industrial estate.	targeted effort in these areas by local officers to reassure the community and deter crime. Policing and PCSO officer presence may need reassessing.
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Place Workshops: Actions for 'Highway Authority'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
C	Issue – Tourist/leisure facilities need to be on maps and signposted.	1. Action – Signposting for such attractions is a function of the Highway Authority and there are strict criteria. Signs add clutter to countryside. Ordnance Survey Leisure Maps (1:25,000) show countryside attractions. The Borough Council produces a Visitor Guide. Nowadays most attractions would have their own web site with directions. Visitors may also use sat nav. Overall there does not appear to be a need for additional signing, unless particular problems arise.
	Transportation	
C	<ol style="list-style-type: none"> 1. Issue – Need for rural road maintenance. 2. Issue - Lack of rural transport was an important issue. Transport for young people to get to other facilities / friends. 3. Issue - Hospital - reasonable access (distance and transport); transport to doctors, dentists and surgeries. 4. Issue – Need to encourage public transport. 	<ol style="list-style-type: none"> 1. Action – Investigate issue and action as appropriate. 2. Action – Investigate any ways of improving situation, though not helped by DBC decision to withdraw funding. 3. Action – Examine through Accessibility Strategy (part of Local Transport Plan). 4. Action - Investigate any ways of improving situation, though not helped by DBC decision to withdraw funding.
B	1. Issue - Parking is a key issue including its adequacy in the town centre/ Conservation Area / residential areas, the support it provides for small businesses, congestion and safety problems, and its enforcement. The cost of parking at the train station is seen as affecting problems with commuter parking in residential areas. Some suggestions include increasing parking in new	1. Action – Investigate issues and action where appropriate. A number of issues and possible schemes could be explored through an update of the Berkhamsted and Northchurch Urban Transport Plan programmed for 2012/13. Additional decked parking is being provided at Berkhamsted station.

	<p>development, reserved parking at doctors/dentists, controlled residents parking, and taxing spaces associated with large stores.</p> <ol style="list-style-type: none"> 2. Issue - Greater emphasis on cycling is encouraged. The provision of more and safer cycle lanes is supported in the town as part of this (see page 5), including better cycle routes between housing areas and schools. Route to Ashridge considered dangerous. More secure cycle parking sought. 3. Issue - There was some support for changes to traffic in the town centre covering introducing restrictions / diverting traffic away, creating a "home zone", and replacing traffic lights with a mini roundabout. Previous traffic calming measures considered to be ineffective. Additional suggestion for traffic reduction in town. 4. Issue - Access across the canal is seen as a problem. Requires provision of new unlimited loaded bridge. 5. Issue - Support for co-ordinating public footpath links within and between settlements with the countryside. 	
T	<ol style="list-style-type: none"> 1. Issue – Improve accessibility to Tring Reservoirs. 2. Issue – Improve pavement condition and the pedestrian environment. 3. Issue - Provide more cycle paths. 4. Issue – Improve parking situation. 	<ol style="list-style-type: none"> 2. Actions – Investigate issues and resolve issues as appropriate.
KL	<ol style="list-style-type: none"> 1. Issue – high volumes of traffic, and in particular lorries, through the High Street are a major concern for residents. 2. Issue – a lack of parking and parking enforcement was highlighted. 3. Issue – there is a need for cycle parking within the village. 4. Issue – the quality of the local roads needs to be improved. 5. Issue – Home Park link roundabout should be improved. 6. Issue – Residents concerned by poor public transport provision to and from the village suggested the introduction of a mini-bus service. 	<ol style="list-style-type: none"> 1. Action – Investigate issues and resolve issues as appropriate.
b	<ol style="list-style-type: none"> 1. Issue – congestion along the High Street is a major concern for residents. 2. Issue – the lack of parking in the High Street exacerbates the congestion problem and worsens pedestrian safety. However, villagers would like 	<ol style="list-style-type: none"> 1. Action – Investigate issues and resolve issues as appropriate.

	<p>to see greater provision of parking (e.g. a car park), rather than just further restriction (e.g. double yellow lines).</p> <p>3. Issue – The High Street is a hostile pedestrian environment.</p> <p>4. Issue – public transport provision is considered to be poor by residents.</p>	
M	<p>1. Issue - pedestrian safety around the village needs to be improved particularly along the High Street.</p> <p>2. Issue – it was clear that the quality of local roads in and around the village need to be improved.</p> <p>3. Issue – There are serious concerns around the safety of the junctions leading on to the A5. There has been a series of accidents recently as a result.</p> <p>4. Issue - The village suffers from severe congestion as people park along the High Street and on verges around the villages. Improvements to the parking situation need to be made.</p> <p>5. Issue – Buses do not run frequently enough to the towns surrounding the village. Furthermore, the timetables of connecting buses are not synchronised with those operating from the village leaving long waits for connections.</p> <p>6. Issue - More needs to be done to enforce the HGV route in the village.</p>	<p>1. Action – The Highways Authority have an important role to play in bringing about measures to improve the current situation in the village. We have forwarded these issues to them for their consideration as well as bringing forward measures through development options within the village (see actions for us).</p>
	Environment	
HH	<p>2. Issue – Improve pedestrian access through the town centre from the Old Town to Riverside.</p>	<p>1. Action – Liaise with Waterhouse Square project team to improve links as appropriate.</p>
T	<p>1. Issue – Pedestrianise the High Street 1-2 days per week.</p>	<p>1. Action - Investigate the idea of pedestrianising the High Street 1-2 days per week.</p>
	Miscellaneous	
B	<p>1. Issue - Concern over street furniture clutter.</p>	<p>1. Action – Investigate issue and action if appropriate.</p>

Place Workshops: Actions for 'Home Energy Conservation Team'		
Place	Issues	Action & Recommendation (if required)
	Environment	
HH	1. Issue – Buildings should have long-life	1. Actions – These matters

	materials and be more energy efficient than min. requirements. 2. Issue – Thermal insulation initiatives should be promoted and appropriate technologies should be built into all development plans.	should be considered by the Home Energy Conservation team.
B	1. Issue – Greater energy efficiency required from existing and new housing.	2. Actions – These matters should be considered by the Home Energy Conservation team.
	Miscellaneous	
C	1. Issue – fuel poverty is a problem in rural areas of Dacorum.	1. Action – Advise whether this is the case and what could be done about it in planning terms.

Place Workshops: Actions for ‘Housing and Community Services’		
Place	Issues	Action & Recommendation (if required)
	Environment	
B	1. Issue - Need to provide opportunities for a green cemetery in the town.	1. Action – Cemeteries Manager to consider opportunities to provide green burial spaces in the town.
	Development Options	
C	1. Issue - Affordable housing should be pepperpotted to avoid creating enclaves, but need to overcome resistance from Registered Social Landlords to taking up small sites. Examples of small scale provision in Tring Rural (Aldwyck Housing Association). Work with RSL to facilitate single unit take-up in developments. 2. Issue - Suggested criteria for choosing rural affordable housing sites: walking distance from facilities, but considering inclines and traffic volumes; on a bus route; near other houses; Housing Needs Survey done; 6-10 units.	1. Action – To note comment and consider how problem can be remedied. 2. Action – Consider whether criteria are appropriate and advise accordingly.

Place Workshops: Actions for ‘Landscape and Recreation’		
Place	Issues	Action & Recommendation (if required)
	Leisure and Recreation	
HH	1. Issue - Safe places to play are important. And a range of facilities for 12-18 year olds should be provided including the provision of facilities during school holidays. More greenspace is also required particularly	2. Action - Landscape and Recreation Team should be aware of the need to provide safe play areas, a range of facilities for 12-18 year olds and for the need to provide

	in Hemel Hempstead town centre, Maylands Business Park and Apsley. New allotments should also be considered with the growth of Hemel Hempstead.	additional facilities during the school holidays. Investigate how additional green space and allotment space can come forward.
B	1. Issue – More trees should be provided in public places in the town.	1. Action – Investigate the possibility of planting new trees within public land in the town. This could also be considered as and when specific development opportunities arise on public land or through related developer contributions. 2.
C	1. Issue – Need to manage use of bridleways 2. Issue – Create linear walks connected to 327 bus (Chilterns Rambler)	1. Action – Footpaths Officer to consider. 2. Action – Delay consideration pending decision on future of service.
T	1. Issue - The skateboard park requires better lighting that is not intrusive to residents. 2. Issue - Playgrounds should be renovated.	1. Action – Investigate the lighting quality at the skateboard park and improve if necessary. Inform local residents when local playgrounds are due for refurbishment.
KL	2. Issue – Residents felt it important that allotments in the village are retained and where possible enhanced.	2. Action – Consider how to best retain and where possible enhance allotments in the village.
b	1. Issue – There is a need for allotments in the village.	1. Action – Consider the village a priority for additional allotment spaces. The Spatial Planning team are looking at the need for allotment provision.
M	1. Issue – Residents felt that there was a need for additional allotments in the village.	1. Action –Our landscape and recreation team should look to increase the amount of allotment spaces in the village.
	Services and Facilities	
HH	1. Issue – Local Centres should have more landscaping – plants and trees to improve their appearance and reduce hard surfaces.	1. Action – Investigate the possibility of planting new trees and plants near Local Centres.
	Environment	
HH	1. Issue – There should be more tree planting for shade, additional allotments near residential areas consideration for additional burial space and new outdoor leisure spaces. 2. Issue - Improvements need to be made to the Nickey Line to link to existing and new green spaces in Hemel Hempstead. 3. Issue - Existing parks, woodlands,	1. Action – Investigate the possibility of planting new trees on the streets. 2. Actions - Consider improvements to the Nickey Line and Jarman Park through future local developer contributions. 3. Action - Maintain the open land and green spaces in Tring.

	<p>wildlife spaces and Green Belt, especially the Gade and Bulbourne Valleys and the Grand Union Canal should be protected.</p> <p>4. Issue - Jarman Park should be made more attractive.</p> <p>5. Issue - General biodiversity should be enhanced.</p>	<p>4. Action – Consider enhancing biodiversity.</p>
T	<p>1. Issue - Improve access and signage to Tring Park.</p> <p>2. Issue - Maintain Open Land and implement Greenspace Strategy.</p> <p>3. Issue - Introduce street tree planting.</p> <p>4. Issues - Keep Council flowerbeds and tubs around the town.</p> <p>5. Issue - Use coppice woodland to produce local energy.</p> <p>6. Issue - Pedestrianise the High Street 1-2 days per week.</p>	<p>1. Action – Assess access to Tring Park and improve access if possible.</p> <p>2. Actions - Maintain the open land, public gardens and green spaces in Tring.</p> <p>3. Action - Investigate the possibility of planting new trees on the streets.</p> <p>4. Action - Investigate using coppice woodland for local energy production.</p> <p>5. Action - Investigate the idea of pedestrianising the High Street 1-2 days per week.</p>
KL	<p>1. Issue – Many of the pedestrian pathways are un-welcoming as they have overhanging vegetation and many are unlit at night.</p> <p>2. Issue - Residents identified a need for better landscaping and maintenance around the village.</p>	<p>1. Action – Maintain the vegetation lining pedestrian pathways and consider ways of making them more welcoming.</p> <p>2. Action – Maintain the landscaping in and around the village.</p>
M	<p>1. Issue – There should be an improvement in maintaining public gardens, flower beds, green spaces (particularly Cheverells Green) and hedgerows around the village.</p>	<p>1. Action – Out Landscape and Recreation Team will consider these points.</p>
	Miscellaneous	
B	<p>1. Issue – More trees should be provided in public places in the town.</p>	<p>1. Action – Investigate the possibility of planting new trees and plants within the town. This could also be considered as and when specific development opportunities arise on public land.</p>

Place Workshops: Actions for 'NHS Primary Care Trust'

Place	Issues	Action & Recommendation (if required)
	Services and Facilities	
HH	<p>1. Issues - The closure of A & E and maternity care and other down grading of services at Hemel Hempstead Hospital, and the lack of a suitable Hospital considering the</p>	<p>1. Actions - We have highlighted the need to the local Primary Care Trust.</p>

	growth issue.	
B	<ol style="list-style-type: none"> Issues – Residents felt there was a need to identify new sites for GP services. Issues – Shortfall of NHS dentists in the town raised. 	<ol style="list-style-type: none"> Action – Consider whether there is a need for new GP sites in the town. (DBC's understanding is that there are issues with quality of buildings rather than provision of surgeries.). Action – We have highlighted the need to the local Primary Care Trust.
T	<ol style="list-style-type: none"> Issue – Improve local facilities and maintain doctors, dentists and opticians. 	<ol style="list-style-type: none"> Action – The level of health services available in Tring should be maintained.
KL	<ol style="list-style-type: none"> Issue – Residents feel that there is a lack of NHS dentists in the village. 	<ol style="list-style-type: none"> Action – We have highlighted the need to the local Primary Care Trust.
M	<ol style="list-style-type: none"> Issue – Residents felt that there was a lack of doctors surgery in the village. It was identified that the surgery needs to be larger and should provide more services including a dentist and minor surgery. 	<ol style="list-style-type: none"> Action – Decisions on the role of individual surgeries should be made by the local Primary Care Trust.

Place Workshops: Actions for 'Parish Councils'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
M	<ol style="list-style-type: none"> Issue – There is some concern with the condition of the community hall in the village. 	<ol style="list-style-type: none"> Action – The Parish Council run and maintain the property so we have forwarded this concern onto them.
	Leisure and Recreation	
B (North-church PC)	<ol style="list-style-type: none"> Issue – Extend canalside improvements to Northchurch (e.g. heritage signs and historic interpretation boards). Issue - Need for improved youth facilities including use of Swan Youth project, the youth centre, local sports clubs, and extended schools, community centre, and provision of informal space. Dual use of facilities at schools should be explored and encouraged. Concern raised over funding, and that there is no statutory provision as much of this is provided through the charity 	<ol style="list-style-type: none"> Action - Consider opportunity to support extending canalside improvements to Northchurch. Action – Consider what opportunities there are to encourage and support youth facilities in the town. Action - Consider what opportunities there are to encourage additional allotment land.

	sector. 5. Issue – Residents felt that there was a shortfall of allotment land and its distribution is uneven.	
KL	3. Issue – Residents felt it important that allotments in the village are retained and where possible enhanced. 4. Issue – There is a need to improve youth facilities. It was suggested that the village hall could be used for youth activities.	3. Action – Consider how to best retain and where possible enhance allotments within the village. 4. Action – Consider the scope for youth activities to take place at the village hall.
b	2. Issue – There is a need for allotments in the village.	1. Action – Consider how best to incorporate some allotment provision into the village. The Spatial Planning team are aware of the need for additional open space, including allotments in the village.
	Services and Facilities	
C	1. Issue - Need to help village halls to use sustainable fuels.	1. Action –Consider feasibility.

Place Workshops: Actions for 'Public Protection Team'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
B	1. Issue – Low level petty crime and nuisance behaviour e.g. around the Wilderness, Butt Meadow and Canal Fields.	2. Action – It was suggested that more visible policing would help with these problems. Encourage role of PCSO in linking with young people.
T	1. Issue – Police presence should be more visible to make people feel safer.	2. Action – Policing and PCSO officer presence may need reassessing.
KL	1. Issue – Residents felt that the main problems of crime for the village are low-level petty crime and nuisance. 2. Issue – Residents are concerned by youths riding scooters along the Canal towpath.	1. Action – It was suggested that these problems could be tackled through working more closely with youths and introducing CCTV into troublespots. 2. Action – It was suggested that barriers may effectively stop this behaviour. NB: This issue and action has also been forwarded to Herts Police and British Waterways.
M	3. Issue - Residents feel that some sections of the younger community are causing noise, petty vandalism and general disturbance in the village. Of particular concern is vandalism of the doctors surgery and within the industrial estate.	2. Action – There should be a targeted effort in these areas by officers to reassure the community and deter crime.

Place Workshops: Actions for 'Public Relations Team'		
Place	Issues	Action & Recommendation (if required)
	Environment	
B	1. Issue – Greater energy efficiency required from existing and new housing.	1. Action – Consider ways of publicising and educating the public about energy efficiency.
KL	1. Issue – People need to be educated about energy efficiency measures.	1. Action – Consider ways of publicising and educating the public about energy efficiency.

Place Workshops: Actions for 'Regeneration and Implementation Team'		
Place	Issues	Action & Recommendation (if required)
	GEAs	
HH	1. Issue – Attract high-tech industries to develop or install innovative solutions for reducing carbon emissions.	1. Action – This is a matter for the Regeneration and implementation team.

Place Workshops: Actions for 'RES'		
Place	Issues	Action & Recommendation (if required)
	Environment	
KL	1. Issue – Residents feel that RES has an important local role in terms of its exemplar projects and potentially education for locals.	1. Action – Continue and where possible improve community engagement.

Place Workshops: Actions for 'Street Care Team'		
Place	Issues	Action & Recommendation (if required)
	Crime and anti-social Behaviour	
C	1. Issue - The main concern was fly-tipping.	1. Action – Matter for Environmental and Street Care Team.
	Environment	
HH	1. Issue - There should be more tree planting for shade. 2. Issue – Improve pedestrian access through the town centre from the Old Town to Riverside.	1. Actions – these are matters for our Environment and Street Care team. Liaison meetings between the Waterhouse Square project team may help to progress this issue for improved links.
T	1. Issue - Improve access and signage to Tring Park. 2. Issue - Introduce street tree planting.	1. Action – Assess access to Tring Park and improve access if possible with the help of

	<p>3. Issues - Keep Councils' public gardens, flowerbeds and tubs around the town.</p> <p>4. Issue – Pedestrianise the High Street 1-2 days per week.</p> <p>5. Issue - Improve the lighting along Brook street.</p>	<p>Landscape and Recreation.</p> <p>2. Action - Maintain the open land public gardens and green spaces in Tring.</p> <p>3. Action - Investigate the possibility of planting new trees on the streets.</p> <p>4. Action - Investigate the idea of pedestrianising the High Street 1-2 days per week.</p> <p>5. Action – Consider improvements to the lighting along Brook street.</p>
	Neighbourhoods	
HH	<p>1. Issue – The signage of places is generally poor and could be improved.</p> <p>2. Issue – Local centres should have more soft landscaping i.e. trees and plants.</p>	<p>1. Actions – These are matters for our Environment and Street Care team and should be considered as objectives of the Hemel 2020 Vision for improved local centres.</p>
	Miscellaneous	
KL	<p>1. Issue – There is a need to improve the quality and consistency of signage within the village (both for pedestrians and car users).</p>	<p>1. Action – Consider improving the quality and consistency of signage within the village for pedestrians and car users.</p>