



# BUCKINGHAM

## NEIGHBOURHOOD DEVELOPMENT PLAN

# 2024 - 2040



**Buckingham  
Town Council**

## INTRODUCTION

Buckingham Town Council has completed a first review of the Buckingham Neighbourhood Plan. It is the 'qualifying body' for this purpose as defined by the Neighbourhood Planning (General) Regulations 2012 (as amended).

The purpose of this first review is to replace some of the policies of the made Neighbourhood Plan and to include new policies that will be used to determine planning applications in the area in the period to 2040. Given the combination of these policies are considered by the Town Council to 'change the nature of the plan' and its desire to put the new policies to referendum anyway, it has decided to carry out this review in the form of a replacement Plan rather than by making modifications to the made Plan.

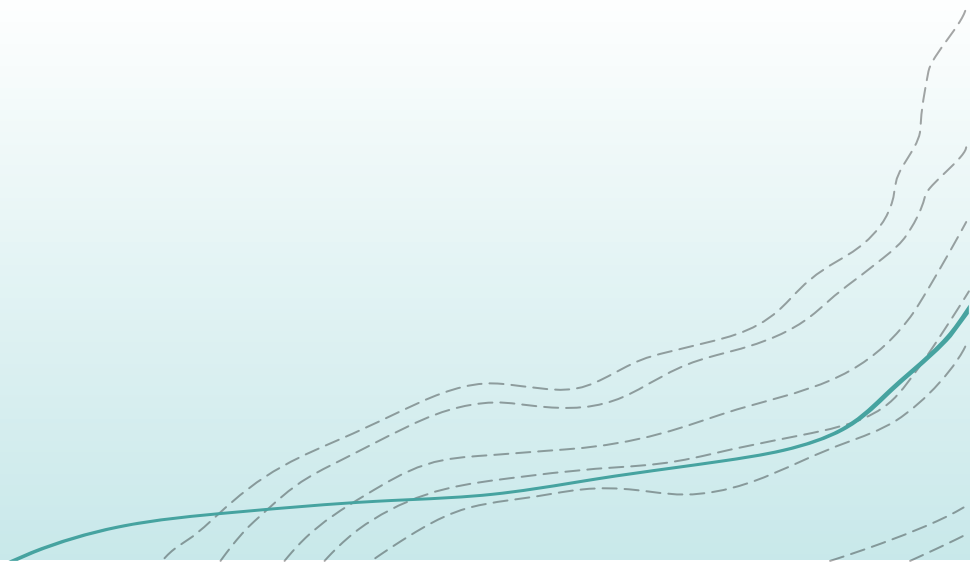
The Buckingham Neighbourhood Area was designated by Buckinghamshire County Council on 10th September 2013. A map showing the Neighbourhood Area is shown below.

The Neighbourhood Plan covers the period 2024 to 2040. It contains policies for determining planning applications for the use and development of land within the Neighbourhood Area during that period. In doing so it operates alongside other policies of the development

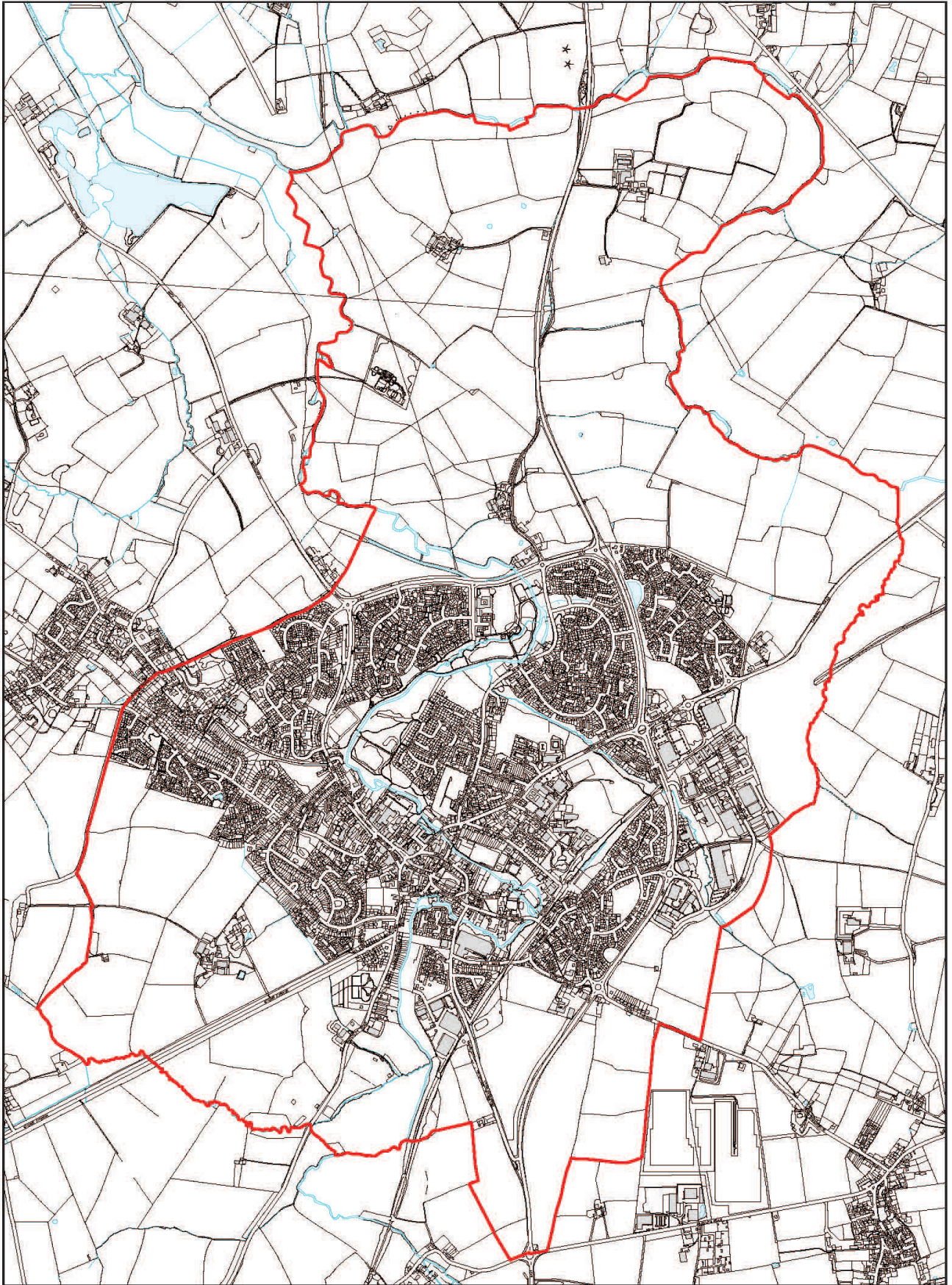
plan, including the Buckingham Design Code.

The Neighbourhood Plan is published for statutory consultation under Regulation 14 of the Regulations. Comments on the proposals and content of the plan and its other published documents are welcomed. They must be made either by email to [office@buckingham-tc.gov.uk](mailto:office@buckingham-tc.gov.uk) or by post to Buckingham Town Council, The Buckingham Centre, Verney Close, Buckingham, MK18 1JP or by completing the online consultation form by 31st August 2024 at the latest. Any comments made after that deadline may not be considered by the Town Council.

Anyone submitting comments to the Town Council must provide an email or postal address and contact name. The Town Council will keep this information confidential. However, it must forward information to the Local Planning Authority, Buckinghamshire Council, in due course for the sole purpose of notifying all those that have submitted comments that it has received a final version of the plan for examination. It will do so for the pre-examination publicity period conducted under Regulation 16 of the Regulations.







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*Fig. 1 Buckingham Neighbourhood Area, outlined in red*



## BACKGROUND

The Neighbourhood Plan has been prepared to be in general conformity with the strategic policies of the Vale of Aylesbury Local Plan adopted by Buckinghamshire Council in 2021. Its plan period extends beyond that of the Local Plan, which cover the period to 2033. An explanation of this difference and its implications is set out in the Basic Conditions Statement which will be published alongside the Submission version of this Plan.

Buckinghamshire Council is bringing forward a new Local Plan to cover the period expected to be until 2043 - 2045. An explanation of how the Town Council has considered its reasoning and evidence published to date in respect of how it has helped shape the Neighbourhood Plan is included in the Basic Conditions Statement which will be published alongside the Submission version of this Plan.

The Neighbourhood Plan has also had regard for national planning policy and guidance as set out in the National Planning Policy Framework and Planning Practice Guidance.

The Neighbourhood Plan demonstrates how its policies contribute to the achievement of sustainable development in its Strategic Environmental Assessment. Further information on how the provisions of the Habitats Regulations are contained in the Basic Conditions Statement which will be published alongside the Submission version of this Plan.

The Town Council has engaged with the local community and other stakeholders throughout the project. It will publish a Consultation Statement which summarises the nature of this work and how it has informed the Neighbourhood Plan alongside the Submission version of this Plan.



Fig. 2: Annual Town Meeting consultation

Fig. 3: Celebrate Buckingham Day consultation



## VISION AND OBJECTIVES

The overarching vision of the Buckingham Neighbourhood Development Plan remains to “make Buckingham a better place to live, work, study and play.” This must be achieved in the context of sustainable growth. The following vision and objectives largely retains the work of the previous Buckingham Neighbourhood Plan, with the exception being related to the production of a Design Code, as encouraged by national guidance.

**The plan has been separated into six themes:**

**HP: Housing and Phasing**

**DH: Design and Heritage**

**ENV: Environment**

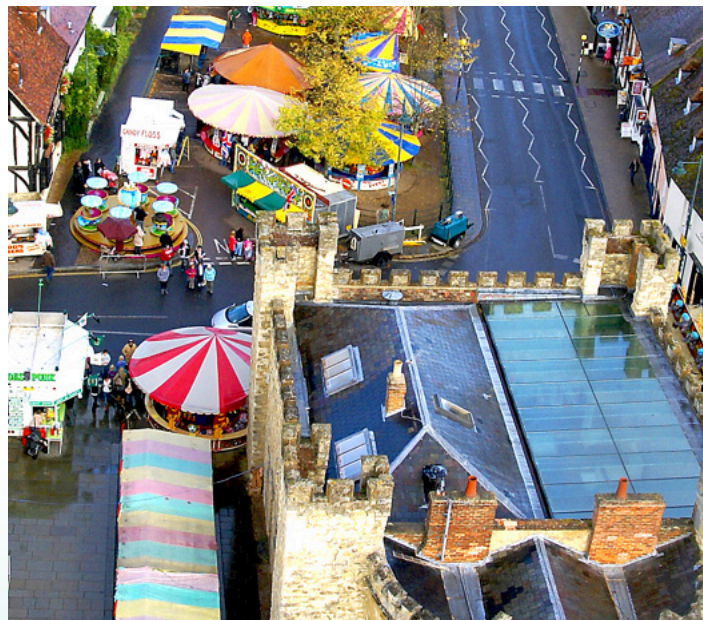
**CLH: Culture, Leisure and Health**

**EE: Economy and Education**

**I: Infrastructure**

The 12 objectives are:

1. Conserve and enhance the town’s historic environment and its setting
2. Provide maximum clarity about design expectations through a new Design Code building on the work of the 2001 Vision & Design State-



ment.

3. Encourage development that strengthens culture, leisure, sport and play facilities in the town.
4. Promote measures to improve the health of people living and working in Buckingham including the provision and retention of facilities locally.
5. Maintain the quality of Buckingham’s parkland and green space, in particular, its ‘green heart’.
6. Foster the economic development of the town and its hinterland by providing employment led growth, increasing the town’s appeal to tourists and invigorating the town centre.
7. Help enable effective education across all tiers in Buckingham and ensure that links to and from the local economy are established.
8. Provide a diverse housing stock to meet the needs of existing and future local people.
9. Secure Developer contribution from (previously stated as: “the financial uplift of”) new development for the benefit of the local community through developer contributions, New Homes Bonus and/or Community Infrastructure Levy.
10. Improve movement into and around the town in a healthy and safe manner; specifically cycling, walking and ease of access for the disabled.
11. Encourage a reduction in the carbon footprint of Buckingham by promoting energy efficiency and renewable energy generation.
12. Mitigate, and improve the capability of the town to deal with flooding.