

Effingham  
Parish Council

An application  
to Guildford  
Borough Council  
to designate the  
civil parish of  
Effingham as a  
Neighbourhood  
Area



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# NEIGHBOURHOOD PLAN APPLICATION

20<sup>th</sup> December 2012

# Application to designate a Neighbourhood Area

To: Guildford Borough Council

By: Effingham Parish Council

Date:

Signed:

Title

*As set out in The Neighbourhood Planning (General) Regulations 2012.*

## The Area

This application relates to the Civil Parish of Effingham with boundaries as marked on the map below



## Statement

The civil Parish of Effingham is situated within the administrative area of Guildford Borough Council, alongside the Surrey Hills Area of Outstanding Natural Beauty, on the edge of the North Downs. The village lies to the east of Guildford and west of Leatherhead, separated by Green Belt countryside from neighbouring villages East Horsley to the west and Bookham to the east.

Effingham is a close-knit community of approximately 2500 inhabitants. Within the parish boundaries there are two state schools (a primary and a secondary) and one independent school, three churches - Anglican, Methodist and Roman Catholic - shops, a Post Office, a golf club, two public houses and a Royal British Legion plus various businesses, farming and light industry. The King George V Fields in the centre of the village provides playing fields and recreational facilities run by a charitable trust for the benefit of Effingham residents. Effingham Common in the north of the parish is a registered common with four Effingham properties retaining commoners' rights. Allotments are provided by the Parish Council, and are in great demand. Voluntary organisations and the local churches offer social activities in the village for people of all ages, including a playgroup, Scouts and Brownies, and the WI. Effingham Housing Association provides rented accommodation for elderly people in the Effingham area, and there are three affordable housing developments managed by Mount Green Housing Association.

The demographic make-up of Effingham is more varied in income and age profile than other surrounding villages, and unlike the Horsleys and Clandons, Effingham Parish also supports a large influx of young visitors daily at the Howard of Effingham School which places unique demands on resources and services to and within the village. Effingham has a broad distribution of properties in property bands D-G, with families comprising 1 in 3 homes, one person households accounting for 1 in 4 homes and pensioners accounting for 1 in 5 of all residents.

Effingham has a strong sense of community identity, and residents take pride in the village's history and the many Listed buildings within the Parish. The civil Parish and the ecclesiastical Parish have remained almost exactly contiguous, which has beneficial consequences for community activity, the area of benefit for local charities, and services such as provision of and access to burial ground locally. The Parish Council serves the whole community within the Parish boundary, both in the Settlement Area and in the countryside, for example promoting and supporting environmental improvements, protecting Public Footpaths and Bridleways, making representations on planning applications and working for safer roads.

For planning purposes, the civil Parish and its boundaries are well-defined. The elongated shape of the Parish still preserves the ancient land-use pattern needed

by one community in this geographic area (slope of the North Downs), and it is repeated in the shape of all the separate 'spring-line' villages east of Guilford. Effingham Common and its immediately neighbouring roads plus the railway form the northern boundary. The western boundary runs along the Old London Road, now a bridleway, which forms a natural boundary between Effingham and East Horsley. To the east and south the Parish boundary is also the administrative boundary between two Local Planning Authorities with separate Local Plans, i.e. Guildford Borough Council and Mole Valley District Council.

Current issues relevant to the whole Parish include the cost of housing and poor public transport, leading to high reliance on private cars with the environmental concerns that entails. A significant proportion of residents travel to work outside the Parish, and there is a need to assess whether more local employment opportunities are needed, and if so how they could be provided, whilst preserving the rural character of the village and protecting our countryside.

To be designated a Neighbourhood Area under the 2011 Localism Act will enable the Parish of Effingham to prepare local planning policy, within the context of National and Local frameworks, that can better address the needs and wishes of the village community and provide a degree of local distinctiveness to the way planning decisions are taken.

## S61G Statement

1. As set out in the requirements for Neighbourhood Area applications in The Neighbourhood Planning (General) Regulations 2012, Effingham Parish Council is making this application as a relevant body (as specified under section 61G of the 1990 Town and Country Planning Act)
2. The area specified within this application is wholly contained within the parished area.