

# **TRAFFORD COUNCIL**

## **SPD5.3a: Old Market Place Conservation Area Management Plan**

### **Consultation Statement**

**March 2016**

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## **1. Introduction**

- 1.1. In preparing Supplementary Planning Documents (SPDs), the Council is required to follow the procedures laid down in the Town and Country Planning (Local Planning) (England) Regulations 2012, and its adopted Statement of Community Involvement (SCI).
- 1.2. There are a total of 21 Conservation Areas in Trafford. Historic England guidance sets out, designation is not sufficient to preserve and enhance these areas. Instead local authorities need to develop policies which clearly identify what features of the area should be preserved or enhanced and set out how this should be done.
- 1.3. Such assessments help to generate awareness and encourage local property owners to take the right sort of action. The appraisals also identify areas where enhancement through development may be desirable.
- 1.4. Through the production of these documents the Council will be able to manage change in their historic areas in a way that will preserve and enhance them.
- 1.5. The Conservation Area Appraisal was carried out by consultants during 2015.
- 1.6. This Consultation Statement contains a summary of which bodies and persons were invited to make representations and how they were invited to make representations.

## **2. Statement of Community Involvement Review**

- 2.1. The Council reviewed its Statement of Community Involvement (2010) and adopted a revised version in October 2015. This sets out the process by which the Council will consult appropriate bodies in the course of drafting all documents that are part of the Local Plan.

## **3. Public Consultation**

- 3.1. A copy of the Management Plan (CAMP) was made available for a statutory 6-week public consultation from 26<sup>th</sup> October 2015 and 07 December 2015. A wide range of stakeholders were consulted including landowners, all residents within any of the proposed changes to the Conservation Areas. Developers, key agencies and service providers, Parish Councils, Registered Providers and other interested parties. A full list of the consultees that were formally invited to comment on the document is available in Appendix 1.
- 3.2. In addition three drop-in sessions were arranged during the consultation period for people to come and discuss the appraisals with officers from the Council. These were held on:-

- 5<sup>th</sup> November 2015 at Altrincham Town Hall between 12 and 2 pm.

- 10<sup>th</sup> November 2015 at Hale Library between 5 and 6.30pm.
- 12<sup>th</sup> November 2015 at the Swinging Bridge Restaurant, Trafford Boulevard, Urmston between 5 and 6pm.

3.3. A public notice was displayed in the 26<sup>th</sup> October 2015 issue of the Manchester Evening News and is available in Appendix 2.

3.4. The SPD and associated documentation was made available for inspection at the following locations:

- On the Council's website: <http://www.trafford.gov.uk>
- Trafford libraries
- Access Trafford offices

3.5. Comments were invited in writing, no later than 07 December 2015, either by post to: Strategic Planning, Trafford Town Hall, Talbot Road, Stretford, M32 0TH or alternatively by email to: [strategic.planning@trafford.gov.uk](mailto:strategic.planning@trafford.gov.uk).

3.6. Consultation responses and the identity of those making them are matters of public record and open to public scrutiny. Copies of the responses received to the consultation can be viewed on request to the Strategic Planning team, Trafford Town Hall, Talbot Road, Stretford M32 0TH.

#### **4. Consultation Responses and Main Issues**

4.1. A total of 8 representations were received to the public consultation. A summary of these representations is available to view in table 4.1 below, together with the Council's response to the points raised.

4.2. Relatively few comments were made. General support for the policies with some minor amendments suggested to policies covering banners, rain water goods, materials and scale and massing.

4.3. Other more general comments are summarised below:-

- The inclusion of further wording and rewording to better reflect national policy and legislation on dealing with positive contributing buildings and designated heritage assets, for example listed buildings
- The need for additional maps in the CAMPs to show positive contributing buildings identified in the CAAs
- Requests for clarity in the policies and suggestions for additional text covering historical information

- Request for the inclusion of a policy to cover street lighting in all CAMPs which specifies warm LED lights and appropriate column styles in CAs.

## **5. Main Changes to the SPD**

5.1.Changes to the SPD have been made in response to the representations received:-

- Addition of townscape analysis maps
- Minor corrections and additions to the general text
- The addition of and changes to the position in the text of photographs
- Changes to the text and policies to add more detail, improve clarity and ensure conformity with legislation and NPPF.

**Table 4.1 Summary of representations and the Council's response**

07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Policies 62 to 67 : Clearly it is significant new development that has the greatest potential to enhance or erode the character of the Conservation Area and its significances, the proposed suite of Policies is appropriate to the circumstances of the Old Market Place Conservation Area.	Support welcomed
07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Generally the Plan is considered to be well founded with suitable sections on the significances of the Conservation Area and the assessment of those features which add to or detract from its qualities.	Support welcomed
07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	It would be helpful if the Policies were prioritised, for example those in respect of improvements to the Public Realm – it is probably unrealistic to expect all of these to be achieved over the 5 year life time of the Plan, but it would be helpful to know which are targeted and resourced for implementation over that period.	Noted. Prioritisation of funding is beyond the scope of the Plan but will be set out in other more detailed plans for the area.

07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Policies 1 to 5: The Trust would question what relative priority is given to these Policies. It is suggested that Policy 5 (undertake a Heritage at Risk strategy) is the most important so that resources can then be targeted where they are most needed and will be most effective. Given the advice elsewhere in the draft Plan regarding Historic England concerns and the key buildings within the Conservation Area it is considered doubtful that the most pressing requirement at present is the introduction of further Article 4 controls (Policy 1) in respect of the residential properties in the Area, especially as most of these are peripheral to the main elements of the Conservation Area (i.e. Old Market Place and Market Street).	Noted. Prioritisation is beyond the scope of the Plan as funding for these elements is as yet unknown.
07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	(Policies 2 and 4 should be 'normal practice' and Policy 3 'routine'.)	Noted. However it was considered a useful reminder to include them
07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Policies 6 to 16: generally the advice here is considered to be sound.	Support welcomed
07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Policies 41 to 44: The conservation of traditional boundary treatments is an important element in maintaining and enhancing the Conservation Area and the proposed Policies are considered to be appropriate.	Support welcomed

07-Dec-15	The National Trust	1051	CAMP Old Market Place Draft-2015	Policies 48 to 61: Generally the approach set out in these Policies in respect of the public realm is to welcomed.	Support welcomed
10-Dec-15	Historic England	1074	CAMP Old Market Place Draft-2015	Suggesting the need for a policy within the CAMP, to refresh Trafford's shopfront, advert and signage guidance (dating from 1997) to better reflect current legislation and best practice.	The Shopfront guidance will be revised as resources permit.
10-Dec-15	Historic England	1074	CAMP Old Market Place Draft-2015	Have you considered adding a section to each management plan setting out how policies will be funded by way of an action plan. This should be approved by members, ensuring that policies are prioritised and deliverable.	It is considered that the policies will be delivered as funding becomes available and projects developed by land owners. It is not considered appropriate to put an action plan in place. Many of the policies will be delivered through conditions as part of planning permissions.
10-Dec-15	Historic England	1074	CAMP Old Market Place Draft-2015	Request for the consideration of the potential for Heritage Partnership Agreements in conjunction with a Local Development Order to remove obstacles to the change of use of upper floors	Wording added to policy 39 "The use of Heritage Partnership Agreements could assist with this. " The emerging Altrincham Neighbourhood Business Plan contains policies that encourage bringing upper floors back into active use.

<p>10- Dec-15</p>	<p>Historic England</p>	<p>1074</p>	<p>CAMP Old Market Place Draft-2015</p>	<p>Recommendation of the rewording of the policies relating to the demolition and replacement development (policy 62) to better reflect paragraphs 132-134 in the NPPF. A map clearly indicating national designations and positive contributor buildings would also help the reader.</p>	<p>Noted Policy 62 has been reworded and a map showing listed buildings and positive contributors added. "Demolition may only be permitted if it involves the replacement of a property that has not been defined as a positive contributor (as shown in map 2) to the Conservation Area and where any replacement development preserves or enhances the conservation area; Also it can be demonstrated that the substantial harm or loss meets criteria as set out in NPPF. The design of any replacement building must reflect the character and appearance of the Conservation Area as a whole"</p>
<p>10- Dec-15</p>	<p>Historic England</p>	<p>1074</p>	<p>CAMP Old Market Place Draft-2015</p>	<p>The section "Control measures brought about by law" should clarify the law and national policy relating to the alteration, extension or demolition of designated heritage assets. A caveat should be included stating that some of the CAMP policies relating to the use of specific materials to protect local distinctiveness may not be applicable when dealing with designated heritage assets.</p>	<p>wording added to the suggested section in Appendix C - "When applied to designated heritage assets such as listed buildings legislation and national policy may take precedence over policies in local Conservation Area Management Plans"</p>

					Wording added also to the Planning section ( 1.5.4, 1.5.5) to reference the Enterprise and Regulatory Reform Act (2013) to cover these points.
10-Dec-15	Historic England	1074	CAMP Old Market Place Draft-2015	In 1.1.1 the Old Market Place is referred to as being at risk, however, this conservation was removed from the Heritage at Risk register by Trafford Council.	Noted. This has been amended in the final version
13-Nov-15	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Unlike the Appraisals which are policy, these Management Plans seem to be only guidelines, which have far less clout. As it is the Management Plans that will be used the most, surely they should be policy and be also consistent with the appraisals? The most robust documents possible are required, in order to fulfil the duty to protect and enhance the three areas 'At Risk'.	The Management Plans will be adopted as Supplementary Planning Guidance (SPD). This planning guidance will have the same status in planning policy terms as the Conservation Area Appraisals. The "at Risk" register has now been updated and Old Market Place and Stamford New Road are now no longer on the "at Risk " register. The final Management Plans will reflect this.
11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Pg. 46 Article 4 map should go immediately after pg 44 as part of appendix C	Noted. This has been amended as suggested

11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	4.1.1 If only guidance then is far too weak needs same planning strength as appraisals and becomes 'policy'.	Supplementary Planning Guidance is the term used for this type of Planning documents. It will be adopted policy and form part of the Local Development Framework.
11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Policy 65 Important to recognise the old 1870 facade of the Altrincham general Hospital	This is more appropriate to recognise in the text rather than the policy. More detail on dates has been added to the general text.
11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Policy 64 - needs to be a separate policy to cover height and scale as it is so important and is being challenged by current planning permission applications (Central Way flats).	Wording has been added to the existing policy 64 covering roofscapes that covers scale, massing and height of new development.
11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Pg 32 Policy 27 Historic town centres should not allow banners of any sort, only on the outskirts. A&B Civic society feels strongly about this and is supported by Planit i.e. Suggest banners on Woodland flyover where they would be more effective.	Disagree. Small banners maybe appropriate for temporary periods. Wording has been changed to strengthen the temporary nature and that they are high quality
11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Pg 28, policies 2,3 & 4. Disagree with NT comments. It is essential to have these phrases.	Noted. Policies have been kept

11-Jan-16	Bowdon Downs Residents Association	1159	CAMP Old Market Place Draft-2015	Policy 9 & 44 Lime mortar - need to explain why important to use it to not damage the fabric with cement mortar. It's to show there is a rationale behind.	Wording added to Policy 44 by way of explanation "in order to reduce erosion of the original material." and Policy 9 "in order to prevent damage to the original fabric"
26-Oct-15	Local resident	1380	CAMP Old Market Place Draft-2015	I have made an informal enquiry regarding the relocation of our vehicle access to (little) Groby Road. The existing location is dangerous. It would make sense for the creation of walling to match existing with planting above Regent Road to improve the conservation area by mitigating the harsh brick dominated environment around Easting wood that you allude to in section 2.8.3.	Noted
26-Oct-15	Local resident	1380	CAMP Old Market Place Draft-2015	Note and concur fully with comments at section 2.3.15. and agree with your appraisal of the modern conservatory to the rear of my property.	Noted
05-Nov-15	Local resident	1381	CAMP Old Market Place Draft-2015	Strong support to all of the proposals included in the strategy document (except for point 3 raised below)	Support welcomed
05-Nov-15	Local resident	1381	CAMP Old Market Place Draft-2015	I request that policy 11 is reworded from 'Rainwater goods should be black cast iron or aluminium' to 'Rainwater goods should be cast iron or aluminium and should be black or another subtle colour appropriate to the building'. Black is too restrictive and will not look right in all cases.	Agree. Wording changed as suggested

05-Nov-15	Local resident	1381	CAMP Old Market Place Draft-2015	Attention should be given to how the rules will be enforced.	Noted. The policies once adopted will be used to guide planning decisions in the Conservation Area.
05-Nov-15	Local resident	1381	CAMP Old Market Place Draft-2015	Policy 14 states 'Maintenance should be carried out regularly to ensure vegetation is not damaging brick or stonework and rainwater goods are clear, to avoid deterioration to fabric'. The gutters of Altrincham Town Hall urgently need cleaning out, so I suggest the Council begins by setting a good example.	Noted. This comment has been forwarded to the Councils Estate Management Service
05-Nov-15	Local resident	1381	CAMP Old Market Place Draft-2015	It is very important that the old hospital site is redeveloped/brought into alternative use as soon as possible as an empty neglected building has a negative effect on the area.	Noted.
28-Nov-15	Local resident	1394	CAMP Old Market Place Draft-2015	The Council is not clearing the pavements and there are no lights and trees etc. on the buildings, which does not help business.	This is outside the Scope of the Management Plan
03-Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	The draft makes references not only to preserving and enhancing, but “encouraging greater awareness and visibility”; not just conservation of but “enjoyment of the historic environment”, hopefully the proposed policies will be seen as a catalyst for progressing these lofty aspirations and not simply a dead hand that will apply restrictions for the sake of restrictions.	Noted
03-	Informed	1401	CAMP Old Market Place	Strongly supportive of both the guiding principles and proposals in the policies outlined	Welcomed

Dec-15	Solutions		Draft-2015	in the draft plan.	
03-Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	Encouraged by Policy 48, “The Old Market Place should be redesigned to reduce the dominance of vehicular traffic and to re-establish it as a central public space and gateway to the town.” This sits full-square with the view of our CEO that this key historic location is both neglected and underutilised.	Noted
03-Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	The conservation area is bisected by the A56 which carries extremely high levels of vehicular traffic throughout the day, effectively isolating the principle open space in the Old Market Place, rendering it effectively inaccessible for any meaningful social or recreational use. The nearest pedestrian controlled lights are outside the Shell garage further along Dunham Road. These are located too far away from the Old Market Place to facilitate ease of access or encourage use of the restaurant and bar facilities. If there is to be any hope of achieving greater uses of the Old Market Place, then both traffic calming and pedestrian crossing facilities must be addressed as a priority.	Noted. Comments have been forwarded to the Council Highways Development Service

03- Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	<p>The paved pedestrian area between The Old Bank and The Orange Tree becomes hazardously slippery after even light rain and lethal after a light frost. This constitutes a serious Health and Safety hazard that must be addressed if Policy 49 and Policy 50 are to have any practical meaning. There is no point in preserving and reinstating pavements unless this renders them safe to walk on.</p>	Noted.
03- Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	<p>Whilst we support the general principle behind Policy 26, and would have no wish to deface our beautiful building by displaying 'large format banners' or indeed banners of any kind, we have concerns about the requirement to shroud scaffolding in a 1:1 scale image of the building. Maintaining a Listed building means that from time to time scaffolding may need to be erected for even minor works, such as repairing a leaded window or routine painting. Should this policy require such camouflage for relatively short periods of scaffolding use, this would make the cost of routine maintenance prohibitive. We are sure that this is not the intention of Policy 26, but some rewording to make it clear that this only applies to longer term major works, and not routine maintenance would be helpful and prevent any future difficulties arising from differing interpretations of the policy.</p>	<p>Agree. Policy 26 wording has been amended to add the following:- ...for all works other than short term routine maintenance. ...</p>

03- Dec-15	Informed Solutions	1401	CAMP Old Market Place Draft-2015	<p>When the restoration of The Old Bank was being undertaken, the CEO had a vision of illuminating the unique architectural features of this iconic building, but was told by planners that this would not be countenanced at all. We are therefore greatly encouraged by Policy 35. In supporting your proposed policies, we do so in the hope that a more sympathetic view might be taken should we wish to enhance this key historic location by revisiting the illumination of The Old Bank.</p>	Noted
23- Nov-15	Local resident	1402	CAMP Old Market Place Draft-2015	<p>Too much alteration to existing properties (i.e. the removal of original features) and new development of properties has taken place in the area and thus renders the inclusion of Springfield Rd into the CAMP pointless.</p>	<p>Springfield Road was adopted into the Conservation Area in December 2014. The CAMP will hopefully ensure future changes proposed to historic properties will be in keeping with the historic character of the area</p>

## Appendix 1 – List of Consultees

### Duty to Cooperate Bodies:

- Association of Greater Manchester Authorities;
- Cheshire East Council;
- Civil Aviation Authority;
- Environment Agency;
- Greater Manchester Combined Authority;
- Greater Manchester Local Enterprise Partnership;
- Greater Manchester Local Nature Partnership;
- Historic England;
- Homes and Communities Agency;
- Manchester City Council;
- Natural England;
- NHS England;
- Office of Rail Regulation;
- Salford City Council;
- Trafford Clinical Commissioning Group;
- Trafford Local Highways Authority;
- Transport for Greater Manchester;
- Warrington Council;

### Specific Consultation Bodies:

The following Specific Consultation Bodies will be consulted as a matter of course on all GMSF, Local Plan and Neighbourhood Plan documents and, where relevant, Supplementary Planning and Other Planning Documents.

*Please note: This list also relates to successor bodies where re-organisations occur.*

- Agden Parish Council
- Ashley Parish Council
- Carrington Parish Council
- Cheshire East Council;
- Dunham Massey Parish Council
- Environment Agency
- Greater Manchester Combined Authority;
- GM Local Enterprise Partnership
- Highways England;
- Historic England;
- Homes and Communities Agency (HCA)
- Little Bollington Parish Meeting
- Lymm Parish Council
- Manchester City Council;
- Natural England
- Network Rail Infrastructure Limited
- NHS England
- Partington Town Council
- Rixton with Glazebrook Parish Council

- Rostherne Parish Council
- Salford City Council
- The Coal Authority
- The Marine Management Organisation
- Warburton Parish Council
- Warrington Council;
- Any person to whom the electronic communications code applies and who owns or controls electronic communications apparatus within the Borough e.g. Mobile Operators Association, Hutchinson 3G, etc.
- A person to whom a licence has been granted under the Electricity Act 1989 e.g. Electricity NW Ltd;
- A person to whom a licence has been granted under the Gas Act 1986 e.g. National Grid
- A sewerage undertaker e.g. United Utilities
- A water undertaker e.g. United Utilities

### **General Consultation Bodies**

The following General Consultation Bodies will be consulted as appropriate on all GMSF, Local Plan and Neighbourhood Plan documents and, where relevant, Supplementary Planning and Other Planning Documents.

- Voluntary bodies, some or all of whose activities benefit the Borough
- Bodies representing the interests of different racial, ethnic or national groups within the Borough
- Bodies representing the interests of different religious groups in the Borough
- Bodies representing the interests of disabled persons in the Borough
- Bodies representing the interests of persons carrying on business in the Borough

### **Other Consultation Bodies**

The following groups/ organisations will be consulted on GMSF, Local Plan, Neighbourhood, Supplementary and Other Planning Documents and Planning Applications as and when this is deemed to be appropriate by the Council in relation to the subject matter and their area of interest. *Please note: This list is not exhaustive and will be amended as and when it is necessary to do so.*

- Adactus Housing Group;
- Altrincham and Bowdon Civic Society;
- Altrincham and Sale Chamber of Commerce;
- Altrincham Forward;
- Altrincham Town Centre Business Neighbourhood Forum;
- Ancient Monuments Society;
- Arawak Walton Housing Association;
- Arriva Bus;
- Arriva Trains Wales;
- Association of Greater Manchester Authorities (AGMA) Joint Units;
- Bowdon Conservation Group;
- British Chemical Distributors and Traders Association;
- British Energy Association
- British Gas
- British Geological Survey;
- British Telecommunications PLC
- British Waterways
- Campaign for Better Transport;
- Campaign for Real Ale;
- Centre for Ecology and Hydrology;

- Cheshire Wildlife Trust;
- Church Commissioners;
- Citizens Advice Bureau
- Civic Trust;
- Commission for Architecture and the Built Environment at the Design Council;
- Commission for Equality and Human Rights;
- Council for British Archaeology
- Council for the Protection of Rural England;
- Crown Estate Office;
- Department for Business Innovation & Skills;
- Department for Culture, Media and Sport;
- Department for Environment, Food and Rural Affairs;
- Department for Transport;
- Department of Health;
- Department of Work and Pensions;
- Diocesan Board of Finance;
- Disabled Persons Transport Advisory Committee;
- Fields in Trust;
- First Group PLC;
- First TransPennine Express;
- Forestry Commission;
- Freight Transport Association;
- Friends of the Earth;
- Garden History Society;
- Georgian Group;
- Greater Manchester Archaeological Advisory Service;
- Greater Manchester Chamber of Commerce;
- Greater Manchester Ecology Unit;
- Greater Manchester Fire and Rescue Service
- Minerals and Waste Unit;
- Greater Manchester Police
- Greater Manchester Waste Disposal Authority
- Great Places Housing Group;
- Gypsy Council
- Hale Civic Society;
- Health and Safety Executive
- Home Builders Federation
- Home Office
- Irwell Valley Housing Association;
- Lancashire Wildlife Trust;
- Lead Local Flood Authority;
- Living Streets;
- Local businesses;
- Major land/property owners
- Manchester Airport;
- Manchester Barton Aerodrome;
- Manchester Ship Canal Company;
- Ministry of Defence;
- Ministry of Justice;
- NASSEA;
- National Trust;
- Network Rail;
- New Economy;
- Northern Trains;

Trafford Council

- Peel Ports;
- Renewable Energy Association
- Road Haulage Association;
- Royal Mail Property Group
- Royal Society for the Protection of Birds;
- Sale Civic Society;
- Society for Protection of Ancient Buildings;
- Sport England;
- St Vincent's Housing Association;
- Stagecoach Bus;
- Stretford M32 Group;
- The Rail Freight Group;
- The Showmen's Guild of Great Britain
- The Theatres Trust;
- Timperley Civic Society;
- Trafford Cycle Forum;
- Trafford Housing Trust;
- Trafford Partnership & Locality Partnerships
- Trafford Ramblers;
- Transport for Greater Manchester;
- Traveller Law Reform Project;
- Twentieth Century Society;
- Voluntary Community Action Trafford;
- Women's National Commission;
- Woodford Aerodrome;
- Woodland Trust;

## Appendix 2 – Local Advertisement

### TRAFFORD BOROUGH COUNCIL

#### Planning and Compulsory Purchase Act 2004 Localism Act 2011

#### The Town and Country Planning (Local Planning) (England) Regulations 2012

#### Supplementary Planning Document – Regulation 12 Public Participation

##### Proposed titles of the Documents

- Conservation Area Management Plan - Barton Upon Irwell - Consultation Draft
- Conservation Area Management Plan- Old Market Place - Consultation Draft
- Conservation Area Management Plan - South Hale - Consultation Draft
- Conservation Area Management Plan - Stamford New Road - Consultation Draft

##### Proposed subject matter of the Documents

The proposed Conservation Area Management Plans support the Conservation Area Appraisals providing more detail on historic features and setting out proposals for the preservation and enhancement of specific parts of the conservation areas to manage future change.

##### Notification of Adoption of the Documents

Any representations may be accompanied by a request to be notified at a specified address of the approval of the documents / adoption of the Supplementary Planning Documents.

**Availability of documents:** All the Draft Documents are available for public inspection at all public libraries/Access Trafford offices in Trafford, during normal opening hours. For more information about location and opening hours go to: <http://www.trafford.gov.uk/leisureandculture/libraries/librariesintrafford/>

The documents can also be found on the Council's website: [www.trafford.gov.uk](http://www.trafford.gov.uk). If needed, summary material can be made available in large print, Braille and other languages. For further information please contact the Planning helpline on 0161 912 3149.

**Address to which representations must be sent:** Written representations should be submitted to Planning Services, Trafford Town Hall, Talbot Road, Stretford, M320TH [Tel:01619123149](tel:01619123149) (e-mail: [strategic.planning@trafford.gov.uk](mailto:strategic.planning@trafford.gov.uk)).

**Period in which representations may be made:** Written representations may be made between 9:00am **Monday 26<sup>th</sup> October 2015** and **5:00 p.m. Monday 7<sup>th</sup> December 2015**.

Stephen James

Head of Strategic Growth