

# Spelthorne Local Plan 2022 -2037

## DRAFT HEARINGS PROGRAMME

Inspector

Jameson Bridgwater PGDipTP MRTPI

Hearings commence 1000 Tuesday 23 May 2023

The Council Offices, Knowle Green,  
Staines-Upon-Thames TW18 1XB

This programme should be read in conjunction with  
the Inspector's Briefing Note & Main Matters, Issues & Questions.

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*The Examination Library is managed by the Programme Officer and contains all submission documents, representations and information relating to the examination. It will be updated as further documents are submitted. Documents can be downloaded from the examination website. In the run up to the examination paper copies can be provided if necessary, by contacting the Examination Office, C/O Banks Solutions, 80 Lavinia Way, East Preston, West Sussex, BN16 1DD*

## **TIMETABLE**

*The Main Matters (MM) are set out in detail in [ID-02](#)*

## **WEEK 1**

### **Day 1 – 1000 - Tuesday 23 May 2023**

- Inspector's Opening Statement
- Council's Opening Statement
- Main Matter 1 – Legal Requirements and Overarching Issues (Policy ST1)
- Main Matter 2 – Spatial Development Strategy (Policy ST2)

### **Participants [Day 1]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matters 1 & 2)

REP/40344545 Ki Partnerships obo Ashford Corporation (Matter 2, Policy ST2)  
(Paul Kallee-Grover)

REP/42324225 Judith Ashton Associates obo A2Dominion (Matters 1 & 2)

REP/19538401 Home Builders Federation (Matters 1 & 2) (Mark Behrendt)

REP/42037089 Persimmon Homes Thames Valley (Matter 2)

REP/33576193 Riverside Residents (Staines) Coalition (Matters 1 & 2)  
(Nigel Rowe, Kath Sanders & Tony Woodward)

REP/42051521 RPS obo Bewley Homes (Matter 2) (Cameron Austin-Fell)

REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd. (Matter 2)  
(David Churchill)

REP/41990785 Stantec obo SEGRO (Matter 1 & Matter 2) (Mark Sitch)

REP/43043713 Savills obo Senior Living Ltd. (Matter 2) (Charles Collins)

REP/41799393 Cerda Planning obo Future High Street Living (Staines Ltd.)  
(Matter 2) (Richard West)

REP/19813793 & REP/19550241 Simon Bird KC obo LoSRA & KKG  
(Matter 1 & Matter 2)

REP/42188193 Carter Jonas obo Richborough Estates (David Churchill)  
(Matter 2)

REP/42425089 Terence O'Rourke & Co obo Redrow Homes Ltd.  
(Matter 1 & Matter 2) (Greg Smith & Jacqueline Mulliner)

REP/ 42351713 Guy Williams KC & Consultant Planning Group obo  
Charles Morris Management (Janet Ashton, CPG)  
(Matters 1 & 2)

REP/41415905 Ian Beardsmore (Matter 2)

REP/42050945 Susan Briant (Matter 2)

REP/25808385 Andrew Black Consulting obo PLP (Matter 1 & 2)

REP/41857985 Quod obo Valor Real Estate Partners LLP (Matter 1 & 2)

REP/43105057 RGP obo Tarmac (Matter 2) (Chris Lindley, RGP)

### **Day 2 – 1000 - Wednesday 24 May 2023**

- Main Matter 6 – Staines-Upon-Thames (Policy SP1)
- Main Matter 7 – Ashford, Shepperton and Sunbury Cross (Policy SP2)
- Main Matter 8 – Stanwell and Stanwell Moor (Policy SP3)
- Main Matter 10 – Colne Valley Regional Park (Policy SP5)

### **Participants [Day 2]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matter 6)

REP/33576193 Riverside Residents (Staines) Coalition (Matter 6)  
(Nigel Rowe, Kath Sanders & Tony Woodward)

REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd. (Matter 8)  
(David Churchill)

REP/41803201 Colne Valley Park Trust (Matter 10) (Jerry Unsworth)

REP/41799393 Cerda Planning obo Future High Street Living (Staines Ltd.)  
(Matter 6) (Richard West)

### **Day 3 – 1000 - Thursday 25 May 2023**

- Main Matter 9 – Green Belt (Policy SP4)
- Main Matter 11 – River Thames and its Tributaries (Policy SP6)
- Main Matter 12 – Heathrow Airport (Policy SP7)

### **Participants [Day 3]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matters 9, 11 & 12)

REP/42037089 Persimmon Homes Thames Valley (Matter 9)  
(Maggie Williams & Edward Nabbs)

REP/33576193 Riverside Residents (Staines) Coalition (Matters 11 & 12)  
(Nigel Rowe, Kath Sanders & Tony Woodward)

REP/19532737 Cassidy Ashton obo Shepperton LLC and associated Landowners  
(Alban Cassidy)(Matter 11)

REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd.  
(Matter 9 & Matter 12) (David Churchill)

REP/ 19813793 & REP/ 19550241 Simon Bird KC obo LoSRA & KKG  
(Matter 9)

REP/41990785 Stantec obo SEGRO (Matter 9 & Matter 12) (Mark Sitch)

REP/42188193 Carter Jonas obo Richborough Estates (Matter 9)  
(David Churchill)

REP/42239329 Carter Jonas obo Hund'lani & Co (Matter 9) (Christopher Cooper)

REP/41415905 Ian Beardsmore (Matter 9)

REP/42351713 Guy Williams KC & Consultant Planning Group obo  
Charles Morris Management (Janet Ashton, CPG)  
(Matters 9)

## **WEEK 2**

### **Day 4 – 1000 - Tuesday 13 June 2023**

- Main Matter 17 – Allocations Years 1 – 5 (2023-2027)

**Participants [Day 4]**

Spelthorne Borough Council  
REP/19813377 Kath Sanders  
REP/40344545 Ki Partnerships obo Ashford Corporation (Paul Kallee-Grover)

REP/33576193 Riverside Residents (Staines) Coalition  
(Nigel Rowe, Kath Sanders & Tony Woodward)  
REP/42051521 RPS obo Bewley (Cameron Austin-Fell)  
REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd. (Kieron Gregson)  
REP/41803201 Colne Valley Park Trust (Jerry Unsworth)  
REP/19771841 Environment Agency  
REP/41799393 Cerda Planning obo Future High Street Living (Staines Ltd.)  
(Richard West)  
REP/42188193 Carter Jonas obo Richborough Estates  
(John Coxon, Emery Planning)  
REP/42425089 Terence O'Rourke & Co obo Redrow Homes Ltd.  
(Greg Smith & Jacqueline Mulliner)  
REP/25808385 Andrew Black Consulting obo PLP  
REP/43105057 RGP obo Tarmac (Chris Lindley, RGP)  
REP/42324225 Judith Ashton Associates obo A2Dominion

**Day 5 – 1000 - Wednesday 14 June 2023**

- Main Matter 18 – Allocations Years 6 – 10 (2028-2032)

**Participants [Day 5]**

Spelthorne Borough Council  
REP/33576193 Riverside Residents (Staines) Coalition  
REP/42337825 Stantec obo A2Dominion and the Staines & Laleham Sports  
Association Ltd.  
REP/19771841 Environment Agency  
REP/42425089 Terence O'Rourke & Co obo Redrow Homes Ltd.  
(Greg Smith & Jacqueline Mulliner)  
REP/43105057 RGP obo Tarmac (Chris Lindley, RGP)  
REP/42324225 Judith Ashton Associates obo A2Dominion

**Day 6 – 1000 - Thursday 15 June 2023**

- Main Matter 19 – Allocations Years 11 – 15 (2033-2037)

**Participants [Day 6]**

Spelthorne Borough Council  
REP/42324225 Judith Ashton Associates obo A2Dominion  
REP/19771841 Environment Agency  
REP/42425089 Terence O'Rourke & Co obo Redrow Homes Ltd.  
(Greg Smith & Jacqueline Mulliner)

REP/41857985 Quod obo Valor Real Estate Partners LLP (James Guthrie)  
REP/43105057 RGP obo Tarmac (Chris Lindley, RGP)

## **WEEK 3**

### **Day 7 – 1000 - Tuesday 20 June 2023**

- Main Matter 3 – Responding to the Climate Emergency (Policy PS1)
- Main Matter 4 – Designing Places and Spaces (Policy PS2)
- Main Matter 5 – Heritage, Conservation and Landscape (Policy PS3)
- Main Matter 2 - Reconvened discussion from Day 1 on Housing Matters

#### **Participants [Day 7]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matter 2 reconvened discussion & Matter 3)

REP/42324225 Judith Ashton Associates obo A2Dominion  
(Matter 2 reconvened discussion & Matters 3 & 4)

REP/19538401 Home Builders Federation (Mark Behrendt)  
(Matter 3 & Matter 2 reconvened discussion)

REP/33576193 Riverside Residents (Staines) Coalition  
(Matter 2 reconvened discussion & Matters 4 & 5)

REP/41415905 Ian Beardsmore (Reconvened Matter 2 discussion)

REP/43043713 Savills obo Senior Living Ltd. (Charles Collins)  
(Matter 2 reconvened discussion)

REP/43105057 RGP obo Tarmac (Chris Lindley, RGP)  
(Matter 2 reconvened discussion)

### **Day 8 – 1000 - Wednesday 21 June 2023**

- Main Matter 13 – Housing (Policies H1 to H3)
- Main Matter 14 – Environment (Policies E1 to E5)

#### **Participants [Day 8]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matter 14)

REP/42324225 Judith Ashton Associates obo A2Dominion (Matter 13)

REP/19538401 Home Builders Federation (Matter 13) (Mark Behrendt)

REP/33576193 Riverside Residents (Staines) Coalition (Matter 14)

REP/42051521 RPS obo Bewley Homes (Matter 14) (Cameron Austin-Fell)

REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd. (Matter 13)  
(Kieron Gregson)

REP/19771841 Environment Agency (Matter 14)

REP/43043713 Savills obo Senior Living Ltd. (Matter 13)  
(Charles Collins & Tom Beck)

REP/41799393 Cerda Planning obo Future High Street Living (Staines Ltd.)

(Matter 13) (Richard West)  
REP/42188193 Carter Jonas obo Richborough Estates (Matter 13)  
(David Churchill)  
REP/41415905 Ian Beardsmore (Matter 14)

### **Day 9 – 1000 - Thursday 22 June 2023**

- Main Matter 15 – Economy (Policies EC1 to EC4)
- Main Matter 16 – Infrastructure and Delivery (Policies ID1 and ID2)
- Main Matter 20 – Monitoring the SLP

### **Participants [Day 9]**

Spelthorne Borough Council

REP/19813377 Kath Sanders (Matters 16 & 20)

REP/42324225 Judith Ashton Associates obo A2Dominion (Matter 16)

REP/19538401 Home Builders Federation (Matter 16) (Mark Behrendt)

REP/33576193 Riverside Residents (Staines) Coalition (Matter 16)

REP/42188001 Carter Jonas obo CEMEX UK Properties Ltd. (Matter 15)  
(Kieron Gregson)

REP/41990785 Stantec obo SEGRO (Matter 15) (Mark Sitch)

REP/42239329 Carter Jonas obo Hund'lani & Company (Matter 15) (Nick Taylor)

### ***Please note***

*Timings - whilst the start time for each day is fixed, the morning, afternoon, and lunch breaks and close of sessions are dependent on the discussions during the hearing and therefore maybe subject to change.*

*The Inspector has set out his Main Matters and Issues in [ID-02](#). These are based on the main headings and chapters of the Spelthorne Draft Local Plan. This will allow everyone who wishes to make representations at the Hearing to participate at the appropriate time.*

*The hearings programme is draft and maybe subject to minor changes please ensure that you keep updated at the examination website.*