



20 APR 2012

N.Fenwick
Milton Keynes Council
Saxon Court
502 Avebury Boulevard
Central Milton Keynes
MK9 3HS

17 April 2012

Dear Nick

Application for the designation of Central Milton Keynes (CMK) as a neighbourhood area

At its meeting held on 4th January 2012 the Town Council formally resolved to apply for the designation of the whole of its area, including Campbell Park for which responsibility would transfer to the Town Council on 1st April 2012, for the purpose of undertaking a business neighbourhood plan.

It is now our intention to take forward the Milton Keynes Council (MKC) business neighbourhood plan front runner initiative, approved by DCLG, as a neighbourhood development plan (NDP) prepared under the Localism Act 2012 and The Neighbourhood Planning (General) Regulations 2012, which have now come into force. You are, of course, aware that the Town Council has established a Steering Group to oversee the production of the neighbourhood development plan, the Standing Orders and Terms of Reference of which were adopted by the Town Council following the endorsement of the MKC and the CMK business representatives, as partners of the Town Council in this undertaking represented on the Steering Group.

In accordance with the requirements of Regulation 5 we now submit our application for the area shown on the map at Appendix A to this letter, to be designated a neighbourhood area by the Local Planning Authority (LPA). The area in question is delineated by the blue lines encompassing Central Milton Keynes and Campbell Park. CMK Town Council is the relevant body for the proposed neighbourhood area, for the purposes of section 61G of the Town and Country Planning Act 1990, as the Parish Council for the whole of that area.

We understand that it is at the total discretion of the LPA whether or not it designates an area a 'business area'. However, on advice recently received from Gareth Bradford of DCLG, one should not automatically assume that CMK, including Campbell Park is a business area. CMK is planned to contain a significant proportion of housing and other non-commercial land uses. Gareth has advised that being designated a business area is quite a high bar to meet and even without the designation it

can still mean preparing a business-led neighbourhood plan with the full involvement of the business community in shaping the NDP. The adopted Steering Group Standing Orders were established specifically with this in mind, with business having 50% of the representatives on the Steering Group. We believe that it would be prudent for the LPA to publish our application as simply a neighbourhood area and then wait and see what responses it receives.

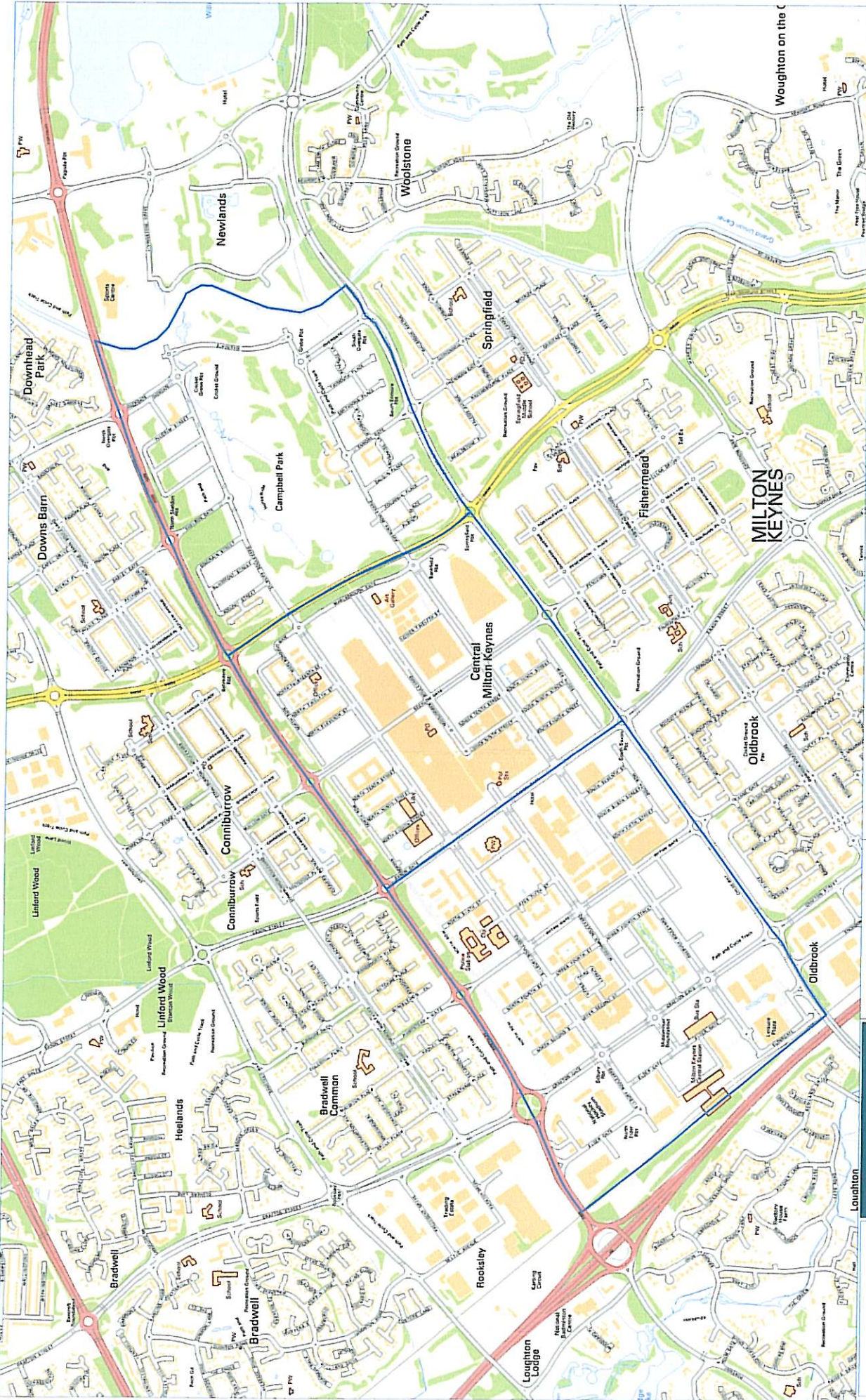
The statement at Appendix B explains why the area is considered to be appropriate to be designated as a neighbourhood area by Milton Keynes Council, and we look forward to receiving the Council's approval of this area at its earliest opportunity.

Yours sincerely

A handwritten signature in black ink, appearing to be 'Paul Cranfield', written over a horizontal line.

Paul Cranfield
Clerk CMK Town Council

APPENDIX A



Scale 1: 12,000 @ A3L

Central Milton Keynes Parish

Name: Nicky Kingsley

Tel: MK 25 4813

05/01/2012

Project: 1811

Asset Data Management



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Appendix B

Statement of explanation for Central Milton Keynes being designated a neighbourhood area

Central Milton Keynes (CMK) is defined as the area between the railway line, the centre lines of the grid roads Portway (H5) and Childs Way (H6) and the Grand Union Canal on the extreme east side of Campbell Park. This geographic area is shown on the attached location plan at Annex A and wholly comprises the parish area of CMK Town Council.

The canal is included to capitalise on its leisure and recreational opportunities and its ability to enhance development values within Campbell Park grid square, through the provision of mixed use development in association with an animated quayside and basin.

CMK is the main location in Milton Keynes for retail, office and leisure development, with the largest concentration of jobs, and the Milton Keynes Council (MKC) published Core strategy provides that this should continue into the future, with further substantial growth through the intensification of development. Additionally the area includes a number of major development sites, several of which are of regional significance and some having national potential. There is the further issue of refurbishment and renewal as the first generation of office buildings reach the end of their useful life. A substantial amount of new housing is also planned for CMK.

The growth and economic development potential of CMK is not only key to the economic wellbeing and success of the whole of Milton Keynes, but to the wider sub-region as Milton Keynes begins the next stage of its evolution to become a truly regional centre.

A near identical area to that now sought for designation was chosen as a business neighbourhood front runner initiative by DCLG. In now taking this initiative forward as a neighbourhood development plan, the CMK Town Council has established a Steering Group in partnership with MKC and the CMK business community to deliver the development plan.

This Steering Group, better known as the CMK Alliance, has established and agreed its Standing Orders and Terms of Reference that provide the constitution for the preparation of the plan. The CMK Alliance has now met on several occasions and has agreed a programme and resources for the plan.

As the start of a community-led neighbourhood development plan, the Alliance has launched an interactive website and is holding a series of workshops to engender debate as to what the plan should include, by seeking contributions from the business, residential and voluntary sectors. A copy of the CMK Alliance first newsletter, explaining in more detail how the Government's new localism agenda is to be taken forward in CMK, is enclosed with this application.

*CMK Town Council
13 April 2012*