

Note to Inspector: Distances to services and other features

1. In response to a letter from Ashwell Parish Council dated 13th September 2018, the Inspector has asked that the Council check if there are factual inaccuracies in the evidence base, and if there are to arrange for these to be rectified.
2. The letter from Ashwell Parish Council states that distances between site AS1 and village amenities have been significantly understated.
3. The document referred to by the Parish Council and enclosed with their letter does not form part of the examination library. However, the site information matrix (HOU13) contains similar information.
4. To investigate the question of factual inaccuracies in the Local Plan’s evidence base rising from this letter, NHDC have used GIS software to check the distances between site AS1 and the key amenities referenced in HOU13.
5. From this review, the Council can clarify that the distances in HOU13 are taken from the nearest point of a given site to the nearest point of the relevant feature or amenity. All distances have been recorded ‘as the crow flies’.
6. In the context of the HOU13, green space is not defined as public open space and medical facilities are not just restricted to a GP surgery.

Distances from site AS1 to identified facilities or features

	HOU13	GIS Review September 2018	Error
Medical facility	298	330 [Dental surgery]	32m (+10%)
Town Centre	5581	5497	-84m (-2%)
Right of Way	56	56	None
Primary or first school	80	80	None
Bus services	126	126	None
Local Centre / food shop	266	266	None
Employment Area	5013	5013	None
Green Space	80	80 [school field]	None

7. For six of the eight features, precisely the same distance has been identified. A small difference was recorded for two of the features. This could be for a number of reasons including human error, changes in the GIS layers used, discrepancies between the precise points from which measurements were taken and / or the scale or view used when measuring.
8. Whatever the reason, the observed error level is considered acceptable and does not materially impact upon HOU13 and / or any inferences which may be drawn from it.
9. A small number of further sites in HOU13 have also been re-checked for comparative purposes. Similarly to site AS1, these measurements showed either no or only minor discrepancies from the figures printed in HOU13.