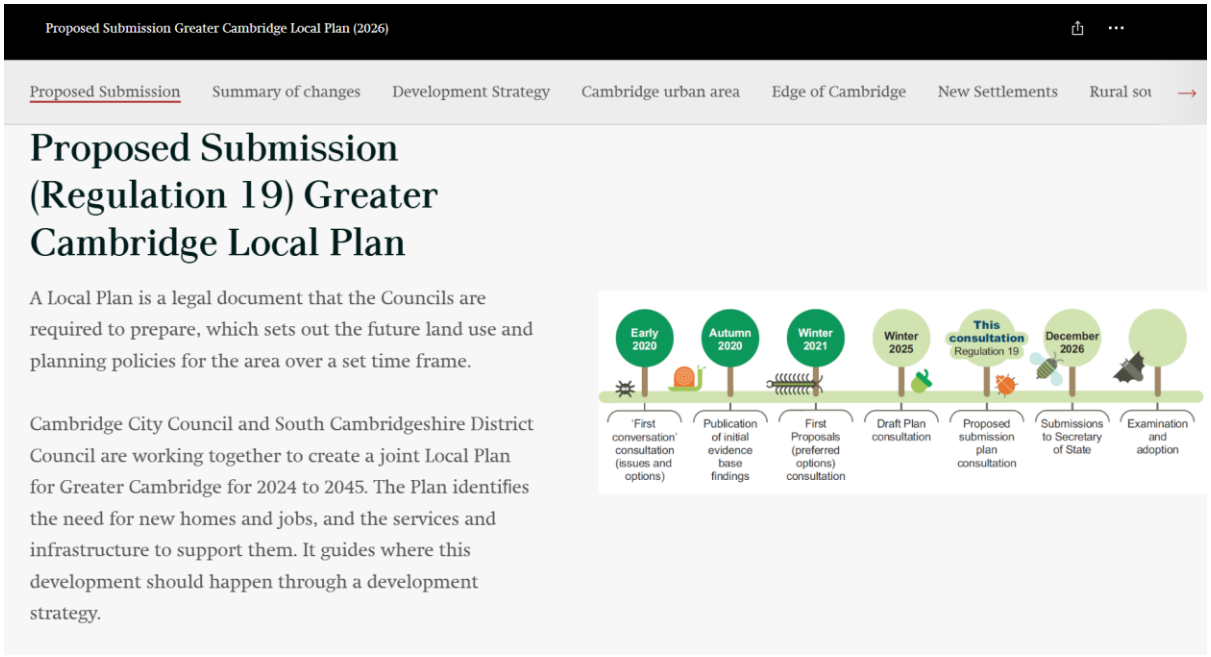
Appendix 12: Regulation 19 Additional Information

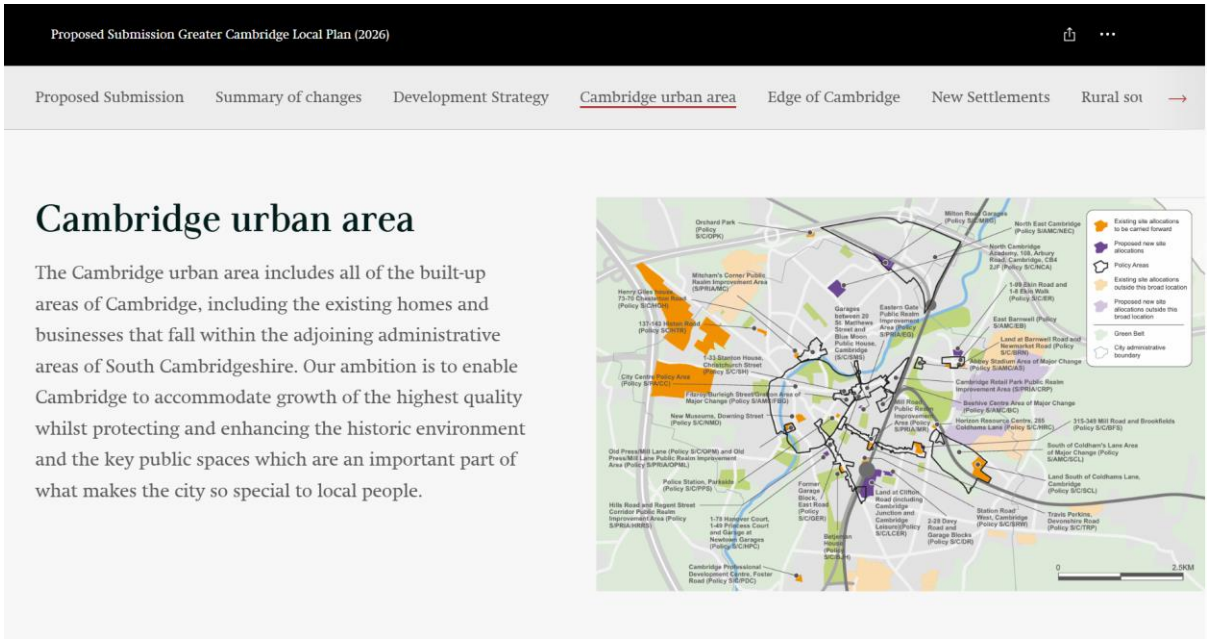
This Appendix includes:

1. Link to the story map used as a summary of the Local Plan
2. Summary of engagement online
3. Summary of accepted late representations
4. Summary of use of AI Summarising Tool
5. List of consultation events
6. Public notice for the Regulation 19 Local Plan
7. Representation form
8. Statement of Representations

Story Map

1. The full story map can be viewed here: [Proposed Submission Greater Cambridge Local Plan (2026)]





Summary of Engagement Online

2. A breakdown of the online and social media views is set out below:
   - Almost 600,000 total views of Local Plan content on our Greater Cambridge Shared Planning social channels (Facebook, LinkedIn, X and Instagram) of which most were organic views
   - 10,787 total views for the main Local Plan webpage during the consultation

3. As a result of the community engagement, we logged 340 new registrations to the consultation hub from 3 August 2026 to 26 September 2026. This was a positive reflection of the encouragement to use our digital platforms to submit comments on the Local Plan, whilst also still allowing representations to be submitted via email or post. 72% of the comments from the consultation were received by web, 28% from email and less than 1% from paper submissions.

Summary of Late Representations

4. To note, three representations were made pursuant to regulation 20. Three representations were accepted after the deadline. This was due to an agreed extension due to unique circumstances, including for two statutory bodies that their input on the plan is required. A summary of these issues were as below:
   - Representations 214675 and 214691 from CODE Development Planners Ltd on behalf of G W Balaam & Son at 4.33pm on 29 September 2026. The representations were made against Policy S/DS: Development strategy and Chapter 2: Development strategy.
   - The key issues raised can be summarised as:
     - Whilst the overall level of growth to be planned for in the GCLP is supported, concerns are expressed around the proposed

distribution of this growth which is considered to be too heavily weighted towards strategic sites, ignores the conclusions of its own evidence base and is not consistent with the NPPF.
    - By making limited allocations across Rural Centres and Minor Rural Centres, the third and fourth tier settlements, in a six-tier hierarchy, it fails to recognise the importance and ability of such centres to deliver housing and support the vitality of rural communities.
    - GCSP should reconsider the application of the spatial strategy and associated distribution of development and redistribute an appropriate level of development to sustainable settlements within the rural areas of the GCSP area. Linton, as the highest scoring 'Minor Rural Centre' is considered an appropriate location to accommodate new residential development.
    - Land to the south of Horseheath Road, Linton (HELAA site ID 40013) and land south of Barlow Road (HELAA ID 40044) should be considered suitable, available and achievable and would be a further appropriate site to accommodate small to medium scale residential development in Linton.

- Representations 214532, 214534 and 214536 from Huntingdonshire District Council received at 5.59pm on 29 September 2026. The representations were made against Chapter 1: About the plan, Policy CC/WE: Water efficiency in new developments and Policy S/RRA/SHF: Land north of A3107, Bar Hill (Slate Hall Farm). The key issues raised can be summarised as:
    - Chapter 1: About the plan: the Council confirms that active and ongoing engagement and cooperation has been undertaken with Greater Cambridge Planning. Neither Local Authority is relying on the other to meet housing or employment need.
    - Policy CC/WE Water Efficiency in New Developments. It is considered that the policy approach will ensure a proactive approach to water supply across the Cambridge Water area. The Council has been actively working with Greater Cambridge Planning on the issue of water management and water supply and have provided data to inform relevant evidence base documents.
    - Policy S/RRA/SHF: Land north of A3107, Bar Hill (Slate Hall Farm): The policy is supported, however, the addition of "small and medium sized" to criteria 6 in the policy is suggested to reflect the size of uses supported on the site in line with paragraph 3.5 and enable the policy to be effective/sound.

- Representations 214865, 214867 and 214868 from Avison Young on behalf of National Gas Transmission on 23 October 2026. The

representations were made against Policy S/RSC/FSS: Former Spicers Site, Sawston Business Park, Sawston, Policy S/RSC/BRC: Babraham Research Campus and Policy S/GF: Land adjacent to A11 and A1307 at Grange Farm. The key issue raised for all three sites can be summarised as:

- The Sites' boundaries are located within the 500m 'buffer zone' of a National Gas Transmission pipeline. Without appropriate acknowledgement of this, the policies would not be effective as the sites cannot be delivered as proposed; unencumbered by the constraints posed by the presence of National Gas Transmission infrastructure. The following addition to the supporting text of each policy is suggested: "National Gas Transmission should be consulted on all development proposals at the site due to the presence of National Gas Transmissions pipeline within the 500m consultation zone for planning applications."
- The Regulation 19 version of the plan is the version we intend to submit. Natural England have raised some concerns regarding mitigations on some of the sites, and the Council's have produced additional evidence to resolve these issues. The Councils' are minded to make these changes relating to collaboration and joined up design between the Cambourne North masterplan, Strategic Enhancement Area (S/SEA/CBN), and neighbouring schemes and allocations, such as East West Rail, Cambourne (S/CB) and Bourn Airfield (S/BA), to ensure coherent ecological connectivity is achieved as led by the inspector.

Summary of use of AI Summarising Tool

5. To note, an AI summarising tool was used on the representations at the Regulation 19 stage. The OpusConsult consultation system gives people the option to use AI (through the embedded application PlanAI) to summarise their comments (to circa 100 words). The responder can choose to have their comments summarised and to amend the summary, or choose to delete it and create it manually, or to not use AI at all, before it is formally submitted as part of the consultation. Other than this, the Councils have not used AI to process or summarise the comments from the Regulation 19 consultation.

6. Our Privacy Policy states how and where AI can be used within the section "Use of artificial intelligence (AI) for processing data including personal data" where further information can be found, which is kept under review.

Events Log from consultation events at Regulation 19 stage

August 2026

- Tuesday 4 August, 5:30-6:30pm: Launch of Consultation webinar
- Monday 17 August, 4-7:30pm: Exhibition, Cathodeon Centre, Linton
- Wednesday 19 August, 5:00-6:30pm: Online Parish Council Planning Forum Webinar

September 2026

- Tuesday 1 September 2:00-4:00pm: Exhibition at Arbury Community Centre, Cambridge
- Tuesday 1 September 4:00-7:30pm: Exhibition at Whittlesford Memorial Hall, Whittlesford
- Wednesday 2 September 4:00-7:00pm: Exhibition at Marleigh Community Centre, Cambridge
- Wednesday 2 September 4:00-7:30pm: Exhibition Papworth Village Hall, Papworth Everard
- Thursday 3 September, 2:00-4:00pm: Exhibition at Gamlingay EcoHub, Gamlingay
- Thursday 3 September, 4:00pm-7:30pm: Exhibition at Great Abington Primary School, Great Abington
- Friday 4 September, 4:00pm-7:30pm: Exhibition at The Old School Hall, Cambridge
- Monday 7 September, 4:00pm-7:30pm: Exhibition at Melbourn Hub, Melbourn
- Monday 7 September, 3:30pm-6:00pm: Exhibition at Bar Hill Village Hall, Bar Hill
- Tuesday 8 September, 4:00pm-7:30pm: Exhibition at the Salvation Army, Waterbeach
- Wednesday 9 September, 4:15pm-7:00pm: Exhibition at the Nightingale Pavillion, Cambridge
- Wednesday 9 September, 4:00pm-7:00pm: Exhibition at Great Cambourne Cricket Pavillion, Great Cambourne

- Friday 11 September, 10:00am-5:00pm: Exhibition at The Cambridge Room, Cambridge
- Friday 11 September, 10:00am-12:00pm: Youth/ Young Adult engagement Cambridge Regional College
- Friday 18 September, 2:30pm-3:30pm: Youth/ Young Adult engagement Red Balloon Learning Centre
- Monday 21 September, 9:00am-3:00pm: Youth engagement Monkfield Park Primary School
- Tuesday 22 September, 11:00am-12:00pm: Youth/ Young Adult engagement Best Start Centre, Fawcett House
- Wednesday 23 September, 1:30pm-3:00pm: Youth/ Young Adult engagement North Cambridge Academy
- Wednesday 16 September, 10:00am-12:00pm: Gypsy and Traveller drop-in at Church Hall, Cottenham
- Friday 11 September, 10:00am-12:00pm: Greater Cambridge Local Plan: Youth Engagement Service (YES) Workshop at Cambridge Regional College
- Tuesday 22 September, 11:00am-12:00pm: Greater Cambridge Local Plan: Youth Engagement Service (YES) Workshop at Fawcett House, Trumpington
- Friday 18 September, 14:30-15:30pm: Greater Cambridge Local Plan: Youth Engagement Service (YES) Workshop at Red Balloon Learning Centre, Milton
- Wednesday 23 September, 13:30-15:00pm: Greater Cambridge Local Plan: Youth Engagement Service (YES) Workshop at North Cambridge Academy
- Monday 21 September, 09:00am-15:00pm: Greater Cambridge Local Plan: Youth Engagement Service (YES) Workshop at Monkfield Park Primary School

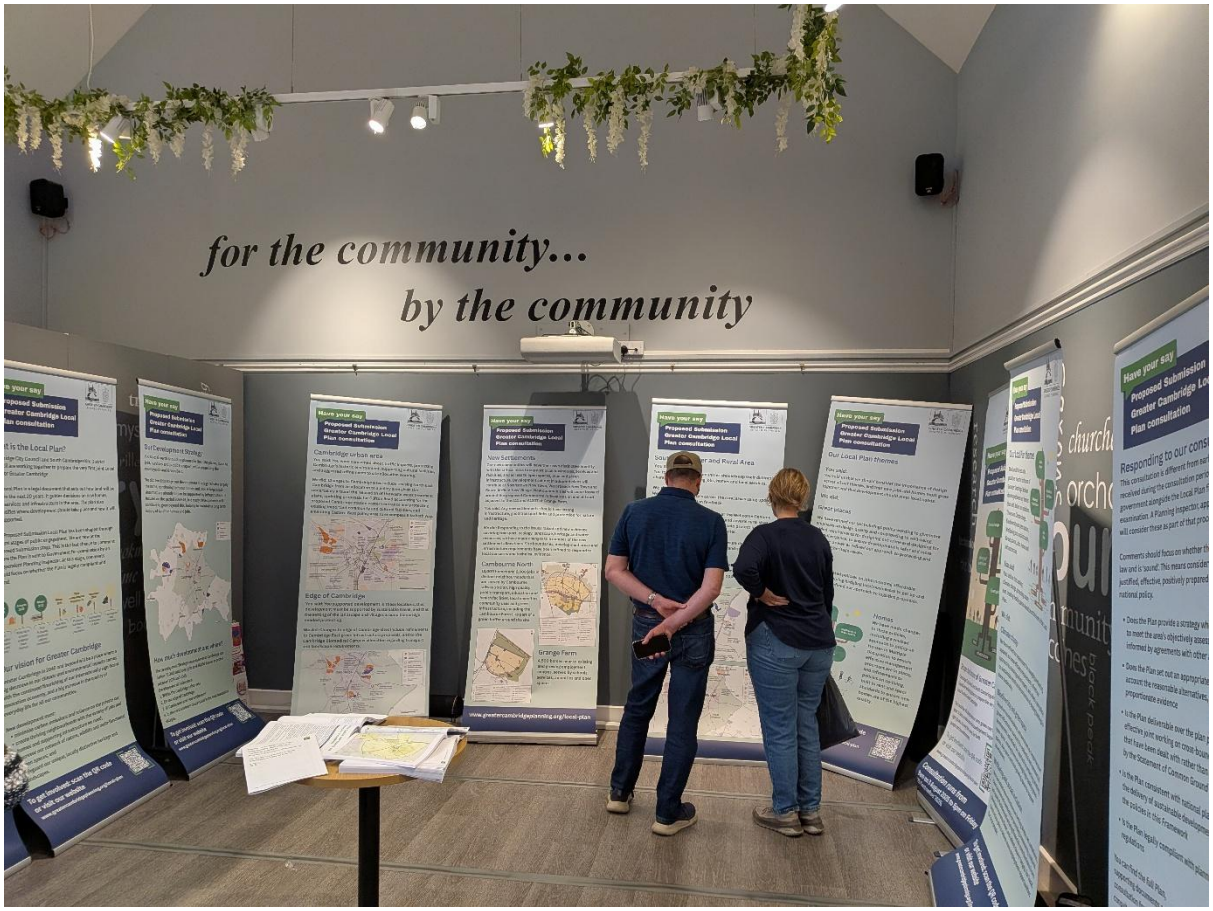
Photographs



Gamlingay Eco Hub



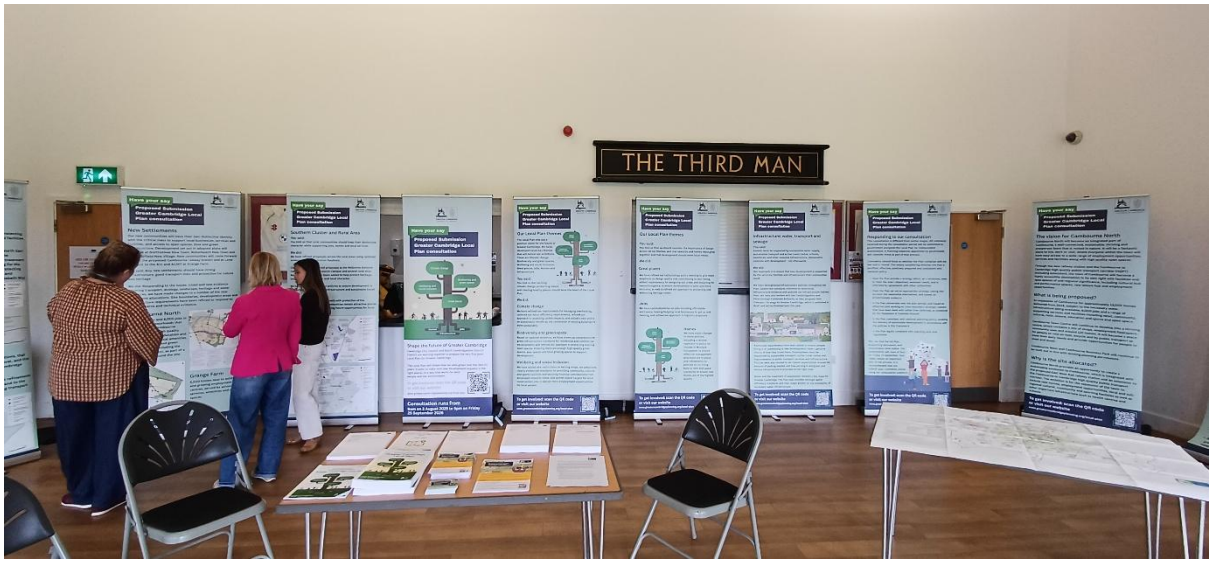
Great Abington Primary School



Melbourn Hub



Bar Hill Village Hall



Great Cambourne Cricket Pavilion



The Cambridge Room, Cambridge

Greater Cambridge Local Plan – Proposed Submission Public Consultation

Cambridge City Council and South Cambridgeshire District Council are working together to create a joint Local Plan for their combined districts, which we are referring to as Greater Cambridge, for the period 2024 to 2045.

The Councils have published the 'Greater Cambridge Local Plan - Proposed Submission' for consultation. The Councils are also consulting on the Proposed Submission Policies Map, and the accompanying Sustainability Appraisal (incorporating the requirements of Strategic Environmental Assessment) and Habitats Regulations Assessment. This is the Regulation 19 stage under the Town and Country Planning (Local Planning) (England) Regulations 2012.

The Statement of Representations Procedure, consultation documents and supporting documents can be viewed:

- on the Greater Cambridge Shared Planning Service website **www.greatercambridgeplanning.org/local-plan**
- by appointment at Cambridge City Council's Customer Service Centre: Mandela House, 4 Regent Street, Cambridge, CB2 1BY (phone 01223 457000);
- at South Cambridgeshire District Council Reception: South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge, CB23 6EA (phone 01954 713000) during normal opening hours;
- at Cambridge Central Library (7 Lion Yard Cambridge CB2 3QD);
- at Cambourne Library (Sackville House, Sackville Way, Cambourne, Cambridge CB23 6HD) during normal opening hours.

If you need assistance to view the documents, or wish to discuss the consultation, please contact us using the details below.

The Councils are also holding a number of online and in-person events during the consultation period, where planning officers will be available to answer questions. Details of events can be found on our website.

How to make comments

You are encouraged to comment online, full details are available on our website at **www.greatercambridgeplanning.org/local-plan**

If you have difficulty commenting online, please contact the Greater Cambridge Shared Planning Policy Team on 01954 713694 or email us at localplan@greatercambridgeplanning.org

Alternatively, you can make comments in writing. Response forms are available on our website, or you can request a form by emailing or calling us using the details above. Completed response forms should be emailed to localplan@greatercambridgeplanning.org

or posted to: Greater Cambridge Shared Planning Policy Team, South Cambridgeshire District Council, South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge CB23 6EA.

Comments can be made on these documents between 9am on 3 August 2026 and 5pm on Friday 25 September 2026.

All comments received during the consultation period will be published. Please refer to our privacy notice for further details, which can be found on our website.

Greater Cambridge Local Plan

Proposed Submission (Regulation 19) Consultation - Response Form

Please submit your comments (known as representations) by **5pm** on **Friday 25 September 2026**.

Data Protection and Freedom of Information

We will treat your data in accordance with our Privacy Notice. All personal information that you provide will be used solely in relation to the Greater Cambridge Local Plan.

Please note that each representation and the name of the person or organisation who made the representation, and the name and organisation of the agent (where used), will be published on our website - representations cannot be treated as confidential.

Additionally, respondent details and representation(s) will be made available to the Planning Inspectorate and to the Inspector appointed by the Secretary of State to conduct the examination.

By submitting this response form you are agreeing to these conditions.

About this Response Form

This response form has two parts:

- Part A – Your details. We cannot formally register your comments without your details.
- Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make. If you need more space to provide your answers, please expand the boxes or continue on an attached separate sheet.

We strongly encourage the submission of representations via our consultation platform at https://consultations.greatercambridgeplanning.org/proposed-submission-greater-cambridge-local-plan If you are unable to submit your representation using our online system, this response form is available to downloaded to complete electronically from www.greatercambridgeplanning.org/local-plan.

Your completed response form should be:

- emailed to localplan@greatercambridgeplanning.org, or
- posted to: Greater Cambridge Shared Planning Policy Team, South Cambridgeshire District Council, South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge, CB23 6EA

If you are having difficulty submitting your comments, please contact localplan@greatercambridgeplanning.org or call 01954 713694.

Part A: Your Details

Information required	**Personal details ***	**Agent's details (if applicable)**
Name		
Organisation (where relevant)		
Job Title (where relevant)		
Address, including Post Code		
Telephone		
Email address		

* If you have appointed an agent to represent you, you only need to complete the Name and Organisation (if applicable) under Personal Details, but you do need to complete the full details of the agent. All correspondence will be sent to the agent.

Part B: Your Representation

Please fill in a separate sheet for each representation.

Section 1: Which document, and section of that document, does your representation relate to?

Document	**Policy / Paragraph / Site / Map** (please identify)
Proposed Submission Greater Cambridge Local Plan	
Proposed Submission Policies Map	
Sustainability Appraisal	
Habitats Regulations Assessment	

Section 2: Do you consider that the Greater Cambridge Local Plan is sound and legally compliant?

Test	**Yes / No**
Legally compliant	
Sound	

Section 3: Your representation

Please set out and explain your comments. Please be as precise as possible, and please do not just refer to an attached supporting document(s). For your representation (comments) to be considered, your representation must be set out here. Wherever possible, set out precisely any changes you think should be made to the plan and its policies.

Please provide a 100 word summary of your representation.

Section 4: Supporting Documents

If you are submitting any supporting documents with your representation, such as maps or further evidence documents, please provide a list.

Section 5: Proposed Modifications

Please set out the modification(s) you consider necessary to make the Greater Cambridge Local Plan legally compliant and sound.

You will need to say why each modification will make the Greater Cambridge Local Plan legally compliant or sound. Please put forward your suggested revised wording of any policy or paragraph, being as precise as possible.

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to justify your representation and any proposed modification(s), as there will not be a subsequent opportunity to make further representations other than at the invitation of the Inspector during the Examination process.

Section 6: Participation at the Examination

If you are proposing a modification to the Greater Cambridge Local Plan, do you consider it necessary to participate at the examination hearings?

Examination	**Yes / No**
Participate at the hearing sessions	

If you wish to participate at the hearing sessions, please outline why you consider this to be necessary.

Please note: the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate in Examination hearing sessions. You may be asked to confirm your wish to participate when the Inspector has identified the matters and issues for examination.

Section 7: Being Kept Informed

Would you like to be kept informed of the progress of the Greater Cambridge Local Plan through to adoption?

Notifications	Yes / No
Informed of submission of the Local Plan to the Secretary of State for independent Examination	
Informed of the publication of the Inspector's recommendations following the Examination of the Local Plan	
Informed of adoption of the Local Plan	

Greater Cambridge Local Plan
Proposed Submission Public Consultation

Town and Country Planning (Local Planning) (England) Regulations 2012
Regulation 19: Statement of Representations Procedure (incorporating the Statement of Fact)

Introduction

Cambridge City Council and South Cambridgeshire District Council are working together to create a joint Local Plan for their combined districts, which we are referring to as Greater Cambridge, for the period 2024 to 2045.

Representations are invited on the 'soundness' and legal compliance of the plan before it is submitted to the Government for Examination. This is the Regulation 19 stage under the Town and Country Planning (Local Planning) (England) Regulations 2012.

Title of Document, Subject Matter and Area Covered

The new plan will be called the Greater Cambridge Local Plan. It will cover the whole of Cambridge City and the district of South Cambridgeshire.

The plan provides a vision and objectives for the future of Greater Cambridge to 2045 and beyond, strategic policies to guide the development and use of land (for housing, employment and other uses), site allocations for particular types of development, and detailed policies to help guide the determination of planning applications in Greater Cambridge.

It is intended that, once adopted, the Greater Cambridge Local Plan will replace the existing local plans and all adopted area action plans for Cambridge City and South Cambridgeshire.

How you may view the Plan documents

The Councils have published the 'Greater Cambridge Local Plan - Proposed Submission' for consultation. The Councils are also consulting on the Proposed Submission Policies Map, and the accompanying Sustainability Appraisal (incorporating the requirements of Strategic Environmental Assessment) and Habitats Regulations Assessment.

During the representation period, the consultation documents and supporting documents will be available to view on the Greater Cambridge Shared Planning Service website: www.greatercambridgeplanning.org/local-plan

Paper copies of the consultation documents will be available at the following locations:

- by appointment at Cambridge City Council's Customer Service Centre: Mandela House, 4 Regent Street, Cambridge, CB2 1BY (phone 01223 457000);
- at South Cambridgeshire District Council Reception: South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge, CB23 6EA (phone 01954 713000) during normal opening hours;
- at Cambridge Central Library (7 Lion Yard Cambridge CB2 3QD) and Cambourne Library (Sackville House, Sackville Way, Cambourne, Cambridge CB23 6HD) during normal opening hours.

If you need assistance to view the main consultation documents or supporting documents, or you wish to discuss the consultation, please contact us using the details below.

The Councils are also holding a number of online and in-person events during the consultation period, where planning officers will be available to answer questions. Details of events can be found on our website.

Submitting representations on the Plan

Representations can be made on the consultation documents between 9am on 3 August 2026 and 5pm on Friday 25 September 2026. Representations received outside of this period will not be accepted.

Representations are encouraged to be made through our online consultation portal: https://consultations.greatercambridgeplanning.org/proposed-submission-greater-cambridge-local-plan

If you have difficulty commenting online, please contact the Greater Cambridge Shared Planning Policy Team on 01954 713694 or email us at localplan@greatercambridgeplanning.org

Alternatively, you can make representations in writing. Response forms are available on our website, or you can request a form by emailing or calling us using the contact details above. Completed response forms should be emailed to localplan@greatercambridgeplanning.org
or posted to: Greater Cambridge Shared Planning Policy Team, South Cambridgeshire District Council, South Cambridgeshire Hall, Cambourne Business Park, Cambourne, Cambridge CB23 6EA.

Using the online system or representation form, you can request:

- to be notified of the submission of the Local Plan to the Secretary of State for independent Examination; and
- to appear at a hearing session of the Public Examination (see below)

- to be notified of the publication of the Inspector's recommendations following the Independent Examination of the Local Plan; and
- to be notified of the adoption of the Local Plan.

The Planning Inspector(s) (from the Planning Inspectorate) will determine the most appropriate procedure to adopt to hear from those who have indicated that they wish to participate at the oral part of the Examination, including deciding who attends hearing sessions. Written representations will carry the same weight as those presented orally. Members of the public will be able to attend the hearing sessions to observe the proceedings.

Data Protection

Please note that we cannot accept anonymous representations. Representations will be published on the Councils' website and will include the names and organisations who submitted them. Other personal contact details will not be published on the website. Please refer to our privacy notice for further details, which can be found on our website.

Copies of all representations received during the consultation period will also be provided to the Planning Inspectorate as part of the submission and examination of the Local Plan. Please refer to the Planning Inspectorate's Privacy statement for further details.

GREATER CAMBRIDGE
SHARED PLANNING