

# Winthorpe with Langford Parish Neighbourhood Plan

Basic Conditions Statement  
December 2024





# Winthorpe with Langford Neighbourhood Plan (2024-2033) Basic Conditions Statement

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This statement was prepared by OpenPlan on behalf of Winthorpe with Langford Parish Council.

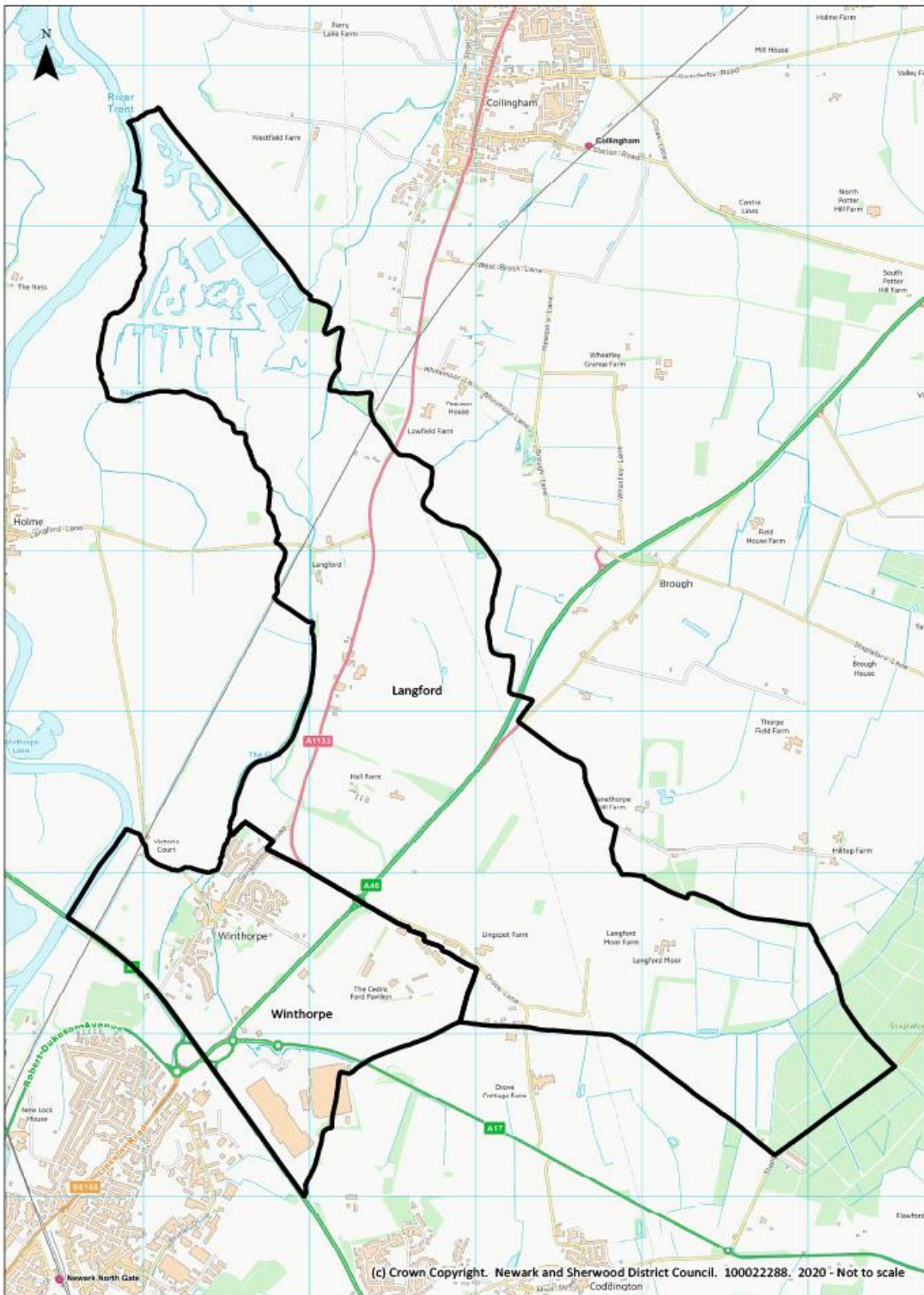
OpenPlan  
The Terrace  
Grantham Street  
Lincoln  
LN2 1BD  
[enquiries@thinkopenplan.com](mailto:enquiries@thinkopenplan.com)  
01522 262829



# 1. Introduction

- 1.1. Winthorpe Parish Council is the qualifying body with regard to the preparation of the Winthorpe with Langford Neighbourhood Plan, which applies to the whole of the Designated Neighbourhood Area as outlined on the map in Figure 1 (Page 2). Consultation on the draft Neighbourhood Plan has taken place in accordance with Regulation 14 of the Neighbourhood Planning (General) Regulations 2012, and, having considered all responses received, Winthorpe Parish Council is now submitting the Revised Neighbourhood Plan to Newark & Sherwood District Council. This statement explains how the Basic Conditions have been met the submitted Winthorpe with Langford Neighbourhood Plan.
- 1.2. The Neighbourhood Plan's policies, refer only to planning matters (use and development of land) and do not deal with County Matters (mineral extraction and waste development), nationally significant infrastructure or any other development defined as "excluded development" in Section 61k of the Town and Country Planning Act 1990.
- 1.3. This Basic Conditions statement has been prepared to demonstrate that the plan meets all the relevant requirements under the Town and Country Planning Act 1990, Schedule 4b paragraph 8 (2) of which requires that all neighbourhood development plans must:
  - a) have regard to national policies and advice contained in guidance issued by the Secretary of State;
  - b) have special regard to the desirability of preserving any listed building or its setting or any features of special architectural or historic interest that it possesses,
  - c) have special regard to the desirability of preserving or enhancing the character or appearance of any conservation area;
  - d) must contribute to the achievement of sustainable development;
  - e) must be in general conformity with the strategic policies contained in the development plan for the area of the authority (or any part of that area); and
  - f) must not breach, and must otherwise be compatible with, assimilated obligations, relating to environmental impacts, protected habitats and human rights.
- 1.4. This statement demonstrates that the Basic Conditions have been met by showing that the Neighbourhood Plan:
  1. has regard to national policy – primarily in the National Planning Policy Framework;
  2. contributes to the achievement of sustainable development;
  3. is in general conformity with the strategic policies in the development plan for the local area - the Newark & Sherwood Local Development Framework; and
  4. is compatible with assimilated obligations relating to environmental impacts and protected habitats, and human rights.

Figure 1: Map of the Designated Neighbourhood area



## 2. Conformity with the Basic Conditions

2.1 An assessment of compliance has been prepared, evaluating all policies within the Submission Draft of the Winthorpe with Langford Neighbourhood Plan against NPPF guidance, the principles of sustainable development, and strategic policies of the Newark & Sherwood Local Development Framework (2010). The results have been summarized in the tables below. Additionally, regard has been had, where relevant, to the proposed replacement Local Development Framework because it is at an advanced stage.

2.2 The definition of sustainable development employed in the assessment of compliance has been derived from the NPPF's definition (NPPF, paragraph 8):

*“Achieving sustainable development means that the planning system has three overarching objectives, which are interdependent and need to be pursued in mutually supportive ways (so that opportunities can be taken to secure net gains across each of the different objectives):*

- a) an economic objective – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;*
- b) a social objective – to support strong, vibrant, and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities' health, social and cultural well-being; and*
- c) an environmental objective – to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy”.*

2.3 In summary, the Winthorpe with Langford Neighbourhood Plan has been prepared having regard to:

- national policies as set out in the National Planning Policy Framework 2024,
- The achievement of sustainable development,
- Local Policies as set out in the Newark & Sherwood Local Development Framework ,
- EU obligations as carried forward.

### 3. Having regard to the National Planning Policy Framework

3.1 Every neighbourhood plan must have regard to national policy, which is set out mostly in the National Planning Policy Framework – most recently revised in December 2024 – and Planning Practice Guidance. Ways in which the Winthorpe with Langford Neighbourhood Plan has regard to national policy are outlined in Table 1.

**Table 1. Consistency with the provisions of the National Planning Policy Framework**

Abbreviations: NP - Neighbourhood Plan; NPPF National Planning Policy Framework

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
<p><b>Policy 1: Sustainable development</b></p>	<p>7, 8 &amp; 9</p>	<p>In effect, Policy 1 translates the principles of sustainable development, as set out in the NPPF, to the particular context and circumstances of Winthorpe with Langford. Paragraph 8 of the NPPF outlines three core sustainable development objectives:</p> <p><i>“an economic objective – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;</i></p> <p><i>a social objective – to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being; and</i></p> <p><i>an environmental objective – to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy..”</i></p> <p>All three of the objectives set out in NPPF Paragraph 8 are addressed in Policy 1 which supports developments that underpin economic growth, protect the characteristics of the village and parish, meet local housing needs and contribute towards meeting net zero carbon goals.</p> <p>Paragraph 9 goes on to explain that:</p>



NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<p><i>"These objectives should be delivered through the preparation and implementation of plans and the application of the policies in this Framework; they are not criteria against which every decision can or should be judged. Planning policies and decisions should play an active role in guiding development towards sustainable solutions, but in doing so should take local circumstances into account, to reflect the character, needs and opportunities of each area".</i></p>
<p><b>Policy 2: Delivering Good Design</b></p>	<p>129, 130, 133</p>	<p>The NPPF outlines the importance of good design and the need to provide design clarity for developments through appropriate policies and design codes / guidance. In requiring that developments must respond appropriately to local character, be attractive and functional, and meet the design aspirations of the local community, and be consistent with the Winthorpe with Langford Design Guide, Neighbourhood Plan Policy 2 is consistent with the approach advocated in the NPPF, including the following paragraphs in particular.</p> <p><b>Paragraph 129:</b></p> <p>"The creation of high quality, beautiful and sustainable buildings and places is fundamental to what the planning and development process should achieve. Good design is a key aspect of sustainable development, creates better places in which to live and work, and helps make development acceptable to communities. Being clear about design expectations, and how these will be tested, is essential for achieving this."</p> <p><b>Paragraph 130:</b></p> <p><i>"Plans should, at the most appropriate level, set out a clear design vision and expectations, so that applicants have as much certainty as possible about what is likely to be acceptable. Design policies should be developed with local communities so they reflect local aspirations, and are grounded in an understanding and evaluation of each area's defining characteristics. Neighbourhood planning groups can play an important role in identifying the special qualities of each area and explaining</i></p>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<p><i>how this should be reflected in development, both through their own plans and by engaging in the production of design policy, guidance and codes by local planning authorities and developers."</i></p> <p><b>paragraph 133:</b></p> <p><i>"Planning policies and decisions should ensure that developments:</i></p> <ul style="list-style-type: none"> <li><i>- will function well and add to the overall quality of the area, not just for the short term but over the lifetime of the development;</i></li> <li><i>- are visually attractive as a result of good architecture, layout and appropriate and effective landscaping;</i></li> <li><i>- are sympathetic to local character and history, including the surrounding built environment and landscape setting, while not preventing or discouraging appropriate innovation or change (such as increased densities);</i></li> <li><i>- establish or maintain a strong sense of place, using the arrangement of streets, spaces, building types and materials to create attractive, welcoming and distinctive places to live, work and visit;</i></li> <li><i>- optimise the potential of the site to accommodate and sustain an appropriate amount and mix of development (including green and other public space) and support local facilities and transport networks;</i></li> <li><i>- create places that are safe, inclusive and accessible, and which promote health and well-being, with a high standard of amenity for existing and future users; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience."</i></li> </ul>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
<b>Policy 3: Renewable Energy</b>	158	<p>Neighbourhood Plan Policy 3 supports carefully located and designed development to provide for the generation of energy from renewable sources. Part 2 of the Neighbourhood Plan policy provides particular support and encouragement for the use of the roofs of large commercial buildings in the neighbourhood for siting solar panels. Policy 3 responds to NPPF Paragraph 158, which states that:</p> <p><i>“To help increase the use and supply of renewable and low carbon energy and heat, plans should:</i></p> <p><i><b>a)</b> provide a positive strategy for energy from these sources, that maximises the potential for suitable development, and their future re-powering and life extension, while ensuring that adverse impacts are addressed appropriately (including cumulative landscape and visual impacts);</i></p> <p><i><b>b)</b> consider identifying suitable areas for renewable and low carbon energy sources, and supporting infrastructure, where this would help secure their development; and</i></p> <p><i><b>c)</b> identify opportunities for development to draw its energy supply from decentralised, renewable or low carbon energy supply systems and for co-locating potential heat customers and suppliers.”</i></p>
<b>Policy 4: Accessibility, Communications and Transport</b>	Chapter 9 - Promoting sustainable transport  Chapter 10 - Supporting high quality communications	<p>Neighbourhood Plan Policy 4 supports a sustainable approach to accessibility, communications and transport by promoting improved provision for active travel and public transport, providing for car use and car parking without promoting car dependency, and providing for increasing use of digital communications. This approach is consistent with NPPF advice, particularly as identified below.</p> <p><b>Paragraph 108</b> <i>“Planning policies should:</i></p> <ul style="list-style-type: none"> <li><i>• support an appropriate mix of uses across an area, and within larger scale sites, to minimise the number and length of journeys needed for employment, shopping, leisure, education and other activities;</i></li> <li><i>• be prepared with the active involvement of local highways authorities, other transport infrastructure providers and operators, and neighbouring councils, so that strategies and investments for supporting sustainable transport and development patterns are aligned;</i></li> </ul>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<ul style="list-style-type: none"> <li>• <i>identify and protect, where there is robust evidence, sites and routes which could be critical in developing infrastructure to widen transport choice and realise opportunities for large-scale development;</i></li> <li>• <i>provide for attractive and well-designed walking and cycling networks with supporting facilities such as secure cycle parking (drawing on Local Cycling and Walking Infrastructure Plans)."</i></li> </ul> <p><b>Paragraph 116</b>  <i>"Advanced, high quality and reliable communications infrastructure is essential for economic growth and social well-being..."</i></p>
<p><b>Policy 5: Conserving Our Historic Environment</b></p>	<p>Chapter 16 - Conserving and enhancing the historic environment</p>	<p>In seeking to conserve and enhance the parish's historic environment and support developments that recognise and respond to the character and value of heritage assets, Neighbourhood Plan Policy 5, is consistent with the NPPF's advice regarding the historic environment, as set out in detail in Chapter 16 and as summarise at Paragraph 194, which states that:</p> <p><i>"Plans should set out a positive strategy for the conservation and enjoyment of the historic environment, including heritage assets most at risk through neglect, decay or other threats. This strategy should take into account:</i></p> <ul style="list-style-type: none"> <li><i>a) the desirability of sustaining and enhancing the significance of heritage assets, and putting them to viable uses consistent with their conservation;</i></li> <li><i>b) the wider social, cultural, economic and environmental benefits that conservation of the historic environment can bring;</i></li> <li><i>c) the desirability of new development making a positive contribution to local character and distinctiveness; and</i></li> <li><i>d) opportunities to draw on the contribution made by the historic environment to the character of a place."</i></li> </ul>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
<p><b>Policy 6: Housing Development</b></p>	<p>Chapter 5 - Delivering a sufficient supply of homes</p>	<p>Neighbourhood Plan Policy 6 provides for housing to meet the needs of the local community and (based on a Housing Needs Assessment carried out for the purposes of the Neighbourhood Plan) specifies local priorities, requirements relating to site location and type, and other provisos to be met so that additional development can be assimilated satisfactorily. This approach is consistent with the NPPF's advice as detailed in Chapter 5. In particular, Policy 6 responds positively to paragraph 58, which states that:</p> <p><i>"To support the Government's objective of significantly boosting the supply of homes, it is important that a sufficient amount and variety of land can come forward where it is needed, that the needs of groups with specific housing requirements are addressed and that land with permission is developed without unnecessary delay. The overall aim should be to meet as much of an area's identified housing need as possible, including with an appropriate mix of housing types for the local community."</i></p> <p>Restricting new housing development primarily to sites within the defined village envelope is consistent with the provisions of the Newark &amp; Sherwood Local Development Framework which does not provide for further substantial expansion of Winthorpe village at this time. This approach is consistent with NPPF Paragraph 665, which states that:</p> <p><i>"Strategic policy-making authorities should establish a housing requirement figure for their whole area. Within this overall requirement, strategic policies should also set out a housing requirement for designated neighbourhood areas which reflects the overall strategy for the pattern and scale of development and any relevant allocations. Once the strategic policies have been adopted, these figures should not need re-testing at the neighbourhood plan examination, unless there has been a significant change in circumstances that affects the requirement."</i></p>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
<p><b>Policy 7: Development for the purposes of businesses and services</b></p>	<p>Paragraphs 8 and 108 and Chapter 8 - Promoting healthy and safe communities</p>	<p>Neighbourhood Plan Policy 7 specifies and differentiates between types of business and service development that will be supported in each of three parts of the Neighbourhood Area – Winthorpe Village, the Newark Showground Policy Area, and the Open Countryside.</p> <p>The approach taken is consistent with the NPPF’s sustainable development objectives as set out in Paragraph 8, which include:</p> <p><i>“...a) <b>an economic objective</b> – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;</i></p> <p><i>b) <b>a social objective</b> – to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being...”</i></p> <p>Policy 7 is also consistent with NPPF Paragraph 108, which states that:</p> <p><i>“Planning policies should:</i></p> <p><i>a) support an appropriate mix of uses across an area, and within larger scale sites, to minimise the number and length of journeys needed for employment, shopping, leisure, education and other activities...”</i></p> <p>In providing for local requirements relating to businesses and services. Policy 7 is consistent with NPPF Chapter 8 - Promoting healthy and safe communities – particularly Paragraph 95, which states that:</p>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<p><i>“To provide the social, recreational and cultural facilities and services the community needs, planning policies and decisions should:</i></p> <ul style="list-style-type: none"> <li><i>a) plan positively for the provision and use of shared spaces, community facilities (such as local shops, meeting places, sports venues, open space, cultural buildings, public houses and places of worship) and other local services to enhance the sustainability of communities and residential environments;</i></li> <li><i>b) take into account and support the delivery of local strategies to improve health, social and cultural well-being for all sections of the community;</i></li> <li><i>c) guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community’s ability to meet its day-to-day needs;</i></li> <li><i>d) ensure that established shops, facilities and services are able to develop and modernise, and are retained for the benefit of the community; and</i></li> <li><i>e) ensure an integrated approach to considering the location of housing, economic uses and community facilities and services”.</i></li> </ul>
<p><b>Policy 8: Protection of community facilities.</b></p>	<p>95</p>	<p>In seeking to protect facilities that are identified as being of particular value to the community, Policy 8 of the Neighbourhood Plan is consistent with Paragraph 95 of the NPPF, as quoted in full above, in relation to Policy 7, and which in particular advises that:</p> <p><i>“To provide the social, recreational and cultural facilities and services the community needs, planning policies and decisions should:</i></p> <p style="padding-left: 40px;"><i>... c) guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community’s ability to meet its day-to-day needs;</i></p>

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
<p><b>Policy 9: Green Infrastructure, Local Green Spaces and Biodiversity</b></p>	<p>94 (c), 179, 184</p>	<p>Policy 9 seeks to resist developments that would adversely affect the parishes' Green and Blue Infrastructure, Local Green Spaces and Biodiversity and it requires all developments to produce a net biodiversity gain of at least 10%. The NPPF emphasises the need for protection and enhancement of green infrastructure for both health and environmental benefits to the community, and the need to protect and increase biodiversity. The expectations are outlined in the following paragraphs:</p> <p><b>paragraph 94 (c)</b></p> <p><i>“enable and support healthy lifestyles, especially where this would address identified local health and well-being needs – for example through the provision of safe and accessible green infrastructure, sports facilities, local shops, access to healthier food, allotments and layouts that encourage walking and cycling.”</i></p> <p><b>and paragraph 179</b></p> <p><i>“Plans should: distinguish between the hierarchy of international, national and locally designated sites; allocate land with the least environmental or amenity value, where consistent with other policies in this Framework; take a strategic approach to maintaining and enhancing networks of habitats and green infrastructure; and plan for the enhancement of natural capital at a catchment or landscape scale across local authority boundaries.”</i></p> <p>In addition to this, the NPPF also prioritises the protection of biodiversity and habitats when considering development proposals, and sets out frameworks to consider these proposals as outlined within <b>paragraph 184:</b></p> <p><i>“When determining planning applications, local planning authorities should apply the following principles:</i></p>



NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<p><i>a) if significant harm to biodiversity resulting from a development cannot be avoided (through locating on an alternative site with less harmful impacts), adequately mitigated, or, as a last resort, compensated for, then planning permission should be refused..."</i></p> <p><i>b) development on land within or outside a Site of Special Scientific Interest, and which is likely to have an adverse effect on it (either individually or in combination with other developments), should not normally be permitted. The only exception is where the benefits of the development in the location proposed clearly outweigh both its likely impact on the features of the site that make it of special scientific interest, and any broader impacts on the national network of Sites of Special Scientific Interest;</i></p> <p><i>c) development resulting in the loss or deterioration of irreplaceable habitats (such as ancient woodland and ancient or veteran trees) should be refused, unless there are wholly exceptional reasons and a suitable compensation strategy exists; and</i></p> <p><i>d) development whose primary objective is to conserve or enhance biodiversity should be supported; while opportunities to improve biodiversity in and around developments should be integrated as part of their design, especially where this can secure measurable net gains for biodiversity or enhance public access to nature where this is appropriate."</i></p> <p>The NP policy aims to protect and enhance the parish's green infrastructure and supports developments which contribute to this. In addition, the plan also seeks to improve biodiversity by requiring a net gain of at least 10%.</p>
<b>Policy 10: Minimising and Managing Flood Risk</b>	Paragraphs 163 to 173	Policy 10 requires flood risk to be considered and responded to appropriately, whenever development is proposed, with an expectation that sustainable urban drainage systems will be used wherever practicable; that surface water run-off rates should not be increased; and that other measures should be taken to reduce risk of flooding.

NP Policy	NPPF Chapter / Paragraph	How Consistency is Achieved
		<p>Complementing corresponding policy in the Local Development Framework, Neighbourhood Plan Policy 10's approach is consistent with NPPF advice in Paragraphs 165 to 175, <b>Planning and flood risk.</b></p> <p><i>Paragraph 163–165 (Planning and Flood Risk Overview):</i></p> <p><i>"Inappropriate development in areas at risk of flooding should be avoided by directing development away from areas at highest risk (whether existing or future). Where development is necessary in such areas, it should be made safe for its lifetime without increasing flood risk elsewhere."</i></p> <p><i>Paragraph 165 (Sustainable Urban Drainage Systems - SuDS):</i></p> <p><i>"Major developments should incorporate sustainable drainage systems unless there is clear evidence that this would be inappropriate. The systems used should:</i></p> <ul style="list-style-type: none"> <li><i>a) take account of advice from the lead local flood authority;</i></li> <li><i>b) have appropriate proposed minimum operational standards;</i></li> <li><i>c) have arrangements in place for ongoing maintenance; and</i></li> <li><i>d) where possible, provide multifunctional benefits."</i> <p><i>Paragraphs 170–173 (Specific Flood Risk Management Requirements):</i></p> <p><i>"Local planning authorities should ensure that flood risk is not increased elsewhere. This includes ensuring surface water run-off rates do not increase and that appropriate mitigation measures are incorporated to manage and reduce flood risk where development is unavoidable."</i></p> <p>Policy 10's focus on sustainable drainage systems, reducing run-off rates, and mitigating flood risks is fully consistent with the NPPF guidance.</p> </li></ul>



## 4. Conformity with the Newark & Sherwood Local Development Framework

- 4.1 Every neighbourhood plan must be in general conformity with the strategic policies in the development plan for the local area. At present the operative development plan for Newark and Sherwood District is the [Local Development Framework](#), consisting primarily of the [Core Strategy](#) adopted in December 2019 and the [Allocations and Development Management Development Plan Document](#) adopted in 2013.
- 4.2 In reference to Neighbourhood Planning, paragraph 1.6 of the Core Strategy states that:  
*Neighbourhood planning gives communities direct power to develop a shared vision for their neighbourhood and deliver the sustainable development they need. Once ‘Made’ a Neighbourhood Plan becomes a part of the development plan. The District Council has a duty to assist interested councils and communities in producing their Neighbourhood Plans, and part of this is the requirement to set out which policies are ‘strategic’. This is because Neighbourhood Plans must be prepared in line with a local planning authority’s strategic policies. For the purposes of Neighbourhood Planning it is considered that all policies are Strategic under the terms of the NPPF. Details of the status of Neighbourhood Plans and how we can assist can be viewed at <http://www.newark-sherwooddc.gov.uk/planningpolicy/neighbourhoodplanning>.*
- 4.3 For the purposes of this statement, the Winthorpe with Langford Neighbourhood Plan has been assessed for consistency with the strategic policies of the current Local Development Framework – see Table 2, below. However, in January 2024, an [Amended Allocations & Development Management DPD](#) (AADMDPD), was submitted to the Secretary of State and examination of that document was continuing at the time of preparing this Basic Conditions Statement.

Table 2: Conformity with the current Newark & Sherwood Local Development Framework

NP Policy	Policy of the Newark & Sherwood LDF (NSLDF)	How Conformity is Achieved
<p><b>Policy 1: Sustainable development</b></p>	<p><b>Core Policy 9 - Sustainable Design</b></p>	<p>Policy 1 supports developments that protect the characteristics, environment and biodiversity of the parish, meet local housing needs, underpin social and economic wellbeing, and contribute towards meeting net zero carbon goals.</p> <p>Policy 1 of the Winthorpe with Langford Neighbourhood Plan is consistent with <b>NSLDF Core Policy 9 - Sustainable Design:</b></p> <p><i>The District Council will expect new development proposals to demonstrate a high standard of sustainable design that both protects and enhances the natural environment and contributes to and sustains the rich local distinctiveness of the District. Therefore all new development should:</i></p> <ul style="list-style-type: none"> <li>• <i>Achieve a high standard of sustainable design and layout that is capable of being accessible to all and of an appropriate form and scale to its context complementing the existing built and landscape environments;</i></li> <li>• <i>Through its design, pro-actively manage surface water including, where feasible, the use of Sustainable Drainage Systems;</i></li> <li>• <i>Minimise the production of waste and maximise its re-use and recycling;</i></li> <li>• <i>Demonstrate an effective and efficient use of land that, where appropriate, promotes the re-use of previously developed land and that optimises site potential at a level suitable to local character;</i></li> <li>• <i>Contribute to a compatible mix of uses, particularly in the town and village centres;</i></li> <li>• <i>Provide for development that proves to be resilient in the long-term. Taking into account the potential impacts of climate change and the varying needs of the community; and</i></li> <li>• <i>Take account of the need to reduce the opportunities for crime and the fear of crime, disorder and anti-social behaviour, and promote safe living environments.</i></li> </ul> <p><i>The District Council will prepare an SPD which provides guidance to developers on the sustainable design of development and the consideration of making homes fit for purpose over their lifetime including ensuring adaptability and provision of broadband.</i></p>

<p><b>Policy 2: Delivering Good Design</b></p>	<p><b>Policy DM5 – Design</b></p>	<p>This policy seeks to ensure that all new developments fit in with the built character of the area and integrate with the existing built form. It seeks to ensure that the character of the area is not lost, whilst seeking high standards of design – functionally and aesthetically. Developments are expected to be designed in accordance with the Winthorpe with Langford Design Guidance. This is in conformity with the approach advocated in the NSLDF Core Strategy, which, at Paragraph 4.25 states that:</p> <p><i>4.25 In implementing Spatial Policy 3 its locational criteria supports the development of sites in sustainable accessible villages. In decision making terms this means locations within the existing built extent of the village, which includes dwellings and their gardens, commercial premises, farm yards and community facilities. It would not normally include undeveloped land, fields, paddocks or open space which form the edge of built form. It is not proposed to define the extent of villages covered in Spatial Policy 3 by way of village envelopes in our Core Strategy or Allocations &amp; Development Management DPD. However, the District Council will work with local communities to identify the characteristics of their village which they feel should be protected. Such work will be contained within Neighbourhood Plans and Village Design Statements (VDS). This work could include the identification of village envelopes and where this is the case Spatial Policy 3 supports this approach. Neighbourhood Plans when ‘made’ become part of the development plan and providing the requirements for Supplementary Planning Documents are followed, a VDS could be adopted as a Supplementary Planning Document by the District Council and be a material consideration in the determining of Planning Applications.</i></p> <p>Policy 2 of the Neighbourhood Plan is consistent with detailed design policy for Newark and Sherwood District, which is set out at length in NSLDF <b>Policy DM5 – Design:</b></p> <p><i>In accordance with the requirements of Core Policy 9, all proposals for new development shall be assessed against the following criteria:</i></p> <ol style="list-style-type: none"> <li><i>1. Access</i> <i>Provision should be made for safe and inclusive access to new development. Where practicable, this should make use of Green Infrastructure and as many alternative modes of transport as possible.</i></li> <li><i>2. Parking</i> <i>Parking provision for vehicles and cycles should be based on the scale and specific location of the development. Development resulting in the loss of parking provision will require justification.</i></li> <li><i>3. Amenity</i></li> </ol>
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		<p><i>the Nottinghamshire Biodiversity Action Plan. Significantly harmful ecological impacts should be avoided through the design, layout and detailing of the development, with mitigation, and as a last resort, compensation (including off-site measures), provided where significant impacts cannot be avoided.</i></p> <p><b>8. Unstable Land</b>  <i>Development proposals within the current and historic coal mining areas of the district should take account of ground conditions, land stability and mine gas, and where necessary include mitigation measures to ensure they can be safely implemented.</i></p> <p><b>9. Flood Risk and Water Management</b>  <i>The Council will aim to steer new development away from areas at highest risk of flooding. Development proposals within Environment Agency Flood Zones 2 and 3 and areas with critical drainage problems will only be considered where it constitutes appropriate development and it can be demonstrated, by application of the Sequential Test, that there are no reasonably available sites in lower risk Flood Zones.</i>  <i>Where development is necessary within areas at risk of flooding it will also need to satisfy the Exception Test by demonstrating it would be safe for the intended users without increasing flood risk elsewhere. In accordance with the aims of Core Policy 9, development proposals should wherever possible include measures to pro-actively manage surface water including the use of appropriate surface treatments in highway design and Sustainable Drainage Systems.</i></p> <p><b>10. Advertisements</b>  <i>Proposals requiring advertisement consent will be assessed in relation to their impact on public safety, the appearance of the building on which they are sited or the visual amenity of the surrounding area.</i></p>
<p><b>Policy 3: Renewable Energy</b></p>	<p><b>Core Policy 10 - Climate Change</b></p>	<p>Neighbourhood Plan Policy 3 supports carefully located and designed development to provide for the generation of energy from renewable sources. Part 2 of the Neighbourhood Plan policy provides particular support and encouragement for the use of the roofs of large commercial buildings in the neighbourhood for siting solar panels. Policy 3 is consistent with NSLDF <b>Core Policy 10 - Climate Change:</b>  <i>The District Council is committed to tackling the causes and impacts of climate change and to delivering a reduction in the Districts carbon footprint. The District Council will work with partners and developers to:</i></p> <ul style="list-style-type: none"> <li>• <i>_Promote energy generation from renewable and low-carbon sources, including community-led schemes, through supporting new development where it is able to demonstrate that its adverse impacts have been</i></li> </ul>



		<p><i>satisfactorily addressed. Policy DM4 ‘Renewable and Low Carbon Energy Generation’ provides the framework against which the appropriateness of proposals will be assessed;</i></p> <ul style="list-style-type: none"> <li>• <i>_Ensure that development proposals maximise, where appropriate and viable, the use of available local opportunities for district heating and decentralised energy;</i></li> <li>• <i>_Mitigate the impacts of climate change through ensuring that new development proposals minimise their potential adverse environmental impacts during their construction and eventual operation. New proposals for development should therefore:</i></li> <li>• <i>Ensure that the impacts on natural resources are minimised and the use of renewable resources encouraged; and</i></li> <li>• <i>Be efficient in the consumption of energy, water and other resources.</i></li> <li>• <i>_Steer new development away from those areas at highest risk of flooding, applying the sequential approach to its location detailed in Policy DM5 ‘Design’. Where appropriate the Authority will seek to secure strategic flood mitigation measures as part of new development;</i></li> <li>• <i>_Where appropriate having applied the Sequential Test move on to apply the Exceptions Test, in line with national guidance. In those circumstances where the wider Exceptions Test is not required proposals for new development in flood risk areas will still need to demonstrate that the safety of the development and future occupants from flood risk can be provided for, over the lifetime of the development; and</i></li> <li>• <i>_Ensure that new development positively manages its surface water run-off through the design and layout of development to ensure that there is no unacceptable impact in run-off into surrounding areas or the existing drainage regime.</i></li> </ul>
<p><b>Policy 4: Accessibility, Communications and Transport</b></p>	<p><b>Spatial Policy 7 – Sustainable Transport And Core Policy 11 - Rural Accessibility</b></p>	<p>Neighbourhood Plan Policy 4 supports a sustainable approach to accessibility, communications and transport by promoting improved provision for active travel and public transport, providing for car use and car parking without promoting car dependency, and providing for increasing use of digital communications. This approach is consistent with NSLDF <b>Spatial Policy 7 – Sustainable Transport:</b></p> <p><i>The Council will encourage and support development proposals which promote an improved and integrated transport network and an emphasis on non-car modes as a means of access to services and facilities. In particular the Council will work with the County Council and other relevant agencies to reduce the impact of</i></p>

		<p><i>roads and traffic movement, to support the development of opportunities for the use of public transport, increase rural accessibility and to enhance the pedestrian environment.</i></p> <p><i>Development proposals should contribute to, the implementation of the Nottinghamshire Local Transport Plan and should:</i></p> <p><i>minimise the need for travel, through measures such as travel plans for all development which generate significant amounts of movement, and the provision or enhancement of local services and facilities;</i></p> <p><i>provide safe, convenient and attractive accesses for all, including the elderly and disabled, and others with restricted mobility, and provide links to the existing network of footways, bridleways and cycleways, so as to maximise opportunities for their use;</i></p> <p><i>be appropriate for the highway network in terms of the volume and nature of traffic generated, and ensure that the safety, convenience and free flow of traffic using the highway are not adversely affected;</i></p> <p><i>avoid highway improvements which harm the environment and character of the area;</i></p> <p><i>provide appropriate and effective parking provision, both on and off-site, and vehicular servicing arrangements in line with Highways Authority best practice; and</i></p> <p><i>ensure that vehicular traffic generated does not create new, or exacerbate existing on street parking problems, nor materially increase other traffic problems, taking account of any contributions that have been secured for the provision of off-site works.</i></p> <p><i>The District Council will safeguard locations of highway or public transport schemes identified within the Nottinghamshire Local Transport Plan and its implementation plan. Development will not be supported where it would prevent the implementation of these schemes. The location of these schemes are identified on the Policies Map. The route of that part of the Southern Link Road which has not been built will be safeguarded and is indicatively defined on the Policies Map and Figure 5 in line with NAP2A and NAP4...</i></p> <p><b>Policy 4 is also consistent with NSLDF Core Policy 11 - Rural Accessibility:</b></p> <p><i>The District Council will promote rural accessibility to services, facilities and employment. Through strong and effective partnerships with service providers and the County Council, the District Council will work to:</i></p> <ul style="list-style-type: none"> <li>- <i>Secure improved public transport to villages, to provide for increased access to services, facilities and employment opportunities in relevant centres;</i></li> </ul>
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		<ul style="list-style-type: none"> <li>- <i>In the Newark Area the District Council will seek to secure improved public transport to villages, providing links to the Town Centre of the Sub-Regional Centre of Newark, the Principal Villages of Collingham and Sutton-on-Trent and applicable centres in neighbouring Districts;</i></li> <li>- <i>In the Sherwood Area the District Council will seek to secure improved public transport to villages, to provide links to the Service Centres of Ollerton &amp; Boughton, and Edwinstowe and the Principal Village of Bilsthorpe and with applicable centres in neighbouring Districts</i></li> <li>- <i>In the Southwell Area the District Council will seek to secure improved public transport to villages, to provide links to the Service Centre of Southwell and the Principal Village of Farnsfield.</i></li> <li>- <i>Encourage the retention of existing and the development of appropriate new facilities and services in villages to increase rural sustainability in line with Spatial Policy 3 Rural Areas and Spatial Policy 8 Protecting and Promoting Leisure and Community Facilities.</i></li> </ul>
<p><b>Policy 5: Conserving Our Historic Environment</b></p>	<p><b>Core Policy 14 - Historic Environment</b></p>	<p>In seeking to conserve and enhance the parish’s historic environment and support developments that recognise and respond to the character and value of heritage assets, Neighbourhood Plan Policy 5, is consistent with NSLDF <b>Core Policy 14 - Historic Environment</b>, which states that:</p> <p><i>Newark &amp; Sherwood has a rich and distinctive historic environment and the District Council will work with partners and developers in order to secure:</i></p> <ul style="list-style-type: none"> <li>• <i>The continued conservation and enhancement of the character, appearance and setting of the District’s heritage assets and historic environment, in line with their identified significance as required in national policy:</i></li> <li>• <i>Designated assets and environments comprising Listed Buildings (inclusive of the protected views of and across Southwell’s principal heritage assets), Conservation Areas, Registered Historic Parks and Gardens, and Scheduled Monuments. When considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the asset’s conservation. The more important the asset, the greater the weight should be. Where adverse impact is identified there should be a clear and convincing justification, including where appropriate a demonstration of clear public benefits;</i></li> </ul>

		<ul style="list-style-type: none"> <li>• <i>Non-designated heritage assets including buildings of local interest, areas of archeological interest and unregistered parks and gardens or as identified on the relevant Historic Environment Record or identified in accordance with locally agreed criteria. In weighing applications that affect directly or indirectly non designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.</i></li> <li>• <i>The preservation and enhancement of the special character of Conservation Areas including that character identified through Conservation Area Character Appraisals which will form the basis for their management. Important open spaces and features identified through the Conservation Area Appraisal process will be protected through subsequent allocation in the Allocations &amp; Development Management DPD;</i></li> <li>• <i>Positive action for those heritage assets at risk through neglect, decay, vacancy or other threats where appropriate; and</i></li> <li>• <i>The protection of Historic Landscapes including the Historic Battlefield at Stoke Field, the Sherwood Forest Heritage Area and the Historic Landscape around Laxton. A sustainable future for Laxton will be sought, which preserves and enhances its Open Field System and culture, the built and natural environment which sustain it, including the Historic Landscape around Laxton, and the institutions which manage it. This will be achieved by working in partnership with the Court Leet, the Crown Estates and the Parish Council. Appropriate new development which facilitates these aims will be supported.</i></li> </ul>
<p><b>Policy 6: Housing Development</b></p>	<p><b>Core Policy 3 - Housing Mix, Type and Density</b></p>	<p>Neighbourhood Plan Policy 6 provides for housing to meet the needs of the local community and (based on a Housing Needs Assessment carried out for the purposes of the Neighbourhood Plan) specifies local priorities, requirements relating to site location and type, and other provisos to be met so that additional development to meet the community’s needs can be assimilated satisfactorily. This approach is consistent with NSLDF <b>Core Policy 3 - Housing Mix, Type and Density:</b></p> <p><i>The District Council will expect good quality housing design in line with the provisions of Core Policy 9 Sustainable Design. Development densities in all housing developments should normally be no lower than an average 30 dwellings per hectare net. Development densities below this will need to be justified, taking into account individual site circumstances.</i></p> <p><i>Average densities of between 30 - 50 dwellings per hectare are set in NAP2 (A/B/C) for the three Strategic Sites allocated in the Core Strategy around Newark Urban Area. Similarly, density requirements are set out in ShAP 4</i></p>

		<p><i>for the Thoresby Colliery Strategic Site. Densities of 30 dwellings per hectare, or more, will be set for other locations and allocations in the Allocations &amp; Development Management DPD.</i></p> <p><i>The District Council will seek to secure new housing development which adequately addresses the housing need of the District, namely:</i></p> <ul style="list-style-type: none"> <li>• <i>Family housing of 3 bedrooms or more</i></li> <li>• <i>Smaller houses of 2 bedrooms or less.</i></li> <li>• <i>Housing for the elderly and disabled population.</i></li> </ul> <p><i>Particular emphasis will be placed on securing smaller houses of 2 bedrooms or less and those for housing for elderly and disabled population.</i></p> <p><i>The District Council will seek to secure an appropriate mix of housing types to reflect local housing need. Such a mix will be dependent on the local circumstances of the site, the viability of the development and any localised housing need information.</i></p> <p><i>The District Council will support proposals for self-build and custom build housing that help meet the needs of those on the Self Build and Custom Housebuilding Register, provided they are compliant with other relevant development plan policies.</i></p>
<p><b>Policy 7: Development for the purposes of businesses and services</b></p>	<p><b>Core Policy 6 - Shaping our Employment Profile</b></p>	<p>Neighbourhood Plan Policy 7 specifies and differentiates between types of business and service development that will be supported in each of three parts of the Neighbourhood Area – Winthorpe Village, the Newark Showground Policy Area, and the Open Countryside. The aim is to provide sustainably for local economic activity and service provision. This is consistent with NSLDF <b>Core Policy 6 - Shaping our Employment Profile:</b></p> <p><i>The economy of Newark and Sherwood District will be strengthened and broadened to provide a diverse range of employment opportunities by:</i></p> <ul style="list-style-type: none"> <li>• <i>Maintaining and enhancing the employment base of our towns and settlements, including their town and village centres, and supporting the economies of our rural communities.</i></li> <li>• <i>Providing most growth, including new employment development, at the Sub- Regional Centre of Newark, and that of a lesser scale directed to our Service Centres and Principal Villages, to match their size, role and regeneration needs. Providing a range of suitable sites in these locations that will enable employment levels to be maintained and increased, by meeting the needs of both traditional and emerging business sectors and types.</i></li> <li>• <i>Promoting major new economic development as part of the Strategic Sites planned for Newark Urban Area, linked to infrastructure improvements including the provision of a Southern Link Road to the south</i></li> </ul>

		<p><i>of the town. New employment land provision will be provided at Land South of Newark and Land around Fernwood in line with NAP 2A and NAP 2C. These will allow for the development of clusters and networks or businesses, and areas for economic regeneration, infrastructure provision and environmental enhancement.</i></p> <ul style="list-style-type: none"> <li>• <i>Retention and safeguarding of employment land and sites where there is a reasonable prospect of them being required for that purpose. The requirement for such sites will be monitored over the plan period. Where proposals are submitted for economic development uses other than the B Use Classes, regard will be had to the following:</i> <ul style="list-style-type: none"> <li>- <i>The extent to which the proposals are responding to local needs for such development.</i></li> <li>- <i>The lack of suitable, alternative sites being available to meet the demand that exists.</i></li> <li>- <i>The need to safeguard the integrity of neighbouring uses, including their continued use for employment purposes.</i></li> <li>- <i>The need to protect and enhance the vitality and viability of town centres.</i></li> <li>- <i>The potential impact on the strategic role and function of the remaining employment land, in meeting the future needs of the District.</i></li> </ul> </li> <li>• <i>Encouraging the development of priority business sectors including business and financial services, knowledge intensive enterprises, telecoms, food and drink, sustainable energy and environmental technologies, and logistics and distribution.</i></li> <li>• <i>Supporting the establishment and growth of Small and Medium Sized Enterprises (SMEs) by the allocation of sites for mixed-use development incorporating housing and employment, as part of the Allocations &amp; Development Management DPD. Sites allocated for employment development should include provision for starter units, start-up businesses, live-work units, and ‘grow on’ graduation space so that small firms can be established, expanded and retained within the District.</i></li> <li>• <i>Working with learning and training bodies, job centres and higher education providers to raise workforce skill levels, improve employability and supporting economic development associated with these sources, and using planning obligations to provide opportunities to assist residents in accessing work.</i></li> <li>• <i>Helping the economy of Rural Areas by rural diversification that will encourage tourism, recreation, rural regeneration, and farm diversification, and complement new appropriate agriculture and forestry development. Development sustaining and providing rural employment should meet local needs and be small scale in nature to ensure acceptable scale and impact.</i></li> </ul>
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		<ul style="list-style-type: none"> <li>• <i>Respecting that where the release of sites to non-employment purposes is proposed, any significant benefits to the local area that would result, should be taken into account to inform decision making.</i></li> </ul>
<p><b>Policy 8: Protection of community facilities.</b></p>	<p><b>Spatial Policy 8 - Protecting and Promoting Leisure and Community Facilities</b></p>	<p>The Neighbourhood Plan policy aims to protect and improve existing community facilities while also supporting the development of new ones. Negative impacts upon any community facilities will only be accepted if the facility is no longer fit for purpose or a suitable replacement is developed.</p> <p>This policy is consistent with <b>Spatial Policy 8 - Protecting and Promoting Leisure and Community Facilities:</b></p> <p><i>The provision of new and enhanced community and leisure facilities will be encouraged, particularly where they address a deficiency in current provision, and where they meet the identified needs of communities, both within the District and beyond.</i></p> <p><i>The loss of existing community and leisure facilities through new development requiring planning permission will not be permitted, particularly where it would reduce the community's ability to meet its day-to-day needs, unless it can be clearly demonstrated that:</i></p> <ul style="list-style-type: none"> <li>- <i>Its continued use as a community facility or service is no longer feasible, having had regard to appropriate marketing (over an appropriate period of time and at a price which reflects its use, condition and local market values), the demand for the use of the site or premises, its usability and the identification of a potential future occupier; or</i></li> <li>- <i>There is sufficient provision of such facilities in the area; or</i></li> <li>- <i>That sufficient alternative provision has been, or will be, made elsewhere which is equally accessible and of the same quality or better as the facility being lost.</i></li> </ul> <p><i>In the case of existing open space, sports and recreational buildings and land, including playing fields, where development is proposed for alternative sports and recreational provision, then demonstration will be required that the need for development clearly outweighs the impact of the loss.</i></p> <p><i>Small-scale development that is ancillary to existing open space and recreational land and which would result in a small loss of space will be supported, providing that it contributes toward the improvement and better use of the remainder.</i></p>

<p><b>Policy 9: Green Infrastructure, Local Green Spaces and Biodiversity</b></p>	<p><b>Core Policy 12 - Biodiversity and Green Infrastructure</b></p>	<p>Policy 9 seeks to resist developments that would adversely affect the parishes' Green and Blue Infrastructure, Local Green Spaces and Biodiversity and it requires all developments to produce a net biodiversity gain of at least 10%. The approach taken is consistent with NSLDF <b>Core Policy 12 - Biodiversity and Green Infrastructure:</b> <i>The District Council will seek to conserve and enhance the biodiversity and geological diversity of the District by working with partners to implement the aims and proposals of the Nottinghamshire Local Biodiversity Action Plan, the Green Infrastructure Strategy and the Nature Conservation Strategy. The District Council will therefore:</i></p> <ul style="list-style-type: none"> <li>• <i>Expect proposals to take into account the need for continued protection of the District's ecological, biological and geological assets. With particular regard to sites of international, national and local significance, Ancient Woodlands and species and habitats of principal importance identified in Section 41 of the Natural Environment and Rural Communities Act 2006 and in the Nottinghamshire Local Biodiversity Action Plan;</i></li> <li>• <i>Seek to secure development that maximises the opportunities to conserve, enhance and restore biodiversity and geological diversity and to increase provision of, and access to, green infrastructure within the District;</i></li> <li>• <i>Promote the appropriate management of features of major importance for wild flora and fauna;</i></li> <li>• <i>Provide for Suitable Alternative Natural Green Space to reduce visitor pressure on the District's ecological, biological and geological assets, particularly in the Newark area and for 5kms around the Birklands and Bilhaugh Special Area of Conservation;</i></li> </ul> <p><i>Support the development of a Green Infrastructure Network, as illustrated in the Green Infrastructure Diagram, linking together Key Strategic Routes throughout the District and providing for, in appropriate locations, visitor infrastructure that improves accessibility. The District Council will, in particular, promote improved green infrastructure linkages between:</i></p> <ul style="list-style-type: none"> <li>• <i>Newark and Southwell; and</i></li> <li>• <i>Southwell and the north-west of the District</i></li> </ul> <p><i>Development proposals crossing or adjacent to the network should make provision for its implementation and/or enhancement;</i></p> <ul style="list-style-type: none"> <li>• <i>Positively view proposals that seek to enhance the District's Green Infrastructure resource in support of tourism development. Proposals in the Bilsthorpe, Edwinstowe and Ollerton &amp; Boughton areas, in connection with the Sherwood Forest Regional Park, will be supported. In Newark, new Green Infrastructure schemes that maximise the potential of the Trent Riverside area will be supported;</i></li> <li>• <i>Support the implementation of area-based Strategic Green Infrastructure interventions.</i></li> </ul>
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		<ul style="list-style-type: none"> <li>• <i>_Work with partners to develop a strategic approach to managing Air Quality in the Sherwood Area, including through the development of a Supplementary Planning Document.</i></li> </ul>
<p><b>Policy 10: Minimising and Managing Flood Risk</b></p>	<p><b>Core Policy 10 - Climate Change</b></p>	<p>Policy 10 requires flood risk to be considered and responded to appropriately, whenever development is proposed, with an expectation that sustainable urban drainage systems will be used wherever practicable; that surface water run-off rates should not be increased; and that other measures should be taken to reduce risk of flooding. The Neighbourhood Plan’s policy complements and is consistent with NSLDF <b>Core Policy 10 - Climate Change</b>, which states that:</p> <p><i>The District Council is committed to tackling the causes and impacts of climate change and to delivering a reduction in the District’s carbon footprint. The District Council will work with partners and developers to...</i></p> <ul style="list-style-type: none"> <li>- <i>Steer new development away from those areas at highest risk of flooding, applying the sequential approach to its location detailed in Policy DM5 ‘Design’. Where appropriate the Authority will seek to secure strategic flood mitigation measures as part of new development;</i></li> <li>- <i>Where appropriate having applied the Sequential Test move on to apply the Exceptions Test, in line with national guidance. In those circumstances where the wider Exceptions Test is not required proposals for new development in flood risk areas will still need to demonstrate that the safety of the development and future occupants from flood risk can be provided for, over the lifetime of the development; and</i></li> <li>- <i>Ensure that new development positively manages its surface water run-off through the design and layout of development to ensure that there is no unacceptable impact in run-off into surrounding areas or the existing drainage regime.</i></li> <li>-</li> </ul> <p>NSLDF <b>Policy DM5 – Design</b> – also supports the Neighbourhood Plan’s approach, requiring that:</p> <p><i>In accordance with the requirements of Core Policy 9, all proposals for new development shall be assessed against the following criteria:...</i></p> <p><b>9. Flood Risk and Water Management</b></p> <p><i>The Council will aim to steer new development away from areas at highest risk of flooding. Development proposals within Environment Agency Flood Zones 2 and 3 and areas with critical drainage problems will only be considered where it constitutes appropriate development and it can be demonstrated, by application of the Sequential Test, that there are no reasonably available sites in lower risk Flood Zones.</i></p> <p><i>Where development is necessary within areas at risk of flooding it will also need to satisfy the Exception Test by demonstrating it would be safe for the intended users without increasing flood risk elsewhere.</i></p>

		<i>In accordance with the aims of Core Policy 9, development proposals should wherever possible include measures to pro-actively manage surface water including the use of appropriate surface treatments in highway design and Sustainable Drainage Systems.</i>
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## 5. Helping to Achieve Sustainable Development

5.1 The table below represents an assessment of the extent to which the Neighbourhood Plan's policies contribute towards the achievement of Sustainable Development. The likely effects of each policy have been considered in relation to economic, social and environmental sustainability principles, assessing the expected impacts as negative, neutral or positive in each case. The method is largely intuitive, but it provides an overall assessment of the impacts that can be expected and the extent to which the Neighbourhood Plan's policies should contribute towards the achievement of sustainable development.

Table 3: The Neighbourhood Plan's Consistency with Principles of Sustainable Development

- Negative, 0 Neutral, + Positive

NP Policy	Economic Factors	Social Factors	Environmental Factors	How Conformity is achieved
<b>Policy 1: Sustainable development</b>	+	+	0	The Policy seeks to provide housing, economic wellbeing, services, infrastructure, all whilst protecting the environment, protecting and enhancing biodiversity and meeting net zero carbon goals.
<b>Policy 2: Delivering Good Design</b>	0	+	+	This Policy aims to ensure that new developments are consistent with distinctive characteristics of the village, by requiring new developments to be built in line with the place-specific design guidance. The village characteristics will, therefore, be preserved which will have positive socio-cultural impacts on the NP area. Furthermore, through the Design Guidance, the policy also requires development to make adequate provision for storage of bicycles and charging for electric vehicles which works towards net zero carbon emission targets.
<b>Policy 3: Renewable Energy</b>	+	0	+	Policy 3 supports carefully located and designed development to provide for the generation of energy from renewable sources. Part 2 of the Neighbourhood Plan policy provides particular support and encouragement for the use of the roofs of large commercial buildings in the neighbourhood for siting solar panels.

NP Policy	Economic Factors	Social Factors	Environmental Factors	How Conformity is achieved
				Such development will have positive environmental impacts and will help to support an efficient, green local economy.
<b>Policy 4: Accessibility, Communications and Transport</b>	+	+	+	Policy 4 supports a sustainable approach to accessibility, communications and transport by promoting improved provision for active travel and public transport, providing for car use and car parking without promoting car dependency, and providing for increasing use of digital communications.
<b>Policy 5: Conserving Our Historic Environment</b>	0	+	+	This policy seeks to conserve and enhance the parishes' historic environments and support developments that recognise and respond to the character and value of heritage assets.
<b>Policy 6: Housing Development</b>	+	+	0	Policy 6 provides for housing to meet the needs of the local community and (based on a Housing Needs Assessment carried out for the purposes of the Neighbourhood Plan) specifies local priorities, requirements relating to site location and type, and other provisos to be met so that additional development can be assimilated satisfactorily.
<b>Policy 7: Development for the purposes of businesses and services</b>	+	+	+	Neighbourhood Plan Policy 7 specifies and differentiates between types of business and service development that will be supported in each of three parts of the Neighbourhood Area – Winthorpe Village, the Newark Showground Policy Area, and the Open Countryside. Within that context, the Policy provides for provision of local services and sustainable economic development.
<b>Policy 8: Protection of community facilities.</b>	+	+	0	The policy seeks to protect and enhance community facilities unless they are no longer fit for purpose, or a suitable replacement is developed.  Community facilities are vital to communities' health and wellbeing as they provide places to socialise and keep fit. The protection and

NP Policy	Economic Factors	Social Factors	Environmental Factors	How Conformity is achieved
				<p>improvement of these facilities will therefore support the social well-being of the area, being positive for both mental and physical health.</p> <p>Additionally, the policy may be expected to have economic benefits for the NP area as the facilities provide jobs and contribute to the local economy.</p>
<b>Policy 9: Green Infrastructure, Local Green Spaces and Biodiversity</b>	0	+	+	<p>This policy seeks to both protect and enhance the blue and green infrastructure within the NP area. This can be expected to contribute to the biodiversity of the area.</p> <p>By protecting and improving areas for residents to walk/play the mental health and wellbeing of residents will be supported. It is well known that access to both blue and green infrastructure can significantly increase people's mental well-being and happiness.</p> <p>Alongside this, the policy also seeks to protect the Public Right of Ways (PROW), encouraging people to walk and bike, helping to work towards a net zero carbon future.</p>
<b>Policy 10: Minimising and Managing Flood Risk</b>	+	+	+	<p>Policy 10 requires flood risk to be considered and responded to appropriately, whenever development is proposed, with an expectation that sustainable urban drainage systems will be used wherever practicable; that surface water run-off rates should not be increased; and that other measures should be taken to reduce risk of flooding.</p>

### *Conclusion of the Sustainability Appraisal*

5.2 Overall, the assessment shows that the Neighbourhood Plan's policies can be expected to make a positive contribution towards sustainable development within the Neighbourhood Area.

## 6. Compatibility with Assimilated Obligations relating to Environmental Impacts and Habitat Protection, and Human Rights

- 6.1 The Winthorpe with Langford Neighbourhood Plan has regard to the fundamental rights and freedoms guaranteed under the European Convention on Human Rights and complies with the Human Rights Act.
- 6.2 A screening opinion was issued by 'Newark & Sherwood' District Council who considered it unlikely that there would be any significant environmental effects arising from the Winthorpe with Langford Neighbourhood Plan. Requirements for Strategic Environmental Assessment (SEA) and Habitat Regulation Assessment under the (former-EU) Habitats Regulations, are considered further in a separate document.

## 7. Conclusion

- 7.1 The Basic Conditions as set out and referred to in Schedule 4B to the Town and County Planning Act 1990 and associated regulations are considered to be met by the Winthorpe with Langford Neighbourhood Plan and all the policies contained within it.