

**LONG COMPTON
NEIGHBOURHOOD DEVELOPMENT PLAN
2014-2031**



Basic Conditions Statement
March 2015

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Prepared for Long Compton Parish Council by Urban Vision Enterprise, a Community Interest Company specialising neighbourhood planning, regeneration, community engagement, urban design and heritage conservation.

INTRODUCTION



Basic Conditions

This **Basic Conditions Statement** has been prepared to accompany the Long Compton Neighbourhood Development Plan (LCNP).

Paragraph 8 of Schedule 4B to the Town and Country Planning Act 1990 requires that the Long Compton Neighbourhood Development Plans (NDP) must

- (i) have appropriate regard to national policies and advice contained in the National Planning Policy Framework (NPPF);
- (ii) contribute to the achievement of sustainable development;
- (iii) be in general conformity with the strategic policies contained in the local plan for the area; and
- (iv) be compatible with EU obligations, including human rights requirements.

Regulatory requirements – Long Compton Neighbourhood Development Plan

The Long Compton Neighbourhood Development Plan 2014 – 2031 is a Neighbourhood Plan as defined in the Localism Act 2011. The plan deals with planning issues which specifically relate to the use and development of land.

The Long Compton Neighbourhood Development Plan 2014 – 2031 has been submitted by Long Compton Parish Council, which is a qualifying body as defined in the Localism Act 2011.

The Long Compton Neighbourhood Development Plan will have effect until December 2031.

The Long Compton Neighbourhood Development Plan does not contain policies that relate to “excluded development”.

Neighbourhood Area

The Neighbourhood Plan covers the whole of the Parish of Long Compton in the Stratford-on-Avon local authority area. The boundary of the Neighbourhood Area is shown in Section 2 of the Long Compton Neighbourhood Development Plan.

Long Compton Parish Council submitted the application to designate the Neighbourhood Area on 3 December 2012. In accordance with part 2 of the Regulations Stratford-on-Avon District Council, the local planning authority, designated the whole of the parish of Long Compton as a Neighbourhood Area on 8th April 2013.

Long Compton Parish Council confirms that the Long Compton Neighbourhood Development Plan relates only to the Parish of Long Compton and to no other Neighbourhood Area. Long Compton Neighbourhood Development Plan is the only Neighbourhood Development Plan in the designated area. No other Neighbourhood Development Plan exists nor is in development for any part of the Neighbourhood Area.

1 HAVING REGARD TO NATIONAL POLICY



1.1 National Policy

The Long Compton Neighbourhood Plan (LCNP) must have appropriate regard to national policy. The following section describes how the LCNP relates to the National Planning Policy Framework (NPPF, March 2012).

Sustainable Development

The central theme of the NPPF is the presumption in favour of sustainable development. In this context sustainable development is broadly defined internationally as meeting the needs of the present without compromising the ability of future generations to meet their own needs.

The NPPF proposes three dimensions to sustainable development: economic, social and environmental. It requires the planning system, and thus the YNP, where appropriate:

- to contribute to building a strong, responsive and competitive economy, by ensuring that sufficient land of the right type is available in the right places and at the right time to support growth and by improving the local supporting infrastructure.
- to support strong, vibrant and healthy communities, by providing the supply of housing required to meet the needs of present and future generations; and by creating a high quality built environment, with accessible local services that reflect the community's needs and support its health, social and cultural well-being; and

- to contribute to protecting and enhancing the natural, built and historic environment; helping to improve biodiversity, making better use of natural resources, minimising waste and pollution, and mitigating and adapting to climate change including moving to a low carbon economy

The NPPF establishes 12 core planning principles and 13 sustainability goals to deliver sustainable development. Sections 1.2 and 1.3 show how the Long Compton Neighbourhood Plan meets its obligation to comply with these.

1.2 Fit with the National Planning Policy Framework’s Core Planning Principles

There are 12 core planning principles put forward in the NPPF (Paragraph 17). Table I, below, lists these core planning principles and maps them against the Long Compton Neighbourhood Plan’s Strategic Aims and Policies.

Table I: Fit of Long Compton Neighbourhood Plan with the core planning principles of the National Planning Policy Framework		
NPPF Core Principle	Long Compton Neighbourhood Plan Strategic Objectives	Long Compton Neighbourhood Plan Policies
Plan-led	The Neighbourhood Plan provides a vision for Long Compton to guide delivery of the community’s aspirations.	The Plan provides a vision for Long Compton to guide delivery of the community’s aspirations.
Enhance and Improve Places	Strategic Objective at 5.1(a) - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures. Strategic Objective at 5.1(b) – To preserve and enhance the special character of Long Compton. Strategic objective at 5.3 – To improve infrastructure.	Policy H1 sets out development criteria to ensure new development is of good quality and protects the historic character of the area. Policy H2 facilitates residential development in accordance with the strategic housing allocation for Category 3 Local Service Villages in the Stratford-on-Avon Core Strategy Submission Version June 2014. Policy H4 identifies a site to provide affordable housing to meet local housing needs. Policy E1 protects the skyline from masts, pylons and turbines which might have an adverse effect on the AONB. Policies INF1, INF2 and INF3
Economic development	Strategic Objective at 5.4 - To encourage opportunities for local employment.	The Plan includes policies to encourage local employment (EMP2), and to require improved broadband connectivity (EMP1).
High quality design and standard of amenity	Strategic Objective at 5.1(b) - To preserve and enhance the special character of Long Compton. Strategic Objective at 5.2 - To protect and enhance the natural environment.	Policy H1 sets out development criteria to ensure new development is of good quality and protects the historic character of the area. Policy E1 protects the skyline from masts, pylons and turbines which might have an adverse effect on the AONB. Policy E2 protects “green fingers” connecting the village with the surrounding countryside from development.
Character	Strategic Objective at 5.1(b) - To preserve and enhance the special character of Long Compton.	Policy H1 sets out development criteria to ensure new development is of good quality and protects the historic character of the area. Policy H5 encourages the re-use of redundant

		<p>buildings for residential or commercial purposes.</p> <p>Policy E1 protects the skyline from masts, pylons and turbines which might have an adverse effect on the AONB.</p> <p>Policy E3 protects the village from light pollution.</p> <p>Policy E4 protects established trees and hedgerows from encroaching new development.</p>
Climate change and flood risk	Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures.	<p>Policy H5 encourages the re-use of redundant buildings for residential or commercial purposes, thus conserving their embedded energy.</p> <p>Policy H6 requires new dwellings to be designed to be environmentally sustainable.</p> <p>Policy INF1 requires new development to avoid increasing the risk of flooding and to take appropriate mitigation measures.</p> <p>Policy EMP1 requires new development to demonstrate improved broadband connectivity, which will facilitate home working, reduce the need for commuting and reduce carbon emissions.</p>
Conserving and Enhancing the natural environment	Strategic Objective at 5.2 - To protect and enhance the natural environment.	<p>Policy E1 protects the skyline from masts, pylons and turbines which might have an adverse effect on the AONB.</p> <p>Policy E2 protects “green fingers” connecting the village with the surrounding countryside from development.</p> <p>Policy E3 protects the village from light pollution.</p> <p>Policy E4 protects established trees and hedgerows from encroaching new development.</p>
Using brownfield land	Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures.	<p>Policy H3 protects previously undeveloped land from new development.</p> <p>Policy H5 encourages the re-use of redundant buildings.</p>
Promoting mixed use	Strategic Objective at 5.4 - To encourage opportunities for local employment.	<p>Policy EMP1 requires new development to demonstrate improved broadband connectivity, which will facilitate home working.</p> <p>Policy EMP2 encourages local employment of an appropriate scale.</p> <p>Policy H5 encourages the re-use of redundant buildings, including the re-use of redundant agricultural buildings to enhance the sustainability of farms.</p>
Conserving heritage	Strategic Objective at 5.1(b) - To preserve and enhance the special character of Long Compton.	<p>Policy H1 sets out development criteria to ensure new development is of good quality and protects the historic character of the area.</p> <p>Policy H5 encourages the re-use of redundant buildings.</p>

Sustainable transport	Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures	Policy H7 requires all properties to provide secure storage space for cycles. Policy INF3 says that developer contributions will be used inter alia to improve the environment for pedestrians.
Health and social and cultural well being	Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures	Policy H4 identifies a site to provide affordable housing for occupation by people originating from or with a clear connection to Long Compton.



1.3 Fit with the Sustainability Policies in the National Planning Policy Framework

The following section compares the sustainability policies of the NPPF (**bold numbered headings**) with those of the Long Compton Neighbourhood Plan.

1. Building a strong, competitive economy

Policy EMP2 in the Neighbourhood Plan enables the development of new small businesses in the parish as well as the expansion and diversification of existing businesses. This will benefit the environment by reducing car travel outside the village and balancing the age structure of the community. It also seeks to increase business competitiveness by facilitating the provision of fibre optic broadband.

2. Ensuring the vitality of town centres

The Long Compton Neighbourhood Area does not include a town centre.

3. Supporting a prosperous rural economy

Policy EMP2 in the Neighbourhood Plan enables the development of new small businesses in the parish. Policy H5 encourages the re-use of vacant or redundant buildings for employment purposes or for residential tourist accommodation.

The availability of fast broadband is often a problem in rural areas, disadvantaging businesses and home workers. Policy EMP1 seeks to facilitate the provision of fibre optic broadband in new employment development.

4. Promoting sustainable transport

The NPPF says “Plans should protect and exploit opportunities for the use of sustainable transport modes for the movement of goods or people.”

Policy H7 requires all properties to provide secure storage space for cycles. Policy INF3 says that developer contributions will be used inter alia to improve the environment for pedestrians.

5. Supporting high quality communications infrastructure

Policy EMP1 seeks to facilitate the provision of fibre optic broadband in new employment development.

6. Delivering a wide choice of high quality homes.

The NPPF requires plans to cater for current and future needs, to identify size, type and tenure, and to provide affordable housing where needed (Paragraph 50).

Policy H2 makes provision for the housing allocation in the Stratford-on-Avon Core Strategy Submission Version (39 new dwellings over the plan period) by allocating three small sites to provide 20 new dwellings in addition to 19 dwellings that already have planning permission. Policy H4 identifies a site to provide 5 affordable dwellings for occupation by people originating from or with a clear connection to Long Compton.

7. Requiring good design.

Policy H1 sets out development criteria to ensure new development is of good quality and protects the historic character of the area. Policy H1 invokes the Long Compton Village Design Statement, which provides detailed advice and guidance for the design of new development in the village.

8. Promoting healthy communities

Health can be considered from different perspectives – physical, mental and social. Policy INF3 seeks to improve pedestrian safety in the village by utilising developer contributions to improve the environment for pedestrians and people living near the main road.

9. Protecting Green Belt land

The Long Compton Neighbourhood Area does not include any Green Belt land.

10. Meeting the challenge of climate change, flooding and coastal change

Climate change is addressed in various parts of the Long Compton Neighbourhood Plan.

Policies H2 and H4 focus most new development within or close by the village settlement, thereby minimising the need for car journeys to access village facilities and services.

Policy H6 requires new dwellings to be environmentally sustainable.

Policy E4 protects established trees and hedgerows thereby supporting carbon capture.

Policy INF1 requires new development to avoid increasing the risk of flooding and to take appropriate mitigation measures. New development should be designed to include sustainable drainage and water conservation measures in order to prevent increased discharge of surface water to the village’s inadequate drainage system.

Policies EMP1 and EMP2 support the creation and viability of local employment, thus reducing the need for commuting and reducing carbon emissions.

11. Conserving and enhancing the natural environment

The NPPF requires the planning system should contribute to and enhance the natural and local environment.

Policy E4 protects established trees and hedgerows thereby protecting the wildlife habitats and ecosystems associated with these.

12. Conserving and enhancing the historic environment.

Policy H1 applies the advice and guidance in the Long Compton Village Design Statement (VDS) to the consideration of new development proposals in the parish. The VDS is based on a considered understanding of the village's past and present and contributes positively to the future by protecting and enhancing its special character.

13. Facilitating the sustainable use of minerals

Mineral extraction is excluded development and is therefore not dealt with in the Long Compton Neighbourhood Plan.

2 ACHIEVING SUSTAINABLE DEVELOPMENT



2.1 Requirement

The Long Compton Neighbourhood Plan must contribute to the achievement of sustainable development (as defined in the NPPF and summarised in section 1.1 of this Basic Conditions Statement). Paragraph 7 of the National Planning Policy Framework says that there are three dimensions to sustainable development:

- to contribute to building a strong, responsive and competitive economy,
- to support strong, vibrant and healthy communities; and
- to contribute to protecting and enhancing the natural, built and historic environment.

This section shows how the Long Compton Neighbourhood Plan will help deliver sustainable development.

2.2 Fit of LCNP Strategic Objectives with Sustainable Development

The Strategic Objectives of the Long Compton Neighbourhood Plan will help achieve the three dimensions of sustainable development as follows:

Building a strong, responsive and competitive economy

- LCNP Strategic Objective at 5.4 – To encourage opportunities for local employment – actively supports the building of a strong and responsive local economy.
- LCNP Strategic Objective at 5.3 – To improve infrastructure in the village – supports improvements to the efficiency of existing infrastructure, which will benefit the local economy.

Supporting strong, vibrant and healthy communities

- LCNP Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures – actively supports the future development of the village and providing for local people’s needs.

Protecting and enhancing the natural, built and historic environment

- LCNP Strategic Objective at 5.2 - To protect and enhance the natural environment – will achieve the same aims for the natural environment.
- LCNP Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures – enables the historic environment to be preserved and enhanced through detailed policies.

2.3 Long Compton Neighbourhood Plan: Achieving Sustainable Development

The following table sets out the purpose of each policy in the Long Compton Neighbourhood Plan and its intended outcome with regard to the achievement of sustainable development.

Policy	Purpose	Outcome
H1	To ensure new development conserves and enhances the local landscape and biodiversity, and its design respects the historic character of the area.	Protects the natural environment and the historic environment when new development takes place in the parish.
H2	To allocate sites to accommodate the housing growth requirements in the Stratford-on-Avon Core Strategy Submission Version June 2014.	Enables modest levels of development in the village, which make a proportionate contribution to the strategic housing needs of the District.
H3	To minimise the amount of new development which takes place on previously undeveloped land.	Protects greenfield land, and encourages the re-use of previously developed land and redundant buildings.
H4	To promote the provision of an appropriate amount of affordable housing in the village.	Provides a site for the development of affordable housing which meets local need.
H5	To encourage the beneficial re-use of redundant traditional buildings.	Brings redundant traditional buildings back into economically viable use.
H6	To ensure that new development is designed to be environmentally sustainable.	Ensures new development is more energy-efficient and has a smaller carbon footprint.
H7	To provide adequate off-road car parking and secure cycle storage space in all new development.	Ensures that new development enables the occupiers to cycle conveniently from home or to their place of employment.
E1	To protect the landscape and built environment from visually intrusive masts, pylons, turbines, etc.	No contribution to sustainable development.
E2	To protect undeveloped areas of land that reach into the village.	Protects agricultural land and ensures it remains in productive use; protects wildlife corridors and

		maintains habitats and biodiversity.
E3	To minimise light pollution and preserve the village's "dark skies" designation.	Encourages lower levels of street lighting and helps minimise energy demand.
E4	To protect established trees and hedgerows.	Maintains established trees and hedgerows and the habitats and ecosystems they support.
INF1	To ensure that new development does not exacerbate the risk of flooding and takes appropriate mitigation measures.	Ensures new development includes sustainable drainage and water conservation measures.
INF2	To ensure the foul drainage system in the village is not overloaded.	Ensures new development does not exacerbate environmental problems experienced as a result of foul drainage overflow.
INF3	To ensure that opportunities are taken to calm through traffic and to improve the environment for pedestrians and people living near the main road.	Improves road safety and the quality of the environment along the main road through the village.
EMP1	To facilitate improved broadband connectivity and speeds.	Enables more efficient home working and improves the viability of local businesses, thereby reducing the need for residents to commute to their place of employment.
EMP2	To facilitate new local employment development.	Enables local new businesses to start up, thereby reducing the need to travel elsewhere to work and making the village more sustainable.

3 CONFORMITY WITH LOCAL STRATEGIC POLICY



3.1 Requirement

The Long Compton Neighbourhood Plan must demonstrate that it is in general conformity with the development plan for the local authority area concerned. The development plan currently in force for the Long Compton Neighbourhood Area is the Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009).

Stratford-on-Avon District Council is preparing a new local plan for the district and the Stratford-on-Avon Core Strategy Proposed Submission Version June 2014 has been the subject of examination by the Planning Inspectorate. The Inspector's report is expected by 20 March 2015. The Long Compton Neighbourhood Plan has been prepared in the light of the evidence base and policies of the Core Strategy Submission Version. However, the legal test hinges on the Neighbourhood Plan being in general conformity with the Local Plan that is currently in force for the area, namely the Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009).

3.2 Fit of the vision of Long Compton Neighbourhood Plan with the core aims of the Local Plan Review 1996-2011 Saved Policies Version (2009)

The core aims of the Local Plan Review Saved Policies Version are

- *To protect and enhance the District's valuable environmental features and resources,*
- *To promote effective ways of improving the character and quality of the District, and*
- *To provide for the needs of the District's residents, businesses and visitors.*

The Vision Statement for Long Compton in the Neighbourhood Plan includes the following statements

The Plan continues to build on our heritage and ensures that new buildings respond to and reflect the existing well regarded and unique character of the place.

The Plan will emphasise the protection and enhancement of.....open spaces, which are intrinsic to the character of the village.

(The Plan will) ensure that any new development is kept in harmony with the natural arrangements of water courses, drainage and landform.

The Plan seeks to preserve Long Compton's inclusive and distinctive character by encouraging a slow but steady rate of development, sustaining the balance of the community and including affordable housing.

(The Plan recognises) the importance of sustaining and indeed growing (village) assets and enhancing access to services in the village particularly public transport.

The Vision Statement of the Long Compton Neighbourhood Plan and core aims of the Local Plan Review Saved Policies Version are closely compatible.

3.2 Fit of the Strategic Objectives of Long Compton Neighbourhood Plan with the objectives of the Local Plan Review 1996-2011 Saved Policies Version (2009)

The Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009) Version contains 14 objectives. Table III below correlates relevant Local Plan objectives these against the strategic objectives of the Long Compton Neighbourhood Plan.

Table III: 2006 Local Plan Objectives and LCNP Strategic Objectives	
Local Plan Objective	Neighbourhood Plan Strategic Objective
(a) To satisfy housing needs.	<i>Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures.</i>
(b) To satisfy employment needs.	<i>Strategic Objective at 5.4 - To encourage opportunities for local employment.</i>
(c) To secure high quality design.	<i>Strategic Objective at 5.1(b) - To preserve and enhance the special character of Long Compton.</i>
(d) To protect and enhance landscape character.	<i>Strategic Objective at 5.2 - To protect and enhance the natural environment.</i>
(e) To foster biodiversity.	<i>Strategic Objective at 5.2 - To protect and enhance the natural environment.</i>
(f) To protect historic heritage.	<i>Strategic Objective at 5.1(b) - To preserve and enhance the special character of Long Compton.</i>
(g) To promote alternative modes of transport to the car.	<i>No direct comparison.</i>
(h) To facilitate energy conservation.	<i>No direct comparison, but the following Strategic Objective underpins relevant sustainable development policies: Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures.</i>
(i) To sustain water resources.	<i>Strategic objective at 5.3 – To improve infrastructure.</i>

(j) To assist rural diversification.	<i>Strategic Objective at 5.4 - To encourage opportunities for local employment.</i>
(k) To stimulate rural centres.	<i>No direct comparison, but the following Strategic Objective underpins economic and business development in the village: Strategic Objective at 5.4 - To encourage opportunities for local employment.</i>
(l) To enhance Stratford-on-Avon town centre.	<i>Not applicable to Long Compton Neighbourhood Plan.</i>
(m) To support sustainable tourism.	<i>No direct comparison, but the following Strategic Objective underpins policies for the provision of residential tourist accommodation: Strategic Objective at 5.1 - To meet the economic, social and environmental needs of the village through sustainable organic growth, meeting local demand without breaking down existing structures.</i>
(n) To provide leisure opportunities.	<i>No direct comparison, but the Vision Statement highlights the opportunities for recreational walking in the surrounding countryside which is readily accessed from the village.</i>

3.3 Fit of Long Compton Neighbourhood Plan with strategic policies in the Local Plan

Table IV maps the relevant saved strategic policies in the Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009) against the Long Compton Neighbourhood Plan.

Table IV: Fit of 2006 Local Plan Saved Policies and Long Compton Neighbourhood Plan		
Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
STR.1 Settlement Hierarchy	Vision 4.4	The Neighbourhood Plan Vision seeks to maintain the village's place in the settlement hierarchy by retaining and enhancing the services and facilities available to residents in the village.
STR.2 New housing provision	Policy H2	Allocates sites to meet the current housing growth allocation for the parish.
STR.3 New Industrial Provision	EMP2	The Neighbourhood Plan policy enables new employment development of an appropriate scale to take place in the village.
STR.4 Previously developed land	H3	The Neighbourhood Plan policy contains a presumption against new development on greenfield land, with certain exceptions.

EF.1 Cotswolds Area of Outstanding Natural Beauty	H1	The Neighbourhood Plan policy sets out criteria for assessing the quality of development proposals, including a requirement to conserve and enhance the landscape consistent with the local character of the AONB.
EF.2 Special Landscape Areas	N/A	Long Compton contains no Special Landscape Area designations, apart from the AONB.
EF.3 Areas of Restraint	H3	The Neighbourhood Plan policy contains a presumption against new development on greenfield land, with certain exceptions.
EF.4 Historic Landscapes	H1	The Neighbourhood Plan policy sets out criteria including for assessing the compatibility of new development proposals with the distinctive character of the area, the landscape, important views and skylines, and local archaeology.
EF.5 Parks and Gardens of Historic Interest	N/A	The Neighbourhood Area does not contain any historic parks or gardens.
EF.6 Nature Conservation and Geology	N/A	The Neighbourhood Area does not contain any SSSIs or designated European sites.
EF.7 Protection of wildlife habitats and geological features	H1	The Neighbourhood Plan policy H1.4 seeks to conserve and enhance landscape and biodiversity by incorporating mitigation measures consistent with the local character of the AONB and the local biodiversity action plan.
EF.9 Trees, woodland and hedgerows	E4	The Neighbourhood Plan policy protects established trees and hedgerows from encroaching development.
EF.10 Landscape, amenity and nature conservation value of trees, woodland and hedgerows	E2	The Neighbourhood Plan policy protects the amenity and nature conservation value of the “green fingers” connecting the village to the surrounding countryside.
EF.11 Archaeological sites	H1	The Neighbourhood Plan policy sets out criteria for assessing new development proposals including impact on local archaeology.
EF.12 & EF.13 Conservation Areas	H1	The Neighbourhood Plan policy sets out criteria for assessing new development proposals including whether they preserve or enhance the conservation area.
EF.14 Listed Buildings	H1; H5	Policy H1 sets out criteria for assessing new development proposals including whether they preserve or enhance listed buildings. Policy H5 promotes the re-use of historic buildings whenever opportunities arise.
DEV.1 Layout and Design	H1	The Neighbourhood Plan policy sets out criteria for assessing new development proposals including whether they follow the advice and guidance in the Village Design Statement, which includes advice on layout and design.

DEV.2 Landscaping	H1	The Neighbourhood Plan policy sets out criteria for assessing new development proposals including whether they follow the advice and guidance in the Village Design Statement which includes advice on boundary treatment and surfacing.
DEV.6 Services	INF1; INF2; INF3	Policy INF1 requires new development proposals to demonstrate that they will not increase the risk of flooding and will take appropriate mitigation measures. Policy INF2 requires new development proposals to demonstrate that they will have no adverse effect on foul drainage systems in the village. Policy INF3 seeks to alleviate the adverse impact of through traffic through the village and improve the pedestrian environment.
DEV.7 Drainage	INF1; H6	Policy INF1 requires new development proposals to demonstrate that they will not increase the risk of flooding and will take appropriate mitigation measures. Policy H6 requires new development proposals to build in he ability to recycle water collection.
DEV.8 Energy Conservation	H6	Policy H6 requires new dwellings to be designed to be environmentally sustainable in construction and use, by reducing environmental impact and energy costs.
DEV.12 Telecommunications	E1	Policy E1 protects the landscape and built environment from visually intrusive masts, pylons, turbines, etc.
COM.1 Local Choice	H2; EMP2; H3	Policies H2 and EMP2 seek to provide new housing and employment opportunities that are proportionate to the size of the village. Policy H3 seeks to favour the development of previously developed land, rather than the development of greenfield land.
COM.2 Local Shops and Services COM.3 New Shops and Services	Vision 4.4	The Neighbourhood Plan Vision seeks to retain and enhance the services and facilities available to residents in the village.
COM.11 Traffic Management	INF3	Policy INF3 seeks to introduce traffic calming measures, and improve the environment for pedestrians and people living near to the main road through the village.
COM.12 Existing Housing Stock		
COM.13 Affordable Housing	H3	Policy H3 makes a site allocation for affordable housing in the village.
COM.17 Rural Employment	E2	The Neighbourhood Plan policy enables new employment development of an appropriate scale to take place in the

		village.
COM.18 Home-Based Working	E1	Policy E1 supports the provision of new homes with space for home working, and the provision of cabling to support broadband.
COM.21 Visitor Accommodation	H5	Policy H5 encourages the conversion of redundant traditional buildings to provide inter alia residential tourist accommodation.
CTY.1 Control Over Development	H3	Policy H3 protects the open countryside from new development with certain exceptions.
CTY.2 Re-use of Rural Buildings	H5	Policy H5 promotes the re-use of traditional buildings whenever opportunities arise.

The following strategic policies in the Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009) apply to Long Compton, but the Neighbourhood Plan does not propose to change them or add anything to them:

- DEV.3 Amenity Open Space
- DEV.4 Access
- DEV.5 Car Parking
- DEV.9 Access for people with disabilities
- DEV.10 Crime Prevention
- DEV.11 Public Art
- DEV.13 Satellite Dishes
- DEV.14 Advertisements
- COM.4 Open Space Standards
- COM.5 Open Space Deficiencies
- COM.6 Redevelopment of Open Space
- COM.7 Bus Service Support
- COM.8 Rail Service Support
- COM.8A Aviation
- COM.9 Walking and Cycling
- COM.10 Public Car Parks
- COM.14 Mix of Dwelling Types
- COM.15 Accessible Housing
- COM.16 Existing Business Uses
- COM.19 Retail Development
- COM.22 Visitor Attractions
- COM.23 Water-based recreation
- CTY.3 Expansion of Existing Buildings for Industrial Uses
- CTY.4A Agriculture and Farm Diversification
- CTY.5 Housing "Exception" Schemes
- CTY.6 Rural Workers' Dwellings
- CTY.7 Gypsy Sites
- CTY.8 Mobile Homes
- CTY.9 Holiday Accommodation
- CTY.10 Rural Recreation
- CTY.11 Improving footpaths, bridleways and cycle routes
- CTY.12 Golf Courses
- CTY.13 Equestrian Activities

- CTY.14 Farm Shops

Other saved policies in the Stratford-on-Avon District Local Plan Review 1996-2011 Saved Policies (2009) are strategic or place-specific, but do not affect the Long Compton Neighbourhood Area.

4 Compatibility with European Union Obligations



4.1 Environmental Impact and Habitat Regulations

Stratford-on-Avon District Council has screened the Long Compton Neighbourhood Plan to determine whether Strategic Environmental Assessment (SEA) or Habitat Regulations Assessment (HRA) are required. The District Council's Screening Opinion is given in an email dated 27 November 2013, a copy of which is appended to this Statement.

Stratford-on-Avon District Council considers that the Long Compton Neighbourhood Plan does not require Special Environmental Assessment because it would not have a significant environmental effect, given the scale of the proposed development over the plan period, the inclusion of the Village Design Statement, and the reference to the AONB Management Plan within the Neighbourhood Plan.

The District Council considers that a Habitat Regulations Assessment would not be required as long as the Neighbourhood Plan makes reference to or includes a link to the District Council's Core Strategy's HRA.

The District Council also considers that an Environmental Impact Assessment would not be required as the Neighbourhood Plan does not propose any projects which fall under the criteria set out in either Annex I or Annex II of the EIA Directive.

4.2 Human Rights

The vision of the Long Compton Neighbourhood Plan includes the following statements:

“The Plan seeks to preserve Long Compton’s inclusive and distinctive character by encouraging a slow but steady rate of development, especially meeting the needs of families, so that all age and income groups are able to continue enjoy living here.”

“The village primary school, hall, shop, church and sports ground are huge assets to the village..... Future development needs to recognize the importance of sustaining and indeed growing these assets and enhancing access to services in the village particularly public transport.”

Thus the overall purpose of the Neighbourhood Plan is to meet the needs of people living and working in the parish from an environmental, social and economic point of view. The aims and policies in the Neighbourhood Plan have been formulated in response to local people’s views and in the light of evidence gathered for the parish, in order to meets the needs expressed and address the issues identified.

In order to confirm that the Neighbourhood Plan does not have any unintended consequences for particular groups the strategic aims and the policies in the Neighbourhood Plan have been systematically scrutinised to ensure that they do not disadvantage any potentially vulnerable groups.

The Equality Act 2010 places a duty on all public authorities in the exercise of their functions to have regard to the need to eliminate discrimination, to advance equality of opportunity, and to foster good relations between persons who have a “protected characteristic” and those who do not.

“Protected characteristics” are age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex, and sexual orientation.

This section assesses the Submission Draft of the Long Compton Neighbourhood Development Plan to ensure that Long Compton Parish Council is satisfying its statutory duties in this regard.

Table V below assesses whether the policies in the Neighbourhood Plan have a positive, negative or neutral impact on groups with the protected characteristics. The purpose of each of the policies in the Neighbourhood Plan are stated, and the likely impact on persons with protected characteristics is assessed.

Table V: Impact of Policies of Long Compton Neighbourhood Plan on Persons with Protected Characteristics		
Policy	Purpose	Outcome
H1	To ensure new development conserves and enhances the local landscape and biodiversity, and its design respects the historic character of the area.	Ensures that new development does not adversely affect the natural environment and the historic environment. Neutral impact on persons with protected characteristics.
H2	To allocate sites to accommodate the housing growth requirements in the Stratford-on-Avon Core Strategy Submission Version June 2014.	Enables modest levels of development in the village, which make a proportionate contribution to the strategic housing needs of the District. Broadly positive impact on persons with protected characteristics.

H3	To minimise the amount of new development which takes place on previously undeveloped land.	Protects greenfield land, and encourages the re-use of previously developed land and redundant buildings. Includes exceptions for agricultural development and affordable housing on land owned by the parish council. Broadly neutral impact on persons with protected characteristics.
H4	To promote the provision of an appropriate amount of affordable housing in the village.	Provides a site for the development of affordable housing which meets local need. Broadly neutral impact on persons with protected characteristics. Potentially positive impact for persons with certain protected characteristics, e.g. older persons.
H5	To encourage the beneficial re-use of redundant traditional buildings.	Brings redundant traditional buildings back into economically viable use. Broadly neutral impact on persons with protected characteristics.
H6	To ensure that new development is designed to be environmentally sustainable.	Ensures new development is more energy-efficient and has a smaller carbon footprint. Broadly neutral impact on persons with protected characteristics.
H7	To provide adequate off-road car parking and secure cycle storage space in all new development.	Ensures that new development enables the occupiers to cycle conveniently from home or to their place of employment. Broadly neutral impact on persons with protected characteristics.
E1	To protect the landscape and built environment from visually intrusive masts, pylons, turbines, etc.	No contribution to sustainable development. Broadly neutral impact on persons with protected characteristics.
E2	To protect undeveloped areas of land that reach into the village.	Protects agricultural land and ensures it remains in productive use; protects wildlife corridors and maintains habitats and biodiversity. Broadly neutral impact on persons with protected characteristics.
E3	To minimise light pollution and preserve the village's "dark skies" designation.	Encourages lower levels of street lighting and helps minimise energy demand. Broadly neutral impact on persons with protected characteristics.
E4	To protect established trees and hedgerows.	Maintains established trees and hedgerows and the habitats and ecosystems they support. Broadly neutral impact on persons with protected characteristics.

INF1	To ensure that new development does not exacerbate the risk of flooding and takes appropriate mitigation measures.	Ensures new development includes sustainable drainage and water conservation measures. Broadly neutral impact on persons with protected characteristics.
INF2	To ensure the foul drainage system in the village is not overloaded.	Ensures new development does not exacerbate environmental problems experienced as a result of foul drainage overflow. Broadly neutral impact on persons with protected characteristics.
INF3	To ensure that opportunities are taken to calm through traffic and to improve the environment for pedestrians and people living near the main road.	Improves road safety and the quality of the environment along the main road through the village. Potentially positive impact for persons with certain protected characteristics, e.g. persons with a disability or older persons.
EMP1	To facilitate improved broadband connectivity and speeds.	Enables more efficient home working and improves the viability of local businesses, thereby reducing the need for residents to commute to their place of employment. Positive impact for persons with protected characteristics.
EMP2	To facilitate new local employment development.	Enables local new businesses to start up, thereby reducing the need to travel elsewhere to work and making the village more sustainable. Potentially positive impact on persons with certain protected characteristics, e.g. persons with limited mobility, mothers with young children.

Certain protected characteristics are not affected by the Long Compton Neighbourhood Plan, namely gender reassignment, race, religion, or sexual orientation. For persons with these characteristics the Neighbourhood Plan has a neutral effect.

Where policies in the Neighbourhood Plan would adversely affect persons with protected characteristics, they would not be differently affected than persons without these characteristics. For example, if a person with protected characteristics were disadvantaged by a policy, it would have the same consequence for a person without the protected characteristic who wished to do the same thing. Similarly if a person with one of these protected characteristics were to benefit from a policy, it would have the same benefit for a person without the protected characteristic in the same circumstances.

Local authority's Screening Opinion

Fw: Fwd: Long Compton Neighbourhood Plan - SEA Screening

From: **Fiona Blundell** <Fiona.Blundell@stratford-dc.gov.uk>
Date: Wed, Nov 27, 2013 at 5:50 PM
Subject: RE: Long Compton Neighbourhood Plan - SEA Screening
To: Jill Kirby <jill.c.kirby@gmail.com>
Cc: Dave Nash <Dave.Nash@stratford-dc.gov.uk>

Dear Jill,

Please accept my apologies for any confusion I have caused in my previous email. I am sending the screening opinion out to the statutory consultees tomorrow. Once the statutory consultees have reached a decision, it will need to be displayed within 28 days of its receipt by the planmakers, i.e the neighbourhood plan group.

I consider that the pre-submission document would comply with the EU regulations.

I have reviewed the plan against the ODPM guidance on SEA regulations 2004, and I am of the opinion that the NDP will not require a Strategic Environmental Assessment (SEA). This is because it would not result significant environmental effect, given the scale of the proposed development over the plan period, the inclusion of a village design statement and the reference to the AONB Management Plan within the plan.

I can also confirm, following advice from Natural England, that a HRA would not be required as long as the NDP makes a reference or a link to District Council's Core Strategy's HRA. To date, there have been 3 HRA Screening Reports undertaken as part of the Core Strategy's evidence base. The most recent HRA Screening Report will be presented to Cabinet on 10 March 2014, to be received as part of the Council's evidence base.

Finally, there would not be a requirement for the NDP to carry out a EIA as the plan does not propose any projects, which would fall under the criteria set out in either Annex I or II of the EIA Directive.

The rest of the SDC comments will follow shortly.

I trust this helps.

Kind regards

Fiona

Fiona Blundell
Policy Planner
Corporate Support
01789 260333