

Schedule of Proposed Additional Modifications to the Submission Local Plan

Part 2 Local Plan

October 2022

Introduction

The schedule includes:

- The reference number for the minor modification with the prefix 'AM'
- A cross reference to the section/ paragraph/ policy number/ figure or table to which the modification applies
- A cross reference to the relevant page number/s to which the modification applies
- Details of the proposed modification
- A reason as to why the modification is necessary

The following format has been used to denote the proposed main modifications:

- **Bold underlined** – new text proposed
- ~~Strikethrough~~ – text proposed for deletion

Separate schedules of proposed changes set out for the Main Modifications and Policies Map changes have been prepared to illustrate additional proposed changes arising from the modifications.

Representations will be invited on the all proposed Modifications including changes to the Policies Map, but not on any other aspect of the plan.

Please note that additional (or minor) modifications are changes made by the Council which do not materially affect the policies in the plan. The Council is accountable for any such changes and they do not fall within the scope of the examination.

Schedule of proposed Additional Modifications – October 2022

Ref No.	Para/ Policy/ Figure/T able/Map ref	Public ation Plan Page	Proposed Change	Reason for Change
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Contents

	Contents Page	1-4	<p><i>Contents page to be amended to reflect the following Policy number changes:</i></p> <table border="1"> <thead> <tr> <th>Submission Policy Number</th> <th>Modified Policy Number</th> </tr> </thead> <tbody> <tr> <td><i>To be added</i></td> <td><i>To be added</i></td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td></td> <td></td> </tr> </tbody> </table> <p><i>References to Policy numbers throughout the Plan will be amended to reflect the above changes.</i></p>	Submission Policy Number	Modified Policy Number	<i>To be added</i>	<i>To be added</i>							Factual update
Submission Policy Number	Modified Policy Number													
<i>To be added</i>	<i>To be added</i>													

Introduction

AM1	Index of figures and tables	8	<p><i>The index of figures and tables to incorporate the list of appendices to the Plan by including the following after the list of tables on page 8:</i></p> <p><u>Appendices:</u> <u>Appendix 1 Policy Index</u> <u>Appendix 2 Economic Use Classes</u> <u>Appendix 3 Employment Protection Areas</u> <u>Appendix 4 Town Centres; Primary Shopping Areas and Local Centres</u> <u>Appendix 5 Specialist and Older Person Housing Provision-Site selection and design principles criteria</u> <u>Appendix 6 Rushden East SUE Masterplan Framework Document</u></p>	For greater clarity
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Schedule of proposed Additional Modifications – October 2022

AM2	Chapter 1	11-26	<i>Updates to the chapter to reflect the stage in plan preparation and the latest factual position on issues.</i>	Factual update
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Area Portrait

	Chapter 2	27-37	<i>Updates to the chapter to reflect the latest factual position.</i>	
AM3	Para 2.54	37	<i>Amend para 2.54 as follows:</i> In the final sentence delete the word” future” and replace with <u>emerging</u>	For greater clarity

Vision and Outcomes

AM4	Para 3.1	38	<i>Amend text as follows:</i> As the North Northamptonshire Council <u>was</u> will be formed on 1 st April 2021, it will be a priority for the new unitary to update the Corporate Plan to set future priorities.	Factual update
AM5	Para 3.5	39	<i>Amend first sentence as follows:</i> The Plan will aim to identify those aspects of the <u>Joint</u> Core Strategy Vision.....	Consistency
AM6	Para 3.7	41	<i>Amend first sentence as follows:</i> This Plan will recognise the 10 overarching outcomes of the <u>Joint</u> Core Strategy.....	Consistency
AM7	Para 3.8	44	The “presumption in favour of sustainable development” is a national planning policy requirement. This is described as a “golden thread” running through plan-making and decision making. It should therefore...	Consistency with NPPF 2021 (Action Point 5)
AM8	Para 3.9	44	3.9 The Joint Core Strategy has sought to define this within the context of North Northamptonshire (Policy 1). Policy 1 states that:	Hearing outcome

Schedule of proposed Additional Modifications – October 2022

			<p>When considering development proposals the Local Planning Authority will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework. It will always work proactively with applicants jointly to find solutions which mean that proposals can be approved wherever possible, and to secure development that improves the economic, social and environmental conditions in the area meeting the challenges of climate change and protecting and enhancing the provision of ecosystems services. To be regarded as 'sustainable' within the context of North Northamptonshire, development should contribute to delivering the Plan Vision and Outcomes through compliance with the relevant policies of this Plan. Development that conflicts with policies of the Plan will be refused unless material considerations indicate otherwise. Where a development is otherwise acceptable but an independent viability appraisal demonstrates that certain policy standards cannot be achieved, the Local Planning Authority will work with the applicant to consider alternative approaches to deliver the desired policy outcomes.</p>	(Action Point 6)
AM9	Para 3.10	45	<p>This plan similarly fits within this strategic framework. All plan policies and decisions must be made in accordance with the requirements of Joint Core Strategy Policy 1, such that proposals which conflict with strategic policies (i.e. Joint Core Strategy policies), this Plan or (where applicable) Neighbourhood Plans, should be refused unless material considerations indicate otherwise. <u>The Development Plan must be read as a whole, and planning applications will be determined in accordance with the Development Plan.</u></p>	Hearing outcome (Action Point 7)

Spatial Development Strategy

AM10	Para 4.9	48	<p>Amend third sentence as follows:</p> <p>Four years sSince adoption....</p>	Factual update
AM11	Para 4.37	60	<p>Amend the reference to NPPF paragraphs as follows:</p> <p>(paragraphs 798-7980</p>	Factual update
AM12	Para 4.44	62	<p>Amend NPPF reference in the first sentence as follows:</p> <p>The NPPF (paragraph 8079)</p>	Factual update

Schedule of proposed Additional Modifications – October 2022

AM13	Para 4.47	62	<p><i>Amend NPPF reference in the final sentence as follows:</i></p> <p>(NPPF paragraph 787)</p>	Factual update
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Natural Capital

AM14	Supporting text to Policy EN7 Para 5.9, 5.13 and 5.14	67	<p><i>Amend final sentence of paragraph 5.9 as follows:</i></p> <p>Much of the GI network has already been established in the south of the district, so more attention is now required to deliver an improved GI network in the north of the district.</p> <p><i>Amend the first sentence of paragraph 5.13 as follows:</i></p> <p>The NPPF (paragraph 180475) recognises the importance of ancient woodlands and veteran trees as a key element of maintain the natural capital of the district.</p> <p><i>Amend first sentence of paragraph 5.14 as follows:</i></p> <p>Policy EN7 (below) ensures that the GI corridors across the district are protected and enhanced. It provides additional direction to support the delivery of GI as stipulated in Figure 17 and Policy 19 of the Joint Core Strategy. It is recognised that the delivery of enhancements to the priority GI corridors presents particular challenges; e.g. establishing connections across strategic roads or other physical barriers.</p>	<p>Improve readability/ consistency</p> <p>Factual update</p>
AM15	Para 5.17 Supporting text to Policy EN8	72	<p><i>Amend paragraph 5.17 as follows:</i></p> <p>The made Neighbourhood Plans for Barrowden and Wakerley, Chelveston cum Caldecott, Higham Ferrers, Raunds, Ringstead and Warmington, plus the emerging Neighbourhood Plan for Ringstead, all include specific proposals for possible extensions and links to the Greenway, shown in Figure 8 (below).</p>	Factual update
AM16	Para 5.18 Supporting text to	74	<p><i>Amend first sentence of paragraph 5.18 as follows:</i></p> <p>Local Green Space (LGS) is designated as a national land use in the NPPF (paragraphs 99-101103).</p>	Factual update

Schedule of proposed Additional Modifications – October 2022

	Policy EN9		<p><i>Amend first sentence of paragraph 5.20 as follows:</i></p> <p>The NPPF sets out specific criteria that would need to be met for land to be designated as LGS (paragraph 100<u>2</u>).</p>	
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Social Capital

AM17	Para 6.16	88	<p><i>Amend paragraph 6.16 as follows:</i></p> <p>6.16 Policy EN12 (below) sets out how health and wellbeing, will be managed within the planning system, <u>including for example, the application of place shaping principles set out in JCS Policy 8 to ensure the delivery of good design that promotes health and well being.</u> It provides a mechanism for HIA to be incorporated into the development management system.</p>	Hearings Action Point 124
AM18	Para 6.19	89	<p><i>Amend first sentence of paragraph 6.19 as follows:</i></p> <p>The varied criteria set out in Policy 8 of the Joint Core Strategy relate to major <u>a range of</u> development schemes.</p>	Factual update
AM19	Para 6.24	88	<p><i>Amend paragraph 6.24 as follows:</i></p> <p>6.24 The Joint Core Strategy contains an overarching policy for the protection of the historic environment (Policy 3<u>2</u>). The need to provide more detailed local direction through this Plan has been considered. This Plan identifies where additional policies are necessary to supplement Policy 3<u>2</u> of the Joint Core Strategy, with regard to both designated and non-designated heritage assets.</p>	Hearings Action Point 134
AM20	Para 6.28	92	<p><i>Amend second sentence of paragraph 6.28 as follows:</i></p> <p>Policy EN14 (below) recognises the key principles of the NPPF. The balancing principles referred to in Policy EN14 reflect paragraphs 493—196<u>199-202</u> of the NPPF, providing additional district level direction.</p>	Factual update

Schedule of proposed Additional Modifications – October 2022

AM21	Para 6.39	97	<p><i>Amend second sentence of paragraph 6.39 as follows:</i></p> <p>The NPPF (paragraphs 86-9087-91) requires that larger scale proposals for new cultural assets will be subject to the Sequential and Impact Tests for main town centre uses, although smaller scale rural office, tourist or other small scale developments are exempt.</p>	Factual update
AM22	Para 6.46	98	<p><i>Amend second sentence of paragraph 6.46 as follows:</i></p> <p>This issue is reflected in national policy which sets a general presumption in favour of reusing redundant rural buildings for residential use (NPPF paragraph 8079(c))</p>	Factual update

Economic Prosperity

AM23	Para 7.22	112	<p><i>Amend paragraph 7.22 as follows:</i></p> <p>Chelveston Employment and Energy Innovation Park, to deliver zero-carbon solutions for industry, integrating high energy consumer businesses with large scale direct-supply renewable energy (estimated around 800 jobs);</p>	Factual correction to address comments from Chelveston cum Caldecott Parish Council (Rep 2/01)
AM24	Para 7.32	115	<p><i>Amend third bullet point as follows:</i></p> <p>The Enterprise Centre (Michael Way, Raunds) and other associated public lead.....</p>	Typographical correction
AM25	Para 7.48	120	<p><i>Amend NPPF reference in the first sentence as follows:</i></p> <p>(NPPF Paragraph 8081)</p>	Factual update
AM26	Para 7.52	121	<p><i>Amend NPPF reference in the first sentence and final sentence as follows:</i></p> <p>(NPPF paragraph 8586(b))</p> <p>Table 13 (below) identifies where current up to date Neighbourhood Plan policies are already in place and/ or where previous Local Plan designations are extant.</p>	Factual update

Schedule of proposed Additional Modifications – October 2022

AM27	Para 7.57	124	Amend NPPF reference in the first sentence as follows: The NPPF required the preparation of an impact assessment for retail, office and leisure uses beyond the town centres (paragraph 890).....	Factual update
AM28	Para 7.63	127	Amend NPPF reference in the final sentence as follows: paragraph 923 of the NPPF.....	Factual update
AM29	Para 7.64	127	Amend NPPF reference in the first sentence as follows: (NPPF paragraph 867)	Factual update
AM30	Para 7.72	128	Amend NPPF reference in the first sentence as follows: (paragraph 889)	Factual update

Housing Delivery

AM31	Table 15	133	Rushden East capacity should be 2,700 not 2,500, so total is 3,700 not 3,500 In the Note column relating to Irthlingborough delete comment and replace with the following: <u>Commitment on basis of JCS Annexe A.</u>	Factual update Taylor Wimpey/BDW (Rep 57/15)
AM32	Table 16	134	Table 16 after para 8.8 – 4 th vertical column – 6 th column – heading <u>Commitments</u> is missing from heading	Typographical correction
AM33	Para 8.17	136	The word “strategic” in para 8.17 could be replaced by the word <u>indicative</u>	For greater clarity
AM34	Policy EN24	138	Delete the word “and” between points ii) and iii) of Policy EN24	Typographical correction
AM35	Para 8.26	139	Third sentence of para 8.26 delete the word “west” and replace with <u>east</u> before the words Warren Bridge.	Typographical correction
AM36	Para 8.37	145	Amend reference to NPPF paragraph as follows: Paragraph 678	Factual Update

Schedule of proposed Additional Modifications – October 2022

AM37	Policy EN28	149	<p><i>Amend Policy EN28 para 2:</i></p> <p>Delete “prcess” and reword as <u>process</u></p>	Typographical correction
AM38	Para 9.7	166	<p><i>Amend para 9.7 first sentence as follows:</i></p> <p>The extent of the gross development area site allocation to be shown on the Policies Map, is defined by Policy EN33 below and depicted in Figure 18.</p>	For clarity Taylor Wimpey/BDW (Rep 57/)
AM39	Para 9.9	169	<p><i>Amend spelling of obligations in the second sentence and the last sentence of paragraph 9.9 as follows:</i></p> <p>Obligations</p> <p>Given the passage of time (over six years) since the development was initially approved, it is probable that the S106 agreement would need to be comprehensively reviewed.</p>	To update with 2020 monitoring information.

Town Strategies

AM40	Title	172	<p><i>Change title from Town Strategies to ‘Town Centre Strategies’</i></p> <p>10.0 Town <u>Centre</u> Strategies</p>	Hearings Action Point 121
AM41	Para 10.4	172	<p><i>Amend para 10.4 penultimate sentence as follows:</i></p> <p>There is no Neighbourhood Plan in preparation for Thrapston, <u>or Oundle.</u></p>	Factual update
AM42	Para 10.21	180	<p><i>Include reference to the flooding issue in the supporting text:</i></p> <p>There is an existing foul and surface water sewer in Anglian Water’s ownership within the boundary of the Splash Pool site and the site layout should be designed to take these into account. This existing infrastructure is protected by easements and should not be built over or located in private spaces (e.g. domestic gardens/ back yards) where access for maintenance and repair could be restricted. The existing sewer should be located in highways or public</p>	Hearings Action Point 116

Schedule of proposed Additional Modifications – October 2022

			open space. If this is not possible a formal application to divert the sewer may be required. <u>The majority of the site is situated within Flood Zone 2. Whilst this does not preclude more vulnerable forms of development (subject to appropriate flood mitigation measures), the site would be suitable for town centre uses, leisure or commercial uses.</u>	
AM43	Para 10.24	181	Para 10.24 – Heading – reads “Westbrook” should be <u>Washbrook</u>	Typographical correction
AM44	Para 10.38	186	<i>Amend para 10.38 as follows:</i> In 2019, Federal Estates Ltd submitted a two-part application, for the comprehensive redevelopment of these land holdings in Higham Ferrers, for housing. As part of the same application, it is proposed to relocate existing operations at the northern part of the Federal Estates site (south of Newton Road) to a new “Chelveston Employment and <u>Energy</u> Innovation Park”, to the south of the existing Chelveston Renewable Energy Park. The <u>Energy</u> Innovation Park focuses upon low carbon technologies, including energy storage <i>facilities and renewable hydrogen production, with a view to accelerating the growth of zero-carbon/ green industries. Permission for these proposals was granted in November 2020 (reference 19/01781/FUL), subject to S106.</i>	Factual correction to address comments from Chelveston cum Caldecott Parish Council (Rep 2/02)
AM45	Para 10.49	193	Para 10.49 – Error in numbering (should be 6 points) – No. 4: <u>Way</u> should be part of bullet point 3	Typographical correction

Appendix 3

AM46	Appendix 3 Rockingham Enterprise Area Map		Amend to reflect the proportion of the site that lies within the East Northamptonshire area only.	Factual correction
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Schedule of proposed Additional Modifications – October 2022

	EN19 (07)			
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Appendix 4

AM47	Appendix 4	1 st and 5 th page of append ix 4	<p><i>Amend front page of Appendix 4 as follows:</i></p> <p>Town Centres boundaries and Primary Shopping Areas Frontages¹: Irthlingborough Oundle Thrapston</p> <p><u>Local Centres:</u> Raunds and Stanwick Rushden Brigstock Ringstead Stanwick Woodford</p> <p><i>Amend Raunds and Stanwick Local Centres Map Legend as follows:</i></p> <p>Raunds Secondary Shopping Area (Relates to Raunds Neighbourhood Plan Policy)</p>	Hearings Action Point 108
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¹ The Town Centres **boundaries** and **or** Primary Shopping Areas **and, where designated, Primary Shopping Frontages** for Higham Ferrers, Raunds and Rushden are designated in each of the Neighbourhood Plans for these towns