

Stevenage District Plan Second Review (1991 - 2011)

Statement of Decisions and Reasons in response to the Inspector's Recommendations and Schedule of Proposed Modifications (February 2004): Town Wide Chapter

District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2 Inspector's Rpt Rec Ref.: R2 - Page 4	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.1.1 Inspector's Rpt Rec Ref.: R3 - Page 5	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.1.3 Inspector's Rpt Rec Ref.: R4 - Page 5	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.1.5 Inspector's Rpt Rec Ref.: R5 - Page 6	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.1.6 Inspector's Rpt Rec Ref.: R6 - Page 7	That the definition of the precautionary principle be added to the appendices to the Plan, and that a cross-reference to the relevant appendix be added to paragraph 2.1.6.	Recommendation accepted Reason: To accord with the Inspector's Report Modify plan to amend paragraph 2.1.6	Modify paragraph 2.1.6 in accordance with the Inspector's recommendations as follows: Add the following sentence to the end of the paragraph: "The full definition of the precautionary principle is included in the appendices to this Plan, Appendix D." Reason : To accord with the Inspector's Report. Paragraph 2.1.6 now reads: "Sustainability is the heart of the whole strategy. Within the elements of the Town Wide strategy set out in (a) to (g) above there is obviously a need to provide a balance between protecting the environment and ensuring that local needs are met. It is the purpose of this Plan to ensure that this balance is maintained. The precautionary principle may need to be applied. It should not however be applied automatically if there is uncertainty about the effect of a proposal. "A Better Quality of Life", is that there are no hard and fast rules on when to apply the principle. One risk may be so serious that it is not worth living with. Alternatively, society may be prepared to live with a risk because of the benefits it brings. The full definition of the precautionary principle is included in the	506/1005/E/2.1.6

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2.1.6 Inspector's Rpt Rec Ref.: R7 - Page 7	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed	appendices to this Plan, Appendix D."	
2.1.7 Inspector's Rpt Rec Ref.: R8 - Page 9	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.2 Inspector's Rpt Rec Ref.: R9 - Page 10	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.2.2 Inspector's Rpt Rec Ref.: R11 - Page 11	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>2.2.2</p> <p>Inspector's Rpt Rec Ref.: R10 - Page 11</p>	<p>That Pre Inquiry Change 5001 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's Report.</p> <p>Modify Plan to incorporate Pre Inquiry change 5001.</p>	<p>Modify the Plan to incorporate Pre Inquiry Change 5001 as follows:</p> <p>Paragraph 2.2.2 (m) has been amended to:</p> <ol style="list-style-type: none"> 1. Replace "have regard to" with "to take" in clause (m) and 2. Add "into account" to address representation reference 53/393/B <p>Paragraph 2.2.2 now reads as follows:</p> <p>"Stevenage's vision of sustainable development is based on the objectives set out in paragraph 2.1.3 and has been developed from the aims set out in the Structure Plan (these together with policy 1 of the Structure Plan are included in Appendix C). These aims are wide reaching and it should be recognised that they go beyond what can be achieved through a District Plan. Sustainable development requires co-ordination between a range of policy areas including the Local Agenda 21 work.</p> <p>The aims are:</p> <ol style="list-style-type: none"> a) reduce demand for resources (including land and water); b) make the most efficient use of renewable and non- renewable resources (including land); c) increase the use of renewable resources where it would not be 	<p>506/1009/E/2.2.2</p>

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			<p>detrimental to other aims; d) maintain and enhance biological diversity; e) mitigate the possible causes and effects of climate change; f) increase the rate of carbon fixing; g) reduce pollution and the effects it has on ecosystems and human health; h) maintain critical national and local environmental assets, which would be impossible or very difficult to replace; i) maintain and where possible increase stocks of less critical environmental assets; j) improve the overall quality of life, meeting housing, employment, health, education, recreation and other human needs with a safe, healthy, diverse and pleasant environment; k) increase community awareness and involvement; l) improve quality of opportunity in economic and social terms; m) to take the precautionary principle into account where the potential for damage to the environment is uncertain and significant.</p> <p>These aims have been translated into the land use objectives which are included in individual chapters."</p>	

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.2.3 Inspector's Rpt Rec Ref.: R12 - Page 11	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.2.5 Inspector's Rpt Rec Ref.: R13 - Page 12	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
TW1 Inspector's Rpt Rec Ref.: R14 - Page 13	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.3 Inspector's Rpt Rec Ref.: R15 - Page 14	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.3.1 Inspector's Rpt Rec Ref.: R16 - Page 15	That Further Proposed Change 6335 be accepted and be subjected to the necessary statutory procedures.	Recommendation accepted Reason: To accord with the Inspector's Report Modify the plan to incorporate Further Proposed Change 6335	Modify the heading for Section 2.3 in accordance with Further Proposed Change 6335 as follows: The heading for section 2.3 has been amended from "Urban Structure" to "Structural Open Spaces" to reflect the changes in paragraphs 2.3.1, 2.3.2, 2.3.3, 2.3.4, 2.3.5 and policy TW2. Reason : To accord with the Inspector's Report. (See also Ref : 506/1885/E/2.3.4)	506/1015/E/2.3.1
2.3.1 Inspector's Rpt Rec Ref.: R17 - Page 15	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.3.2 (deleted) Inspector's Rpt Rec Ref.: R18 - Page 15	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>2.3.2</p> <p>Inspector's Rpt Rec Ref.: R19 - Page 16</p>	<p>That Further Proposed Change 6331 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted.</p> <p>Reason: To accord with the Inspector's Report</p> <p>Modify the plan to incorporate Further Proposed Change 6331.</p>	<p>Modify paragraph 2.3.2 in accordance with Further Proposed Change 6331 as follows:</p> <p>Paragraph 2.3.2 has been amended to clarify which type of open space should be maintained and enhanced within the current urban structure. The paragraph has also been amended to highlight that there are policies in the Plan which protect specific elements of the urban structure.</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Paragraph 2.3.2 now reads as follows:</p> <p>"The development of the Town was based on broad landscape and open space policies. The Master Plans incorporated existing natural landforms and landscaping into the Town as parks, school playing fields, allotments, informal open spaces and woodlands. These areas remain important features and need to be maintained and enhanced to ensure their continuing role in the urban structure of the Town. Several of the open spaces also serve to alleviate the risk of flooding, storing and controlling surface water run off. Many of the elements which make up the urban structure of the Town are protected by specific policies in the plan. These are set out in the Environment and Leisure and Recreation chapters."</p>	<p>506/1018/E/2.3.2</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.3.2 Inspector's Rpt Rec Ref.: R20 - Page 16	That no further changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>2.3.3</p> <p>Inspector's Rpt Rec Ref.: R21 - Page 17</p>	<p>That Further Proposed Change 6334 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's Report.</p> <p>Modify the plan to incorporate Further Proposed Change 6334</p>	<p>Modify paragraph 2.3.3 in accordance with Further Proposed Change 6334.</p> <p>Paragraph 2.3.3 has been amended to establish that not all open space is of significance individually but that it is necessary to protect such features. The paragraph clarifies the types of open space which are included.</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Paragraph 2.3.3 now reads as follows:</p> <p>" However, there are other landscape features and open spaces which contribute to the urban structure of the Town but which may not be of major significance individually. These features include grass verges, the cemeteries and informal open spaces which are incorporated into the design of the residential areas. It is necessary to protect these important features."</p>	<p>506/1020/E/2.3.3</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.3.3 Inspector's Rpt Rec Ref.: R22 - Page 17	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.3.4 Inspector's Rpt Rec Ref.: R24 - Page 18	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.3.4 Inspector's Rpt Rec Ref.: R23 - Page 18	That Further Proposed Change 6376 be accepted and subjected to the necessary statutory procedures.	Recommendation accepted Reason: To accord with the Inspector's report. Modify the plan to incorporate Further Proposed change 6376.	Modify paragraph 2.3.4 in accordance with Further Proposed Change 6376. Paragraph 2.3.4 has been renumbered to paragraph 2.3.5 as a consequence of changes made to section 2.3. Reason : To accord with the Inspector's Report. Paragraph 2.3.4 now reads as follows: "There will be specific cases where individual elements of the urban structure serve more than one purpose. An example is the water meadows in the Town which are both important areas of open space, of nature conservation value and essential to the operations of the water authorities. Where this is the case, it is not the purpose of the Town- wide Urban Structure Policy to restrict the ability of the statutory undertaker to fulfil their obligations in relation to surface water management or other operational requirements. However, should such areas of open space become surplus to operational requirements, their importance in terms of the urban structure of the Town will still be vital and their loss will be resisted."	506/1022/E/2.3.4

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<p>2.3.4</p> <p>Inspector's Rpt Rec Ref.: R16 - Page 15</p>	<p>That Further Proposed Change 6335 be accepted and be subjected to the necessary statutory procedures</p>	<p>Recommendation accepted.</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Modify the plan to incorporate Further Proposed Change 6335.</p>	<p>Modify the Plan in accordance with Further Proposed Change 6335.</p> <p>Modify the Plan by adding a new paragraph, 2.3.4, to read as follows:</p> <p>"There is also a need to accommodate new development within the Town, and at increasing densities. The importance of this aim needs to be balanced against the need to protect open spaces and maintain the environment and avoid overdevelopment. The urban structure of the Town should not be compromised."</p> <p>Reason : To accord with the Inspector's Report (See also Ref : 506/1015/E/2.3.1)</p>	<p>506/1885/E/2.3.4</p>
<p>TW2</p> <p>Inspector's Rpt Rec Ref.: R25 - Page 21</p>	<p>That Further Proposed Change 6336 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted.</p> <p>Reason: To accord with the Inspector's report.</p> <p>Modify the plan to incorporate Further Proposed Change 6336</p>		<p>506/1024/E/TW2</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW2</p> <p>Inspector's Rpt Rec Ref.: R25 - Page 21</p>	<p>That Further Proposed Change 6336 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted.</p> <p>Reason: To accord with the Inspector's report.</p> <p>Modify the plan to incorporate Further Proposed Change 6336</p>	<p>Modify policy TW2 in accordance with Further Proposed Change 6336.</p> <p>Policy TW2 has been amended to acknowledge that the policy in revised deposit plan was imprecise and unclear. The amended policy sets out clearly how development proposals will be assessed against a set of criteria and which types of open space are covered by the policy.</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Policy TW2 now reads as follows:</p> <p>"STRUCTURAL OPEN SPACE</p> <p>DEVELOPMENT PROPOSALS WHICH HAVE AN UNACCEPTABLE ADVERSE IMPACT ON THE STRUCTURAL OPEN SPACES OF THE TOWN WILL NOT BE PERMITTED. WHEN ASSESSING THE IMPACT THAT A DEVELOPMENT PROPOSAL MAY HAVE, THE FOLLOWING CRITERIA WILL BE USED:</p> <p>(A) THE SIZE, FORM, FUNCTION AND CHARACTER OF THE STRUCTURAL OPEN SPACE AFFECTED BY THE DEVELOPMENT PROPOSAL; AND</p> <p>(B) THE IMPACT OF THE DEVELOPMENT PROPOSAL ON THE STRUCTURAL OPEN SPACE. THE STRUCTURAL OPEN SPACES</p>	<p>506/1024/E/TW2</p>

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- COVERED BY THIS POLICY ARE:
- I. PRINCIPAL OPEN SPACES (POLICY L10)
 - II. FAIRLANDS VALLEY PARK (POLICY L11)
 - III. GREEN LINKS (POLICY EN11)
 - IV. WILDLIFE SITES (POLICY EN18)
 - V. WOODLANDS (POLICY EN13)
 - VI. ANCIENT LANES & HEDGEROWS (POLICY EN16)
 - VII. RIVER CORRIDORS & WATER MEADOWS (POLICY EN32)
 - VIII. SCHOOL PLAYING FIELDS (POLICIES L12 & 13)
 - IX. CHILDREN'S PLAY SPACE (POLICY L14)
 - X. ALLOTMENTS (POLICY L19)
 - XI. CEMETERIES
 - XII. HIGHWAY VERGES
 - XIII. SMALL, INFORMAL OPEN SPACES."

TW2

Inspector's Rpt Rec Ref.:
R26 - Page 21

That no further changes be made to the Plan in response to these objections.

Recommendation accepted

Reason: To accord with the Inspector's report

No modification proposed

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
TW3 Inspector's Rpt Rec Ref.: R27 - Page 23	That Policy TW3 be amended to read: "Development proposals will not be permitted which involve the loss of neighbourhood facilities, except where it is proven that there is no need for the facility in its existing or any other social, community, education or leisure use."	Recommendation accepted Reason: To accord with the Inspector's report Modify the Plan to incorporate the Inspector's recommendations.	Modify the plan in accordance with the Inspector's recommendations. Amend policy TW3 to read as follows: "Development proposals will not be permitted which involve the loss of neighbourhood facilities, except where it is proven that there is no need for the facility in its existing or any other social, community, education or leisure use." Reason : To accord with the Inspector's Report.	506/1026/E/TW3
TW3 Inspector's Rpt Rec Ref.: R28 - Page 23	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
TW4 Inspector's Rpt Rec Ref.: R29 - Page 25	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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2.5 Inspector's Rpt Rec Ref.: R30 - Page 27	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.5.1 Inspector's Rpt Rec Ref.: R31 - Page 27	That the word "strengthening" in paragraph 2.5.2 be deleted and replaced by "enhancing".	Recommendation accepted Reason: To accord with the Inspector's report Modify the plan to incorporate the Inspector's recommendations	Modify paragraph 2.5.2 in accordance with the Inspector's recommendation See Ref : 506/1886/E/2.5.2	506/1030/E/2.5.1
2.5.1 Inspector's Rpt Rec Ref.: R32 - Page 28	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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<p>2.5.2</p> <p>Inspector's Rpt Rec Ref.: R31 - Page 27</p>	<p>That the word "strengthening" in paragraph 2.5.2 be deleted and replaced by "enhancing".</p>	<p>Recommendation accepted.</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Modify the Plan in accordance with the Inspector's recommendations.</p>	<p>Modify paragraph 2.5.1 in accordance with the Inspector's recommendation as follows:</p> <p>That the word "strengthening" be deleted and replaced with "enhancing".</p> <p>Reason : To accord with the Inspector's Report (See also Ref : 506/1030/E/2.5.1)</p> <p>Paragraph 2.5.2 now reads as follows:</p> <p>"The role of the town as a sub-regional centre has implications in terms of services to be provided and car parking requirements to maintain this role and these will be considered in detail in later chapters. However, in general terms the Borough Council is committed to maintaining and enhancing the Town's sub-regional role."</p>	<p>506/1886/E/2.5.2</p>
<p>2.5.2</p> <p>Inspector's Rpt Rec Ref.: R33 - Page 28</p>	<p>That no changes be made to the Plan in response to these objections.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.5.4 Inspector's Rpt Rec Ref.: R35 - Page 31	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.5.4 Inspector's Rpt Rec Ref.: R34 - Page 30	That paragraph 2.5.4 be amended to read: "As the wide range of companies located in the Town's employment areas and other commercial areas provide jobs not only for Stevenage's residents but also for people living in the wider area around the Town, Stevenage is also a sub-regional employment centre. The Borough Council will seek to maintain and enhance the Town's sub-regional employment role where this will lead to sustainability benefits, particularly in reducing the use of private vehicles. The Employment Chapter sets out how the Plan will contribute towards this objective."	Recommendation accepted Reason: To accord with the Inspector's report Modify the plan in accordance with the Inspector's recommendations.	Modify paragraph 2.5.4 in accordance with the Inspector's recommendation as follows: "As the wide range of companies located in the Town's employment areas and other commercial areas provide jobs not only for Stevenage's residents but also for people living in the wider area around the Town, Stevenage is also a sub-regional employment centre. The Borough Council will seek to maintain and enhance the Town's sub-regional employment role where this will lead to sustainability benefits, particularly in reducing the use of private vehicles. The Employment Chapter sets out how the Plan will contribute towards this objective." Reason : To accord with the Inspector's Report.	506/1033/E/2.5.4

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2.5.5 Inspector's Rpt Rec Ref.: R36 - Page 31	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
TW5 Inspector's Rpt Rec Ref.: R37 - Page 32	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.2 Inspector's Rpt Rec Ref.: R38 - Page 33	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.3 Inspector's Rpt Rec Ref.: R39 - Page 33	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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2.6.4 Inspector's Rpt Rec Ref.: R40 - Page 34	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.5 Inspector's Rpt Rec Ref.: R41 - Page 34	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
TW6 Inspector's Rpt Rec Ref.: R42 - Page 37	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.6 (deleted) Inspector's Rpt Rec Ref.: R43 - Page 38	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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TW7 (deleted) Inspector's Rpt Rec Ref.: R44 - Page 41	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.6.6 Inspector's Rpt Rec Ref.: R45 - Page 42	That the words "longer term development" and "longer term" in the second and third sentences of paragraph 2.6.6 be deleted.	Recommendation accepted Reason: To accord with the Inspector's report Modify the plan to incorporate the Inspector's recommendations.	Modify paragraph 2.6.6 in accordance with the Inspector's recommendation as follows. 1. Delete "longer term development" in the second line; and 2. Delete " longer term" in the third sentence. Reason : To accord with the Inspector's Report. Paragraph 2.6.6 now reads as follows: "Local Rural Areas are shown on the Proposals Map at north Stevenage and at The Bury on Rectory Lane. The Local Rural Areas are to be safeguarded for meeting development needs other than uses that would be appropriate in the Green Belt. However, within the Local Rural Areas if development proposals for leisure, recreation, social and community needs come forward in the Plan period, the Borough Council will consider them in relation to meeting the needs of leisure, recreation, social and community needs in Stevenage."	506/1044/E/2.6.6

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2.6.6 Inspector's Rpt Rec Ref.: R46 - Page 42	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
TW7 Inspector's Rpt Rec Ref.: R49 - Page 45	That no further changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW7</p> <p>Inspector's Rpt Rec Ref.: R48 - Page 45</p>	<p>That the words "longer term" be deleted from Policy TW7(F).</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>Modify the plan to incorporate the Inspector's recommendations.</p>	<p>Modify policy TW7 (F) in accordance with the Inspector's recommendation as follows:</p> <p>Delete the words "longer term" in Policy TW7(F)</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Policy TW7 now reads as follows:</p> <p>"LOCAL RURAL AREAS</p> <p>LOCAL RURAL AREAS ARE SHOWN ON THE PROPOSALS MAP. IN THESE AREAS PLANNING PERMISSION WILL NOT BE GRANTED FOR DEVELOPMENT FOR PURPOSES OTHER THAN:</p> <p>(A) BUILDINGS FOR AGRICULTURE AND FORESTRY USE OR THE RE-USE AND ADAPTATION OF EXISTING REDUNDANT RURAL BUILDINGS IN ACCORDANCE WITH PARAGRAPHS 3.14 - 3.17 OF PPG 7; OR</p> <p>(B) ESSENTIAL FACILITIES FOR OUTDOOR SPORT AND OUTDOOR RECREATION; OR</p> <p>(C) CEMETERIES; OR</p> <p>(D) LIMITED EXTENSIONS, ALTERATION OR REPLACEMENT OF EXISTING DWELLINGS; OR</p> <p>(E) OTHER USES APPROPRIATE TO A RURAL AREA; OR</p>	<p>506/1047/E/TW7</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
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(F) USES REQUIRED TO MEET THE NEEDS OF STEVENAGE FOR LEISURE, RECREATION, SOCIAL AND COMMUNITY NEEDS INCLUDING HEALTH CARE NEEDS."

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<p>TW7</p> <p>Inspector's Rpt Rec Ref.: R47 - Page 45</p> <p>USE AND</p>	<p>That Policy TW7(A) be reworded as follows:-</p> <p>"(A) BUILDINGS FOR AGRICULTURE AND FORESTRY USE OR THE RE-USE AND ADAPTATION OF EXISTING REDUNDANT RURAL BUILDINGS IN ACCORDANCE WITH PARAGRAPHS 3.14 - 3.17 OF PPG 7; OR</p> <p>".</p>	<p>Recommendation accepted</p> <p>report</p> <p>Inspector's recommendations.</p>	<p>Modify policy TW7 (A) in accordance with the Inspector's recommendation as follows:</p> <p>Reason: To accord with the Inspector's</p> <p>"(A) BUILDINGS FOR AGRICULTURE AND FORESTRY USE OR THE RE-ADAPTATION OF EXISTING REDUNDANT RURAL BUILDINGS IN ACCORDANCE WITH PARAGRAPHS 3.14 - 3.17 OF PPG 7; OR</p> <p>".</p> <p>Reason : To accord with the Inspector's Report.</p> <p>Policy TW7 now reads as follows:</p> <p>"LOCAL RURAL AREAS</p> <p>LOCAL RURAL AREAS ARE SHOWN ON THE PROPOSALS MAP. IN THESE AREAS PLANNING PERMISSION WILL NOT BE GRANTED FOR DEVELOPMENT FOR PURPOSES OTHER THAN:</p> <p>(A) BUILDINGS FOR AGRICULTURE AND FORESTRY USE OR THE RE-USE AND ADAPTATION OF EXISTING REDUNDANT RURAL BUILDINGS IN ACCORDANCE WITH PARAGRAPHS 3.14 - 3.17 OF PPG 7; OR</p> <p>(B) ESSENTIAL FACILITIES FOR OUTDOOR SPORT AND OUTDOOR RECREATION; OR</p> <p>(C) CEMETERIES; OR</p>	<p>506/1046/E/TW7</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.6.7 Inspector's Rpt Rec Ref.: R50 - Page 47	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed	OR REPLACEMENT OF EXISTING DWELLINGS; OR (E) OTHER USES APPROPRIATE TO A RURAL AREA; OR (F) USES REQUIRED TO MEET THE NEEDS OF STEVENAGE FOR LEISURE, RECREATION, SOCIAL AND COMMUNITY NEEDS INCLUDING HEALTH CARE NEEDS."	
2.6.8 Inspector's Rpt Rec Ref.: R51 - Page 48	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
2.6.9 Inspector's Rpt Rec Ref.: R52 - Page 53	I recommend no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.11 (deleted) Inspector's Rpt Rec Ref.: R53 - Page 54	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.12 (deleted) Inspector's Rpt Rec Ref.: R54 - Page 55	That no changes be made to the Plan in response to these objections.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		
2.6.10 Inspector's Rpt Rec Ref.: R55 - Page 55	That no changes be made to the Plan in response to this objection.	Recommendation accepted Reason: To accord with the Inspector's report No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW8</p> <p>Inspector's Rpt Rec Ref.: R56 - Page 57</p>	<p>That no changes be made to the Plan in response to these objections.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		
<p>2.6.11</p> <p>Inspector's Rpt Rec Ref.: R57 - Page 58</p>	<p>That no changes be made to the Plan in response to these objections.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>2.6.11</p> <p>Inspector's Rpt Rec Ref.: R58 - Page 60</p>	<p>That Pre Inquiry Change 5008 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>Modify Plan to incorporate Pre Inquiry change 5008 to paragraph 2.6.11 of the plan.</p>	<p>Modify the plan in accordance with Pre Inquiry Change 5008.</p> <p>Paragraph 2.6.11 has been amended as follows:</p> <ol style="list-style-type: none"> 1. Delete "The Safeguards when revised" and "also" from the last sentence of the paragraph; and 2. Replace with "Supplementary Planning Guidance will be prepared on sustainable design in Stevenage based on work commissioned by the Hertfordshire Technical Chief Officers Association" <p>Reason : To accord with the Inspector's Report (See also Ref: 506/1057/E/TW9)</p> <p>Paragraph 2.6.11 now reads as follows:</p> <p>"Good design standards are equally important for all developments, from the householder who requires a small extension to their house, to the largest residential and employment developments. All developments must meet the standards and criteria set out in the Borough Council's most up to date Environmental Safeguards. These standards include car parking provision for example, and the criteria refer to such matters as privacy, overlooking and noise. Supplementary Planning Guidance will be prepared on sustainable design in Stevenage based on the work commissioned by the</p>	<p>506/1884/E/2.6.11</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW9</p> <p>Inspector's Rpt Rec Ref.: R58 - Page 60</p>	<p>That Pre Inquiry Change 5008 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>Modify Plan to incorporate Pre Inquiry Change 5008 to paragraph 2.6.11 of the plan.</p>	<p>Herfordshire Technical Chief Officers Association. This will provide more detailed guidance on specific design issues including safety and security, disabled access, and sustainable design including energy and water conservation."</p> <p>Modify the plan in accordance with Pre Inquiry Change 5008.</p> <p>See reference 506/1884/E/2.6.11.</p>	<p>506/1057/E/TW9</p>

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW9</p> <p>Inspector's Rpt Rec Ref.: R59 - Page 60</p>	<p>That Pre Inquiry Changes 5009, 5010, 5011, 5012 & 5013 be accepted and subjected to the necessary statutory procedures.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>Modify Plan to incorporate Pre Inquiry changes 5009, 5010, 5011, 5012 & 5013.</p>	<p>Modify policy TW9 in accordance with Pre Inquiry Changes 5009, 5010, 5011, 5012 & 5013 as follows:</p> <ol style="list-style-type: none"> 1. Add "relevant" to criterion G 2. Replace "E" with "D" at the end of the 2nd paragraph 3. Add "of this Plan" at the end of the 2nd paragraph 4. Add an additional sentence at the end of the policy "SUPPLEMENTARY PLANNING GUIDANCE WILL BE PREPARED ON SUSTAINABLE DESIGN AND DEVELOPMENT PROPOSALS WILL BE CONSIDERED IN RELATION TO IT" <p>Reason : To accord with the Inspector's Report</p> <p>Policy TW9 now reads as follows:</p> <p>"ALL FORMS OF DEVELOPMENT WILL BE REQUIRED TO MEET A HIGH STANDARD OF DESIGN INCLUDING:</p> <p>(A) FORM OF BUILT DEVELOPMENT; AND</p> <p>(B) ELEVATIONAL TREATMENT; AND</p> <p>(C) MATERIALS; AND</p> <p>(D) INTEGRATION WITH THE URBAN FABRIC OF THE TOWN AND SURROUNDING COUNTRYSIDE; AND</p> <p>(E) RELATIONSHIP BETWEEN BUILDINGS AND OPEN SPACE; AND</p> <p>(F) OTHER ASPECTS OF LANDSCAPING DESIGN; AND</p>	<p>506/1058/E/TW9</p>

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TW9	That no further changes be made to the Plan in response to these objections.	Recommendation accepted	<p>(G) RELEVANT ASPECTS OF SUSTAINABLE DESIGN.</p> <p>DEVELOPERS WILL BE ENCOURAGED TO SUBMIT A DESIGN STATEMENT IN ACCORDANCE WITH ANNEX A TO PLANNING POLICY GUIDANCE NOTE 1 (PPG1), WHICH SHOULD INCLUDE AN ASSESSMENT OF THE PROPOSAL AGAINST THE SUSTAINABLE DEVELOPMENT CHECKLIST IN APPENDIX D OF THIS PLAN.</p> <p>SUPPLEMENTARY PLANNING GUIDANCE WILL BE PREPARED ON SUSTAINABLE DESIGN AND DEVELOPMENT PROPOSALS WILL BE CONSIDERED IN RELATION TO IT."</p>	
Inspector's Rpt Rec Ref.: R60 - Page 60		Reason: To accord with the Inspector's report		
		No modification proposed		

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District Plan Policy/Para No	Inspector's Recommendation	SBC Decision and Reasons	Proposed Modification	Modification Number:
<p>TW10</p> <p>Inspector's Rpt Rec Ref.: R61 - Page 60</p>	<p>That no changes be made to the Plan in response to this objection.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		
<p>TW11</p> <p>Inspector's Rpt Rec Ref.: R62 - Page 62</p>	<p>That no changes be made to the Plan in response to these objections.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		
<p>2.7.1</p> <p>Inspector's Rpt Rec Ref.: R63 - Page 63</p>	<p>That no changes be made to the Plan in response to this objection.</p>	<p>Recommendation accepted</p> <p>Reason: To accord with the Inspector's report</p> <p>No modification proposed</p>		

