

Core Strategy for Chiltern District

Response by Chiltern District Council to the Inspector's Note ID/18 - Inspector's suggested changes to Council's proposed Policy CS23 for Green Belt villages (changes C10 a, b, c in CDN125)

DATE: 18 Sept 2011

Final Version

The following paper sets out the Council's response to the Inspector's suggested further changes to Policy CS23 of the Core Strategy, contained within his note ID/18.

The Council supports the changes proposed by the Inspector to Policy CS23, and supporting text, as drafted within ID/18. For purposes of clarity the following minor textual changes are proposed to the Inspector's text below.

The Changes suggested by the Inspector in his note ID/18 are set out below. Proposed insertions are shown as underlined text while proposed deletions are shown as struck-through:

"Core Strategy Paragraph 14.4

Council's proposed wording in C10a is not used. Delete last 3 sentences of paragraph 14.4 in the submitted plan. Insert the following:

The Adopted Chiltern District Local Plan identifies on the Proposals Map a number of settlements and rows of dwellings within the Green Belt which are subject to policies GB4 or GB5. A GB4 area is a row of buildings or group of buildings in the Green Belt where the Council will accept limited infilling. A GB5 area is a defined settlement in the Green Belt where the Council will allow limited residential development. PPG2 explains the appropriate treatment of existing villages in a box after paragraph 2.11. Where infilling only is to be permitted, villages can be washed over ~~or inset ie excluded from the Green Belt~~. Accordingly, the approach in GB4 is consistent with national policy. Where limited residential

development is to be allowed, PPG2 states that such villages should be inset, i.e. excluded from the Green Belt. The GB5 villages are inconsistent with national policy as they are washed over by the Green Belt, but limited residential development is allowed. The Council has not undertaken a review of whether any of these small villages are suitable now or in the future for more than infilling to justify their exclusion from the Green Belt. Accordingly, to overcome this anomaly, policy CS23 indicates that the Delivery DPD will review whether any of the settlements within the Green Belt should be removed from the Green Belt. The detailed boundaries of the settlements and rows of dwellings which are to remain in the Green Belt will also be reviewed along with the appropriate policy for such settlements. This review will take place in the light of national advice in the National Planning Policy Framework which will have replaced PPG2.

Delete existing policy wording. Council change C10b not used.
Insert:

Policy CS23: REVIEW OF IDENTIFIED SETTLEMENTS AND ROWS OF DWELLINGS WITHIN THE GREEN BELT

The Delivery DPD will review:

- 1. Whether any of the settlements within the Green Belt should be removed from the Green Belt.***
- 2. The boundaries of the identified settlements and rows of dwellings within the Green Belt which would remain in the Green Belt.***
- 3. The policy applicable to the settlements and rows of dwellings which remain in the Green Belt which will supersede local plan policies GB4 and GB5.***

Other points:

Delete Note under policy (no longer necessary given explanation in the proposed text above). Council's proposed note not used.

Proposed C11 not pursued. The whole of GB5 would continue to be saved."