

Deleted: ¶
Local Development
Framework¶
- -

Core Strategy
Proposed Submission

Deleted: Draft Pre-

Deleted: Version

Deleted: June

Formatted: Centered

Formatted: Font: 18 pt

Forming part of the Local Plan for
North Warwickshire

September 2012

Deleted: - -

Formatted: Left

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

PREFACE

Welcome to the Core Strategy - Proposed Submission which sets out the strategic planning policies that the Borough Council, with its partners, will pursue over the next 20 years. This may seem a long time especially in this fast moving world but the policies in this Core Strategy have been written to give them some flexibility and longevity as well as give the framework for other planning policies that will make up the Local Development Framework.

Deleted: Draft Pre

Deleted: -

Deleted: Version Core Strategy

The key priority is to keep the rural nature of the Borough and to ensure that when entering North Warwickshire it is clearly defined as being rural with a high quality of environment. It also seeks to tackle the key issues that the Borough faces of health, skills, and access to services and facilities, including affordable housing.

The Core Strategy is one part of the Local Plan for North Warwickshire. Over the coming years additional documents will be produced as and when necessary, including Neighbourhood Plans and together they will form the Local Plan.

Deleted: ¶

Following consideration of the representations we have produced this final submission version of the Strategy. Only if there are issues that make this document unsound will further changes then be made.

Deleted: Your views, especially on the changes that have been made since the Draft Core Strategy, are critical, as the Core Strategy will set the scene for other Development Plan Documents and Neighbourhood Plans.

Councillor Ray Sweet
Chairman, LDF Sub-Committee

Deleted: from this stage

Deleted: will

Deleted: the

Contact Details

Forward Planning Team
North Warwickshire Borough Council
The Council House
South Street
Atherstone
CV9 1DE

01827 719499 / 719451
or
01827 715341 (main switchboard)
www.northwarks.gov.uk

Contents

Chapter Number		Page Number
1	Introduction	
	What is a Core Strategy?	4
2	Spatial Portrait	7
	Constraints Map	9
	Ansley	11
	Ansley Common	11
	New Arley	11
	Old Arley	12
	Atherstone	12
	Austrey	13
	Baddesley	14
	Coleshill	14
	Curdworth	15
	Dordon	15
	Fillongley	16
	Grendon	16
	Hartshill	17
	Hurley	17
	Kingsbury	18
	Mancetter	18
	Newton Regis	19
	Piccadilly	19
	Polesworth	19
	Shustoke	20
	Shuttington	20
	Warton	21
	Water Orton	21
	Whitacre Heath	21
	Wood End	22
	Other Places	
	Villages & Hamlets	22
	Countryside	22
	Issues	24
	So what makes North Warwickshire unique?	25
3	Spatial Vision	26
4	Strategic Objectives	27
5	Spatial Strategy	29
NW 1	Settlement Hierarchy	31
6	Core Policies	
NW2	Green Belt	33
NW3	Housing Development	37
NW4	Split of Housing Numbers	37
NW5	Affordable Housing	40
NW6	Gypsy & Travellers	42
NW7	Employment	44

NW8	<i>Sustainable Development</i>	46
NW9	<i>Renewable Energy and Energy Efficiency</i>	48
NW10	<i>Quality of Development</i>	50
NW11	<i>Natural & Historic Environment</i>	52
NW12	<i>Nature Conservation</i>	52
NW13	<i>Green Infrastructure</i>	53
NW14	<i>Economic Regeneration</i>	54
NW15	<i>Atherstone</i>	55
NW16	<i>Polesworth & Dordon</i>	56
NW17	<i>Local Services & Facilities</i>	57
NW18	<i>Transport</i>	58
7	<i>Delivery</i>	
NW19	<i>Delivery of Infrastructure</i>	60
	<i>Key Diagram</i>	62
8	<i>Monitoring</i>	63
9	<i>Appendices</i>	
A	<i>Key Words *</i>	65
B	<i>Saved Local Plan Policies</i>	67
C	<i>Settlement Hierarchy</i>	72
D	<i>Links to other Documents</i>	73
E	<i>Evidence Base</i>	75

* Please note that a full Glossary can be found on the Council's website – www.northwarks.gov.uk

1 Introduction

What is a Core Strategy?

- 1.1 The Core Strategy is just one of the many documents that will build to make up the Local Development Framework (LDF) for the Borough. It contains planning policies to guide the development and use of land which affect the nature of places and how they function at a strategic level. The Core Strategy will therefore deliver the North Warwickshire Sustainable Community Strategy's vision by seeking quality sustainable development in the right place at the right time. It looks forward to 2028 as well as giving an indication of where and how development will take place beyond this time frame in order to ensure a continuous supply of land. The Core Strategy explains how much and what type of development there will be and where this will generally be located. Policies in this Core Strategy are thus broad Borough-wide policies. It is intended that the Core Strategy has been written so as to allow some flexibility whilst protecting the important aspects of the Borough.
- 1.2 The policies within the Core Strategy are interrelated and therefore the document should be read as a whole. It should be read alongside the saved policies from the North Warwickshire Local Plan 2006 as some policies in that plan will remain in force until replaced by policies in later LDF documents. (See Appendix A for more information). The National Planning Policy Framework (NPPF) sets the national context for this Plan. In addition the County Council prepares the Minerals and Waste Local Development Documents. Together these plans make up the statutory planning framework for the Borough. All subsequent LDF documents as well as any Neighbourhood Plans or Neighbourhood Development Orders must be in conformity with the Development Plan and follow its approach.
- 1.3 The National Planning Policy Framework (NPPF) was published on 27 March 2012. Local planning authorities must prepare a local plan which sets planning policies in a local authority area. These are very important when deciding planning applications. Independent planning inspectors must look at all local plan documents that local authorities in England prepare for an examination. The examination is the last stage of the process for producing a local plan. Local plans must be positively prepared, justified, effective and consistent with national policy in accordance with section 20 of the Planning and Compulsory Purchase Act 2004 (as amended) and the National Planning Policy Framework. The framework gives guidance to local councils in drawing up local plans and on making decisions on planning applications. The corner stone of the NPPF is that there is a presumption in favour of sustainable development. This Core Strategy follows these principles.
- 1.4 The Core Strategy is supported by a Sustainability Appraisal (SA) which incorporates Strategic Environmental Assessment (SEA) requirements to ensure that the strategy accords with the principles of sustainable

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

development and an Appropriate Assessment (AA) to demonstrate that the policies in this plan do not harm European designated sites for nature conservation. This is referred to as the Habitats Regulations Assessment, and was prepared by independent consultants. The outcome of this work is explained and presented in a separate report.

- 1.5 A key diagram accompanies this Core Strategy showing the key strategic policies. A Proposal Map Development Plan Document will show the detailed geographical items and indicate where there are proposed changes to the Proposals Map contained within the North Warwickshire Local Plan 2006. Supplementary Planning Documents (SPD) will be used to add more detail and give guidance on how the Council will implement specific policies.
- 1.6 This Core Strategy takes in to account a number of other documents, including strategies, studies and other information, such as Ministerial letters. These are outlined in Appendix B. Many of the documents and, in particular, the regional documents will change over the coming years as Government proceeds with the abolition of Regional Spatial Strategies.
- 1.7 The North Warwickshire area will also be covered by the Warwickshire Waste Core Strategy and the Warwickshire Minerals Core Strategy. The first of these documents will set out sites proposed for waste development; the second document will set out potential sites and areas of search for new mineral development. The Minerals Core Strategy will also define Mineral Safeguarding Areas (MSAs), within which it will be necessary for non-mineral development proposed by this Core Strategy to ensure that mineral resources are not needlessly sterilised and that where new development is proposed identify a need to consider whether the mineral resources should be extracted prior to development taking place.
- 1.8 The North Warwickshire Coalfield covers a significant area of the Borough from Shuttington in the north-west to the boundary with Coventry to the south east. Some of the reserves identified within the coalfield are shallow and may be accessible by surface mining extraction methods. The Borough Council has major concerns about the potential environmental, visual and amenity impacts of surface mining in the Borough. Development proposals within the North Warwickshire coalfield will therefore only be accommodated where there is evidence to prove that the potential impact has been addressed and there are no viable, accessible reserves that may be sterilised or trigger the need to surface mine.
- 1.9 Consultation with stakeholders has shaped this submission Core Strategy. As a result of the consultation and especially the specific Issues and Options consultation, the preferred option of allowing development of the appropriate size and scale in a variety of settlements will be pursued, guided by the settlement hierarchy. The settlement hierarchy is based on an assessment of the services, facilities and sustainability of the various settlements within the Borough. This builds on work previously undertaken for the Local Plan and has been updated to ensure it reflects the current situation.

Deleted: opencast

Deleted: is

Formatted: Not Highlight

Formatted: Not Highlight

Deleted: opposed in principle to the use of opencasting within the Borough because of its environmental and visual impacts as well as the impact on residential amenity

Deleted: opencast

Deleted: pre-

1.10 In addition to delivering North Warwickshire's development needs there is also a potential requirement to consider the needs of adjoining authorities. Tamworth has identified a need to accommodate housing beyond its boundaries. No other local authority has identified such a requirement. The pre-submission Core Strategy is being written at a time when the Duty to Co-operate has been introduced by the 2011 Localism Act. Therefore in order to give this Core Strategy longevity and flexibility, consideration of these issues needs to be undertaken.

1.11 This document has been assessed through:

- Sustainability Appraisal (Land Use Consultants)
- Rural Proofing
- Equalities Impact Assessment
- Habitat Regulations Assessment (Screening report by Land Use Consultants)

1.12 The document refers to Neighbourhood Plans or other locality Plans. It is important to note that a Neighbourhood Plan must be in conformity with this Core Strategy in accordance with the Localism Act 2011. In the absence of a Neighbourhood Plan, but where another document, such as a Parish Plan, has been prepared, and it accords with this Plan, this may be taken in to consideration.

Duty to Co-operate

Formatted: Font: Italic

Formatted: Indent: Left: 36 pt

1.13 The Localism Act 2011 introduced a requirement for the Borough Council to co-operate with other local authorities as well as organisations and agencies to ensure the effective discussion of issues of common concern to develop sound plans. This Duty is an ongoing process and does not stop with the production of a plan. As a result with up to date evidence or a change in circumstances there will be occasions when an early review of all or part of the Core Strategy may be required. The Borough Council will consider each situation and take the appropriate action.

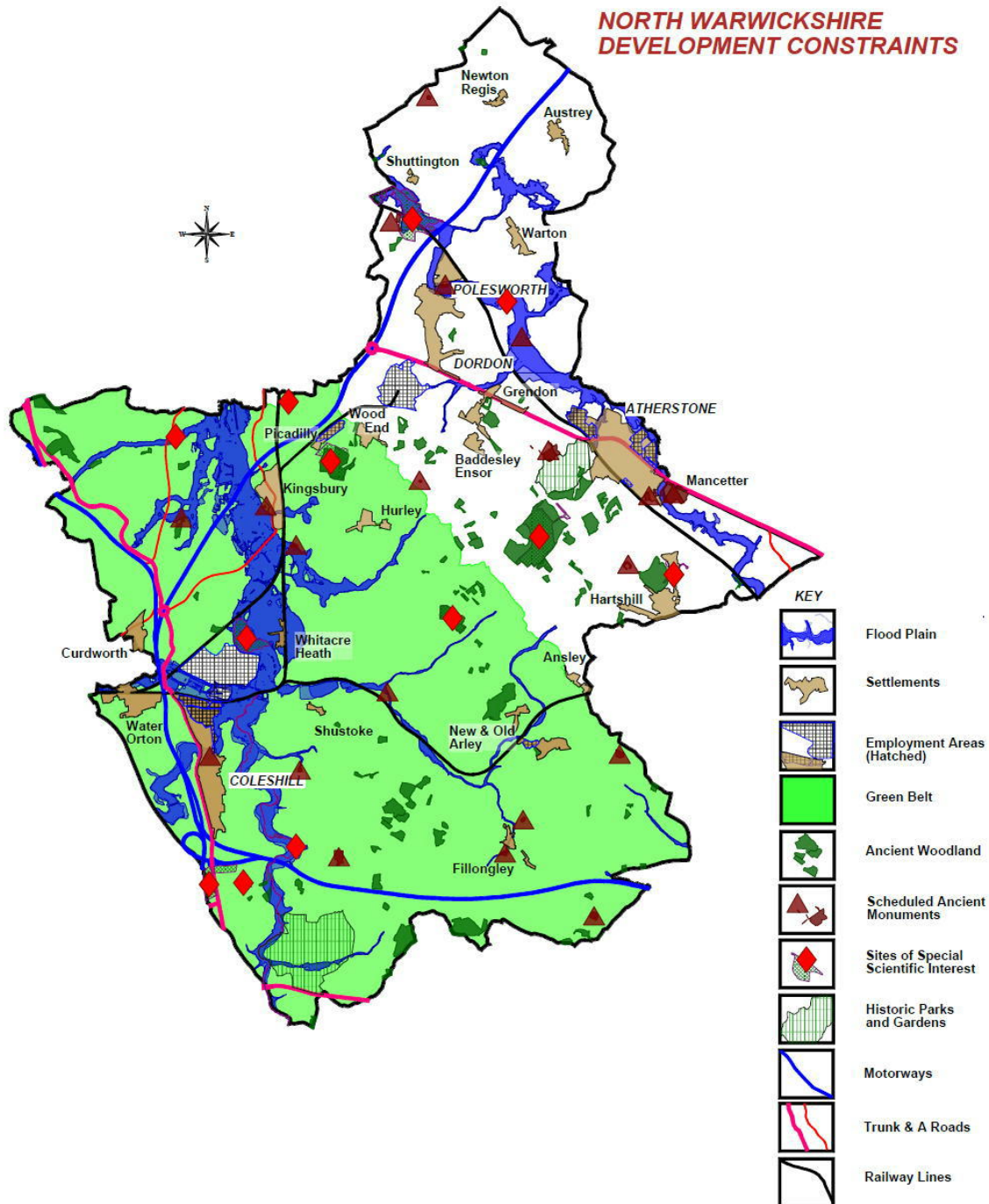
2 Spatial Portrait

- 2.1 This Spatial Portrait gives the story of the Borough and the issues that it faces. It includes not just the traditional aspects related to land-use planning but it also includes other information / issues that have an impact on how land is used, such as, health, skills and training. All of this information provides an image of the Borough which then feeds into the strategic policies.
- 2.2 North Warwickshire is a rural Borough with over 50 settlements as shown on Map 1, covering 110 square miles / 28,526 ha / 285 km². The rural nature of the Borough is very important. This is created by the number of rivers – Blythe, Tame, Cole, Anker - Kingsbury Water Park and the canal system, as well as the number of other natural features and the predominantly mixed agricultural and woodland uses operating throughout the Borough. The Borough has an open character which is unique compared to many of the surrounding urban areas.
- 2.3 Settlements range in size from Atherstone, and Mancetter, with a population of 10,000 to small hamlets. Atherstone, Coleshill and Polesworth are the three market towns and are important to the health of the surrounding rural economy as they provide many services and facilities to the outlying hinterland.
- 2.4 The Borough lies between Birmingham, Solihull, Coventry, Nuneaton and Hinckley, all of which are growth areas. No growth from these areas is expected to take place in the Borough in the plan period. However to the north-west lies Tamworth. Although not a growth area it is a town constrained by tight administrative boundaries. The Borough therefore has pressure for growth from all around. This is not only in terms of land being sought in this Borough (as is the case from Tamworth) but in terms of the environmental implications of such growth. For example, traffic passing through the Borough especially along the A5.
- 2.5 The economy of the Borough, since the closure of all but one of the coal mines, has seen an increase in employment land, particularly logistics, but a decrease in manufacturing. Large brownfield sites, such as Hams Hall, Birch Coppice, and Kingsbury Link, have been used for development, mainly B8 (storage and distribution uses) the former two sites of which also benefit from intermodal rail freight interchanges. The Borough is the location for many national and international companies including Aldi, TNT, BHS, 3M, BMW, Sainsbury and Subaru. By 2012 it will also have one of Ocado's national hubs.
- 2.6 There are a number of other older industrial estates in Atherstone, Mancetter, Arley and Coleshill that serve the local and sub-regional employment needs of the Borough with mostly smaller companies. Over 90% of firms in the Borough employ 10 or less employees. Many workers commute with in and

out commuting being high at over 50%. With companies locating in the Borough it is important for local people to have the necessary skills to take up the local job opportunities as well as having the skills to start up in business.

- 2.7 Major roads of national and regional significance pass through the Borough (M6, M6 Toll, A5, M42, and A446) and they form part of the Strategic Road Network. The A5, although part of this network, is not dual carriageway along its entire length and has speed limits as low as 40 mph in some parts. The Borough Council is working with Warwickshire County Council, Leicestershire County Council, the Highways Agency from the East and West Midlands, as well as other local authorities along its route, to investigate the issues of growth and how improvements to the route can take place. A Strategy has been prepared and the Borough Council will work with partners including the private sector to deal with issues along its route. The capacity of the A5 will be an ongoing concern as major developments are taking place along its route mainly outside the Borough which may impact on how development takes place in the Borough. Such developments include the MIRA Technology Park and sustainable urban extensions in Hinckley & Bosworth, DIRFT in Daventry and Rugby, growth in Nuneaton & Bedworth as well as growth in Tamworth, Lichfield and beyond.
- 2.8 Rail also plays an important role in the Borough with the Trent Valley line / West Coast mainline and the cross country line. During 2008 a new station called Coleshill Parkway opened and services have been improved to Atherstone. There are two [intermodal](#) rail freight facilities at Hams Hall and Birch Coppice. .
- 2.9 In January 2012 the Secretary of State announced the route for the first phase of HS2 (High Speed Rail) between London and the West Midlands. This travels through the Borough northwards from the NEC along the Tame Valley up to Middleton and then on to Bassett's Pole. A route also comes out of and goes in to Birmingham to the south of Water Orton. When an official announcement is made on the area to be formally safeguarded this will be shown on the Proposals Map. Also the next phase of the route to Leeds via the East Midlands and to Manchester is expected to be published in late 2012. The second phase and possible "Y" option may follow the M42 but the exact route will not be known until the Secretary of State makes the formal announcement. The full impact of the proposals will not be known for some time, but increased traffic, especially through the rural countryside close to the new railway station and monorail depot to the east of the M42 near to the NEC, is likely. Improved public transport connections will be extremely important to mitigate this impact as well as substantial landscaping and absorptive noise barriers along its route. Other mitigation measures, including community benefits will be needed and will be progressed through discussions with HS2 Ltd and the Department of Transport. Pressure for development around the new HS2 railway station at the NEC will be resisted.
- 2.10 In addition to the above transport corridors there is 7km of the Birmingham & Fazeley Canal and 17km of the Coventry Canal within the Borough. The

canal system has many uses from regeneration to tourism to being important biodiversity corridors. They are an important recreation and tourism resource.



- 2.11 There are three main airports close to the Borough boundary – Birmingham International, East Midlands and Coventry Airports. There are expansion plans for all of the airports and the implications on North Warwickshire will be considered particularly in relation to the amount of traffic. However the opportunities of improved access to jobs and services will also be exploited. Development within the Borough will need to consider the constraints imposed by their close proximity.
- 2.12 The Borough has a relatively low housing growth, whilst expansion of employment land, particularly for logistics, has been large compared to the rest of the West Midlands. This brings with it its own problems of ensuring there is sufficient housing of the right type and in the right location to suit the needs of Borough residents, as well as making sure that those living in North Warwickshire have the right opportunities, training and skills to take advantage of and access the additional jobs. The way that buildings will be built and integrated into the landscape and existing settlements will be an important consideration too.
- 2.13 North Warwickshire has a high level of energy consumption with 61% being used by transport (particularly caused by the high levels of petroleum consumption), 25% by industrial uses and 13% by domestic (Source Quality of Life 2009 page 99).
- 2.14 With a number of mineral reserves within the Borough there are a number of quarries. Early consideration of beneficial after uses of mineral sites needs to be undertaken. Where development is proposed on land with mineral reserves consideration must be given to the extraction of the mineral before development takes place in accordance with national guidance. In terms of the coal reserves from the Northern Warwickshire Coalfield the Council will not support surface mining operations especially where it will have a direct effect on local residents and an adverse environmental impact.
- 2.15 North Warwickshire contains a number of major hazard sites and pipelines. Whilst they are subject to stringent controls under existing health and safety legislation, it is considered prudent to control the kinds of development permitted in the vicinity of these installations. There are therefore consultation zones for each major hazard site and pipeline. In determining whether or not to grant planning permission for a proposed development within these consultation zones the Borough Council will consult the Health and Safety Executive to determine the risks for the proposed development.
- 2.16 As mentioned above the Borough of North Warwickshire is made up of a number of different settlements each with their own characteristics but sometimes showing similar issues. The County Council has prepared Locality Profiles for the Borough which divides the Borough into four areas to coincide with the Area Forum Boundaries. Below is a portrait of some of the key settlements / places within the Borough.

Ansley

- 2.17 Ansley is a large parish to the west of Nuneaton containing two main settlements of Ansley Village and Ansley Common. Ansley village lies west of Nuneaton along the B4112 Birmingham Road just under a kilometre from Church End, the old village containing the church, a specialist school, and vicarage. The houses of the present Ansley village extend for nearly a mile along Birmingham Road. The location of the settlement is rural but with a character linked to previous mining activity including housing. The settlement is also characterised by some small scale farmed landscape with varied topography and landscape. The settlement includes a village store and fish & chip shop, a post office point, 2 pubs and social club, church hall, recreational facilities and bus services into Nuneaton/Hartshill but no primary school (the nearest being at Arley or Ansley Common and Galley Common). The levels of facilities and services within the village are considered insufficient to support major development levels. Ansley's role will be primarily to serve its own local needs in terms of development, particularly in terms of affordable housing, and serve a limited rural hinterland around. These development needs are expected to be fairly limited. Development potential is also limited by Green Belt designation along the southern and western boundary of the village.

Ansley Common

- 2.18 Ansley Common lies approximately 3.5 km from Ansley Village, is contiguous with Hartshill/Chapel End, itself integral with west Nuneaton. It nevertheless considers itself a separate settlement from its larger neighbours and contains a hall, primary school, shop and some recreational/play facilities. There has been some redevelopment of older housing within the settlement and this is likely to be the pattern of future development in the village in view of its own limited services although limited green field expansion could be accommodated closer to the larger settlements to the east.

New Arley

- 2.19 New Arley is surrounded by Green Belt. With the opening of Arley colliery in 1901 the population increased and the mine continued production until 1968. A new Industrial estate and housing helped Arley to avoid becoming a 'ghost town' after its closure. New Arley is considered a rural community being some distance from any towns. It has the 'feel' of a rural community being surrounded by farms and possessing a quiet atmosphere. The villages of Old and New Arley now have a broad mixture of inhabitants and the changing employment patterns since the mine closure have meant that a majority of people now commute outside of the villages to work. Redevelopment opportunities in the northern section of Arley Industrial Estate may help to address this issue.
- 2.20 New Arley has a good-sized Co-op store, food takeaways, new allotments and a Post Office/shop. It has playing fields and playground.

- 2.21 A new station on the Birmingham to Nuneaton line is included in the Warwickshire Local Transport Plan. Although the exact location is not known it is in the Arley area.

Old Arley

- 2.22 Old Arley is surrounded by Green Belt. Old Arley is considered a rural community being some distance from any towns. It a rural community being surrounded by farms and possessing a quiet atmosphere.
- 2.23 Old Arley has a Sports Centre and a butchers shop. Additionally two pubs, three churches, a chapel and a Medical Centre serve both communities. It also has playing fields and playground.

Atherstone

- 2.24 Atherstone is one of the three Market Towns within North Warwickshire and is extremely important to the vitality of the Borough as a whole. It has continued to struggle within the overall economic climate. It has a variety of shops, large employment areas, historical areas as well as recreational facilities providing a wide range of services and facilities. However due to the easy access to surrounding larger towns and cities these services and facilities are constantly under pressure.
- 2.25 Atherstone grew as a town through its association with agriculture and because of its location in relation to Watling Street, and the canal and railway network. It continues to exhibit a distinctive character, being underpinned by its historic plan form which has medieval origins. The prosperity of the town during the 18th and 19th centuries is evidenced with its two and three storey townhouses with Georgian facades which line Long Street and surround the Market Place / Church Square. There is a legacy of past industries, most importantly the production of felt hats, with examples of industrial buildings from the 19th century onwards. A Heritage Partnership Scheme with Advantage West Midlands and English Heritage assisted in improving some of the important frontages within the town centre.
- 2.26 The improved provision of train services to Atherstone is supported. Investment has been made to improve the platforms and the train information signage. Further improved train services are expected in December 2012 which will cut the journey time to London by a further 20 minutes. There remain issues over car parking and access to the western platform under the bridge on the Watling Street. Lighting has been improved and the footbridge has been removed. However, replacement of the footbridge is still supported. In addition opportunities to improve parking for both the station and the town will be pursued. The introduction of the decriminalisation of parking will impact on the town and the County Council with the Borough Council is investigating ways that this can be introduced.

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

- 2.27 The canal plays a major role in encouraging people to come to Atherstone. Proposals which enhance the attractiveness of the canal for local people and visitors will be supported. .
- 2.28 Atherstone has two main employment sites. The oldest of these, at Carlyon Road, was built during the 1970's and 1980's. It is the quality of many of the units¹ that is now an issue with many of the units not standing up to modern day needs. The other site of Holly Lane is dominated by the presence of TNT and Aldi. Land has been allocated for further expansion at this estate. The landowner now wishes to retain this land for their expansion plans. Therefore, although available, it is for a specific end user of Aldi themselves. Both estates offer redevelopment and regeneration opportunities,
- 2.29 The need is to accommodate development necessary to promote Atherstone's role as a main town and the civic focus of the Borough while protecting the historic character and scale of the town centre and providing enhanced facilities accessible to the community as a whole. There are a number of opportunities that are emerging. Public agencies are exploring ways of improving services whilst rationalising their own facilities and buildings. This will provide regeneration opportunities for any released sites and for newly developed sites. However, the expansion of Atherstone, beyond the current development boundaries, is constrained by floodplain to the north and north-east, a historic park and garden to the west, railway lines and wildlife sites to the south and Mancetter with archaeological remains to the east. Therefore, other than very small scale developments on the fringe of the Atherstone development boundary, the area to the north-west, beyond Holly Lane Industrial Estate, would appear to be the only area where some development could take place. There are key prominent sites close to the town centre which the Borough Council will pursue for regeneration. However depending on the five year housing supply greenfield sites to the north-west of the town may have to be brought forward for development. This will be explored further in the Site Allocations Development Plan Document.

Austrey

- 2.30 The village lies mostly north of the church and is situated within attractive countryside close to the Leicestershire border. It consists of approximately 400 houses, two churches, a primary school and a pre-school, pub, 2 playing fields and a shop/post office. There are also some ancient earthworks in the field by the church and ridge and furrow surviving in a few places. It has an active community and Parish Council, which is currently enabling delivery of a Village Traffic Plan with the County Council. There are at least 14 Listed Buildings/Structures buildings, some with altered fronts, but at least five of them show old timber-framing. The village has limited services and its rural location and limited public transport services reduce its sustainability and capacity/potential for significant new development. Nevertheless there is some potential for small scale redevelopment or expansion.

Deleted:

Deleted: a few older

Deleted:

Deleted: three

¹ Chesterton Report 2001 and CB Richard Ellis 2007

Baddesley

- 2.31 Baddesley Ensor is situated about 2½ miles from Atherstone. Baddesley benefits from a number of services and facilities, including the primary school, village hall, pub and a few shops and daily bus service. It has recently suffered the loss of the local public library, (which will re-open as a community library in the village hall and community hub) and youth centre. The settlement rises up Boot Hill from the A5 with the main centre located from Hill Top to Keys Hill/New Street.
- 2.32 There were mining activities in the area for centuries before the two main shafts, which formed Baddesley Colliery, were sunk in 1850. Although called Baddesley Colliery it was actually just over the border in Baxterley. From then on until 1989, when the pit closed, the majority of resident workers worked in some capacity at the mine. The site has been reclaimed and has planning permission for car storage. Since the closure of the mine the village is now mainly residential. The Coal reserves of the North Warwickshire Coalfield still lie to the north west and south-east of the village and continue east towards Hartshill/Nuneaton but significant reserves have already been extracted by underground mining.
- 2.33 The area is known for its common and woodland. Grendon and Baddesley Common is the largest area in Warwickshire of a priority rare habitat of lowland heathland. A wood has been planted called Legion's Wood. A memorial to all the men who worked in the mines, in the form of a pit head winding wheel was erected on the common on the site of the old Maypole pit.
- 2.34 The levels of services still available within the village are capable of supporting some additional development. New development should help maintain existing services but must be developed in character with the village, addressing service need and highway issues.

Deleted: significant reserves

Coleshill

- 2.35 Coleshill is one of the three Market Towns and lies to the west of the Borough surrounded by Green Belt. Settlement in the area dates back to at least the Roman period, with archaeological remains of that date at Cole End. The town's historic core continues to reflect its medieval plan form whilst architecturally the town displays a considerable variety of buildings varying in size, type and date. The built character of the historic core is dominated by town and three storey Georgian townhouses and its fine medieval church. This rich historic inheritance is reflected in the many listed buildings and two conservation areas within the town. Since 2008 it has had its own railway station with a bus interchange, which is proving to be very successful.
- 2.36 Planning permission has been granted for a new retail store on the land off Park Road. The need for a retail store had been highlighted in many studies

over the years but there were few sites that would have been appropriate. The site is close to but outside of the Town Centre Boundary.

- 2.37 Hams Hall, formerly an electricity generation site, has been redeveloped as a manufacturing, distribution and freight site. One site, the former power station site B (around 20 hectares), remains undeveloped and lies within the Green Belt. The national need for renewable green energy generation is increasing as outlined in the Draft National Planning Statements on Energy Generation. Therefore if there is a proven national need, then this site could be used for low carbon power generation once again. (For the avoidance of doubt this would not include wind or nuclear power generation.)
- 2.38 Coleshill has a long employment association with utilities and agriculture. It has a historic core and links with Birmingham suburbs for jobs and services. Given the location of Coleshill in the Green Belt, the main thrust of policy here will be to accommodate development, inside its development boundary, necessary to maintain the continuing prosperity of this historic market town, while avoiding outward pressure on and within the surrounding countryside.
- 2.39 A site off Coventry Road, Coleshill owned by the Father Hudson's Society is one of the key development sites in Coleshill and the Borough Council has been working with the land owner and the Homes and Community Agency to deliver a housing scheme, supported housing or a mix of residential uses on this site. Due to the recession and the site complexities it has taken time to progress but the owner is still pursuing development and is confident that it will be delivered.

Curdworth

- 2.40 Curdworth is an attractive village, which lies close to the western edge of the Borough, between Minworth on the outskirts of Birmingham and junction 9 of the M42. It is predominantly rural in character but includes an adjoining industrial estate to the north between the Birmingham/Fazeley canal and the busy B4097 Kingsbury Road, benefiting from the good access routes locally. The village has a number of services including shop, pub, village hall and Primary School but is tightly constrained by surrounding Green Belt. There are some opportunities for limited redevelopment within the village, which reflects previous pattern for development serving primarily local needs.

Dordon

- 2.41 Dordon is of much more recent origin and grew through the development of housing for workers at the nearby collieries, especially Birch Coppice. Although having now one contiguous settlement boundary with Polesworth, both retain distinctive identities, which both communities wish to retain. Coal reserves of the North Warwickshire Coalfield lie to the north, east and south-east of the village and continue north across Polesworth and south around Baddesley. Reserves have been extracted to the north and north-west both by surface and underground mining and previous surface mining north of the

A5 at the "Old Orchard" site. If any development were to take place in this area, further evidence would be required to balance the sterilisation and national need of coal reserves with the viability of extracting coal and local environmental concerns.

- 2.42 The area of Dordon to the north of the A5 relates well to Polesworth, although Long Street would be a constraint to any growth. The area on the western side of Dordon plays an important role in maintaining the separation between Tamworth and Dordon thus ensuring, when entering North Warwickshire along the A5, that the area retains its rural character. The rural character would be strengthened by landscaping on both sides of the A5 and this is a key aim.
- 2.43 The Birch Coppice Business Park, on the site of the former Birch Coppice Colliery to the south of Dordon, was designated a Regional Logistics Site (RLS) in the Regional Spatial Strategy. A further 40 hectares is currently under construction. There is also the Birmingham Intermodal Freight Terminal (BIFT). It will also have a waste transfer recycling centre run by Warwickshire County Council. This site caters for wider than local needs and the challenge is to ensure that local people have the skills to take up the employment opportunities at this site. The industrial area and the housing to the south of the A5 are separate from the main body of the settlement and any development in this area needs to consider how this issue could be addressed.
- 2.44 A major challenge therefore is to ensure that any development growth in Polesworth and Dordon makes a positive contribution to its sustainability by embracing a mix of housing and other uses, especially small scale employment uses, is supported by all the necessary infrastructure and services while protecting the separate identity of the two distinct communities.

Fillongley

- 2.45 Fillongley village is centred on the crossroads of the B4102 (which connects Solihull to Nuneaton) and the B4098 (connecting Coventry to Kingsbury) and Tamworth. The village includes post war ribbon development to the north and south but three or four houses in the village show remains of 17th-century timber-framing; and the Butchers' Arms, west of the church, though largely rebuilt, has late-16th-century timber-framing. This central area is covered by a Conservation Area. There are a number of ancient earthworks and historic buildings within the surrounding countryside some of which are included within the Conservation Area. It has reasonable services including surgery, shop, post office, pub, village hall and a junior school with infrequent public transport services through to Coventry. Although the village is tightly constrained by surrounding Green Belt, there has been some recent development within the village and there is some capacity to accommodate limited redevelopment and infill.

Grendon

- 2.46 The village is centred around the A5 (Watling Street), although the location of the original village centre is approximately a mile away, close to Grendon Hall and All Saints Church near the B5000, between Atherstone and Tamworth. The village has a post office, public house and a newsagent. There is also a Working Men's Club and bowling green. Further services are available south of the A5 in the adjoining Baddesley Village.
- 2.47 Grendon was originally a small hamlet called Suckle Green and construction of Grendon didn't start fully until the 1950's. Its character reflects the unplanned "ribbon" development of the early to mid 1900's, running south east along the A5 for approximately a mile from the roundabout at Suckle Green. Future development should be concentrated close to existing remaining services and opportunities for improving community facilities and access across the A5 should be sought, to avoid pressure for further ribbon style development.

Hartshill

- 2.48 Hartshill sits on a ridge extending to the north-west. It is bounded to the south by the urban area of Nuneaton, and has very close links to the town. Although residents use the services and facilities in Nuneaton it provides many services and facilities to Nuneaton residents and in particular the Camp Hill Urban Village. Hartshill has an historic centre with the remains of Hartshill Castle, now under private ownership, and Holy Trinity Church. To the north there is the country park of Hartshill Hayes and a Quarryman's walk has been created to allow access to surrounding areas.
- 2.49 The main facilities include a large secondary school serving a wide catchment area in parts of North Warwickshire and Nuneaton; one of the largest Junior Schools in Warwickshire; and a primary school. The scale of school provision is a particular feature of the village and needs major investment both in terms of the buildings as well as providing better access to the schools.
- 2.50 There has been considerable housing development in the village in the last 40 years which has resulted in two large estates either ends of the village. There is potential for further housing growth including a number of previously developed sites as well as substantial Greenfield sites. The key would be to allow development that would reflect the nature of the village as well as improve the local services and facilities.
- 2.51 Hartshill has a long history of mineral extraction with hard rock quarries to the east. To the west there are the remains of the Moorwood mineral railway line and there are sites that have previously been tipped. Early consideration of beneficial after uses of mineral sites needs to be undertaken. Any uses would need to protect and enhance the rich natural and geo-diversity in this area.

Hurley

- 2.52 Hurley is a small village, within the Green Belt, set in attractive countryside near to the centre of the Borough. Hurley became a village in 1861 with the opening of the Church of the Resurrection. Local facilities include a village hall, a couple of shops and post office, village school and a small playing field and play area on Brick Kiln Lane which need improvement. There were a number of mines in the Hurley area, including Dexter Colliery and a significant amount of the social housing in the village was built to accommodate workers at the mines. There are opportunities for infill and redevelopment within the village but it is tightly constrained by the surrounding Green Belt.

Kingsbury

- 2.53 Kingsbury is constrained by flood plain to the west and the Birmingham to Tamworth railway line to the east. The Kingsbury Oil Terminal lies to the north east. The village is surrounded by Green Belt.
- 2.54 Industry started to appear towards the end of the 19th century with the opening of Cliff Brickworks but it was the development of the Warwickshire coalfield that brought the greatest change to the village. Kingsbury Colliery was opened in 1897 and almost overnight fortunes changed as farming gradually gave way to the extraction of coal for use in Birmingham and at Coleshill's town gas manufacturing plant. After the colliery shut in 1968, additional farming land was lost to the more lucrative gravel extraction at Bodymoor Heath and for the construction of the Oil Terminal on the Trinity Road. Kingsbury Water Park grew out of the old, gravel workings in 1975 and has become a haven for bird watchers and walkers alike, attracting over 100,000 visitors per annum.
- 2.55 Kingsbury has a small conservation area with one of English Heritage's Buildings at Risk that is currently undergoing major refurbishment. Kingsbury is now a large, semi-rural village and, especially following the building of the M42 motorway, has become a 'dormer' community for the surrounding towns and cities.²
- 2.56 Kingsbury once had a station and a replacement station is still being pursued by Centro, alongside the Camp Hill Chord proposals for the Birmingham to Lichfield line that passes through Kingsbury past Dosthill and on to Tamworth. This has been included in Warwickshire's Local Transport Plan 3 and is saved policy TPT4 from the North Warwickshire Local Plan 2006. In addition Network Rail have highlighted in the West Midlands Route Utilisation Strategy and the Initial Industry Plan the need to improve the rail access to Birch Coppice / Kingsbury Depots which would facilitate new and enhanced passenger rail services on the Birmingham to Tamworth rail corridor.

² Source: <http://www.dannyhaines.com/khs/>

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

Mancetter

- 2.57 Mancetter although sharing a development boundary with Atherstone and is considered as an integral part of the Market Town in planning terms it is clearly seen, locally as a settlement in its own right with its own character. It has its own historic core formed from surviving historic buildings and with important archaeological remains dating back to the Roman period. It also has a conservation area. Mancetter has its own industrial estate offering a range of unit sizes starting from small starter units. The area around the shops and grassed in Church Walk offer an opportunity for regeneration with new shops and additional housing. Ridge Lane lies within the Mancetter Parish and although does not have a development boundary is an important small community in the countryside.

Deleted: Hartshill Country Park also lies within the Parish of Mancetter.

Newton Regis

- 2.58 The village of Newton Regis lies grouped along roads from Austrey on the south-east and Seckington on the west, Shuttington to the south and is the northernmost village in the Borough. Many of the houses are modern, but at the west end of the village there is a large conservation area which has retained its character - with black and white cottages, thatched roofs, farm buildings, a picture book duck pond and church, all combining to form the traditional old world village image. More recent housing development has blended in well with the older buildings.
- 2.59 The village has limited services including one school with a nursery. The Village Hall is a recently constructed building which gives the community access to better facilities and services and currently accommodates Post Office services. Although there has been little housing development in the village over the last decade there is some potential to accommodate well designed small scale development.

Deleted: There is a need for improvements to take place on the recreation ground.

Formatted: Highlight

Piccadilly

- 2.60 Piccadilly was built in 1904 to house miners who worked at the nearby Kingsbury Colliery and the village was built on land belonging to the mine. It consisted primarily of two rows of three- storey houses along one main street. There has never been any place of worship in the village which technically makes it a hamlet. The mine was closed in 1968 and is now the Kingsbury Link Business Park. In 2009 a memorial wall was built containing the names of all the miners who worked at Kingsbury Colliery and Dexter Colliery. In the centre of the wall there is a miner's lamp that is always lit to commemorate those who have died and those who remember working down the mines. The village has very limited services with recent redevelopment of the pub/club to the south east, adjoining the playing field. There are public transport services to nearby Kingsbury, the nearest source of services and facilities such as shops and schools.

Deleted: I

Deleted: center

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

Polesworth

2.61 Polesworth is one of the three Market Towns and lies to the north of the Borough. It is a historic market town established at a crossing of the River Anker. It exhibits a typical pattern of streets and buildings, with a strong historical core centred on Polesworth Abbey and the Conservation Area. It has a close geographical relationship with Tamworth for a range of services and facilities and with Dordon to the south. However residents as well as using the wide range of services and facilities in the village also use the services and facilities in other neighbouring settlements of Atherstone, Nuneaton and Coventry. Hospital referrals can only be access via the George Eliot or Coventry and Warwick Hospitals. This puts the services and facilities in Polesworth under pressure. It still retains some key services but these are generally small in scale.

2.62 However this physical closeness means that there is a strong desire locally to protect the area to the west of the town from further development in order to maintain its individual identity and prevent the coalescence of Polesworth with Tamworth. This is particularly important as Tamworth Borough Council is looking to develop up to their Borough boundary and have a need to look for land beyond their boundaries to deal with their housing growth. The location of any proposed housing will be subject to a Site Allocation Development Plan Document or other local plan. Access issues exist to the south with the links into Dordon, along Long Street, suffering from capacity and congestion issues. Where appropriate, opportunities for addressing these issues should be included when considering housing proposals.

Deleted: .

Deleted: .

2.63 Coal reserves of the North Warwickshire Coalfield lie to the north, east and south-east of the village and continue south around Dordon. Reserves have been extracted to the north and north-west both by surface and underground mining. If any development were to take place in this area, further evidence would be required to balance the sterilisation and national need of coal reserves with the viability of extracting coal and local environmental concerns. There is possible potential for small scale housing developments along the eastern boundary of the town depending upon the resolution of the mineral issue.

Deleted: Mineral

Deleted: r

Deleted: of coal

Deleted: open cast

Deleted: Coal reserves of the North Warwickshire Coalfield lie to the north, east and south-east of the village. Any development within the North Warwickshire coalfield will only be possible if there is no threat of opencast and there is evidence to prove that there is no pressure for opencast and there are no viable, accessible reserves that may be sterilised or trigger the need to opencast.

Shustoke

2.64 Shustoke is situated on the B4114 Coleshill - Nuneaton road, approximately a mile east of Coleshill. Shustoke still maintains its village character in a quiet rural setting, with many public footpaths around the village and surrounding countryside, being close to the Heart of England Way. Immediately adjoining the village is Shustoke Reservoir and nature reserve but other facilities and services are limited to the primary school, pub and village hall and recreational facilities need improving. There has been recent development adjoining the school but further development is restricted by surrounding Green Belt to redevelopment within the village boundary.

Shuttrington

- 2.65 Shuttrington is a small village and parish to the north of Tamworth. The nearby hamlet of Alvecote lies within the Parish. The church and village stand centrally on the highest ground, at about 280 ft., and from here the land falls fairly sharply westwards to the River Anker. Services are very limited with a pub, village hall and playing fields only in the village. The River Anker flows through the parish, with Shuttrington north-east of the river, and Alvecote south of it. The West Coast Main Line passes through Alvecote, with the Coventry Canal parallel to it and a marina south of the canal. Most of the parish is rural, including the village of Shuttrington, although there was colliery alongside the railway at Alvecote. A series of pools situated along the river, on the boundary with Tamworth, were created as a result of subsidence caused by mining in the area. The pools have been designated as a Site of Special Scientific Interest. The limited facilities, services and rural character limit the village's capacity to accommodate new development beyond local need.

Warton

- 2.66 Warton is a small village north-west of Atherstone and to the east of Polesworth, which has grown considerably since the 1960s, accommodating additional development. The village is reasonably well served by services and facilities with primary school, three pubs (although one is currently vacant) as well as a Working Men's club. There is one remaining shop/post office – Maypole Stores, named after the Maypole that stood at the highest point of the village. The recreational facilities are identified as needing improvement. There is potential for some redevelopment within and expansion adjoining the village

Water Orton

- 2.67 Water Orton sits on the River Tame. Old Church Road is where the early settlers set up home, and is now what is left of the original part of the village. Until 1842 Water Orton was just a scattering of little cottages and farms. The railway came to Water Orton in 1842 and brought many visitors and new residents to the village. During the steam era many jobs were created with the building of large railway sidings to the west of the village. Between 1851 and 1951 the population rose from 190 to 1,840. It now has a thriving community and it is the only settlement with an adopted Village Design Statement.
- 2.68 Water Orton is constrained by the Green Belt and is under pressure for further development due to its close proximity to Birmingham. Major road and rail transport infrastructure surrounds the village. In addition the delta junction for the High Speed Railway (HS2) will lie to the south and west of the village. The majority of the route in this area will be either on embankment or viaduct and be four tracks wide. Any development outside of the development boundaries would thus further erode the rural character of the village and will be resisted.

Whitacre Heath

- 2.69 Whitacre Heath is a small village to the north west of Coleshill. It is of 19th-century origin and stems from the early days of railway development in the 1830s, and from later water infrastructure developments by Joseph Chamberlain and the Water Department of the City of Birmingham. The railway line to Hampton in Arden became redundant in the 1930s and the track bed is now partly a footpath for walkers. The line to Tamworth still adjoins the village. The village is now largely residential with a pub and shop, is tightly constrained by Green Belt and partly within the floodplain of the river Tame. This severely limits any potential for development.

Wood End

- 2.70 Wood End is an old mining village which grew around the former Kingsbury Colliery. It has a church, a primary school, a small store, club and a village hall. Much of the village dates from the 1980s, with the old housing being demolished and replaced, with further recent redevelopment at Islington Crescent. The Colliery has been redeveloped into the Kingsbury Link Industrial estate. Adjacent to Wood End is Kingsbury Wood, which is semi-ancient woodland in parts, part of the former Forest of Arden and has been designated as a Site of Special Scientific Interest. There is a large playing field, football pitch and small play area at the end of Smith Street. The 'North Arden Heritage Trail' also passes close to the village enabling countryside access. Green Belt constrains the potential for development to the south and west and future development is likely to be limited to small scale redevelopment or minor greenfield expansion to the north and east.

Other Villages & Hamlets

- 2.71 There are a number of other settlements, without a development boundary, that do not have the same range of services and facilities but provide significantly to community life within the Borough. With the emphasis in the past for development to be targeted at the main settlements (Atherstone / Mancetter and Polesworth / Dordon, as identified by the Warwickshire Structure Plan, 1989) put the smaller villages in a difficult position in that they were losing services and facilities without the support of the planning policies to recognise their importance to the rural nature of the Borough. Local requirements have changed as the residents of the countryside have changed but there are many people who live in the smaller settlements and the countryside who have difficulty accessing services / facilities and affordable housing. Local planning policies should allow for these needs to be catered for in a sensitive and in an innovative way. Such settlements include Ridge Lane, Middleton, Corley, Lea Marston and Furnace End. Some of these settlements have clear compact areas for their village centres, whilst others are spread over a wide area.

Countryside

- 2.72 With the Borough covering over 110,000 hectares and with over 50 settlements ranging in size from the largest co-joined settlement of Atherstone and Mancetter having a population of 10,000 to places with a few houses,, means that the countryside plays an important role in the Borough. Many small settlements do not have a development boundary but are important to the local communities. The countryside gives the rural context in which all other things operate. Its landscape is diverse and varied.
- 2.73 There are three major private estates of Packington, Blythe and Merevale, which have influenced the landscape of the Borough. Agriculture is a major influence on the character of the Borough.
- 2.74 Within the countryside there are 8 golf courses, including The Belfry and the Forest of Arden; major tourist attractions, such as Kingsbury Water Park; as well as more local facilities. A thriving rural economy is important to the Borough. However, a balance needs to be struck between allowing development that is appropriate in terms of scale and character, whilst protecting and emphasising the rural context of the Borough.

Issues

- 2.75 It is clear that there are a number of cross cutting issues that have consistently been highlighted or raised throughout the development of this Core Strategy. These are outlined in more detail in the Key Issues paper.
- 2.76 Access is an important issue in respect of both the physical means of accessing services and facilities as well as accessing education, employment, debt/benefits advice /health services, leisure and recreation and housing provision and support. This issue is exacerbated by an increasing elderly population; higher than expected adverse health issues, cross cutting the generations (obesity/smoking/drinking/infant death rates); and, increased fuel costs impacting on fuel poverty and transport costs. These raise major implications and potential pressures for future service needs and how to address the form and location of their provision and how those who need those services can access them
- 2.77 The Sustainable Community Strategy (SCS) recognised that with limited resources, partnership working needed to be more focussed in order to ensure delivery. This is not to say that other issues are less important to either individual organisations or groups of organisations, which can be tackled outside of the Sustainable Community Strategy (SCS) arena. It has therefore focussed on three long term issues that it considers the Local Strategic Partnership as a whole can be effective at delivering results. These are:
1. Access to Services & facilities
 2. Education and Aspirations
 3. Health
- 2.78 In terms of the Core Strategy the aim is to look at spatial linkages to these issues. For example there are clear links between issues of poor health, obesity and open space/recreation provision, education and the skills gap, rural transport and isolation and where the opportunities and needs are for seeking planning gain or financial contributions from any proposed commercial/housing developments.
- 2.79 The Borough has, is and will continue to look for ways of tackling these issues. This will be through a range of opportunities including, the LEADER programme, the Borough's Outreach Bus, Section 106 contributions, as well as continuing to work with a range of partners from the public, private and voluntary sectors. The Core Strategy can assist in ensuring a lasting legacy from any development that takes place.

So what makes North Warwickshire unique?

2.80 In conclusion the list below summarises the key qualities that makes North Warwickshire unique:

1. Quality of its natural and historic environment. The Borough has a pleasant rural character distinct from its growing urban neighbours with a large number of natural and historic assets. There are 10 Conservation Areas, over 600 listed or Schedule Ancient Monuments and buildings, as well as many wildlife and geological sites of varying designations.
2. The Borough has a number of unique biodiversity habitats and species that are only or predominantly found in the Borough, such as heathland.
3. Dispersed settlements. There are over 50 settlements within the Borough, ranging from Market Towns to small hamlets, each with a different character.
4. Mix of architectural styles. Whilst there is no distinctive borough-wide building style there are very local styles either in character or in form that leads to places being very different from one another.
5. Former mining legacy. The Borough had a number of mines with all but one now closed. There are still ex-mining communities in need of assistance, in particular with the standard of housing and with access to skills and training and with access to better health care.
6. The Borough has some unique transport issues. It has national road and rail routes going through the Borough – M6, M6 (Toll), M42 and West Coast Mainline. The A5 itself is a unique part of the Borough. It is a road which is multi-functional serving a national as well as a local requirement. High Speed Rail will bring with it its own unique issues. However access to jobs and training is still an issue.
7. A range of major employers. The Borough is the location for national and regional headquarters of both national and international companies with two rail freight facilities, which is unusual for such a relatively small Borough. In addition the Borough is close to the Enterprise Zone at the MIRA Technology Park.

3. Spatial Vision

3.1 This leads us to the Spatial Vision for the Local Development Framework. This Vision builds on the Community Strategy Vision and gives it a spatial dimension.

3.2 The Spatial Vision for the Borough is thus:

Rural North Warwickshire: a community of communities. A place where people want to live, work and visit, now and in the future, which meets the diverse needs of existing and future residents, is sensitive to the local environment, and contributes to a high quality of life. A place which is safe and inclusive, well planned, built and run, and offers equality of opportunity and good services for all.

The rural character of North Warwickshire will be retained and reinforced to ensure that when entering the Borough it is distinctive from the surrounding urban areas.

In the next 15 to 20 years, the Borough will accommodate development in a balanced and sustainable way, placing a high priority on quality of life, ensuring the protection, restoration and enhancement of valuable natural and historic resources and providing the necessary supporting infrastructure.

New homes and new employment together with local services and community facilities will be integrated carefully respecting local distinctiveness into the Borough's existing areas and this will focus the majority of the development to the Market Towns and Local Service Centres. Employment generation will benefit local residents and ensure long lasting benefits to the Borough, including improved skills, reducing out commuting and regeneration of industrial estates where appropriate.

Housing catering for the needs of residents will be provided in order to give choice of tenure and location and will be located to take advantage of good public transport accessibility and to help maintain and enhance the vitality and viability of settlements.

Existing communities will retain their distinctiveness and identity through good quality, inclusive design. New development will be designed to a high quality following urban design, sustainable development and construction principles and giving high importance to the public realm as well as good access and provision of green infrastructure, open space, sports and recreational facilities.

Important natural and historic areas and buildings help to create the distinctive character and identity of the Borough and its settlements are protected and enhanced.

4. Strategic Objectives

- 4.1 The following table gives the Strategic Objectives for the Core Strategy that flow out of the Spatial Vision and the National Planning Policy Framework in respect of its presumption in favour of sustainable development, with a short paragraph giving an outline of the sort of things they would cover. All of the objectives are interlinked and so should be read together. The Core Strategy policies will flow from these. In addition, policies in other Development Plan Documents, including Neighbourhood Plans will also use these objectives.

Table 2 – Strategic Objectives

Number	Strategic Objective	
1	To secure a sustainable pattern of development reflecting the rural character of the Borough	This will include giving priority to re-using previously developed land and buildings within Market Towns and Local Service Centres, recognising regeneration opportunities; as well as reducing the overall need to travel, limiting exposure to flood risk, and, protecting the Borough's environmental assets and rural character.
2	To provide for the housing needs of the Borough	This will ensure there will be a sufficient supply and appropriate size, mix and tenure of housing to meet the identified requirements of residents
3	To develop and grow the local economy for the benefit of local residents	This will be achieved by working in partnership with local businesses, landowners and developers to provide land and buildings; improve infrastructure to support economic development and by facilitating regeneration initiatives that capture local economic benefits for local residents' especially higher skills aspirations.
4	To maintain and improve the vitality of the Market Towns	This will be achieved by making the best use of land and buildings; facilitating regeneration and building on their historic strengths

5	To promote rural diversification	This will be achieved by supporting investment that maintains and extends services and facilities that directly benefit rural needs and maintains and enhances the environment.
6	To deliver high quality developments based on sustainable and inclusive designs	This will raise the quality threshold of developments; promote sustainable construction practices including energy efficiency, recycling and addresses crime and safety issues
7	To protect and enhance the quality of the natural and historic environment across the borough	This will be achieved through securing good sustainable design that addresses environmental issues, including flood risk; and the creation and restoration of habitats; enhancing local distinctiveness; and safeguarding important environmental, historic and archaeological assets
8	To establish and maintain a network of accessible good quality green infrastructure, open spaces, sports and recreational facilities	This will promote well-being, social inclusion and community cohesion, in addition to both economic and environmental benefits
9	To ensure the satisfactory provision of social and cultural facilities	This will secure the social and physical infrastructure necessary to improve the health, education, life-long learning and well-being of all sectors of the community

5. Spatial Strategy

- 5.1 The North Warwickshire Core Strategy sets out the long term strategic policies and proposals to deliver the Local Development Framework vision in accordance with the Local Development Framework objectives. It identifies a Borough-wide pattern of development. It does not identify specific sites as these will be identified through later Documents.
- 5.2 The Spatial Strategy is a key component of the Core Strategy for delivering a sustainable way of living and working and considering the appropriate distribution for development. It seeks to allow development to take place in a dispersed but controlled pattern throughout the Borough. The pattern of development has been influenced by considering how the Borough functions as well as the impact of surrounding cities and towns. Future development will take place in accordance to the size of the settlement taken with its range of services and facilities and dependant on whether it is in or outside of the Green Belt. This will mean that the majority of development will take place in the larger settlements with more limited development in the smaller rural settlements and in particular those not in the Green Belt. This will benefit those who currently live, work and visit the Borough and future generations and ensure that development is directed to the most appropriate place.
- 5.3 This strategy moves forward the settlement hierarchy principles, which were introduced in the adopted Local Plan 2006. The Local Plan's approach was to steer most development to the Main Towns, and then in a cascade approach in other settlements with very little development towards the countryside. Following further analysis into the relevance of the settlement hierarchy and responses to consultations it is clear that the use of the settlement hierarchy still has merit and is broadly supported, but that limited amounts of housing, in particular, should be allowed in the more rural settlements. Essentially, the hierarchy remains unchanged. However what has changed is the emphasis on what will and will not be allowed in the smaller settlements. This follows the Matthew Taylor Report which advocated more development in the rural areas to assist in maintaining the vitality of the rural settlements. This may result in development adjacent to development boundaries but only outside of the Green Belt. (The only caveat is where the Community Right to Build is used).
- 5.4 It has become clear that the way the Local Plan policy was being implemented was restrictive and did not sometimes reflect what the local communities were seeking. The Matthew Taylor Review on the Rural Economy and Affordable Housing showed that historically, settlements can grow incrementally and this can help to maintain the balance between restraint and the continuing vitality of the settlements. In this Core Strategy this approach has been widened to consider the holistic development of services and facilities to help maintain and enhance thriving communities. The constant aim is to provide these in the most sustainable way without it stimulating pressure on the countryside, in

particular, the Green Belt; to make suitable provision for development necessary to sustain rural communities by focussing rural housing development and supporting facilities on a network of Local Service Centres, but with limited development provision in other smaller settlements identified with a development boundary on the Proposals Map. Elsewhere, other than where specifically provided for in the Plan, development will be limited to that requisite for agriculture, forestry or other uses that can be shown to require a rural location.

- 5.5 Further work has been carried out to ascertain whether settlements could still be within the relevant tier of the Local Plan settlement hierarchy. An assessment was made of their current services and facilities giving them a score. The analysis showed that there were clear groups of settlements providing a similar range of services and facilities. This study showed that only two settlements could possibly be moved to other categories as a result of services or a facility being lost since the hierarchy was first introduced. In relation to Shustoke this change would have resulted in the settlement being placed back in to the Green Belt without a clear development boundary. All development would then require consideration against national Green Belt policy. However, the village has a thriving village school and in order to ensure that modest development could come forward to assist in the re-introduction of services and facilities that would once again bring the village back in to the next tier of settlement, it is not considered appropriate to change its designation. Shuttington, although not surrounded by Green Belt is in a similar situation. Therefore, the settlement hierarchy is intended to give an element of aspiration and challenge as to the range of services and facilities that any settlement could potentially have.
- 5.6 Following the assessment of where a settlement should be within the hierarchy, the difficulty arises in determining how much development should be allowed, particularly as 60% of North Warwickshire is within the Green Belt. For example, it has been estimated to warrant an additional primary class that over 150 new dwellings would be required. In many locations this is not feasible when trying to balance the needs of the local community; the protection of the local environment, the character of the settlement / landscape and ensuring that the development is as sustainable as possible. To keep a village shop profitable is indeterminable, as changing shopping habits can easily skew this. In some locations a small village can sustain a village shop whilst in other locations the shop is not profitable. In these instances however it is not just seeing shops as shops but it is the need to protect those premises as a community asset with wider potential.
- 5.7 The Core Strategy seeks to develop a broad distribution pattern for development with the majority of development being directed to the Main Towns, in order to achieve vibrant sustainable communities within a sustainable pattern of development. Appendix C sets out the settlement hierarchy for the Borough. The result is that, Atherstone with Mancetter and Polesworth with Dordon, are the Main Towns where the majority of development will be directed. Coleshill is recognised as a Green Belt Market

Town due to its range of services and facilities; and, there are five Local Service Centres located throughout the Borough, which provide important local services and facilities. Housing growth has been distributed to the Main Towns, then to the Green Belt Market Town and then to Local Service Centres. In settlements, villages and hamlets beyond these, development that provides for local housing needs and help support local services will be permitted. This hierarchy underpins many of the policies within the Plan. Retail proposals will also be expected to accord with the settlement hierarchy and be proportionate to the size and scale of the settlement.

- 5.8 The Core Strategy allocates strategic housing numbers to places but does not give a specific location. These will be determined either through Area Action Plans or Neighbourhood Development Plans, prepared with Parish Councils. Although in the past it was only local affordable housing that could be supported in these smaller settlements, now a small proportion of market housing as well as affordable has been allocated to some of the smaller settlements in order to assist with maintaining the vitality of these smaller communities. So in smaller settlements small scale housing developments that help regenerate and support the rural economy or meet proven affordable housing needs (via a local housing needs assessments) can still be considered. If plan monitoring shows that this distribution is not being maintained through planning permissions, the position will need to be redressed either by the production or revision of a future Development Plan Document or other policy document.
- 5.9 Work is continuing at a sub-regional level with neighbouring authorities to develop a Sub-regional Spatial Strategy. This will build on the work already carried out and will reflect issues arising from the creation of the Coventry & Warwickshire Local Enterprise Partnership. It is not expected that this work will alter the specific Spatial Strategy for North Warwickshire.

NW1 Settlement Hierarchy

Development within the Borough will relate to the settlement hierarchy at a scale proportionate to it's position in the Borough's settlement hierarchy as given in Appendix C. Where necessary, changes to development boundaries will be made in the appropriate Development Plan Document, or once development has taken place, whichever is the earlier.

Category 1: Market Towns (outside of Green Belt) – Atherstone with Mancetter, Polesworth with Dordon

Development for employment, housing (including affordable housing), services and other facilities will be permitted within the development boundaries of the Market Towns. It is expected that over the plan period, more than 50% of the housing and employment requirements will be provided in or adjacent to the Market Towns and their associated settlements.

Category 2: Green Belt Market Town - Coleshill

Within the development boundary of Coleshill, the Green Belt Market Town, development for employment, housing (including affordable housing), services and other facilities will be permitted.

Category 3A: Local Service Centres (outside of Green Belt) – Baddesley with Grendon, Hartshill with Ansley Common

Development will be permitted in or adjacent to development boundaries that is considered to be appropriate to its place in the settlement hierarchy.

Category 3B: Local Service Centres (in Green Belt) – New & Old Arley, Kingsbury, Water Orton

Within the development boundary development will be permitted that is considered to be appropriate to its place in the settlement hierarchy.

Category 4: Other Settlements with a development boundary - Ansley, Austrey, Curdworth, Fillongley, Hurley, Newton Regis, Piccadilly, Shuttington, Shustoke, Warton, Whitacre Heath, Wood End

Development will be limited to that identified in this Plan or has been identified through a Neighbourhood or other locality plan. In Green Belt settlements development will not be supported outside the current development boundaries.

Deleted: .

Category 5: Outside of the above settlements

Deleted: Development Boundaries

Outside development boundaries and except where other policies of the Plan expressly provide, development will be limited to that requisite for agriculture, forestry or other uses that can be shown to require a rural location.

Development for affordable housing outside of development boundaries will only be permitted where there is a proven local need; it is small in scale and is located adjacent to a village.

Delivery of Strategic Objectives: 1, 2, 3, 4

6 Core Policies

Green Belt

- 6.1 National Green Belt policy operates over two thirds of the Borough. Within Green Belts the primary aim is to maintain the open nature of the area, and there is a general presumption against development that is inappropriate, except in very special circumstances. The general location of the Green Belt within North Warwickshire is shown on the Key Diagram with the detailed boundaries shown on the Proposals Map.
- 6.2 The maintenance of the Green Belt is seen as a vital component in protecting and enhancing the Borough as an area of pleasant countryside, especially by preventing the incursion of nearby urban areas. The wholeness of the Green Belt designation is important, and further exclusions would reduce its effectiveness. Green Belt boundaries were reviewed in the last Local Plan. It is considered that development can be catered for outside of the Green Belt without the need to consider any reviews of the Green Belt boundaries. In addition, as HS2 will be constructed during the life of this Core Strategy no changes will be considered until the implications of the new route can be fully assessed.
- 6.3 It is therefore accepted that settlements surrounded by the Green Belt have smaller scale opportunities than those outside the Green Belt. This is in essence the role of the Green Belt in protecting the openness between places. However there may be opportunities for limited infill and redevelopment in villages still washed over by the Green Belt designation. Infill boundaries will thus be brought forward to indicate where infill and limited redevelopment would be permitted.

NW2 Green Belt

1. The outer extent of the West Midlands Green Belt in North Warwickshire is shown on the Proposals Map.
2. No changes to the Green Belt boundary will be made.
3. Areas within Development Boundaries are excluded from the Green Belt.
4. Green Belt villages washed over by the designation will be required to have an infill boundary to define areas where limited infill and redevelopment would be permitted.

5. Settlements surrounded or washed over by the Green Belt will be able to pursue the Community Right to Build. Housing sites would have to be locally affordable in perpetuity. A community or other use would be required to show how it would remain in community use in perpetuity.

Delivery of Strategic Objectives: 1, 7, 8

Housing

- 6.4 With the abolition of the Regional Spatial Strategy it is up to the Borough Council to determine its housing target. Based on an analysis of household projections, population projections and past delivery it has been decided to use a requirement of 150 units per annum from 2006 to 2028 making a requirement of 3300. This figures gives an element of challenge in that the past delivery has rarely surpassed this figure.
- 6.5 Housing supply is made up of completions (sites already completed), commitments (sites with planning permission), windfalls (unidentified sites coming forward for development during the Plan period) as well as new site allocations and proposals. In the past the actual windfall amount has been assessed as 60 per annum but in reality it often exceeded this figure. Even if this figure reduces the Borough Council is confident of meeting its housing target, particularly in view of the work it is doing to bring sites forward for development as well as bringing forward a Site Allocations Development Plan Document. The level of housing completions and planning consents issued will be continuously monitored to avoid any adverse impact on the Borough's [housing delivery](#).
- 6.6 There has historically been a non-implementation rate of 5% of planning applications; an increased focus on smaller sites; and a reduction in windfalls due to increased restrictions in rural areas. Windfalls are likely to continue to decline in a plan-led system, especially where past patterns of development have resulted from a more permissive house building regime in rural areas than would now be considered appropriate. Table 1 below indicates the amount of housing that is required for the remaining Plan period.
- 6.7 The Borough Council has to maintain a 5-year housing supply. The National Planning Policy Guidance introduced a requirement for either a 5% or 20% buffer depending on whether the Council has a good record or not of maintaining and delivering a five year housing supply. The Borough Council will monitor its housing delivery to ensure that good delivery is maintained.. There has been two years of lower than expected performance but this is expected with the recession. However with the production of this Core Strategy and the forthcoming other Development Plan Documents and especially the Site Allocations, this is expected to change. There is therefore a 5% flexibility included in the five year housing supply.

- 6.8 The Strategic Housing Land Availability Assessment and subsequently updated data indicates that there is more than sufficient land to cater for the housing requirement up to and beyond 2028. In addition, the Borough Council is actively pursuing development on land it owns as well as County Council owned land to ensure the continuous supply of readily available sites. Specific allocations will be brought forward through a Site Allocations Development Plan Document, Area Action Plan or Neighbourhood Plan.
- 6.9 As explained in the Spatial Portrait of the Borough, North Warwickshire has urban areas to the east, south and west of its boundaries. Many of these areas are looking to grow. However, Tamworth is the only area that has direct implications in terms of land take on this Borough specifically relating to housing.
- 6.10 Tamworth lies to the north-west of the Borough and its boundaries are constrained. A Study has been carried out by Tamworth Borough Council and they have identified a shortfall in land required to cater for their predicted growth to 2028. A Memorandum of Understanding (May 2012) has been agreed between the three local authorities of Tamworth BC, Lichfield DC and this Council to ensure that delivery of some housing can take place when and if required. This has been quantified as being 500 dwellings to be catered for in North Warwickshire.
- 6.11 There are two main issues for the Borough Council. The first is that development in North Warwickshire should only be as a last resort and all other avenues have been exhausted. Ensuring the delivery of housing in Tamworth will thus be imperative. It is important that sites in North Warwickshire are not seen as quick wins that mean that sites in Tamworth do not come forward for development. This would be unacceptable. The Borough Council will assist, wherever possible, to ensure that any impediments to development, such as infrastructure, in Tamworth can be overcome.
- 6.12 The second issue is that the gap between Tamworth and Polesworth and Dordon is seen to be exceedingly important, both from a Borough perspective and from a local [Polesworth and Dordon](#) perspective. The location of the 500 units will thus be determined through the Site Allocations Development Plan Document following the principles of this document and will not be located within this important gap.
- 6.13 In order for this policy to include flexibility and only if there is a proven need for other uses then the same principles will be used whether this is from Tamworth or an alternative local authority. A Memorandum of Understanding would be required. In addition, mitigation, helping to deliver the vision of this Core Strategy to retain and enhance the Borough's rural character, would be expected from the relevant local authority.

Deleted: Tamworth

Deleted: from those who live in the Polesworth and Dordon area.

Table 1: Housing Dwellings to be delivered to 2028

		Dwellings Net	Average Dwellings per annum
a)	Housing requirement 2006-2028 (3800 ÷ 22 yrs=)	3800	150
b)	Net additions to stock 2006-2012 (5 years) - Completions that have already taken place.	681	
	Total Residual requirement	3119	

Amount required for next five years:

	Total Residual requirement	3119	
	<i>500 units will be programmed to come forward after 2022 subject to conditions</i>	- 500	
c)	Residential net requirement for 2012-2028 (16 yrs) in order to get an annual requirement	2619	164
d)	Requirement for 5 years 2012- 2017	817	(164 x 5 yrs)
e)	Plus a 5% flexibility factor	41	
f)	Housing requirement for next five years (d + e)	859	

Amount of Housing Land left to find for remaining Plan period

	Housing in the Pipeline (sites already with planning permission or allocated)	743	
	Land to be found in remaining Plan period (3119 – 743)	2376	

NW3 Housing Development

- Between 2006 and 2028 at least 3,800 dwellings (net) will be developed.
- The delivery of 500 units from the total 3800 units will not commence until at least 75% of the 1150 proposed at Anker Valley Sustainable Urban Neighbourhood and 75% of the remaining Tamworth housing target are completed, or by 2022 whichever represents the later date.
- All housing sites will be allocated in accordance with this Core Strategy, and, in particular, respect the rural character of North Warwickshire
- There should be a variety of types and tenures that reflect settlement needs.
- Development will take place in locations having regard to the needs of each location and their capacity to support additional development.
- Development will only occur if the appropriate infrastructure is available and sites will be released in order to ensure a consistent delivery of housing for the Borough.
- Site specific proposals or allocations will be identified in future Development Plan Documents.

Delivery of Strategic Objectives: 1, 2

Split Of Housing Numbers

- 6.14 The housing requirement has been split between the settlements listed in the settlement hierarchy. The number of units directed to each settlement has been dependant on the sites that have been identified through the Strategic Land Availability Assessment and what has already been completed. The location of these units will be determined through the Site Allocations DPD or through a Neighbourhood Plan.
- 6.15 In the case of the Category 4 settlements it is not expected that sites would come forward that would be larger than 10 units at any one time. The reason for this is that small communities need to grow organically and naturally to be sustainable. Throughout the Borough and especially in the smaller communities there is a particular need for younger person's accommodation or elderly person's accommodation. The provision of suitable elderly persons accommodation may also have the benefit of releasing existing housing within smaller settlements, contributing again towards the need and demand for housing in such settlements.

Deleted: .

Deleted: .

NW4 Split of Housing between Settlements

Housing (both market and affordable housing) will be directed to settlements in the following way. The remaining housing requirement will be split in the following way and are minimum figures:

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

Deleted: 15

Category 1: Market Towns

Atherstone & Mancetter	600
Polesworth & Dordon	440

Category 2: Green Belt Market Town

Coleshill	275
-----------	-----

Category 3A: Local service Centres - (outside of Green Belt)

Grendon & Baddesley Ensor	180
(together, as a single network of villages)	
Hartshill with Ansley Common	400
(together, as a single network of villages)	

Category 3B: Local service Centres - (in Green Belt)

Old & New Arley	90
(together, as a single network of villages)	
Kingsbury	50
Water Orton	50

Category 4: Other Settlements with a development boundary.

The following settlements will cater for the following amount of development on sites of no more than 10 units and at any one time unless a Neighbourhood Plan allocates more:

Ansley	40
Austrey	40
Curdworth	15
Fillongley	30
Hurley	30
Newton Regis	15
Piccadilly	5
Shuttington	10
Shustoke	15
Warton	45
Whitacre Heath	20
Wood End	30

Category 5 – Outside of the above settlements

Only affordable housing where there is a proven local need and it is small in scale and does not compromise important environmental assets.

Delivery of Strategic Objectives: 1, 2

Formatted: Font: Italic

Formatted: Font: Italic

Deleted: Smaller Rural Villages

Deleted: 40

Affordable Housing

- 6.16 Generally affordable housing is defined as housing that is non-market for those whose need is not met by the market. National guidance indicates that this can include a wide variety of delivery methods such as socially rented and intermediate housing.
- 6.17 The Council undertook a Housing Market Assessment in 2008 to provide up to date evidence and information for the Core Strategy. Affordable housing needs still remain high with a need of 286 units per annum. The need for affordable housing as identified by this assessment exceeds, on an annualised basis, housing requirement for the Borough, of 150 units per annum. This causes a particular difficulty in North Warwickshire because the analysis further shows that the ratio of income to house prices / market rental in the Borough is such that the greatest amount of need is for socially rented accommodation. Since the adoption of the 2006 Local Plan therefore "local affordable housing" for North Warwickshire has related to the provision of socially rented housing provided by a Registered Social Landlord, or housing of a similar standard that is available at an equivalent or lower cost (in terms of weekly or monthly repayments or rent). Socially rented accommodation is not the only provision of local affordable housing but it is a means of comparison to ensure that the housing that is provided is affordable for those in housing need in North Warwickshire.
- 6.18 Increasingly however, it is clear that the viability of these schemes is coming in to question as sources of external funding, such as from the Homes and Communities Agency, is increasingly difficult to access. This means that the Borough Council will have to look at other forms of provisions that clearly deliver aspirations for affordable quality homes. Intermediate housing, such as shared ownership or discounted market housing (in perpetuity), whether provided by an Registered Social Landlord (RSL) or by a private developer is acceptable. But it will only be able to satisfy a very small proportion of the local housing need (some 3.8%). This is because such housing will only be affordable in North Warwickshire if it compares in terms of standard (size / security of tenure / facilities) and monthly outgoings for rent / mortgage to the rent paid in the socially rented sector.
- 6.19 Provision of affordable housing remains one of the main priorities for the future. 'Right to buy' / acquire has exacerbated the local situation leaving a dwindling supply of housing held by the Council or Registered Social Landlords. In villages with a population of less than 3000 it is possible to curtail the right to acquire from Registered Social Landlords (RSL's). Thresholds and percentages are justified and pursued in the Plan, and sites will be identified to provide exclusively for affordable housing. A further Plan measure is the restriction to only meet local affordable housing need in rural settlements.

- 6.20 In terms of delivery of housing sites the Borough Council has been working with the Homes & Communities Agency and other local authorities in the sub-region to prepare a Local Investment Plan (LIP). This includes a list of priority sites that it will pursue with Registered Social Landlords and the private sector to deliver. In addition, the Borough Council itself has built affordable units and will pursue this again where possible by looking to its own and other public sector land to unlock further opportunities.
- 6.21 Any local affordable housing will have a cascade of eligibility from local ward up to Borough level. It is important that the housing provided caters for the local affordable housing need and that this is maintained as such in perpetuity. In the first place, priority will be given to those who currently live or work in the ward where the development is taking place. Secondly, the needs of those living in adjacent wards will be considered followed then by the wider needs of the Borough. Those who have been offered a job in North Warwickshire and need to move into the area but cannot afford a house will also be eligible if they can provide proof of the job offer.
- 6.22 Each housing site will be expected to provide for housing in order to meet the target of 40% of housing to be affordable over the plan period. This provision will be provided through on-site provision, off-site financial contributions and / or land. In all cases viability issues will determine the nature and scale of provision. Planning conditions will be imposed or planning obligations be sought in order to ensure that affordable housing provision is provided in a way that meets local needs and is locally affordable in perpetuity. This will mean that innovative ways of providing affordable housing will need to be pursued. This will include commuted sums from small developments that collectively can provide a viable sum and the availability of a suitable site to provide affordable housing elsewhere in the Borough.
- 6.23 A monitoring target has been set to ensure that during the period 2006 – 2028 40% of the dwellings completed are affordable.
- 6.24 Rural Affordable Sites will be included in future Development Plan or Neighbourhood Documents.

NW5 Affordable Housing

A target of 40% of dwellings completed in the period from 31st March 2006 to 31st March 2028 will be in the form of locally affordable housing. This will be achieved through:

1. on-site contributions and / or,
2. financial contributions and / or,
3. land

It will be subject to viability testing and varying thresholds.

Delivery of Strategic Objectives: 1, 2

Gypsy & Travellers

- 6.25 The Government's key objective for planning for housing is to ensure that everyone has the opportunity of living in a decent home. This includes a commitment to ensuring that the housing needs of members of the gypsy and traveller community and the travelling show people's community are met. The Southern Staffordshire and Northern Warwickshire Gypsy and Traveller Accommodation Assessment (GTAA) published in February 2008 examined the necessity for further sites in the region.
- 6.26 A number of local authorities across the Southern Staffordshire and Northern Warwickshire area (Rugby Borough Council, Lichfield District Council, South Staffordshire Council, Nuneaton and Bedworth Borough Council, Cannock Chase District Council, North Warwickshire Borough Council and Tamworth Borough Council) commissioned the joint GTAA in May 2007. The study was conducted by a team of researchers from the Salford Housing and Urban Studies Unit (SHUSU) at the University of Salford and assisted by staff at the Centre for Urban and Regional Studies (CURS) at the University of Birmingham. The study was greatly aided by research support and expertise provided by members of the Gypsy and Traveller communities.
- 6.27 For North Warwickshire this assessment, which took in to account the 17 pitches at the Warwickshire County Council rented site at Alvecote, indicated there is a need for an additional 27 residential pitches (12 up to 2012, 5 up to 2017, 5 up to 2022 and 5 up to 2027), and up to 5 transit caravan pitches up to 2027. As the GTAA become less reliable the longer the timeframe, due to the nomadic nature of Gypsy and Travellers, this figure will be updated on a regular basis. The end target date is thus 2027 and not 2028 as in the case of the housing and employment targets. There was no evidence of any requirement to provide pitches for travelling show people.
- 6.28 A West Midlands Interim Policy Statement on the Provision of New Accommodation for Gypsies, Travellers and Travelling Showpeople has been approved by the WMRA in March 2010, prior to being submitted to the Government Office for the West Midlands on 31 March 2011, and gives the provision of pitches per authority for gypsies and travellers and travelling show people. This Interim Policy Statement provides guidance to assist in the preparation of Local Development Frameworks. Emerging from this research work by the Government Office is that the accommodation needs identified in the GTAA for North Warwickshire have been over-estimated due to statistical errors with the way the existing data has been calculated. The Interim Policy Statement indicates a need for an additional 16 residential pitches up to 2017; 5 transit caravan pitches up to 2017 and no evidence of any requirement to provide pitches for travelling show people. Post 2017 the requirement for North Warwickshire is a compound 3% increase each year which equates to 10 additional pitches with current figures up to 2026.

- 6.29 Government is currently updating guidance set out in Circular 01/2006 'Planning for Gypsy and Traveller Caravan Sites' and in the findings of the Southern Staffordshire and Northern Warwickshire GTAA published in 2008. The strategy is looking to locate residential development, including Gypsy and Traveller accommodation, in sustainable locations that are well served by services and facilities. The requirement to locate sites adjacent to urban boundaries may equally be satisfied through its proximity to the administrative areas of Tamworth or Nuneaton. Sites close to Bedworth, Coventry and Birmingham are all within the Green Belt are not appropriate locations for pitches.
- 6.30 In order to provide for a range of small sites outside of the Green Belt, but close to services and facilities, a Gypsy & Traveller Development Plan Document will be brought forward and will follow the principles of the settlement hierarchy.

Travelling Show People

- 6.31 Sites for Travelling Show people will not be allocated specifically as no need has been identified. However appropriate sites would be groups of farms buildings close to main roads throughout the Borough. In addition, there would be a need to meet the criteria reflected in government guidance as set out in Circular 04/2007 'Planning for Travelling Show people' and the findings of the Southern Staffordshire and Northern Warwickshire GTAA published in 2008. Further work will be required to identify specific sites to meet any identified need. Any submitted proposals will be assessed through a criteria based policy to be developed as part of the Gypsy & Traveller Development Plan Document.

NW6 Gypsy & Travellers

27 residential and 5 transit Gypsy and Traveller pitches will be provided between 2006 and 2027 based on current information.

Delivery of Strategic Objectives: 1,2

Note: The target end date for the Gypsy & Traveller pitches is 2027, which is consistent with the GTAA.

Employment

- 6.32 Economic growth is a key Government goal and Local Enterprise Partnerships have been developed to pursue this. The Borough Council wants to work with the private sector to create long lasting local employment opportunities as well as mitigate any adverse impacts and enhance the rural character of the Borough.

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

6.33 Historically North Warwickshire has had a number of large brownfield sites that have been redeveloped and this led to an over supply of employment land in relation to the Warwickshire Structure Plan 1996-2011. Two of the largest sites were Hams Hall and Birch Coppice, which were seen as regional logistic sites and benefited from intermodal rail freight facilities.

Deleted: ,

Deleted: which

6.34 In addition, to target the priority issues and needs identified through the Sustainable Community Strategy it is considered that all employment related development, should support and assist improvements to access to services, health, skills training and education opportunities through appropriate contributions or specific service delivery. The aim is to address the skills and education deficit and improve aspiration, opportunity and choice of employment. Delivery will need to provide a more focused match between available local employment and the existing and aspirational local employee skill base in order to meet local economic needs and to address the large scale out-commuting pattern that presently exists in the Borough.

Existing Employment Land

6.35 With the abolition of the Regional Spatial Strategy the Borough Council has to consider its employment land target. Looking at the available evidence it has been decided to continue with the target to equate to 11 hectares over a 5 year period. Therefore over the Plan period this equates to a total of 48.5 hectares.

6.36 Originally the Regional Spatial Strategy excluded both Hams Hall and Birch Coppice from this local employment land requirement because they were seen to deal with regional rather than local needs. In order to deal with the transition period between the regional figures and moving towards local employment targets outstanding permissions from these two sites will not immediately be added into the employment land figure. This is because if this land were added it would make it appear that no further for employment land would be required.

6.37 Another legacy from the Regional Spatial Strategy is a further 20 hectares specifically for logistics use. However a number of circumstances have changed. Birch Coppice Phase 2 is under construction. Hams Hall has not come forward – a former power station site in the Green Belt. In addition, MIRA Technology Park, an Enterprise Zone, south along the A5 will be coming on stream within the next year or so. With the development of this site this changes the local market and provides opportunities to diversify the local economy for different types of employment growth. The Borough Council is keen to exploit these opportunities and so will allocate the 20 hectares of land originally earmarked purely for logistics use to high density uses on land outside of the Green Belt falling with Use Classes B1 (b & c), B2 and B8;

Formatted: Indent: Left: 0 pt, Hanging: 36 pt, Border: Top: (No border), Bottom: (No border), Left: (No border), Right: (No border), Pattern: Clear

Deleted: to help to diversify the local market

Deleted: Belt.

6.38 The Table below provides information on the employment supply for the Borough. These figures do not include the outstanding planning permissions for Hams Hall and Birch Coppice, as they were originally designated as Regional Logistics Sites in the Regional Spatial Strategy Phase 2. Following abolition of the Regional Spatial Strategy local monitoring needs to take account of all employment land, including the 20ha's originally identified through the Regional Spatial Strategy process. This will now be incorporated within the local monitoring process.

6.39 Delivery of appropriate employment uses and redevelopment within existing employment sites should reflect the need to broaden the employment base and improve employment choice and opportunity. This will both assist in the regeneration of Atherstone and improve employment choice and opportunities across the Borough.

6.40 The Core Strategy also seeks to support and encourage small scale rural businesses to develop and to enable their expansion where this does not impact detrimentally on the countryside character in environmental or sustainable terms.

Table 3: Employment Land 2006 – 2028

A Total Employment Land Requirement	68.5 ha
<u>(48.5 + 20)</u>	
B Completions in ha from 2006 to 2012	- 17.21 ha
C Outstanding Planning permissions at 2012	- 23.84 ha
(excludes outstanding permissions at Hams Hall and Birch Coppice)	
D Existing Local Plan Allocation for Employment land	- 6.9 ha
E Annual Average Rate of Planning permissions estimated to expire between 2013 and 2028 (15yrs x 1ha per annum average⁽¹⁾ = 15)	+ 15 (1ha p/a x 15yrs)
f Remaining Employment Land Requirement	= 31.05 ha
Sum = A – (B – C – D) + E	

^{e(1)} – the rate of expiry of planning consents between 2006 and 2011 has been approximately 1 ha per annum. This trend is projected to continue over the plan period.

6.41 As shown in the table above the site of 6.9 hectares in Atherstone will be safeguarded specifically for the owner of the site so that it can be brought forward for their own employment requirements.

NW7 Employment

- Between 2006 and 2028 68.5 hectares of local employment land will be provided of which 20 hectares will be specifically for high density employment creating uses falling with Use Class B1 (b & c), B2 and B8;
- Employment land will be directed towards settlements appropriate to their size and position in the hierarchy;
- In Category 4 settlements sites will be no greater than 0.2 hectares; and,
- In all cases development will only occur if the appropriate infrastructure is available

Delivery of Strategic Objectives: 1, 2, 3

Sustainable Development

- 6.42 The Council recognises the importance of sustainability. In this respect, all development should demonstrate that it is sustainable, with built development designed, laid out and constructed in a manner to ensure the long term retention, adaptation and re-use; that services and facilities that link and support development must be protected and improved where necessary; and that promotion of sustainable transport is prioritised, since within rural areas there is a reliance on private vehicular transport. This is in line with the Government's intentions towards sustainable patterns of movement.
- 6.43 Transport in a rural area has a different dynamic to that in a built up area. There is a strong dependence on the use of the motor car, as rural bus services may not provide the required journey at the relevant time to access employment sites, in particular. This issue is being exacerbated by the cut in funds to bus operators. This reliance on the motor car can lead to local issues that may result in a greater need for on-site parking and thus result in localised parking standards.
- 6.44 Equal opportunities are an increasingly important matter in planning. Recent legislation sets out the Council's obligations in ensuring that development is suitable for people of all ages, abilities and backgrounds. In addition, promoting healthy and active lifestyles is a key local priority, as set out in the North Warwickshire Sustainable Community Strategy³.
- 6.45 Open spaces, whether publicly or privately owned, are important within settlements as they break up the built form and contribute to local identity. Settlement Character Assessments will be undertaken to identify public spaces within the settlements, and will seek to protect and enhance them.

³ North Warwickshire Community Partnership, 2010; North Warwickshire Sustainable Community Strategy

The Council's Open Space, Sport & Recreation Audit and Green Space Strategy⁴ and the North Warwickshire Playing Pitch Strategy identify existing shortfalls in provision, as well as further classifying the importance of existing open spaces and working to improve and protect sports facilities across the Borough.

- 6.46 People within the Borough should be able to enjoy places without undue disturbance or intrusion from neighbouring uses. This protection of amenity in the public interest accords with paragraph 66 of the National Planning Policy Framework. The Council will look to protect, and improve where possible, living and working conditions through development proposals, which will be enforced by planning conditions or through the Council's Environmental Health powers.
- 6.47 The Rivers Tame, Blythe and Anker are all wildlife sites in the Borough. All are at risk of pollution, particularly the River Blythe, which is a Site of Special Scientific Interest. In addition, despite flood alleviation works in some parts of the Borough, a significant amount of residential and employment land along and near these corridors is at risk of flooding.
- 6.48 The Council seeks to reduce this risk by minimising surface water run-off to these rivers through the appropriate location of new development and requiring Sustainable Drainage Systems (SuDS) and other appropriate attenuation measures. In line with guidance, where there is considered to be a risk of flooding, developers will be required to conduct a Level 2 flood risk assessment as a Level 1 Strategic Flood Risk Assessment was carried in 2009. Recommendations from this study will be used as guidance and included in future Development Plan Documents. In addition, ponds and ditches form an important natural drainage function that should where possible be protected and enhanced, especially as they can also result in environmental enhancement and provide benefits to wildlife.
- 6.49 The raw material, heavy infrastructure and disposal needs of the adjacent Birmingham conurbation and other nearby major urban areas have resulted in additional pressures on the Borough's land resources, including potential contamination. The Borough still has a legacy from extensive coal mining and other extraction. The Minerals and Waste Core Strategies will address specific detailed policies including how to assess viability of sites. Whilst the County Council sets out the strategic approach for mineral extraction and waste disposal, the Borough retains control over contaminated land issues. In line with national requirements, and the intentions of the Council's Environmental Health section to identify and reduce the amount of contaminated land across the Borough, development proposals must identify contaminated and potentially contaminated land, and secure land remediation where appropriate. Such identification may be necessary prior to determination of proposals depending on the sensitivity of the end use. In

⁴ NWBC, 2008; North Warwickshire Green Space Strategy

addition, strict control of the use and disposal of hazardous substances is necessary to safeguard land, premises and people.

- 6.50 Waste should be considered as part of the design of any development. This can be done through Site Waste Management Plans (SWMP's) [or their successor](#). Attention should be given to opportunities to minimise the generation of waste as a by-product and development and ensuring waste arising and managed sustainably.

NW8 Sustainable Development

Development should meet the needs of residents and businesses without compromising the ability of future generations to enjoy the same quality of life that the present generation aspires to. Development should:

- Be targeted at using brownfield land in appropriate locations and subject to maintaining a five year housing supply;
- be adaptable for future uses and take into account the needs of all users;
- maintain and improve the provision of accessible local and community services, unless it can be demonstrated that they are no longer needed by the community they serve; not needed for any other community use, or that the facility is being relocated and improved to meet the needs of the new, existing and future community;
- promote healthier lifestyles for the community to be active outside their homes and places of work;
- reduce the use of cars and the encouragement of alternative forms of sustainable transport;
- have satisfactory means of access, focusing on pedestrian access and sustainable transport methods along with necessary storage facilities, as well as providing for sufficient parking and manoeuvring for vehicles in accordance with adopted standards;
- expand or enhance the provision of open space and recreation facilities, including contributing to the implementation of the Green Space Strategy, and not lead to the loss unless a site of equivalent quality and accessibility can be provided, or shown that it is surplus to needs;
- avoid and address unacceptable impacts upon neighbouring amenities through overlooking, overshadowing, noise, light, fumes or other pollution;
- manage the impacts of climate change through the design and location of development, including sustainable drainage, water efficiency measures, use of trees and natural vegetation and ensuring no net loss of flood storage capacity;
- protect the quality and hydrology of ground or surface water sources so as to reduce the risk of pollution and flooding, on site or elsewhere; and
- not sterilise [viable](#) known mineral reserves; degrade soil quality or pose risk to human health and ecology from contamination or mining legacy and ensure that land is appropriately remediated.

- Seek to maximise opportunities to encourage re-use and recycling of waste materials, both in construction and operation

Delivery of Strategic Objectives: 1, 6, 8, 9

Renewable Energy and Energy Efficiency

- 6.51 Climate change is a key priority for all and over the coming years the move to zero carbon will influence the future policy background. Changes, especially with the improvement in green technology, can have a major long lasting impact. The Borough Council is committed to reducing the carbon footprint of the Borough and encourages changes that lead to such improvements. It has worked with other authorities in the sub-region to produce a Renewable Energy Study. This indicated there was little opportunity for large scale wind generation or district and community heat and power schemes. The report also highlighted how a reasonable proportion of properties in the Borough are still not connected to mains gas supply. In addition it has worked with the sub-regional authorities and the Carbon Trust to produce a renewable energy toolkit.
- 6.52 Wind turbines are a means of providing renewable energy. A key factor of their development will be the impact on the landscape and the local community. Other alternatives will be investigated and the appropriate measure pursued.
- 6.53 All proposals will be required to provide detailed information on associated infrastructure required, including roads and grid connections, impact during construction and operational phases of the development, including visual impact, noise and odour issues and provisions made for restoration of the site.

NW9 Renewable Energy and Energy Efficiency

Renewable energy projects will be supported where they provide a local energy benefit and they respect the capacity and sensitivity of the landscape and communities to accommodate them. In particular, they will be assessed on their individual and cumulative impact on landscape quality, sites or features of natural importance, sites or buildings of historic or cultural importance, residential amenity, and the local economy.

New development will be expected to be energy efficient in terms of its fabric and use. Major development will be required to provide a minimum of 10% of its operational energy requirements from a renewable energy source. Smaller schemes will be encouraged to seek the introduction of renewable energy and energy efficiency schemes at the outset to avoid costly retrofit.

Viability and suitability will be considered when renewable energy provision is being planned for developments in order to provide the most suitable type.

Delivery of Strategic Objectives: 1, 6, 7

Quality Of Development

- 6.54 The Commission for Architecture and the Built Environment (CABE) has developed the Building for Life (BfL)⁵ standard in conjunction with the Home Builders Federation, and is supported by government as the standard for the design quality on new homes. BfL provides a means of ensuring new housing meet appropriate design standards; respect their setting, and are sustainable, thus creating quality places.
- 6.55 The Borough Council is committed to using the BfL standard within new residential developments. It will look to promote Building for Life, and where appropriate, offer specific guidance drawing on this initiative. Consequently, the aim is to ensure that all new housing developments achieve a good standard of design as defined by the BfL standard.
- 6.56 Ensuring high quality design across the commercial and industrial sector is equally as important. Many elements of the BfL standard apply to non-domestic buildings, and this approach is further supported by the West Midlands Sustainability Checklist (WMSC)⁶, and the Council will seek that development achieves a good standard as defined by the WMSC
- 6.57 The Council recognises the importance of planning development to reduce the opportunity for crime. Whilst crime levels across the Borough are generally lower than other areas of the West Midlands, design should ensure such figures are maintained and further lowered where possible. It is clear that the fear of crime especially at night is still an issue, as for example the Atherstone Parish Plan highlights that there is still fear of being out at night. The [Borough Council will use the Secured by Design⁷ principles, which](#) are widely accepted to contribute to lowering crime rates.
- 6.58 North Warwickshire is made up of a number of communities and thus there are very differing styles. With the Borough having over 50 settlements it is important that the local distinctiveness is reflected in any developments. This is particularly important in settlements that for the settlement hierarchy have a co-joined settlement boundary. This does not detract from the fact that these places consider themselves separate with each having their unique identities.
- 6.59 The Landscape Character Appraisal and individual Settlement Appraisals have been carried out and will be developed further into Supplementary Planning Documents and should be used as the basis for creating locally

⁵ CABE, 2008; Building For Life 20, www.buildingforlife.org

⁶ WMRA, 2009; West Midlands Sustainability Checklist, www.checklistwestmidlands.co.uk

⁷ ACPO CPI, 1989; Secured by Design, www.securedbydesign.com

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

distinctive proposals. The Landscape Character Assessment identified landscape sensitivity areas surrounding settlements and these will be used when assessing impacts from developments. The Borough Council has Design Champions and they will be used to promote and encourage local distinctiveness in new developments.

- 6.60 In addition to delivering suitable forms of development in appropriate locations, a main objective of the Core Strategy is to promote high quality development at all times. Policies in this Strategy are formulated with this objective in mind. Quality developments rely on a combination of factors including aesthetics of the buildings; how water is dealt with and how development fits within the landscape, both rural and urban. Other policies play an equal part in the achievement of quality developments such as how access is gained to a site and how cars and lorries are treated within a scheme. All are crucial in achieving high quality developments within the Borough.
- 6.61 Development can adversely affect public rights of ways. The Borough Council wants to see access to the countryside maintained and improved. Therefore it wants to avoid any adverse effects on the current provision and where possible see the expansion of public rights of way.

NW10 Quality of Development

All development proposals must:

- demonstrate a high quality of sustainable design that positively improve the individual settlement's character; appearance and environmental quality of an area;
- deter crime;
- provide, conserve and enhance biodiversity; and,
- create linkages between green spaces and wildlife corridors.

Development should protect the existing rights of way network and where possible contribute to its expansion and management.

Deleted:

Deleted: s

Formatted: Indent: Hanging: 36 pt, Bulleted + Level: 1 + Aligned at: 54 pt + Tab after: 72 pt + Indent at: 72 pt

Deleted: ,

Deleted: the way it functions which

Formatted: Bullets and Numbering

Formatted: Indent: Left: 36 pt

Delivery of Strategic Objectives: 1, 6, 7, 8, 9

Natural & Historic Environment

Natural Environment

- 6.62 North Warwickshire is characterised by distinctive and open countryside with market towns and many small villages and hamlets. Large country estates make up part of the Borough and much of this open character is in part due to their existence. The overwhelming land use is agriculture, often in extensive estates and accompanied by countryside recreation. The Borough has many Sites of Special Scientific Interest (SSSI), areas of Ancient Woodland, Local Sites (Wildlife and Geological), Parks and Gardens of Historical Interest,

Deleted: Regional Geological Sites (RIGS),

Country Parks and Warwickshire Wildlife Trust Nature Reserves. However, biodiversity is not only restricted to these sites, but also extends into the wider countryside where protected, rare and endangered species exist, forage or rest, [such as individual veteran trees](#). Assets are not only statutory and non-statutory sites, including potential sites, but also those that maintain connectivity within the landscape. Some of these assets have already been identified but are continually being updated. Therefore Supplementary Planning Documents will be prepared in order to allow the information to be updated. Contributions will be sought to assist with the delivery of creating and maintaining the borough's biodiversity and geo-diversity assets.

- 6.63 The Core Strategy, therefore, recognises that it is essential for a healthy and diverse landscape to be protected and enhanced to ensure species movement throughout the Borough as well as into neighbouring authorities. This flow will assist with climate change adaptation by enabling species to expand populations as well as move to more favourable areas.
- 6.64 Due to the area's natural assets and growth pressure from surrounding areas the primary planning policy will be appropriate development of the appropriate size in the appropriate location.
- 6.65 Regeneration of the Market Towns particularly through mixed-use development will allow the primary assets of the Borough - its countryside and settlements - to be protected and enhanced. Policies to protect and improve the Countryside beyond defined settlement boundaries and expected growth will continue and are developed in the Strategy.
- 6.66 It is intended that mineral workings sites, both in use or exhausted, as well as existing employment sites be put back into appropriate Green Belt / rural uses as current operations and permissions cease.

Deleted:

Historic Environment

- 6.67 North Warwickshire has been shaped by human activity over many thousands of years, and the distinctiveness of its present landscapes and settlements reflects this historic character. Amongst the more prominent features of its historic environment are remains of a number of monastic sites from the middle ages, whilst the economic exploitation of the Borough's geology has left a rich heritage of industrial archaeology. The 24km of canal system also adds to the industrial heritage of the Borough. The Warwickshire Historic Environment Record contains records of over 1350 archaeological sites, of which 29 are Scheduled Ancient Monuments. There are 579 Listed Buildings, 10 Conservation Areas and 3 Registered Parks and Gardens.
- 6.68 Apart from these discrete sites, the entire landscape has intrinsic historic interest which contributes to the local sense of place and is valued by residents and visitors. [It has been systematically characterised through the national programme of Historic Landscape Characterisation, a regional programme of Historic Farmsteads Characterisation and a Countywide](#)

Deleted: It has been systematically characterised through the national programme of Historic Landscape Characterisation and the results of this work are available to inform the planning and design of developments.

Historic Town Study and results of this work are available to inform the planning and design of developments.

- 6.69 The Historic Environment is a finite and non-renewable resource. 14 designated assets were identified by English Heritage as being 'at risk', mainly from disuse or neglect, in 2011⁸. Kingsbury Hall and Astley Castle are undergoing major work. The Borough Council will continue to work with owners to seek ways of securing their future.
- 6.70 The Borough recognises the role of the Historic Environment in shaping the distinctiveness of the Borough and in contributing to quality of life and quality of place. It is committed to protecting and where possible enhancing its historic assets including identification of areas where development might need to be limited in order to conserve heritage assets or would be inappropriate due to its impact upon the historic environment. Proposals for new development should reflect this commitment, with design that reflects local distinctiveness and adds value to it. Proposals which may have an impact upon the Borough's Historic Environment will be assessed in accordance with local and national policy and guidance⁹."
- 6.71 For clarification habitats includes: Habitats, species and features identified under Section 41 of the National Environment and Rural Communities Act as a principal of importance; proposed and designated Local Wildlife Sites and Local Geological Sites; Local Nature Reserves; ancient woodlands and veteran trees; river corridors and canals; networks of natural habitats and legally protected species, including linear features and wildlife corridors, such as hedgerows.

Deleted: and

NW11 Natural & Historic Environment

The quality, character, diversity and local distinctiveness of the natural and historic environment will be conserved and enhanced. Within identified landscape character areas development will conserve, enhance and where appropriate, restore landscape character as well as promote a resilient, functional landscape able to adapt to climate change. Specific landscape, geo-diversity, wildlife and historic features which contribute to local character will be conserved and enhanced.

The quality of the historic environment including archaeological features will be conserved and enhanced and wherever possible seek a sustainable reuse of the historic building.

Delivery of Strategic Objectives: 1, 6, 7, 8, 9

⁸ Heritage at Risk Register 2008 (English Heritage 2009)

⁹ *Policies and Guidance for the Sustainable Management of the Historic Environment* (http://www.english-heritage.org.uk/upload/pdf/Conservation_Principles_Policies_and_Guidance_April08_Web.pdf?1271145138)
English Heritage 2008); *NPPF* (<http://www.communities.gov.uk/publications/planningandbuilding/nppf>)

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

NW12 Nature Conservation

Sites of Special Scientific Interest (SSSI's) will be subject to a high degree of protection, in view of their national importance. Development adversely affecting a SSSI will only be permitted where the benefits of the development at these sites clearly outweigh the likely impacts on the site and any broader impacts on the national network of SSSI's. Loss of other irreplaceable habitats, such as ancient woodland or veteran trees will also only be permitted where the need for, and benefits of, clearly outweigh the loss.

Formatted: Justified, Indent: Left: 36 pt, Border: Box: (Single solid line, Auto, 0.5 pt Line width), Pattern: Clear (Tan)

Deleted: is

Deleted: ¶

Development that affects Sites of Regional and Local Importance for Nature Conservation will only be permitted where the benefits of the development outweigh the nature conservation value of the site and the contribution it makes to the Borough's ecological network.

Deleted: i

Deleted: b

Development that damages habitats and features of importance for nature conservation will only be permitted where there are no reasonable alternatives to the development taking place in that location. Where appropriate, developments will be required to help enhance these features and/or secure their beneficial management

Formatted: Font: 12 pt

Development should help ensure that there is no net loss of biodiversity and geological interest by avoiding adverse impacts first then providing appropriate mitigation measures. Where this cannot be achieved, and where the development is justified in terms of the above criteria, the Local authority will seek compensation and will consider the use of biodiversity offsetting as a means to prevent biodiversity loss. In doing so, offsets will be sought towards enhancements of the wider ecological network in the Borough or sub-region in line with local, regional and national priorities for nature conservation

Deleted: b

Deleted: ¶
Development that damages habitats and features of regional or local importance for nature conservation will only be permitted where there are no alternatives to the development taking place in that location. Where appropriate, developments will be required to help secure the beneficial management of such features.¶
¶
Development should help ensure that there is no net loss of biodiversity and geological interest, and where appropriate contributions will be sought to ensure the enhancement of biodiversity, geological and other natural features in line with local, regional and national priorities for nature conservation.¶
¶

Delivery of Strategic Objectives: 1, 6, 7, 8, 9

Green Infrastructure

6.72 Green Infrastructure (GI) is a strategically planned and delivered network of high quality green spaces and other environmental features. It should be designed and managed as a multifunctional resource capable of delivering a wide range of environmental and quality of life benefits for local communities. Green Infrastructure includes parks, open spaces, playing fields, woodlands, allotments and private gardens. The Borough already has higher than average accessibility to woodland providing an excellent basis from which to develop a Borough wide network. However there are still local deficiencies which need to be tackled as well as the creation of further woodlands helping to extend corridors.

6.73 The Borough Council is working with other authorities in the sub-region, and Natural England to develop a Sub-regional Green Infrastructure Strategy. This strategy will establish criteria to identify sub-regional Green Infrastructure assets of Landscape, Accessibility and Biodiversity importance. The Borough

Deleted: -----Page Break-----

Deleted: providing an excellent opportunity to build upon

Deleted: al

is also a partner in the Warwickshire Biodiversity Offsetting pilot. Biodiversity Offsetting provides a standardised mechanism for quantifying and delivering compensation where adverse impacts on biodiversity cannot be avoided or mitigated on site. The outcome of this work and any additional local work will be taken forward in other Development Plan Documents as well as an explanation of how the formulae and offsetting will be translated into further guidance. Policy will need to set clear standards for when and how biodiversity offsetting may be used within the planning system.

6.74 The two canals in North Warwickshire can contribute towards the provision of significant local and strategic Green infrastructure, as they provide important wildlife corridors and can support significant biodiversity along their length. The definition of green infrastructure includes "blue infrastructure and blue spaces" such as waterways, towpaths and their environs. They also provide important open spaces. Further detail on the definition of "Green Infrastructure" can be found in the Glossary.

6.75 Opportunities exist throughout the Borough where development takes places. In particular the use of mineral sites provides an opportunity to create links and for biodiversity offsetting potential. For example the quarry sites of Purley, Jubilee and Oldbury. Offsets would be sought towards enhancements of the wider ecological network in line with local, regional and national priorities for nature conservation. In addition, the development of HS2 will also provide a corridor in its own right but equally could cause links across the railway line to be broken.

NW13 Green Infrastructure

Throughout the Borough a comprehensive network of high quality, multi-functional, green spaces, corridors and other environmental features will be maintained, enhanced and created for flora, fauna and humans, which link into the sub-regional green infrastructure networks.

Development proposals must demonstrate how they contribute to maintaining and enhancing a comprehensive and strategically planned green infrastructure network, where appropriate. With reference to the sub-regional Strategy for Green Infrastructure and the local Green Infrastructure resource development should:

- Maintain and enhance existing green infrastructure assets;
- Optimise opportunities to create links between existing green infrastructure within the district and to surrounding sub-regional networks;
- Help deliver new green infrastructure assets where specific need has been identified.

Where new green infrastructure can not be provided on site, or where an existing asset is lost or adversely affected, contributions will be sought

towards wider green infrastructure projects and improvements within the district or, where appropriate, in the sub-region.

Delivery of Strategic Objectives: 1, 6, 7, 8, 9

Economic Regeneration

6.76 Although North Warwickshire saw one of the largest growths in terms of logistics and support facilities in the West Midlands it is still a fragile economy, with a high dependency on a narrow range of sectors and larger employers, as outlined in the Employment Topic paper and Industrial Market Assessment Report. The growth of the small to medium sized enterprises, in particular, will continue to be supported. Both appropriate rural diversification and regeneration of existing sites will be part of the long term strategy to address the economic issues that the Borough faces. Working with neighboring authorities and relevant Local Enterprise Partnerships the Borough Council will focus on delivering a broad range of high skilled employment generating uses in addition to the traditional B1 (offices and light industrial, research and development), B2 (general industry) and B8 storage and distribution. In particular research and development and other knowledge based companies / facilities would be welcomed. The provision of high speed broadband throughout the Borough will be important to allow businesses to grow, develop and exploit the opportunities coming forward as a result of the MIRA Enterprise Zone.

Deleted: companies

Deleted: long lasting

Deleted: rather than

Deleted:), BI (

NW14 Economic Regeneration

The delivery of employment generating uses, including the redevelopment of existing employment sites and farm diversification, should reflect the need to broaden the employment base, improve employment choice and opportunities for local people.

Delivery of Strategic Objectives: 1, 3, 5

Deleted: —Page Break—

Atherstone

- 6.78 Atherstone is one of the Market Towns in the Borough and acts as the Civic Centre for the Borough. Its vitality is important to the surrounding areas. The town centre has been the subject of numerous initiatives to try and stimulate regeneration.
- 6.79 There are a number of opportunities for regeneration both in the town centre and the industrial estates. The priority for development in Atherstone will be to exploit these opportunities in both the town centre and industrial estates.

- 6.80 Development on sites inside the development boundary will be pursued but it is recognised that in order to maintain a five year housing supply that growth may need to take place beyond its current boundaries. Due to constraints surrounding the settlement any growth beyond the current development boundary would be directed to the north-western area of Atherstone.

NW15 Atherstone

Proposals that assist in the continued regeneration of Atherstone will be supported and encouraged. Partnership schemes, which allow the bringing together of services and releasing sites for redevelopment, will be sought, where these result in an improvement of services and facilities

Partnership working, with both the public and private sector, will be central in the delivery of regeneration of Atherstone. Key sites in the town centre and industrial estates, as well as other redevelopment sites within the existing development boundary, will be pursued where they achieve the following outcomes:

- Improved community facilities in more sustainable buildings (low maintenance / energy efficient)
- Improved energy efficiency
- Creation / protection of jobs
- Improved historic environment in terms of maintaining local distinctiveness, respecting historic settlement morphology and retaining and enhancing the historic fabric.

Further growth of the Atherstone and Mancetter area, outside of the current boundaries, will be focused in the broad direction of the north-west of the settlement

Delivery of Strategic Objectives: 1, 3, 4

Deleted: -----Page Break-----

Polesworth & Dordon

- 6.81 Polesworth and Dordon are important areas for growth. Any growth would need to respect their individual characters. There are however constraints to their growth: To the north and east the issue of coal reserves needs to be addressed before development can take place. To the west, the gap between the built up boundary of Tamworth and the rural areas up to Polesworth and Dordon in North Warwickshire, are extremely important locally and to the Borough as a whole.

Deleted: is

- 6.82 Access within and around Polesworth and Dordon is an issue. The junction of the A5 and Long Street needs to be improved or changed if development in this area can be taken forward. In addition, Long Street itself may constrain the number of developments that take place to the north of the A5 and needs

Deleted: placeto

to be addressed in any development proposals that look towards the A5 for access.

- 6.83 It is clear that any development to the east of Polesworth and Dordon would need to address the issue of coal reserves. If this issue can be overcome then broad locations of growth would be to the south and east.

Deleted: give assurance that
Deleted: is addressed satisfactorily and that there is no expectation of open cast operations.

NW16 Polesworth & Dordon

The Broad location of growth will be to the south and east of the settlements subject to there being no unacceptable environmental impacts from surface mining and that viable coal reserves are safeguarded.

Land to the west of Polesworth & Dordon shall remain essentially undeveloped in order to maintain the separation between Tamworth and the settlements of Polesworth & Dordon. Any proposals will be expected to be limited in size and maintain the separation between the urban area of Tamworth and the settlements of Polesworth and Dordon.

Deleted:
Deleted: there being no opencast
Deleted: operations
Deleted: and the sterilisation of any coal reserves is proven.

Delivery of Strategic Objectives: 1, 2, 3, 4, 6, 7

Local Services & Facilities

- 6.84 Local Services and facilities are key to the vitality of the many towns, villages and hamlets in the Borough, including social and cultural infrastructure. The Core Strategy will protect and support local services and facilities across the Borough and will ensure community involvement in the consideration of the means of achieving this. Further advice and guidance will be developed.
- 6.85 Poor health and in particular obesity, is an issue throughout the Borough but with some local high concentrations. In addition there is increasing concern over betting. Planning can not restrict takeaways or betting shops completely but where there is a local problem local policies may seek to restrict the number of takeaways or betting shops, other uses in order to maintain the variety of retail uses and to assist in achieving a healthy resident population..

NW17 Services & Facilities

Proposals that would result in the loss of an existing service or facility which contributes to the functioning of a settlement will only be supported where the facility is replaced elsewhere or proven that it will not harm the vitality of the settlement.

Disproportionate concentration of uses will be avoided. Robust justification using a sequential approach will be required to avoid a disproportionate concentration of uses.

Deleted: ¶

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

Deleted: ¶

New schools will be pursued, such as the redevelopment of the Hartshill Secondary School.

Delivery of Strategic Objectives: 1, 6, 7, 8, 9

Transport

6.86 Transport, especially in a rural area, gives everyone the means of accessing services and facilities as well as jobs and training. The Core Strategy seeks to maintain and improve public transport links between the Market towns, Local Service Centres and other villages to help sustain a viable local economy. The Borough Council will pursue transport improvements through development and will seek mitigation measures from any transport developments.

Deleted: links between

6.87 The Borough Council has been working with 14 other local authorities and the Highways Agency to develop a Strategy for the A5. The A5 is an important strategic route for the sub-regional area but is also an important local road serving the local community. Any growth along its route will need to carefully consider the implications of additional traffic.

6.88 With the development of High Speed rail and the new Station at the NEC there are implications on road traffic that will need to be carefully considered and mitigated against, especially through the rural roads of North Warwickshire. Opportunities will be sought to improve public transport links in to the rural parts of North Warwickshire and improve access to a wider range of services and facilities.

Deleted: of North

6.89 In addition the Borough Council will pursue the introduction of improved cycling and pedestrian links through out the Borough.

6.90 The Borough has a number of level crossings on the rail network. Development will need to address its impact where necessary to avoid any adverse impact or interference to the rail network. This issue will be considered in future development plan documents.

Formatted: Indent: Left: 0 pt, Hanging: 36 pt

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

Deleted: -----Page Break-----

NW18 Transport

Opportunities for securing transport routes and other improvements will be sought, particularly through the A5 Strategy and the re-use of redundant railway lines / corridors where appropriate.

The traffic implications and impact of growth in adjoining area and from development related to High Speed rail will need to be addressed and mitigated through encouraging sustainable transport solutions and measures, including traffic calming and access constraints on the rural road network.

Delivery of Strategic Objectives: 1, 2, 3

7. Delivery

- 7.1 Delivery of the Core Strategy is important to the Borough Council and as such when considering development proposals the Council 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.
- 7.2 Planning applications that accord with the policies in this Plan (and, where relevant, with policies in neighbourhood plans) will be approved without delay, unless material considerations indicate otherwise. Where there are no policies relevant to the application or relevant policies are out of date at the time of making the decision then the Council will grant permission unless material considerations indicate otherwise – taking into account whether:
- Any adverse impacts of granting permission would significantly and demonstrably outweigh the benefits, when assessed against the policies in the National Planning Policy Framework taken as a whole; or
 - Specific policies in that Framework indicate that development should be restricted.
- 7.3 The delivery of infrastructure at the right time and in the right place will be essential for the delivery of this Core Strategy. Considerable importance is attached to the need to ensure that local communities in North Warwickshire have reasonable access to a range of services and facilities:
- 7.4 A number of factors underpin the importance of planning agreements and Section 106 contributions in North Warwickshire:-
- The area is relatively remote with a small but dispersed population and this has an impact on the cost of service provision.
 - The Authority has a history of working in partnership with developers to secure and deliver local benefits through the Planning process.
 - The area does not benefit from any significant UK, regional nor EU regeneration regimes.
 - There are significant public concerns to ensure the impacts of development are mitigated.
 - Again, there is public concern to maintain the provision of local services that are vital to community life.
 - Limited Council resources reflecting a small and rural population.
- 7.5 The Council will work with and look to developers to contribute effectively to maintaining and developing local Quality of Life and assisting in the delivery of the Sustainable Community Strategy, through high standards of development;

the type and character of buildings and uses proposed and from measures of the type set out below:

- ensure that the impact of development on the social fabric of communities is considered and taken into account;
- seek to reduce social inequalities;
- address accessibility (both in terms of location and physical access) for all members of the community to jobs, health, housing (particularly affordable housing), education, shops, leisure and community facilities;
- take into account the needs of all the community, including particular requirements relating to age, sex, ethnic background, religion, disability or income;
- deliver safe, healthy and attractive places to live; and,
- support the promotion of health and well being by making provision for physical activity [including walking and cycling](#).

These may be required by planning conditions or sought in the form of Planning Obligations in accordance with Circulars 11/95 and 05/05 respectively (or their successors).

- 7.6 Alongside this Core Strategy will be an Infrastructure Delivery Plan. This sets out the known infrastructure requirements to accommodate the growth within the Borough. This will be updated on a regular basis. The Plan will feed in to a Community Infrastructure Levy (CIL) which is a new planning charge that came into force on 6 April 2010 through the Community Infrastructure Levy Regulations 2010 (now amended by the Community Infrastructure Levy (Amendment) Regulations 2011). The Borough Council will work with partners to develop a Community Infrastructure Levy charging schedule as well as seek alternative funding opportunities. [Both S106 obligations and CIL will need to have regard to viability issues to ensure the level of levy set or obligations sought does not prevent the delivery of development in general.](#)
- 7.7 The policies give a framework within which assessments of S106, CIL or other legal agreements will be made. These will be supplemented, where necessary, over time by further advice in the form of guidance notes and Supplementary Planning Documents.
- 7.8 The timing of infrastructure delivery is very important to the success of developments. This ranges from the provision of services and facilities to the provision of the sewage infrastructure. The delivery of infrastructure will be sought at the appropriate time.

NW19 Infrastructure

The Strategy's policies and proposals will be implemented by working in constructive partnership with funding agencies and service providers; by the grant or refusal of planning permission, and by the use of planning conditions and obligations, in order to secure the following key priorities:

- Provision of affordable housing;

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

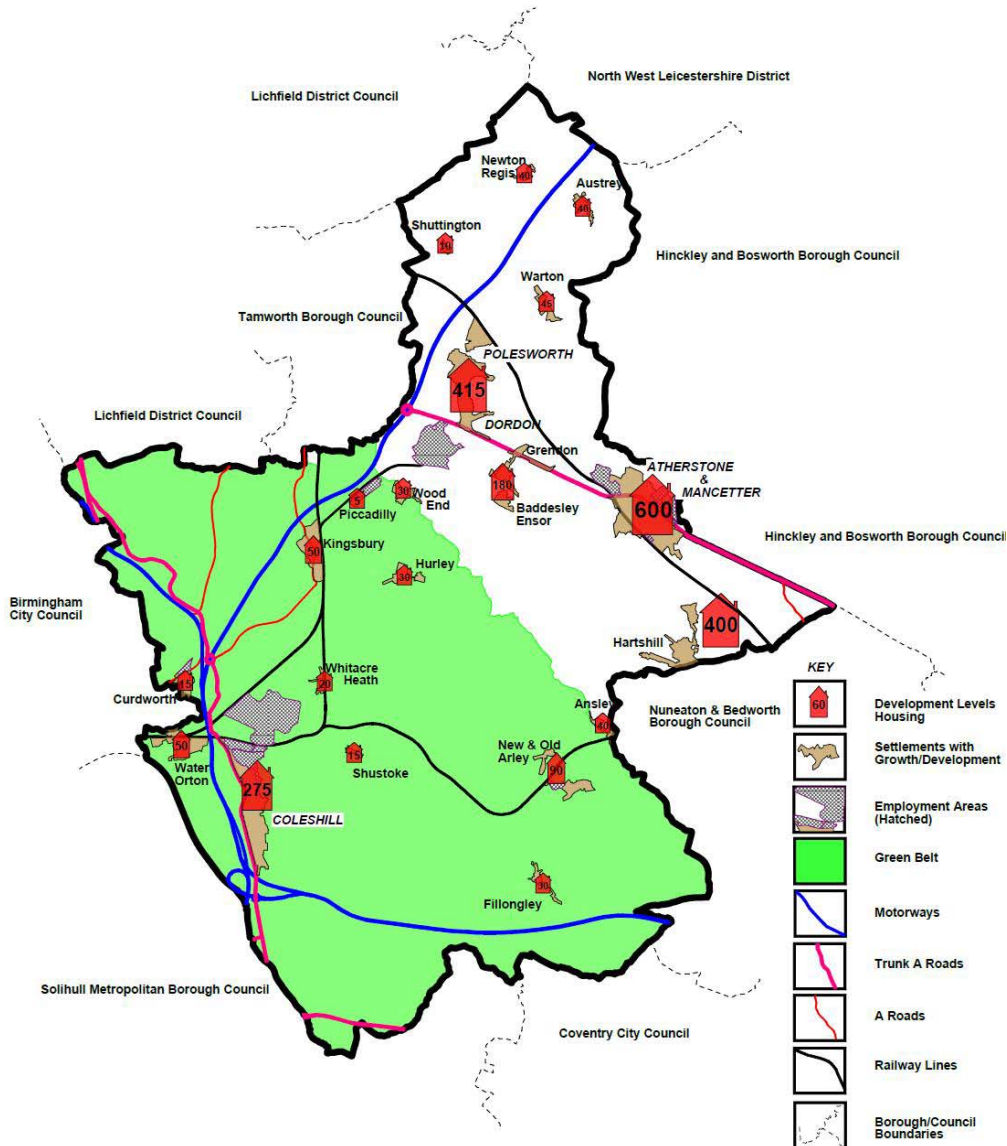
- Protection and enhancement of the environment and mitigation of the environmental impact of past and proposed development of land;
- Provision of necessary services, facilities and infrastructure to meet the demands of new development and communities to include Green Infrastructure, open space, sports and recreation and transport; and,
- Provision of training and upskilling opportunities

Delivery of Strategic Objectives: All

Key Diagram

The Key Diagram is provided to show the spatial distribution of development and the levels expected within the Borough. PLEASE NOTE THAT KEY DIAGRAM NEEDS UPDATING TO REFLECT NUMBERS IN POLICY NW4

NORTH WARWICKSHIRE - KEY DIAGRAM



8. Monitoring

Monitoring of the Core Strategy is a central component of ensuring that the Core Strategy delivers.

Core Strategy Policy		Strategic Objective	Indicator	Target
No	Title			
NW1	Settlement Hierarchy	1,2,3,4	Amount of development	The total amount of development
NW2	Green Belt	1,7,8	Changes to Green Belt Infill Boundaries	Amount of changes Number of infill boundaries
NW3	Housing Development	1,2	Amount of development taking place In this Borough and in Tamworth	3800 dwellings over
NW4	Split of Housing Numbers	1,2	Amount of development in each settlement	Numbers from Policy
NW5	Affordable Housing	1,2	Amount of affordable housing built	40% of overall housing target = 1400 units
NW6	Gypsy & Travellers	1,2	Amount of development taking place	27 Gypsy & Traveller pitches
NW7	Employment	1,3	Amount of development taking place	68.5 hectares
NW8	Sustainable Development	1,6,8,9	Amount of flood storage Achieving the Green Space Strategy action plan Creation of alternative transport services / routes	No net loss of flood storage Target to be developed Green Space Action Plan Link to LTP
NW9	Renewable Energy & Energy Efficiency	1,6,7	Amount of on site energy generation Energy reduction measures	At least 10% on site

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

NW10	Quality of Development	1,6,7,8,9	Indicator and target to be developed through Design Guidance	
NW11	Natural & Historic Environment	1,6,7,8,9	Maintenance of Conservations Areas Landscape Character Assessment	<u>Progressive updating of the Conservation Area Appraisals and Management Plans</u> No adverse impact on sensitive areas <u>Heritage at Risk</u> <u>A reduction in the number of assets on Heritage at Risk Register</u> Green Belt maintenance Amount of land lost from Green Belt
NW12	Nature Conservation	1,6,7,8,9	Addressing quality and number of local sites	Targets to be developed with Warwickshire Wildlife Trust and County
NW13	Green Infrastructure	1,6,7,8,9	Measurement of number and size of sub-regional and local GI assets and biodiversity connectivity	To be included in the sub-regional GI Strategy and local GI Study
NW14	Economic Regeneration	1,3,5	Improvement in economic performance	GVA per head
NW15	Atherstone	1,2,3,4,6,7	Vitality and viability of Atherstone	Reducing no of empty shops / units Delivery of development sites
NW16	Polesworth and Dordon	1.2.3.4.6.7	Vitality and viability of Polesworth	Delivery of development sites
NW17	Local Services & Facilities	1,6,7,8,9	Maintenance of existing services and facilities	Number of improvements to services and facilities
NW18	Transport	1,2,3	Improving transport provision	Projects through the A5 Strategy and Rail projects

Deleted: Number of Appraisals¶

Deleted: Buildings

Deleted: No of buildings on the "At Risk Register"¶

~~Core Strategy - Proposed~~ Submission
~~September 2012~~

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

NW19	Delivery of Infrastructure	All	Provision of infrastructure	Amount of infrastructure provided
------	----------------------------	-----	-----------------------------	-----------------------------------

Appendix A

Key Words

Below is a list of some of the key words that can be found throughout this document. A full glossary is available on the website.

Core Strategy: - The Core Strategy is the key document in the local development framework (LDF) and sets the strategic context for other development plan documents; all other local development documents must conform to it. The core strategy will contain the strategic policies that will guide the sustainable development of the district from when it is adopted.

Local Development Documents: - Documents which collectively set out the spatial planning strategy for a local planning authority's area. They are of two types: Development Plan Documents and Supplementary Planning Documents.

Local Development Framework (LDF): - A portfolio of local development documents which together provide a framework for delivering the spatial planning strategy for a local planning authority area. The LDF consists of a saved Local Plan, Development Plan Documents, Supplementary Planning Documents, the Statement of Community Involvement, the Local Development Scheme and Annual Monitoring Report.

Regional Logistics Site (RLS): - Regional Logistics Sites specialise in providing large units and premises for warehousing and distribution firms. They tend to be developed by specialist property developers providing 'logistics parks' or one-off units for national and regional distribution and warehousing centres. The RSS (see below) sets out a series of criteria such sites must satisfy to be classed as RLS's including rail access.

Regional Spatial Strategy (RSS): - The West Midlands RSS currently forms part of the "development plan" for the Borough. It provides a vision for the development in the region to 2026. It provides a framework to address the 'spatial' implications of issues such as healthcare, education, crime, housing, transport, communications, tourism and leisure, employment, urban/rural regeneration and the environment (including waste and energy). The RSS focuses on the general location and scale of development, but does not identify specific sites. Government has announced and it is in the Decentralisation and Localism Bill that the RSS are soon to be abolished.

Sustainable Community Strategy (SCS): - The Government placed a duty on every local authority to prepare a Community Strategy. They should contribute to sustainable development, provide a long term vision for the future of the Borough and identify key priorities and actions to address the priorities, which may realistically be achieved in the medium term. The current North Warwickshire Sustainable Community Strategy covers up to 2026 and has a three year rolling action plan.

Key Diagram: - The Key Diagram is diagrammatic interpretation of the spatial strategy as set out in this Local Plan. It indicates the general location of broad areas

of future development together with linkages between such areas and the relationship to other strategies and neighbouring areas. Broad areas of constraint / protection / little anticipated change may also be shown.

Appendix B

Saved Policies

Policies saved from Local Plan (adopted July 2006)

2	LOCAL PLAN STRATEGY	Will the policy continue to be saved?	If not which Policy in the Draft Core Strategy supercedes it	If yes which future document is likely to update the policy?
CP1	Social & Economic Regeneration	No	NW9	
CP2	Development Distribution	No	NW1	
CP3	Natural & Historic Environment	No	NW6, NW7, NW8	
CP5	Development in Towns and Villages	No	NW1	
CP6	Local Services & Facilities	No	NW11	
CP8	Affordable Housing	No	NW3	
CP10	Agriculture & the Rural Economy	Yes		Development Management DPD, Neighbourhood Plan
CP11	Quality of Development	No	NW4, NW5	
CP12	Implementation	No	NW13	
3	NATURAL & BUILT ENVIRONMENT POLICIES			
ENV1	Protection & Enhancement of Natural Landscape	No	NW6	
ENV3	Nature Conservation	No	NW7	
ENV4	Trees and Hedgerows	Yes		Development Management DPD, Neighbourhood Plan
ENV5	Open Space	No	NW4	

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

ENV6	Land Resources	Yes		Development Management DPD, Neighbourhood Plan
ENV7	Development of Existing Employment Land outside Defined Development Boundaries	Yes		Development Management DPD, Neighbourhood Plan
ENV8	Water Resources	Yes		Development Management DPD, Neighbourhood Plan
ENV9	Air Quality	Yes		Development Management DPD, Neighbourhood Plan
ENV10	Energy Generation & Energy Conservation	Yes		Development Management DPD, Neighbourhood Plan
ENV11	Neighbour Amenities	Yes		Development Management DPD, Neighbourhood Plan
ENV12	Urban Design	Yes		Development Management DPD, Neighbourhood Plan
ENV13	Building Design	Yes		Development Management DPD, Neighbourhood Plan
ENV14	Access Design	Yes		Development Management DPD, Neighbourhood Plan
ENV15	Heritage Conservation, Enhancement and Interpretation	Yes		Development Management DPD, Neighbourhood Plan
ENV16	Listed Buildings, non Listed Buildings of Local Historic Value and Sites of Archaeological Importance (including Scheduled Ancient Monuments)	Yes		Development Management DPD, Neighbourhood Plan
ENV17	Telecommunications	Yes		Development Management DPD, Neighbourhood Plan
4	HOUSING POLICIES			
HSG1	Housing Land Allocations & Proposals	Yes		Development Management DPD, Neighbourhood Plan

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

HSG2	Affordable Housing	Yes		Development Management DPD, Neighbourhood Plan
HSG3	Housing Outside Development Boundaries	Yes		Development Management DPD, Neighbourhood Plan
HSG4	Densities	Yes		Development Management DPD, Neighbourhood Plan
HSG5	Special Needs Accommodation	Yes		Housing DPD, Neighbourhood Plan
5	ECONOMY POLICIES			
ECON1	Industrial Sites	Yes		Development Management DPD, Neighbourhood Plan
ECON2	Employment Land	Yes		Site Allocations DPD
ECON3	Protection of Existing Employment Sites & Buildings within Development Boundaries	Yes		Development Management DPD, Neighbourhood Plan
ECON4	Managed Workspace / Starter Units	Yes		Development Management DPD, Neighbourhood Plan
ECON5	Facilities relating to the Settlement Hierarchy	Yes		Development Management DPD, Neighbourhood Plan
ECON6	Site at Station Street including Former Hat Factory, Atherstone	Yes		Development Management DPD, Neighbourhood Plan
ECON7	Agricultural and Forestry Buildings & Structures	Yes		Development Management DPD, Neighbourhood Plan
ECON8	Farm Diversification	Yes		Development Management DPD, Neighbourhood Plan
ECON9	Re-Use of Rural Buildings	Yes		Development Management DPD, Neighbourhood Plan
ECON10	Tourism & Heritage Sites & Canal Corridors	Yes		Development Management DPD, Neighbourhood Plan
ECON11	Hotels & Guest Houses	Yes		Development Management DPD, Neighbourhood Plan

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

ECON12	Services & Facilities in Category 3 & 4 Settlements	Yes		Development Management DPD, Neighbourhood Plan
6	COMMUNITY FACILITIES POLICIES			
COM1	New Community Facilities	Yes		Development Management DPD, Neighbourhood Plan
COM2	Protection of Land & Buildings used for Existing Community Facilities in the Main Towns & Market Town	Yes		Development Management DPD, Neighbourhood Plan
COM3	Safeguarding Educational Establishments	Yes		Development Management DPD, Neighbourhood Plan
7	TRANSPORT POLICIES			
TPT1	Transport Considerations in New Development	Yes		Development Management DPD, Neighbourhood Plan
TPT2	Traffic Management & Travel Safety	Yes		Development Management DPD, Neighbourhood Plan
TPT3	Access and Sustainable Travel and Transport	Yes		Development Management DPD, Neighbourhood Plan
TPT4	Public Transport Improvements & New Facilities	Yes		Development Management DPD, Neighbourhood Plan
TPT5	Promoting Sustainable Freight Movement & Safeguarding Future Freight Opportunities	Yes		Development Management DPD,
TPT6	Vehicle Parking	Yes		Development Management DPD, Neighbourhood Plan
TPT7	Airport Parking	Yes		Development Management DPD, Neighbourhood Plan

Policies saved from Minerals Local Plan for Warwickshire (adopted February 1995)

M1	Areas of Search and Preferred Areas.
M4	Sand and Gravel Extraction in the context of Landbanks
M5	Sterilisation of Mineral Reserves
M6	Considerations and Constraints affecting Minerals Extraction
M7	Mitigation and Planning Conditions/Agreements
M9	Restoration of Mineral Workings
M10	Monitoring of Mineral Sites

Policies saved from Waste Local Plan for Warwickshire (adopted August 1999)

1	General Land Use
3	Landfilling
5	Incinerators
6	Materials Recycling Facilities
9	Large Scale Composting
13	Proposed Facilities

Policies saved from Warwickshire Structure Plan (adopted August 2001)

GD7	Previously developed sites
I2	Industrial Land provision
T10	Developer contributions
TC2	Hierarchy of Town Centres
T7	Public Transport

Appendix C

Settlements Hierarchy for North Warwickshire

[More detailed information on Settlement Hierarchy](#)

Formatted: Left

Category 1	Non Green Belt Market Towns and adjoining settlements	
	Atherstone with Mancetter	
	Polesworth with Dordon	
Category 2	Green Belt Market Town	
	Coleshill	
Category 3A	Local Service Centres (non Green Belt)	
	Grendon / Baddesley Ensor (together, as a single network of villages)	
	Hartshill with Ansley Common	
Category 3B	Local Service Centres (Green Belt)	
	Old and New Arley (together, as a single network of villages)	
	Kingsbury	
	Water Orton	
Category 4A	Other settlements with a development boundary (non Green Belt)	
	Ansley (eastern side of village non Green Belt)	
	Austrey	
	Newton Regis	
	Shuttington	
	Warton	
Category 4B	Other settlements with a development boundary (Green Belt)	
	Curdworth	
	Fillongley	
	Hurley	
	Piccadilly	
	Shustoke	
	Whitacre Heath	
	Wood End	
Category 5	Other settlements / hamlets	
	<i>Green Belt</i>	<i>Non Green Belt</i>
	Bassetts Pole	Alvecote
	Corley and Corley Moor	Freaseley
	Furnace End	Ridge Lane
	Middleton	

Deleted: C

Appendix D

Links with other Documents

	<i>Strategies</i>	<i>Studies</i>	<i>Other Documents</i>
National	Planning Policy Statements		
	National Planning Policy Framework		
			Ministerial Statements
			Emerging Acts
Regional	Regional Economic Strategy		
	West Midlands Regional Spatial Strategy		
	West Midlands Regional Housing Strategy		
	West Midlands Transport Plan		
	Centro's integrated Public Transport Prospectus		
Sub Regional		Sub-regional Employment Study	
	Local Enterprise Partnership Five year Strategy	Sub-regional Infrastructure Study	
	Local Investment Plan (Housing)	Gypsy & Travellers Accommodation Needs Assessment	
		Strategic Flood Risk Assessment	
		Water Cycle Strategy	
		Green Infrastructure Study	
		Renewable Energy Study	
Local	Sustainable Community Strategy both North Warwickshire's and Warwickshire's		
	Warwickshire Local Transport Plan		
	Saved policies from adopted Local Plans – North Warwickshire Local Plan 2006, Minerals Local Plan 1989 and Waste Local Plan 19xx		
	Interim Planning Policy Statement		
	Education Plans		

Core Strategy - Proposed Submission
September 2012

Deleted: Draft

Deleted: Pre-

Deleted: Core Strategy

Deleted: June

Deleted: 1

	Health Plans		
	Housing Strategy		

Appendix E

Evidence Base

Title	Author	Date
Sustainable Community Strategy		
PPG 17 Open Space, Sport and Recreation Study	Inspace	December 2008
Greenspace Strategy		December 2008
Sub-regional Employment Study	DTZ	June 2007
Housing Market Assessment	Outside	April 2008
Strategic Flood Risk Assessment	Halcrow	January 2008
Gypsy and Travellers Needs	SHUSU	February 2008
Tamworth Joint Study	Drivas Jonas	July 2009
Water Cycle Study	Halcrow	March 2010
Renewable and Low Carbon Energy resource Assessment and Feasibility Study	Camco	April 2010
Strategic Land Availability Assessment	Bakers Associates	March 2010
Landscape Character Assessment	FPCR	August 2010
Historic Landscape Characterisation Study	WCC	
Historic Farmsteads Study	WCC	
Green Infrastructure Study	Land Use Consultants	July 2011
Employment Topic Paper	NWBC	September 2011
Affordable Housing Viability	NWBC	
Affordable Housing SPD update	NWBC	April 2011
Warwickshire Historic Towns Study	WCC	
Conservation Area Appraisals	NBBC	Various