

**Proposed Amendments to Neighbourhood Plan – BTC Planning 29<sup>th</sup> April 2021**

<b>Amendment</b>	<b>Original</b>	<b>Reason for Change</b>
<p>Page footer with date etc. Will now read: “Approved by BTC 29<sup>th</sup> April 2021”</p>	<p>Was 12<sup>th</sup> April</p>	<p>Date error and deferred decision date</p>
<p><b>8.4 POLICY HO1</b> New Housing Development in Broseley to meet local needs will be supported on infill and windfall sites within the Broseley development boundary subject to the following limitations. Development should:</p> <ul style="list-style-type: none"> <li>a) promote local landscape character and visual amenity;</li> <li>b) promote the heritage assets of Broseley or their setting;</li> <li>c) maintain the 'valued green spaces' described in policies GR 1 &amp; 2;</li> <li>d) support the provision of evidence based affordable housing.</li> </ul> <p>Development will be supported provided proposals meet at least one of the following criteria</p> <ul style="list-style-type: none"> <li>i) Are located on previously used land;</li> <li>ii) Fill small restricted gaps in the continuity of existing frontage buildings;</li> <li>iii) Replace existing buildings;</li> <li>iv) Are suitable conversions of existing buildings;</li> </ul>	<p><b>8.4 POLICY HO1</b> New Housing Development in Broseley to meet local needs will be supported on infill and windfall sites within the Broseley development boundary subject to the following limitations. Development should:</p> <ul style="list-style-type: none"> <li>a) promote local landscape character and visual amenity;</li> <li>b) promote the heritage assets of Broseley or their setting.</li> </ul>	<p>Policies HO1 and HO2 needed to be clearer with a more explicit statement about the new housing allocation.</p> <p>Some of the text from HO2 has been moved to HO1</p> <p>HO1 now deals with the kind of developments that will be supported</p> <p>There is no substantive change to the policy meaning.</p>
<p><b>8.5 POLICY HO2</b> This Plan designates a new housing allocation on a site off Avenue Road for a total of 20 dwellings. Proposals for this allocation should take account of the site allocation criteria detailed in Appendix 5 of this document. The development boundary will be moved to accommodate this site; the new boundary is indicated on the Policies map (see Maps pages).</p>	<p><b>8.5 POLICY HO2</b> New Housing will be located within the Broseley development boundary on a new housing allocation off Avenue Road and will also be supported on suitable sites provided that such developments meet at least one of the following criteria:</p> <ul style="list-style-type: none"> <li>a) Maintain the sensitive 'Valued Green Spaces' defined in policies GR 1 &amp; 2;</li> </ul>	<p>HO2 deals specifically with the new Housing allocation.</p> <p>There is no substantive change to the policy meaning.</p>

	<ul style="list-style-type: none"> <li>b) Are located on previously used land;</li> <li>c) Fill small restricted gaps in the continuity of existing frontage buildings;</li> <li>d) Replace existing buildings;</li> <li>e) Are suitable conversions of existing buildings;</li> <li>f) Provide evidence based affordable housing.</li> </ul>	
<b>Amendment</b>	<b>Original</b>	<b>Reason for Change</b>
<p>POLICY HO4</p> <p>c) proposed sites should be within 1200 metres of the main services in Broseley town centre.</p>	<p>POLICY HO4</p> <p>c) proposed sites should be within 1500 metres of the main services in Broseley town centre.</p>	typo
<p><b>9.11 POLICY EJ3</b></p> <p>a) Existing employment land in Broseley will be retained where possible and the more effective use of such existing employment land will be supported, particularly the site at King Street/Duke Street.</p> <p>b) This Plan will move the development boundary off Cockshutt Lane to encompass a new development that will re-use an existing site together with some additional land; the new boundary is indicated on the Policies map (see Maps pages). Proposals for this allocation should take account of the site allocation criteria detailed in Appendix 6 of this document.</p>	<p><b>9.11 POLICY EJ3</b></p> <p>Existing employment land in Broseley will be retained where possible and the more effective use of such existing employment land will be supported, particularly the site at King Street/Duke Street.</p>	Shropshire asked for a more explicit statement about the employment allocation off Cockshutt Lane. The existing wording from page 17, paragraph 9.5 has been used for the POLICY statement.
<p><b>15 Water Infrastructure</b></p> <p>15.1 The phasing of new sewerage and waste-water treatment infrastructure, which may be required to serve new development, needs to avoid overburdening water resources. The Shropshire Water Cycle Study (2020) assesses the impact of new development on the county's water infrastructure and shows where development may be dependent upon upgrading and enlarging the existing network.</p> <p><b>15.2 POLICY WA1</b></p> <p>Development proposals are required to demonstrate that</p>	No previous	Shropshire's 'Habitat Regulations Assessment' required the Plan to include a policy on the need for developers to take water infrastructure into account. The policy wording was supplied by Shropshire Council.

<p>they will be served by adequate water supply, foul drainage, wastewater and sewage treatment infrastructure. In particular, proposals should show how development will be phased to allow the relevant water company sufficient time to undertake any necessary capacity improvement works to the existing water supply, wastewater and foul drainage networks and waste-water treatment works prior to construction and occupation of the development. Where development is bought forward in advance of planned capacity improvements by the relevant water company through their Asset Management Process, any required capacity improvements should be delivered via agreement between the developer and the water company.</p> <p><b>15.3 Evidence and Justification</b></p> <p>This Policy arose out of consultation with Shropshire Council and is in general conformity with the Shropshire strategic development policies.</p>		
<b>Amendment</b>	<b>Original</b>	<b>Reason for Change</b>
<p>New HRA as supplied by Shropshire Council. Minor amends to the other technical documents were made to accommodate the new HRA.</p>	<p>Habitat Regulations Assessment</p>	<p>As strongly recommended by Shropshire Council.</p>