

## EVIDENCE BASE S: HOW ‘BACKWELL FUTURE’ CONFORMS WITH THE CORE STRATEGY

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**‘Neighbourhood plans must be in general conformity with the strategic policies of the Local Plan’. [National Planning Policy Framework at paragraph 184]. [Note: the Local Plan is the North Somerset Core Strategy].**

- S.1. *BACKWELL FUTURE* must be in general conformity with the strategic policies of North Somerset Council’s Core Strategy. This section describes the extent of conformity with the Strategy as adopted by North Somerset Council in April 2012. [See section 4 of *BACKWELL FUTURE* that describes the review of certain policies after a legal challenge.]
- S.2. The Core Strategy contains 34 policies. Some are not relevant to Backwell. Others are relevant to Backwell but implementation is a function of planning policies and controls to be exercised by North Somerset Council. The table below considers those policies that are relevant to Backwell and, in particular, the elements in those policies that that can be effectively addressed in *BACKWELL FUTURE*.
- S.3. In the table below ‘EVIDENCE BASE’ is abbreviated to ‘EB’.

Policy	Key provisions of the Core Strategy	How addressed by <i>BACKWELL FUTURE</i> For details see the relevant EVIDENCE BASE [EB].
<b>CS1: Living within environmental limits</b>	Encouraging sustainable transport patterns; Planning for a sustainable distribution of land use.	EB D includes proposals for sustainable transport. New development is proposed near to public transport routes EB G. Development has been sited to minimise loss of the best and most versatile agricultural land EB G and EB T.
<b>CS3: Environmental impacts and flood risk assessment</b>	Protect new and existing residents from potential harmful environmental effects (of development). The principal risks to be mitigated are water pollution, unacceptable noise disturbance and flooding.	A multi-criteria method for comparing the suitability of sites for development, and the environmental impacts, has been employed to determine the preferred development sites EB G.
<b>CS4: Nature conservation</b>	Development to be designed to maximise benefits to biodiversity, incorporating and enhancing natural habitats and features. Development should not result in net loss of biodiversity.	The multi-criteria method includes Biodiversity relating to development sites. Local Green Spaces EB J help preserve habitats. Development at Moor Lane includes a proposed habitat buffer EB G.
<b>CS5: Landscape and the historic environment</b>	Development to be designed and managed to protect the character, distinctiveness, diversity and quality of the landscape. Heritage assets such as conservation areas, listed buildings, etc., to be safeguarded.	Local Green Spaces include land with high landscape value and have been classified as unsuitable for development EB J. Conservation areas and heritage assets are safeguarded EB M.

**EVIDENCE BASE 5: HOW ‘BACKWELL FUTURE’ CONFORMS WITH THE CORE STRATEGY**

<b>CS6: North Somerset’s Green Belt</b>	No change in the Green Belt is proposed and there is a strong presumption against inappropriate development within the Green Belt.	<i>BACKWELL FUTURE</i> proposes no change in the Green Belt EB C.
<b>CS9: Green infrastructure</b>	The existing network of green infrastructure will be safeguarded: green spaces, water bodies, paths, cycleways and bridleways. Extension of the public rights of way network including improved connectivity to areas of green infrastructure. <b>Note: the Core Strategy does not contain a policy on Local Green Space as it pre-dated the NPPF.</b>	<i>BACKWELL FUTURE</i> proposes no change in the extent or status of existing green spaces, footpaths, etc. Additional Local Green Spaces are proposed EB J. New cycle-ways will be investigated EB D and Q. A Strategic Gap protects Backwell Lake EB C.
<b>CS10: Transportation and movement</b>	Encourage schemes that deliver better public transport and reduce adverse environmental impacts of transport. New developments must be based on a network of cycleways/footpaths and public transport routes with direct access to local services. Extend car parking at Backwell rail station with improved pedestrian access.	EB D supports sustainable transport. Planned development sites are near public transport routes EB G. Extension of Backwell Station car park is included in the Plan EB F and the Parish Council has requested Network Rail to improve Station access and improvements are due to start shortly.
<b>CS11: Parking</b>	Adequate parking must meet the needs of anticipated users. New developments must seek to maximise off street parking and on-street parking should not restrict access by buses, service and emergency vehicles.	Objectives for new development will be achieved through Planning controls exercised by North Somerset Council. Initiatives to provide additional car parking spaces in the village are included at EB F.
<b>CS14: Distribution of new housing</b>	New residential development will be strictly controlled although within <b>service villages</b> small-scale development may be appropriate where it supports the creation of stronger local communities or where a clear local need is identified.	The scale of housing is based on the needs identified in the Backwell Community Plan and recent local needs data EB G. The quantum of proposed development exceeds the minimum proposed in the Core Strategy.
<b>CS15: Mixed and balanced communities</b>	Seek a mix of housing types and tenures to support a range of household sizes, ages and incomes to meet identified needs.	The housing strategy is to provide more smaller and affordable dwellings to achieve a better balance of property types and meet local needs EB G.
<b>CS16: Affordable housing</b>	<b>[Social rented, shared-ownership and intermediate housing at below market cost]</b> On-site affordable housing provision will be sought to meet local needs on all residential developments of 10 dwellings or more. Local lettings policy will ensure priority for local people.	The proposed development is in conformity with this District based objective EB G. A policy for local lettings is included.
<b>CS19: Strategic Gaps</b>	The Council will protect gaps to help retain the separate identity, character and/or landscape setting of settlements and distinct parts of settlements.	Policy is that development that would harm the purposes of the Backwell/Nailsea designated gap will not be permitted. The Plan delineates the railway line as the Backwell boundary of the gap EB C.

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<b>CS20: Supporting a successful economy</b>	To provide employment opportunities appropriate to the scale of the settlement to increase sustainability, self containment, decrease out-commuting, and reduce carbon emissions.	An area of land at Moor Lane is identified for B1 employment use EB G. Employment initiatives are at section 10 of <i>BACKWELL FUTURE</i> main document. The possibility of an alternative employment site at Coles Quarry is recognised in EB G.
<b>CS21: Retail hierarchy and provision</b>	The Council will resist the loss of small shops including neighbourhood and village stores, that support the needs of local communities and support self containment.	Policy is to support additional retail outlets, provided the locations are suitable. A Local Centre is proposed EB H and additional car parking near shops EB F.
<b>CS25: Children, young people and higher education</b>	Where provision for children and young people will be inadequate to meet the needs of new developments, improved facilities e.g. schools, youth provisions, will be sought through developer contributions.	Schools have the capacity to meet the scale of development proposed EB H. The Parish Council is supporting the Youth Club EB M.
<b>CS26: Supporting healthy living and the provision of health care facilities</b>	To work with health providers to meet any identified shortfall in health facilities. Promoting healthy lifestyles by addressing existing deficiencies in sports facilities. Encouraging development which incorporates, or is within walking distance, from attractive, usable green public open space.	Health services are reviewed EB H and there appears to be no major shortfall. Sports facilities are reviewed at EB M. Local Green Space proposals are at EB J, and the investigation of improvements to walking and cycle routes is at EB Q.
<b>CS27: Sport, recreation and community facilities</b>	Where sport, recreation, children’s play and community facilities arising from new development are inadequate, additional provision in safe and accessible locations will be sought. Existing facilities will be safeguarded.	Existing facilities are adequate to meet the needs of new development on the scale proposed. Backwell Playing Fields are safeguarded EB M and a possible extension is safeguarded as Local Green Space EB J.
<b>CS32: Service villages</b> [Backwell is a Service Village]	Appropriate small scale development within settlement boundaries will be supported. Residential development of up to 10 units will be permitted. New development outside settlement boundaries will not be permitted unless schemes demonstrate clear local benefits and are supported by the local community.	The scale of housing is based on the needs identified in the Backwell Community Plan and recent local needs data. The quantum of proposed development exceeds that proposed in the Core Strategy. Proposed development is accommodated within the existing Settlement Boundary. EB G.
<b>CS34: Infrastructure delivery and development contributions</b>	Development proposals will be expected to provide or contribute towards providing physical, social and environmental infrastructure. Both standard charges and site specific contributions will be sought under Section 106 agreements.	Agreements will be reached with developers and North Somerset Council taking account of the provision of affordable housing, Community Infrastructure Levy and the viability of particular developments.