



Hargrave Neighbourhood Plan

BASIC CONDITIONS STATEMENT

DECEMBER 2017

HARGRAVE PARISH COUNCIL



Prepared for Hargrave Parish Council by
Places4People Planning Consultancy
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1.1 As part of the formal submission of the Hargrave Neighbourhood Plan (HNP) for Examination, there is a requirement for the Parish Council, as the 'qualifying body' to illustrate that they have complied with a series of 'basic conditions' as set out in the Town & Country Planning Act 1990 (as amended). This Statement accompanies the submission to the local planning authority, St Edmundsbury Borough Council, of the HNP under Regulation 15 of the Neighbourhood Planning (General) Regulations 2012 ("the Regulations"). Regulation 15 requires a submission neighbourhood development plan to be accompanied by "*a statement explaining how the proposed neighbourhood development plan meets the requirements of paragraph 8(2) of Schedule 4B to the 1990 Act*".

1.2 This statement has been prepared in order to confirm compliance with these basic conditions as follows:

Section 2 identifies the legislative requirements for the preparation of a neighbourhood plan and how the neighbourhood plan meets these requirements;

Section 3 identifies the basic conditions that the appointed neighbourhood plan examiner must consider and confirms how the neighbourhood plan responds to them;

Section 4 addresses how the plan meets the requirements of the European Union Obligations in relation to Strategic Environmental Assessment, the Habitats Regulations and Human Rights.

It is considered that the neighbourhood plan (HNP) complies with the requirements of the basic conditions as set out in Paragraph 8(1)(a) of Schedule 4B of the Act.

2. Legal Requirements

- 2.1 Paragraph 8 of Schedule 4B of the Town and Country Planning Act 1990 (as amended) identifies the “basic Conditions” that the neighbourhood plan must comply with.
- 2.2 Paragraph 8 (1) states that the examiner must consider:
- whether the draft neighbourhood development plan meets the basic conditions (see subparagraph (2)),
 - whether the draft neighbourhood development plan complies with the provision made by or under sections 38A and 38B of this Act,
 - whether the area for any referendum should extend beyond the neighbourhood area to which the draft neighbourhood development plan relates, and
 - such other matters as may be prescribed.
- 2.3 Paragraph 8 (2) states that a draft neighbourhood development plan meets the basic conditions if:
- having regard to national policies and advice contained in guidance by the Secretary of State, it is appropriate to make the neighbourhood development plan,
 - the making of the neighbourhood development plan contributes to the achievement of sustainable development,
 - the making of the neighbourhood development plan is in general conformity with the strategic policies contained in the development plan for the area of the authority (or any part of that area),
 - the making of the neighbourhood development plan does not breach, and is otherwise compatible with, EU obligations, and
 - prescribed conditions are met in relation to the neighbourhood development plan and prescribed matters have been complied with in connection with the proposal for the neighbourhood development plan.
- The requirements of Paragraph 8(2)(b), (2)(c) (3), (4) and (5) are not of relevance to the neighbourhood plan in terms of the compliance with the basic conditions tests.
- 2.4 Paragraph 8 (6) stipulates that the examiner is not to consider any matter that does not fall within subparagraph (1) apart from considering whether the draft neighbourhood plan is compatible with the Convention rights.

Meeting the Legal Requirements

Compliance with the individual elements of the legal requirements is set out below.

Requirement	Interpretation	NP response
4B 8 (1)(a) Whether the Draft NP meets the Basic Conditions	This requires the NP to demonstrate compliance with paragraph 8(2) of Schedule 4B of the T&CP Act.	This is considered in detail in later sections of this Statement.
4B 8 (1)(b) Whether the Draft Order Complies with Sections 38A & 38B of the Compulsory Purchase Act 2004	This requires the draft order to comply with Sections 38A & 38B of the Compulsory Purchase Act 2004. Section 38A sets out the “Meaning of Neighbourhood Development Plan”.	Compliance with Sections 38A and 38B is demonstrated in the following rows.
	Section 38A(1) “any qualifying body is entitled to initiate a process for the purpose of requiring a Local Planning Authority in England to make a Neighbourhood Development Plan.”	The Neighbourhood Plan has been submitted by Hargrave Parish Council, a qualifying body (as defined in the Localism Act 2011),
	Section 38A(2)	The HNP sets out Policies that relate to the development and use of land for the

Requirement	Interpretation	NP response
	A "Neighbourhood Development Plan is a plan which sets out policies (however expressed) in relation to the development and use of land in the whole or any part of a particular neighbourhood area specified in the plan."	Neighbourhood Area covering the Parish of Hargrave, as designated by St Edmundsbury Borough Council on 18 November 2015. The boundary of the Neighbourhood Area is shown in the NP
	Section 38A, Paragraphs (3) - (12)	These paragraphs are not of relevance to the submission phase of the NP
	Section 38B1(a) The Neighbourhood Development Plan "Must specify the period for which it is to have effect."	The plan period of the HNP extends to 2031
	Section 38B1(b) A Neighbourhood Development Plan "may not include provision about development that is excluded development."	The HNP does not contain policies relating to excluded development as defined in Section 61K of the Planning and Compulsory Purchase Act 2004
	Section 38B1(c) A Neighbourhood Development Plan may not relate to more than one neighbourhood area	The HNP does not relate to more than one neighbourhood area. It solely relates to the Neighbourhood Plan Area as ratified by St Edmundsbury Borough Council on 18 November 2015.
	Section 38B(2) Only one Neighbourhood Development Plan may be made for each neighbourhood area.	There are currently no other NP's in place in this neighbourhood area.
	Section 38B(3) If to any extent a policy set out in a Neighbourhood Development Plan conflicts with any other statement or information in the plan, the conflict must be resolved in favour of the policy.	There are no conflicts within the HNP
	Section 38B(4)(a) Regulations made by the Secretary of State may make provisions for "restricting the provision that may be included in Neighbourhood Development Plans about the use of land." These Regulations are set out in Statutory Instrument 2012 No 637, The Neighbourhood Planning (General) Regulations 2012.	The Neighbourhood Planning (General) Regulations 2012 have been used to inform the process of making the HNP.
	Section 38B(4)(b) Regulations made by the Secretary of State may make provisions "requiring Neighbourhood Development Plans to include such matters as are prescribed in the Regulations."	A screening process was carried out by the local planning authority to determine whether a Strategic Environment Assessment (SEA) or Habitat Regulations Assessment (HRA) would be required in support of the HNP. In both cases it was considered that the Hargrave Neighbourhood Plan will not have significant environmental effects and that no European sites

Requirement	Interpretation	NP response
		would be affected by the policies described in the HNP.
	Section 38B, which include paragraphs 38B(4)(c), 5 & 6,	The remaining requirements of are not of relevance to this Basic Conditions Statement
4B 8 (1)(d) Whether The Referendum Should Extend Beyond The NP Area	This requires the examiner to consider whether the area for any referendum should extend beyond the NP Area to which it relates.	The HNP relates solely to land that falls within the Parish of Hargrave.
4B 8 (1)(e) Other Matters 3.28.	This requires the examiner to consider such other matters as may be prescribed	There are no other prescribed matters.

3. Compliance with Basic Conditions

- 3.1 Paragraph 8(2) of Schedule 4B of the Town and Country Planning Act sets out the basic conditions that must be met by a draft Neighbourhood Plan. Subsections (a), (d), (e), (f), and (g) are of relevance to this statement. The Regulations state that the neighbourhood plan will have met the basic conditions if it:
1. Has regard to national policies and advice contained in guidance issued by the Secretary of State;
 2. Contributes to the achievement of sustainable development;
 3. Is in general conformity with the strategic policies of the development plan for the area; and
 4. Is compatible with European Union (EU) and European Convention on Human Right (ECHR) obligations.

National Policy

- 3.2 The Hargrave Neighbourhood Development Plan must have appropriate regard to national policy. The following section describes how the HNP relates to the National Planning Policy Framework (NPPF, March 2012). The NPPF is framed around a basic premise of the presumption in favour of sustainable development, comprising three main dimensions: economic, social and environmental. It requires the planning system, including the HNP, where appropriate to:

- contribute to building a strong, responsive and competitive economy, by ensuring that sufficient land of the right type is available in the right places and at the right time to support growth and innovation; and by identifying and coordinating development requirements, including the provision of infrastructure;
- supporting strong, vibrant and healthy communities, by providing the supply of housing required to meet the needs of present and future generations; and by creating a high quality built environment, with accessible local services that reflect the community's needs and support its health, social and cultural well-being; and
- contributing to protecting and enhancing our natural, built and historic environment; and, as part of this, helping to improve biodiversity, use natural resources prudently, minimise waste and pollution, and mitigate and adapt to climate change including moving to a low carbon economy.

- 3.3 The NPPF, based on its principle of the presumption in favour of sustainable development, contains 12 core planning principles and 13 sustainability goals. The following section identifies how the HNP meets the basic condition of having regard to the 12 core planning principles.

Table 1. Compatibility of the plan’s vision, objectives and policies against the NPPF Core Principles

NPPF Core Principle	Hargrave NP Objectives (as identified in Section 5 of the NP)	Hargrave NP Policies
Plan-led	All the HNP objectives apply this approach	The Plan defines a positive Vision to plan for and manage change during the plan period
Enhance and improve places	<p><u>Prosperity and Welfare:</u> Assess the scope to improve the residents' access within the village and within the region to provide:</p> <ul style="list-style-type: none"> • A range of housing to meet lifetime and generational needs • Employment, including the facilities necessary to support home working • Communication and technology • Education • Health and welfare • Shops, services and amenities • Sports, leisure and culture <p><u>Highways, Transport and Access:</u> Assess the needs of our community and define its existing and future requirements by:</p> <ul style="list-style-type: none"> • Rebalancing the competitive demands on highways between dominant vehicular traffic and a safer pedestrian environment • Improving public footpaths to enhance accessibility and connectivity • Improving access to bridleways to offer safer equestrian facilities • Securing access to public transport <p><u>Green Infrastructure and Natural Environment:</u> Appraise, define, protect and enhance all the green features of the village and the parish. In particular:</p> <ul style="list-style-type: none"> • Public and private open space • The road environment, in particular grass verges, hedges and trees • Protect and encourage wild life • Liaise with, support and protect agriculture and its husbandry of productive land within the parish. <p><u>The Character of the Village and Countryside:</u> Identify, define, protect and enhance the distinctive features of the village settlement and its setting within the parish, including:</p> <ul style="list-style-type: none"> • Local heritage and historical references • Building and streetscape • Community infrastructure and assets 	<p>Policy HAR1 defines the strategy for the location of new development</p> <p>Policy HAR2 identifies a new Housing Settlement Boundary, providing a positive framework for the location of new housing in the village.</p> <p>Policy HAR5 protects and maintains features of landscape and biodiversity value</p> <p>Policy HAR6 protects the landscape setting of the village</p> <p>Policy HAR7 protects identified Local Green Spaces</p> <p>Policy HAR8 prevents the loss of the village playing field</p> <p>Policy HAR9 seeks to protect identified heritage assets</p> <p>Policy HAR10 protects the distinct characteristics of the village</p>

NPPF Core Principle	Hargrave NP Objectives (as identified in Section 5 of the NP)	Hargrave NP Policies
	<ul style="list-style-type: none"> Local design exemplars and benchmarks for new building and extensions 	
Economic Development	<u>Prosperity and Welfare:</u> <ul style="list-style-type: none"> Employment, including the facilities necessary to support home working Communication and technology 	Policy HAR4 seeks to improve the quality and coverage of mobile phone signals in the parish.
High quality design and standard of amenity	<u>Prosperity and Welfare:</u> <ul style="list-style-type: none"> A range of housing to meet lifetime and generational needs <u>The Character of the Village and Countryside:</u> <ul style="list-style-type: none"> Local heritage and historical references Building and streetscape Community infrastructure and assets Local design exemplars and benchmarks for new building and extensions 	Policy HAR9 protects heritage assets in the village Policy HAR10 provides guidance to ensure that new development sets out design principles by which proposals for new development will be considered
Character	<u>Green Infrastructure and Natural Environment:</u> <ul style="list-style-type: none"> Public and private open space The road environment, in particular grass verges, hedges and trees Protect and encourage wild life Liaise with, support and protect agriculture and its husbandry of productive land within the parish. <u>The Character of the Village and Countryside:</u> <ul style="list-style-type: none"> Local heritage and historical references Building and streetscape Community infrastructure and assets Local design exemplars and benchmarks for new building and extensions 	Policy HAR5 protects and maintains features of landscape and biodiversity value Policy HAR6 protects the landscape setting of the village Policy HAR7 protects identified Local Green Spaces Policy HAR9 protects heritage assets in the village Policy HAR10 provides guidance to ensure that new development sets out design principles by which proposals for new development will be considered
Climate change and flood risk	<ul style="list-style-type: none"> No specific Objectives in the Plan 	No specific policies address these matters
Conserving and enhancing the natural environment	<u>Green Infrastructure and Natural Environment:</u> <ul style="list-style-type: none"> Public and private open space The road environment, in particular grass verges, hedges and trees Protect and encourage wild life Liaise with, support and protect agriculture and its husbandry of productive land within the parish. 	Policy HAR5 protects and maintains features of landscape and biodiversity value Policy HAR6 protects the landscape setting of the village Policy HAR7 protects identified Local Green Spaces Policy HAR8 prevents the loss of the village playing field

NPPF Core Principle	Hargrave NP Objectives (as identified in Section 5 of the NP)	Hargrave NP Policies
Using brownfield land	<p><u>Prosperity and Welfare:</u></p> <ul style="list-style-type: none"> • A range of housing to meet lifetime and generational needs <p><u>Green Infrastructure and Natural Environment:</u></p> <ul style="list-style-type: none"> • Liaise with, support and protect agriculture and its husbandry of productive land within the parish. 	<p>Policy HAR1 defines the strategy for the location of new development</p> <p>Policy HAR2 identifies a new Housing Settlement Boundary, providing a positive framework for the location of new housing in the village.</p> <p>Policy HAR5 protects and maintains features of landscape and biodiversity value</p> <p>Policy HAR6 protects the landscape setting of the village</p>
Promoting mixed use	<p><u>Prosperity and Welfare:</u></p> <p>Assess the scope to improve the residents' access within the village and within the region to provide:</p> <ul style="list-style-type: none"> • Shops, services and amenities • Sports, leisure and culture 	<p>Policy HAR4 seeks to improve the quality and coverage of mobile phone signals in the parish.</p>
Conserving heritage	<p><u>The Character of the Village and Countryside:</u></p> <ul style="list-style-type: none"> • Local heritage and historical references • Building and streetscape • Local design exemplars and benchmarks for new building and extensions 	<p>Policy HAR9 protects heritage assets in the village</p> <p>Policy HAR10 provides guidance to ensure that new development sets out design principles by which proposals for new development will be considered</p>
Sustainable transport	<p><u>Highways, Transport and Access:</u></p> <ul style="list-style-type: none"> • Rebalancing the competitive demands on highways between dominant vehicular traffic and a safer pedestrian environment • Improving public footpaths to enhance accessibility and connectivity • Improving access to bridleways to offer safer equestrian facilities • Securing access to public transport 	<p>No specific policies address these matters</p>
Health and social and cultural well being	<p><u>Prosperity and Welfare:</u></p> <ul style="list-style-type: none"> • Health and welfare 	<p>No specific policies address these matters</p>

The Sustainability Policies in the National Planning Policy Framework (NPPF)

- 3.4 The following section compares the thirteen Sustainable Development themes of the NPPF with the objectives and policies of the Hargrave Neighbourhood Plan (HNP).

1. Building a strong, competitive economy

Given the size of Hargrave and its local planning status, any local economic growth is going to be small in scale and compatible with the local environment. Local opportunities do exist through the implementation of existing local plan policies

Policy HAR₄ seeks to improve the quality and coverage of mobile phone signals in the parish which will help those running businesses in the parish to compete with those in the better served urban areas.

2. Ensuring the vitality of town centres

There is currently no shop or public house open in Hargrave. The policies in the Neighbourhood Plan will not undermine the vitality of nearby town or village centres.

3. Supporting a prosperous rural economy

The neighbourhood plan acknowledges the importance of encouraging appropriate business opportunities in the parish. The HNP encourages the improvement of mobile phone signals which will help those running businesses in the parish to compete with those in the better served urban areas. However, the policies of the local plan are considered sufficient for the consideration of specific proposals for business development.

4. Promoting sustainable transport

The rural location of Hargrave and the lack of regular bus services means that it is difficult to reduce car journeys, especially for work. The policies in the HNP limit the levels of additional housing to infilling or small groups where suitable sites can be identified. This level of growth is unlikely to result in a significant increase in the number of journeys on local roads.

5. Supporting high quality communications infrastructure

The neighbourhood plan, and the work leading to its preparation, has identified the need to prioritise the improvement of mobile phone reception. Policy HAR₄ seeks to improve the quality and coverage of mobile phone signals in the parish.

6. Delivering a wide choice of high quality homes.

Paragraph 50 of the NPPF requires plans to cater for current and future needs, to identify size, type and tenure, and to provide affordable housing where needed. The HNP does not make any site allocations for new housing development, but does contain policies which enable the development of new homes throughout the plan period appropriate to its size and the services and facilities present in the village.

Policies HAR₁, HAR₂ and HAR₃ address:

- the spatial strategy;
- location of new development; and
- housing mix.

7. Requiring good design.

Although Hargrave does not have a designated conservation area, the distinct character of the settlement, having evolved distinct clusters, as well as the array of historic buildings within them requires that new development responds to these circumstances and is of the highest quality.

Policy HAR₆ protects the landscape setting of the village

Policy HAR₉ protects heritage assets in the village

Policy HAR₁₀ provides guidance to ensure that new development sets out design principles by which proposals for new development will be considered

8. Promoting healthy communities

The HNP seeks to ensure that any development is proportionate to local need in accordance with the villages strategic policy designation as a "hinterland village".

Policy LAW6 protects specified recreation and other green spaces across the village, while Policy LAW14 protects the much-valued facilities in the village including the village hall. Many of these, such as the open spaces, will make a significant contribution to maintaining and improving the health and well-being of residents.

9. Protecting Green Belt land

The Hargrave Neighbourhood Area does not include any designated green belt.

10. Meeting the challenge of climate change, flooding and coastal change

The HNP does not contain specific policies that would address this matter, relying instead on the policies in the adopted Local Plan and the NPPF to ensure that development proposals do not lead to an adverse impact on limiting climate change or lead to further flooding.

Policy HAR10 provides guidance to ensure that new development sets out design principles by which proposals for new development will be considered and requires, as appropriate, the incorporation of sustainable design and construction measures as well as the inclusion of energy efficiency measures.

11. Conserving and enhancing the natural environment

The HNP identifies a number of important habitats that are either currently protected or, through the policies of the Plan, should be taken into consideration in the determination of planning proposals.

Policy HAR5 protects and maintains features of landscape and biodiversity value and Policy HAR6 protects the landscape setting of the village

12. Conserving and enhancing the historic environment.

While Hargrave doesn't have a designated conservation area, there are several listed buildings in the village and additional buildings have been identified as being of note and worthy of inclusion in a "local list".

Policy HAR9 protects heritage assets in the village

13. Facilitating the sustainable use of minerals

Mineral extraction is excluded development and is therefore not dealt with in the HNP.

Achieving Sustainable Development

3.5 The Hargrave NP is required to contribute to the achievement of sustainable development, as defined in the NPPF and summarised elsewhere in this Basic Conditions Statement. Paragraph 7 of the National Planning Policy Framework states that there are three dimensions to sustainable development:

- to contribute to building a strong, responsive and competitive economy,
- to support strong, vibrant and healthy communities; and
- to contribute to protecting and enhancing the natural, built and historic environment.

These following statements identify how the Vision and Objectives, as set out in Section 5 of the HNP delivers sustainable development.

Table 2 How the plan contributes towards achieving sustainable development

NPPF Component	HNP Vision and Objectives
Economic	<p>Prosperity and Welfare: Assess the scope to improve the residents' access within the village and within the region to provide:</p> <ul style="list-style-type: none"> • A range of housing to meet lifetime and generational needs • Employment, including the facilities necessary to support home working • Communication and technology • Education • Health and welfare • Shops, services and amenities • Sports, leisure and culture
Social	<p><u>Prosperity and Welfare:</u> Assess the scope to improve the residents' access within the village and within the region to provide:</p> <ul style="list-style-type: none"> • A range of housing to meet lifetime and generational needs • Education • Health and welfare • Shops, services and amenities • Sports, leisure and culture
Environmental	<p><u>Green Infrastructure and Natural Environment:</u> Appraise, define, protect and enhance all the green features of the village and the parish. In particular:</p> <ul style="list-style-type: none"> • Public and private open space • The road environment, in particular grass verges, hedges and trees • Protect and encourage wild life • Liaise with, support and protect agriculture and its husbandry of productive land within the parish. <p><u>The Character of the Village and Countryside:</u> Identify, define, protect and enhance the distinctive features of the village settlement and its setting within the parish, including:</p> <ul style="list-style-type: none"> • Local heritage and historical references • Building and streetscape • Community infrastructure and assets • Local design exemplars and benchmarks for new building and extensions

How the purpose of HNP policies achieve sustainable development

3.6 The table below identifies the purpose of each policy in the HNP and its intended outcome in relation to achieving sustainable development as defined by the NPPF.

Table 3: The purpose and outcome of each NDP policy with regard to sustainable development

Policy	Purpose	Outcome
HAR1	To set out the strategy for the location of growth in Hargrave during the plan period	Ensures that the scale and nature of development in Hargrave responds to locally identified needs and focuses on the existing main built-up area.
HAR2	Provide certainty of housing development within the Housing Settlement Boundary	Allows for development of new homes within the Housing Settlement Boundary and thereby limiting possibilities of agricultural land take.
HAR3	To encourage a mix of house types in the village that better reflects the local need.	Encourages the provision of smaller homes to meet the needs of first time buyers and an ageing population rather than them having to move out of the village.
HAR4	To balance the provision of an improved mobile phone network against the impact on the landscape	Ensures proposals for additional masts for mobile phone network are kept to a minimum to minimise the impact on the landscape.
HAR5	Protecting and maintaining features of landscape and biodiversity value	Contributes to protecting and enhancing the natural environment and protects and enhances the character of the local landscape.
HAR6	Protect the landscape setting of the village	Contributes to protecting and enhancing the natural environment and protects and enhances the character of the local landscape.
HAR7	Identify and protect locally important green space	Ensures that locally identified green spaces that meet the national criteria are protected from inappropriate development.
HAR8	Protect the Playing Field	Ensures that the village playing field is retained and providing criteria for any future replacement.
HAR9	Protecting the character of locally important and distinct heritage assets	Ensures that development does not have a detrimental impact or cause unacceptable harm to the heritage assets.
HAR10	To ensure that proposals for new development are of high quality and respect local characteristics and circumstances	Preserves and enhances the distinctiveness, character and sense of place of Hargrave's built environment.

General conformity with the strategic policies contained in the development plan

3.7 The Hargrave Neighbourhood Development Plan (HNP) must demonstrate that it is in general conformity with the development plan for the local authority area concerned. The development plan currently in force for the HNP comprises three local plan documents:

- The St Edmundsbury Core Strategy (2008);
- The Rural Vision 2031 (2014); and
- The Joint Development Management Policies document (2015)

Compatibility of the HNP with the Strategic Policies of the Development Plan

3.8 The Government's Planning Practice Guidance states:
 "Strategic policies will be different in each local planning authority area. When reaching a view on whether a policy is a strategic policy the following are useful considerations:

- whether the policy sets out an overarching direction or objective
 - whether the policy seeks to shape the broad characteristics of development
 - the scale at which the policy is intended to operate
 - whether the policy sets a framework for decisions on how competing priorities should be balanced
 - whether the policy sets a standard or other requirement that is essential to achieving the wider vision and aspirations in the Local Plan
 - in the case of site allocations, whether bringing the site forward is central to achieving the vision and aspirations of the Local Plan
 - whether the Local Plan identifies the policy as being strategic”
- 3.9 St Edmundsbury Borough has provided a list of some 61 adopted policies considered to meet the criteria of being “strategic”. We have assessed compatibility of HNP policies against all policies that are considered relevant to Hargrave. Those strategic policies that are not considered relevant are listed in Appendix A of this Statement.
- 3.10 The table below provides details of the policies in the development plan, a link to the HNP policy (where relevant) and a narrative of conformity of the HNP with the development plan.

Table 4 - Commentary on how the NDP conforms to Local Plan strategic policies

Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
St Edmundsbury Core Strategy (2010)		
CS1 St Edmundsbury Spatial Strategy	Policy HAR1 – Hargrave’s Spatial Strategy	Policy HAR1 has been prepared to be in accordance with this policy. The Core Strategy policy focuses most development on Bury St Edmunds and Haverhill and the HNP will not undermine that strategy.
CS2 Sustainable Development	All policies of the HNP	The lengthy Core Strategy policy sets out many criteria by which development proposals will be considered to deliver sustainable development. The policies of the HNP accord with this policy.
CS3 Design and Local Distinctiveness	Policy HAR3 – Housing Mix Policy HAR10 – Village Character	The Core Strategy policy identifies many criteria against which proposals will be judged in order to “contribute to a high quality, safe and sustainable environment.” The HNP policies compliment this policy by adding local context.
CS4 Settlement Hierarchy and Identity	Policy HAR1 – Hargrave’s Spatial Strategy	The Core Strategy identifies which settlements fall within identified categories. Hargrave falls within “Countryside” but the village has identified that it would like to have some limited development in accordance with the Infill Settlements policy of the Core Strategy and that without a Settlement Boundary it will not be possible to provide local needs affordable housing on an “exceptions site”. This approach is in accordance with Core Strategy Strategic Objective C which seeks to sustain and enhance rural communities.
CS5 Affordable Housing	No specific policies apply	The Core Strategy policy sets the site threshold for when affordable housing should be provided. It has, to some extent, been superseded by Government policy in that sites of between 5 and 9 dwellings can no longer seek affordable housing. The HNP does not envisage sites of 10 more market dwellings being permitted in the village.
CS6 Gypsies, Travellers and Travelling Showpeople	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
CS7 Sustainable Transport	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
Policy CS8 - Strategic Transport Improvements	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy. Community Actions seek to improve the provision of public transport, manage HGVs and improve the public rights of way network.
CS9 Employment and the Local Economy	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
CS10 Retail, Leisure, Cultural and Office Provision	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
CS13 Rural Areas	Policy HAR1 – Hargrave’s Spatial Strategy Policy HAR2 – Hargrave Housing Settlement Boundary	The Core Strategy policy states that development outside the settlement hierarchy identified in Policy CS4 will be strictly controlled with a priority on protecting and enhancing the

Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
		character, appearance, historic qualities and biodiversity of the countryside while promoting sustainable diversification of the rural economy.
CS14 Community Infrastructure Capacity and Tariffs	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
CS15 Plan, Monitor and Manage	No specific policies apply	The Core Strategy policy sets out how the delivery of the Local Development Framework will be monitored and reviewed. There is no need for the HNP to address this matter.

Joint Development Management Policies Local Plan Document (2015)		
DM1 Presumption in Favour of Sustainable Development	All policies support the principal of sustainable development	The Neighbourhood Plan has been prepared to ensure that its policies support appropriate sustainable development commensurate to the size and location of Hargrave
DM2 Creating Places – Development Principles and Local Distinctiveness	Policy HAR5 – Protecting and Maintaining Features of Landscape and Biodiversity Value Policy HAR6 – Protecting the Landscape Setting of Hargrave Policy HAR7 – Local Green Space Policy HAR8 – Village Playing Field Policy HAR9 – Local Heritage Assets Policy HAR10 – Village Character	Policy DM2 identifies many criteria against which proposals will be judged in relation to achieving high quality design and creating locally distinct places. The HNP policies compliment this policy by identifying locally distinct features of the nature that Policy DM2 requires development proposals to have regard to.
DM3 Masterplans	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM4 Development Briefs	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM5 Development in the Countryside	Policy HAR1 – Hargrave’s Spatial Strategy	Policy HAR1 compliments the Local Plan policy by stating that the village will accommodate limited development focused on the main built-up area.
DM6 Flooding and Sustainable Drainage	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM7 Sustainable Design and Construction	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM8 Low and Zero Carbon Energy Generation	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM9 Infrastructure Services and Telecommunications Development	Policy HAR4 – Communications Technology	Policy HAR5 compliments the Local Plan policy requiring specific decisions to reflect the potential local impacts of such infrastructure

Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
DM10 Impact of Development on Sites of Biodiversity and Geodiversity Importance	Policy HAR5 – Protecting and Maintaining Features of Landscape and Biodiversity Value	Policy HAR5 compliments Policy DM10 by referencing locally identified features of importance
DM11 Protected Species	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM12 - Mitigation, Enhancement, Management and Monitoring of Biodiversity	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM13 - Landscape Features	Policy HAR5 – Protecting and Maintaining Features of Landscape and Biodiversity Value Policy HAR6 – Protecting the Landscape Setting of Hargrave	Policies HAR5 and HAR6 compliment Policy DM13 by referencing locally identified features of importance including important settlement gaps and important views.
DM14 - Protecting and Enhancing Natural Resources, Minimising Pollution and Safeguarding from Hazards	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM15 - Listed Buildings	Policy HAR10 – Village Character	Policy HAR10 compliments Policy DM15 through seeking to ensure that the local character of the built environment is referenced in development proposals
DM16 - Local Heritage Assets and Buildings Protected by an Article 4 Direction	Policy HAR9 – Local Heritage Assets	Policy HAR9 compliments Policy DM16 in that it identifies specific local heritage assets in Hargrave that should be protected.
DM17 - Conservation Areas	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM18 - New Uses for Historic Buildings	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM19 - Development Affecting Parks and Gardens of Special Historic or Design Interest	No specific policies apply	There are no Parks and Gardens of Special Historic or Design Interest in the Neighbourhood Area
DM20 - Archaeology	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM21 - Enabling Development	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM22 - Residential Design	Policy HAR10 – Village Character	Policy HAR10 compliments Policy DM15 through seeking to ensure that the local character of the built environment is referenced in development proposals
DM23 - Special Housing Needs	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.

Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
DM24 - Alterations or Extensions to Dwellings, including Self Contained Annexes and Development within the Curtilage	Policy HAR10 – Village Character	Policy HAR10 compliments Policy DM24 through seeking to ensure that the local character of the built environment is referenced in development proposals
DM25 - Extensions to Domestic Gardens within the Countryside	Policy HAR5 – Protecting and Maintaining Features of Landscape and Biodiversity Value Policy HAR6 – Protecting the Landscape Setting of Hargrave	Policies HAR5 and HAR6 compliment Policy DM25 by referencing locally identified features of importance including important settlement gaps and important views.
DM26 - Agricultural and Essential Workers Dwellings	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM27 - Housing in the Countryside	Policy HAR1 – Hargrave’s Spatial Strategy Policy HAR2 – Hargrave Housing Settlement Boundary	Policies HAR1 and HAR2 compliment Policy DM27 by identifying where proposals for new housing should be focused and defining a housing settlement boundary. In areas outside the Housing Settlement Boundary, Policy DM27 will apply.
DM28 - Residential Use of Redundant Buildings in the Countryside	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM29 - Rural Housing Exception Sites in St Edmundsbury	Policy HAR1 – Hargrave’s Spatial Strategy Policy HAR2 – Hargrave Housing Settlement Boundary	Policies HAR1 and HAR2 compliment Policy DM29 by defining a Housing Settlement Boundary thereby allowing the exceptions site policy to operate and enable a local needs housing development to be accommodated in the village.
DM30 - Appropriate Employment Uses and Protection of Employment Land and Existing Businesses	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM31 - Farm Diversification	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM32 - Business and Domestic Equine Related Activities in the Countryside	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM33 - Re-Use or Replacement of Buildings in the Countryside	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM34 - Tourism Development	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM35 - Proposals for Main Town Centre Uses	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.

Local Plan Strategic Policy	Neighbourhood Plan Policy	Comment
DM36 - Local Centres	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM37 - Public Realm Improvements	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM40 - Ancillary Retail Uses	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM41 - Community Facilities and Services	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM42 - Open Space, Sport and Recreation Facilities	Policy HAR7 – Local Green Spaces Policy HAR8 – Village Playing Field	Policies HAR7 and HAR8 compliment Policy 42 by defining important Local Green Spaces and the Playing Field which are otherwise not identified in the adopted Local Plan documents.
DM43 - Leisure and Cultural Facilities	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM45 - Transport Assessments and Travel Plans	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.
DM46 - Parking Standards	No specific policies apply	There is no need for the HNP to address this matter as it is adequately addressed in the Local Development Plan documents and the NPPF and the HNP will not undermine that strategy.

Rural Vision 2031 (2014)		
RV1 Presumption in Favour of Sustainable Development	All policies support the principal of sustainable development	The Neighbourhood Plan has been prepared to ensure that its policies support appropriate sustainable development commensurate to the size and location of Hargrave
RV2 Neighbourhood Development Plans and Neighbourhood Development Orders in the Rural Areas	All policies in the Neighbourhood Plan	Policy RV2 sets criteria that Neighbourhood Plans must meet. The HNP satisfies these requirements in particular that the level of development proposed will meet “at least the minimum level of growth and conform with the strategic policies as set in the adopted Core Strategy”
RVg Green Infrastructure in the Rural Areas	Policy HAR5 – Protecting and Maintaining Features of Landscape and Biodiversity Value Policy HAR6 – Protecting the Landscape Setting of Hargrave Policy HAR7 – Local Green Space Policy HAR8 – Village Playing Field	Policies HAR5, HAR6, HAR7 and HAR8 compliment Policy RVg by defining locally important green infrastructure features, including Local Green Spaces and the Playing Field which are otherwise not identified in the adopted Local Plan documents.

Environmental Impact and Habitat Regulations

- 4.1 Section 4B 8 (2)(f) states that a draft Neighbourhood Plan will meet the basic conditions if, the making of the Neighbourhood Plan does not breach, and is otherwise compatible with EU obligations and the making of the neighbourhood plan is not likely to have a significant effect on a European site or a European offshore marine site, either alone or in combination with other plans or projects.
- 4.2 European Union Directive 2001/42/EC requires a Strategic Environmental Assessment (SEA) to be undertaken for certain types of plan or programmes that would have a significant environmental effect. The Environmental Assessment of Plans and Programmes Regulations 2004 (the Regulations) that this is to be determined by a screening process which should use a specified set of criteria (set out in Schedule 1 of the Regulations). The results of this process must be set out in an SEA Screening Statement, which must be publicly available
- 4.3 A SEA Screening Statement of the Plan has been made and is available as a separate document. It concluded that a Strategic Environmental Assessment was not required.
- 4.4 European Union Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora and Directive 2009/147/EC on the conservation of wild birds (often referred to as the Habitats and Wild Birds Directives respectively), require that a Habitats Regulations Assessment is undertaken to identify whether a plan is likely to have a significant effect on a European site, either alone or in combination with other plans or projects. The Neighbourhood Plan Area does not contain any European sites but is approximately 5km from the Breckland SPA, 10km from the Breckland SAC, 13km from the Rex Graham Reserve SAC and 13km from the Devils Dyke SAC.
- 4.5 A HRA screening statement has been prepared in combination with the SEA Screening and has concluded that there is likely to be no significant effect of the Hargrave Neighbourhood Plan on the European sites. Therefore, an appropriate assessment is not required.

Human Rights

- 4.6 The public consultation process for the Hargrave Neighbourhood Plan has been wide and inclusive and has sought to include all sectors of the local community at key stages of its preparation. The policies contained within the plan do not disadvantage any minority group or group with protected characteristics.
- 4.7 Furthermore, the Hargrave Neighbourhood Plan will not have negative impacts upon groups with protected characteristics; indeed, many of the policies contained within the Plan seek to cater for the needs of people in the Plan area with protected characteristics. The Neighbourhood Plan's vision, objectives and policies all aim to foster community cohesion and social inclusion.

APPENDIX A

Adopted development plan policies that do not apply to Hargrave Neighbourhood Plan

The following policies in the adopted Local Plan documents for St Edmundsbury are judged not to apply to the Hargrave Neighbourhood Plan

St Edmundsbury Core Strategy 2008
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CS11 Bury St Edmunds Strategic Growth

CS12 Haverhill Strategic Growth

Joint Development Management Policies Local Plan Document (2015)

DM47 - Development Relating to the Horse Racing Industry
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DM48 - Development Affecting the Horse Racing Industry
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DM49 – Re-development of Existing Sites Relating to the Horse Racing Industry

DM50 – Horse Walks

Bury St Edmunds Vision 2031

The Local Plan document does not cover Hargrave

Haverhill Vision 2031

The Local Plan document does not cover Hargrave

