

Local Plan - Table of Minor Modifications

Key

New text proposed to be added: underlined text

Previous text proposed to be deleted: ~~strikethrough text~~

Comments in *[italics]*

Chapter 1: Introduction			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
1	Appendices	<u>8. Air Quality Management Area</u>	To add appendix 8 on the Air Quality Management Area
2	Index of Policies	Delete: DS10: Lodge Farm TC4: Primary Shopping Area and Shopping Frontages Add: <u>TC3: Directing Development in the Town Centre</u> TC3: Primary Shopping Area and Shopping Frontages NE2: Biodiversity NE <u>3</u> 2: Blue and Green Infrastructure Policy NE <u>4</u> 3: Landscape Protection and Enhancement	
3	Paragraph 1.1	The Council has a statutory duty to prepare, monitor and review a Development Plan for the Borough. This document is Rugby Borough Council's Publication Draft for the Local Plan. It sets out the Council's policies and proposals to support the development of the Borough through to 2031. The Local Plan is the foundation and most important component of the wider Development Plan which will also include a Community Infrastructure Levy (CIL) Charging Schedule, A Gypsy and Traveller Site Allocations <u>Development Plan Document</u> and a collection of Supplementary Planning Documents.	Minor update of text.

4	Paragraph 1.3	The Local Plan will replaces the Core Strategy June 2011 and the policies saved from the Rugby Borough Local Plan 2006.	Minor update of text
5	Paragraph 1.4	This Local Plan has been prepared under the Planning and Compulsory Purchase Act 2004. The Council is seeking representations on the “soundness” of the proposals contained within this Publication Draft under regulations 19 and 20 of the Town and Country Planning Regulations 2012, prior to submitting it to the Secretary of State for an independent examination by an Inspector. This document has therefore been published for the purpose of public consultation.	Minor update of text
6	Paragraph 1.12	This document outlined the <u>then</u> current position in relation to the performance of the Core Strategy against its housing target and in the context of the NPPF. The recently undertaken Coventry and Warwickshire Strategic Housing Market Assessment (SHMA) was also introduced and its implications for Rugby outlined. The implications of these factors on the Council’s adopted housing targets and land supply were outlined and it was proposed that the Core Strategy be replaced by a new Local Plan.	Minor update of text
Chapter 3: General Principles			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
7	Paragraph 3.3	The Local Plan has been written to provide the starting point for guiding growth and creating and delivering sustainable development. This echoes the approach of Government guidance set out in the National Planning Policy Framework (March 2012).	Minor text update due to forthcoming NPPF
8	Policy GP2	Development will be allocated and supported in accordance with the following Settlement Hierarchy, as defined on the Proposals <u>Policies</u> Map: Rugby town Main focus for all development in the Borough. Development permitted within existing boundaries and as part of allocated <u>Sustainable Strategic</u> Urban Extensions.	To reflect correct terminology

9	Paragraph 3.8	The Spatial Strategy <u>Settlement Hierarchy</u> has informed the site allocations introduced in Policies DS3 and DS4 and is set out in more detail in policies DS7- DS10 <u>DS9</u>	For clarity.
10	Paragraph 3.18	Policy GP3 seeks to support the redevelopment of previously developed land but maintain <u>s</u> that any redevelopment does not result in an unacceptable impact.	Minor grammatical change
11	Paragraph 3.19	The purpose of Policy GP3 is to ensure that the conversion of buildings, in particular rural buildings, are done sympathetically to their surroundings. The buildings should be substantial and good quality buildings, which are capable of conversion with little change to their character, appearance and setting. The building should require little in the way of alteration, extension or rebuild for its conversion. Its is acknowledged that the sensitive conversion of traditional rural buildings may result in either bringing a new <u>an old</u> building back into use or the conversion to a more suitable use.	Grammatical correction.
12	Paragraph 3.20	Policy GP3 must be considered in context with other policies in the Development Plan, mainly in terms of sustainable development and the provision of the necessary infrastructure to support any redevelopment. Where redevelopment of previously developed land or conversion of existing buildings is within the Green Belt, guidance is provided on the appropriateness in national policy. Policy GP3 is worded in the context of the provisions for prior approval as contained within the Town and Country Planning (General Permitted Development) (England) Order 2015 (<u>as amended</u>) for the conversion of existing buildings.	To reflect subsequent regulation changes
13	Paragraph 3.24	The Localism Act brought into force the ability of a neighbourhood to create a Neighbourhood Plan. Unlike other previously produced parish level documents, a Neighbourhood Plan forms part of the Development Plan and sits alongside the Local Plan. Decisions on planning applications will be made using both the Local Plan and the Neighbourhood Plan (alongside other material considerations). It is therefore not necessary to have a policy relating to Neighbourhood Plans in the Local Plan as they form part of the development on their own.	Removal of sentence inserted in error.

14	Paragraph 3.26	<p>However, the production of a Neighbourhood Plan may not be the right approach for a community to establish their view for their area and a non-statutory document such as a Parish Plan (or equivalent) may be more appropriate.</p> <p>Policy SD6 above details the context in which such documents can inform decision making.</p>	Removal of sentence inserted in error.
Chapter 4: Development Strategy			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
15	Paragraph 4.3	<p>As established through the Settlement Hierarchy outlined at Policy GP2, Rugby town is the most sustainable location for growth in Rugby Borough. As detailed later in this chapter a significant quantity of development has been approved on the Rugby urban edge. However, further allocations are required as part of this Local Plan. In identifying the proposed strategic sites the Council was informed by the sustainability appraisal process in combination with the evidence collected and national guidance. The Strategic Housing Land Availability Assessment (SHLAA) identified the deliverability of further sites on the Rugby urban edge to accommodate a significant proportion of the development required, however, there is insufficient capacity at Rugby town or its urban edge to deliver the entire housing target within the plan period. The Settlement Hierarchy informed the selection of further sites.</p>	
16	Paragraph 4.8	<p>The Rugby Borough ‘Employment Land Study’ (May 2015) concludes that 96 - 128 hectares of employment land is required within Rugby Borough throughout the plan period (6 – 8 hectares per annum) in order to support economic growth and balance the provision of new jobs with housing provision. Work informing the Local Plan has considered the extent of sites proposed for employment development, evidence of jobs growth forecasts and labour supply figures for the plan period, and average rates of past employment land take-up over a number of recent time periods, to provide an employment land target that aligns with the housing growth needs of the Local Plan. The combination of these factors has led to the target, of 110 hectares of gross employment land provision, being situated within the middle of the range recommended in the Employment Land Study, which is considered to provide an</p>	Sentence duplicates reference to consideration of employment land completions/past take-up already included in para.4.8, and is therefore unnecessary.

		appropriate level of flexibility over employment land completions trends in both over the longer term and in more recent years.	
17	Paragraph 4.11	This 'step change' in delivery is considered appropriate. Until adoption of this Local Plan it would be perverse to retrospectively apply a higher housing target to past years than is required to meet the needs of Rugby Borough, or has been adopted in local planning policy. Upon adoption, the housing target will has been increased to take account of shortfall arising in Coventry City and the annual housing target is therefore increased to reflect this. The housing trajectory appended to the Local Plan demonstrates how the housing target will be achieved whilst and complying in accordance with the requirements of national planning policy, particularly those relating to land supply. met	Minor update and typographical change.
18	Paragraph 4.22	The criteria set out within Policy DS2 are consistent with the Planning Policy for Traveller Sites (PPTS) and will help guide future planning applications and site allocations. The approach of the Local Plan is to preferably locate residential development in sustainable locations that are well served by services and facilities. Whilst Rugby Borough has only one urban area, the requirement to locate sites adjacent to urban boundaries may equally be satisfied through its proximity to the administrative areas of Coventry, Nuneaton or Hinckley. It is acknowledged that approximately two thirds of Rugby Borough is designated Green Belt and therefore the Council can assist in the requirement to assess locations that do not fall under this designation.	Minor change
19	Policy DS3	Policy DS3: Residential allocations The following sites will be allocated for residential development and associated infrastructure and uses as shown on the Proposals <u>Policies</u> Map:	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728
20	Paragraph 4.29	The combination of these Sustainable Strategic Urban Extensions and development sites results in an over allocation of growth to the town when considered against the housing target. The Council anticipates delivery of the Rugby Radio Station and South West Rugby in particular will continue into the next plan period, and there are	Minor typographical correction.

		clear benefits in allocating these sites as opposed to allowing the potential for piecemeal development to come forward in an unsustainable way. Each Sustainable Urban Extension is supported by a comprehensive masterplan to ensure the timely delivery of the necessary infrastructure to support the needs of future residents and minimise the impact on existing services. The type, amount and timing of the infrastructure is outlined in the remaining policies contained within this chapter.													
21	Paragraph 4.37	The urban boundary and some Main Rural Settlement boundaries have been altered in order to accommodate housing allocations and this has therefore released land from the Green Belt. The adoption of this Local Plan and the Proposals <u>Policies</u> Map has also released land at M6 Junction 2 from the Green Belt, as evidenced by the Coventry and Warwickshire Joint Green Belt Review 2014.	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728												
22	Policy DS4	<p>Policy DS4: Employment allocations</p> <p>The following sites will be allocated for employment development and associated infrastructure and uses as shown on the <u>Policies</u> Proposals-Map:</p> <table border="1"> <thead> <tr> <th>Ref</th> <th>Site name</th> <th>Allocation</th> </tr> </thead> <tbody> <tr> <td>DS4.1</td> <td>Coton Park East</td> <td>7.5 ha</td> </tr> <tr> <td>DS4.2</td> <td>Rugby Radio Station*</td> <td>16 ha</td> </tr> <tr> <td>DS4.3</td> <td>South West Rugby</td> <td>35 ha</td> </tr> </tbody> </table> <p>*planning permission granted and construction commenced</p>	Ref	Site name	Allocation	DS4.1	Coton Park East	7.5 ha	DS4.2	Rugby Radio Station*	16 ha	DS4.3	South West Rugby	35 ha	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728 and factual update.
Ref	Site name	Allocation													
DS4.1	Coton Park East	7.5 ha													
DS4.2	Rugby Radio Station*	16 ha													
DS4.3	South West Rugby	35 ha													
23	Paragraph 4.38	58.5 ha of employment land will be provided as part of the <u>Sustainable Strategic</u> Urban Extensions allocated in this plan at Coton Park East, Rugby Radio Station and South West Rugby.	Minor typographical correction.												
24	Paragraph 4.30	Land at Brownsover Road is not considered to serve the purposes of the Green Belt and this designation has therefore been removed and the Green Belt boundary amended accordingly, as shown on the Proposals - <u>Policies</u> Map.	Minor change to accord with Planning Practice												

			Guidance paragraph 001 Ref ID: 12-001-20170728
25	Paragraph 4.43	The Any masterplan masterplan SPD, and or subsequent development briefs <u>will</u> clearly demonstrate how the mix of uses and infrastructure requirements set out in Policies DS3 (residential allocation) and DS4 (employment allocation), and articulated within the Infrastructure Delivery Plan and on the <u>Policies Proposals</u> Map, will be planned for and delivered to ensure the development is sustainable and meets the Policies set out elsewhere in this Local Plan.	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728
26	Paragraph 4.51	Policy DS7 contains what is considered to be the maximum approximate development capacity of the site whilst ensuring the sustainable delivery of the extension. The specific infrastructure requirements are detailed in the Infrastructure Delivery Plan contained in Appendix 3 which has been informed by service providers such as Warwickshire County Education, Highways Agency, Rugby Borough Council and the promoters of the land.	Minor typographical corrections.
27	Policy DS7	This development site, as shown on the <u>Proposals Policies</u> Map, is allocated to provide up to <u>around</u> 800 dwellings and 7.5 ha employment land.	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728
28	Policy DS8 8 th paragraph	Development proposals must come forward comprehensively and be in accordance with Policy DS9 below , the <u>Proposals Policies</u> Map, and the Infrastructure Delivery Plan.	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728
29	Pararagraph 4.58	However, this Policy DS8 also seeks to be mindful of the proximity of this proposed development to Dunchurch... ...and the second is to act as an important green infrastructure corridor, connecting Cawston Spinney to Cock Ro bb in Wood.	Correct typo Correct typo
30	Policy DS9 First ParagraphSouth West Rugby spine road network to support and enable the delivery of the South West Rugby allocation, as identified on the plan below and <u>Urban Proposals Policies</u> Map.	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728

31	Paragraph 4.67	The first option is a spine road network is proposed through DS9 to connection across to Pottsford Dam Farm, on the A4071, as identified on the Proposals Policies- Map	Minor change to accord with Planning Practice Guidance and to add clarity.
32	Paragraph 10.58	All weirs and dams associated with hydropower schemes will require <u>an Environmental Permit from the prior written Flood Defence Consent of the Environment Agency</u> if on a Main River and consent from <u>Warwickshire County Council</u> as the Lead Local Flood Authority if affecting an Ordinary Watercourse.	Flood Defence Consents are now a part of Environmental Permitting Clarification of WCC as LLFA added for guidance.
Chapter 5: Housing			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
33	Paragraph 5.5	Whilst not exclusively restricted to the rural area a further exception to the general policy of restraint outside of Rugby town relates to development that directly addresses the needs of Gypsies and Travellers. Gypsies and Travellers are a diverse group and have different origins, traditions and ways of travelling in comparison with the settled community. Gypsies are recognised as a minority ethnic group and as such are protected by the Race Relations Act 2000. In addition to the needs of Gypsy and Travellers, Government guidance makes provision for the needs of Travelling Showpeoplemen, who have similar, but distinct accommodation needs to that of Gypsies. As detailed below recent change in the Planning Practice for Traveller Sites requires the council to take stock of current evidence, the duty on Local Authorities remains to meet the accommodation needs of Gypsy and Travellers and Travelling Showpeoplemen.	Minor change to update text.
34	Paragraph 5.8	It is therefore important that the Local Plan provide enough homes to meet the aspirations of local people and to house new people moving to the area in order to support economic objectives. In addition to ensuring that sufficient housing is delivered, the Local Plan must ensure that the housing needs of different types of households are fulfilled by providing the right types and mix of housing within the Borough. Providing the right types of homes is essential to ensuring that development does not compound the existing housing problems, such as affordability, and to ensure that we provide for current and future residents. It is	Minor update of text

		expected that the mix of housing will vary site-by-site and will be informed by local evidence provided by the Coventry and Warwickshire joint Strategic Housing Market Assessment, 2013 <u>and its 2015 update</u> (SHMA), or relevant future SHMA updates commissioned by the Council.	
35	Paragraph 5.26	Where there is insufficient evidence of the financial soundness of a business, for example in the case of a new rural enterprise, temporary permission may be granted for a period of 3 years provided that criteria a), b), <u>and d)</u> and e) in Policy H3 are met.	Text correction as there is no criteria e) in policy H3.
36	Paragraph 5.30	Policy H4 provides an exception to the spatial strategy and provides the opportunity for the delivery of small numbers of rural housing on land outside but adjoining the development limits of Main Rural Settlements and Rural Villages that may not fulfil all the criteria set out in Policy H4 <u>other policies in the Local Plan</u> .	Minor rewording of text to improve meaning of sentence.
37	Paragraph 5.41	The SHMA provides an indication of the levels of demand expected in the Borough over the course of the plan period as indicated in the table below. This shows the annual requirement for market Extra Care provision of 72 units and 22 affordable Extra Care units. The SHMA recommends that of the total 94 units required 23% should be affordable. The <i>Viability and Deliverability</i> Section details the viability work that will inform <u>the Submission</u> Local Plan. The affordable element <u>is</u> indicated in the table below; will be tested as part of this work .	Minor update of text.
38	Paragraphs 5.42 and 5.43	5.42 As with market housing national guidance requires that Local Plans inform the tenure of supported care housing, which Policy H6 and the table in paragraph 5.40 <u>2</u> seeks to do. 5.43 Although the Borough already benefits from a good range of different types of care, both publically and privately maintained, the table in paragraph 5.40 <u>2</u> demonstrates that the need is clearly growing.	Minor renumbering reference in text.
Chapter 6: Employment			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change

39	Paragraph 6.1 Second sentence	Rugby Borough’s economy has performed strongly in the past and fared the most recent UK recession relatively well. Unemployment levels are currently below 4% and the Borough has a strong skills profile amongst its residents, with average earnings as a result above both national and regional (West Midlands) levels. This level of economic performance is important in supporting continued population growth in the Borough and providing the jobs needed to support the delivery of new housing through the Local Plan.	Minor grammatical change for consistency
40	Paragraph 6.10	In relation to the provisions of Policy ED1, designated employment sites in Rugby Borough are shown on the Proposals <u>Policies</u> Map and are listed as follows:	Minor change to accord with Planning Practice Guidance paragraph 001 Ref ID: 12-001-20170728
Chapter 7: Retail and the Town Centre			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
41	Paragraph 7.3	The study also reviewed the Town Centre Boundary, Primary Shopping Area (PSA) and introduces P primary and S secondary S shopping F frontages in accordance with the NPPF.	Minor grammatical change for consistency
42	Paragraph 7.4	The primary shopping frontages are identified within the Primary Shopping Area (PSA), as identified on the Town Centre <u>Policies Map</u> , and these areas include a high proportion of retail uses which may include food, drinks, clothing and household goods.	Minor grammatical change for consistency
44	Policy TC1	Policy TC1: Development in Rugby Town Centre Proposals for the redevelopment and refurbishment of the existing natural and built environment and public space, including new development proposals, within the town centre (as defined on the Town Centre Policies <u>Proposals</u> Map) will demonstrate ...	Minor terminology change for consistency
45	Paragraph 7.16	TC4 <u>TC3</u> seeks to protect and enhance the primary shopping area, with the PSF as the focus for retail uses. The intention is to attract people to the town and place a strong emphasis on the protection of the core of retail activity at the heart of the town centre. Change of use away from A1 to other complementary main town centre uses can occur within the PSF. However, proposals will need to be considered on a	Re-number of Policies after removal of an earlier Policy

		case by case basis in terms of the impact on the retail character and function and also on the vitality and viability of the town centre.	
Chapter 8: Healthy, Safe and Inclusive Communities			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
46	Policy HS1 Third bullet point	Support will be given to proposals which: <ul style="list-style-type: none"> design and layouts that development to minimise the potential for crime and anti-social behaviour and improve community safety; 	Minor textual change
47	Policy HS3 First Paragraph	Proposals that would result in a significant or total loss of <u>a</u> site and/or premises currently or last used for a local shop, post office, public house, community or cultural facility or other service that contributes towards the sustainability of a local settlement or the urban area will not be permitted except where the applicant demonstrates that:	Minor textual change
48	Paragraph 8.14	The Open Space Audit, Built Facilities and Playing Pitch Strategy 2015 (and any subsequent updates) has helped inform the open space standards contained within Policy HS4. The standards will underpin future decisions around existing and proposed new open spaces and sport and recreation facilities across the borough <u>and</u> , together with the factors set out within the Open Space Audit, Built facilities and Playing Pitch Strategy <u>include such as</u> accessibility standards and <u>the</u> types of improvements sought. The current open space provision standard is contained within Appendix 4 and will be periodically updated within the Planning Obligations SPD.	Minor grammatical change
Chapter 10: Sustainable Design and Construction			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
49	SDC5 Para 10.36	The Environment Agency has produced a Flood Map for Planning (rivers and sea), which identifies flood zones, and also a Flood Map for Surface Water. These maps should be used for reference and as a basis for consultation. Additional information may be obtained by contacting the <u>Borough</u> Council's drainage engineers.	Clarification as suggested by WCC LLFA

50	Paragraph 10.38	Development proposals that lie adjacent to a canal, river or tributary should ensure that the natural features and functions of the watercourses and its wider corridor are retained, or where possible reinstated and that appropriate habitats buffers are established.	Minor grammatical change.
51	Paragraph 10.41	Finished floor levels for both residential and commercial buildings must be set a minimum of 600mm above the 1% Annual Exceedance Probability (1 in 100 year) plus climate change flood level. Single-storey residential development will not be permitted in Flood Zone 3 as they offer no opportunity for safe refuge on upper floors. <u>For developments requiring a Flood Risk Assessment, further information is available in the national Planning Practice Guidance (DCLG), which includes a checklist for site specific assessments.</u>	Further guidance as suggested by the LLFA
52	Policy SDC6	Policy SDC6: Sustainable Urban Drainage	Updated terminology and not necessarily restricted to urban developments.
53	Policy SDC6	Sustainable Urban Drainage Systems (Su <u>U</u> DS) are required in all developments. Such facilities should preferably be provided on-site or, where this is not possible, close to the site, and:	Updated terminology
54	Policy SDC6	Infiltration Su <u>U</u> DS is the preferred way of managing surface water. The developer will carry out infiltration tests where possible and a groundwater risk assessment to ensure that this is possible and that groundwater would not be polluted. Where it is proven that infiltration is not possible, surface water should be discharged into a watercourse (in agreement with the Lead Local Flood Authority (LLFA) at pre-development greenfield run off rates or into a surface water sewer if there is no nearby surface water body.	Updated terminology

55	Paragraph 10.43	SuDS are an approach to managing surface water run-off which seeks to mimic natural drainage systems and retain water on or near the site, compared with traditional drainage approaches which can cause problems of flooding, pollution or damage to the environment, and may not be not sustainable in the long term. SuDS involve a range of techniques including soakaways, infiltration trenches, permeable pavements, grassed swales, ponds and wetlands. SuDS offer significant advantages over conventional piped drainage systems in reducing flood risk by attenuating the rate and quantity of surface water run-off from a site, promoting groundwater recharge, and improving water quality and amenity. <u>Proposals should include details of future maintenance of SuDS</u> Warwickshire County Council is the 'Lead Local Flood Authority' with responsibility for developing, maintaining and monitoring a Local Flood Risk Management Strategy in partnership with other relevant bodies in the area.	Grammatical correction re: SuDS. Reference to future maintenance of SuDS as requested by the LLFA.
56	Paragraph 10.45	Discharge into the Grand Union Canal or the Oxford Canal will require a separate agreement and licence from the Canal & River Trust and be subject to assessment. <u>Discharging or building structures such as outfalls into an ordinary watercourse requires consent from Warwickshire County Council as the Lead Local Flood Authority.</u>	Advice of LLFA
57	Paragraph 10.57	In the case of hydro power, the applicant should undertake early engagement with the <u>Borough</u> Council and the Environment Agency to identify any potential planning issues and any proposal should normally be accompanied by a flood risk assessment.	Clarification as suggested by WCC LLFA
58	Paragraph 10.57	In the case of hydro power, the applicant should undertake early engagement with the Council and the Environment Agency to identify any potential planning issues and any proposal should normally be accompanied by a f lood r isk a ssessment.	Grammatical correction

59	Paragraph 10.61	Key to this Local Plan is ensuring that new developments deliver broadband services that meet the ambition of the governments Digital Communications Infrastructure Strategy and the European Digital Agenda for Europe. The Digital Communications Infrastructure Strategy predicts that by 2017, superfast coverage will have reached 95% of premises and expect mobile operators will have achieved 4G coverage to 98%. The stated ambition is that ultrafast broadband of at least 100Mbps should become available to nearly all UK premises.	Update of text as it is outdated.
Chapter 11: Delivery			
Ref	Policy / Paragraph No	Proposed Change	Reason for Change
60	Paragraph 11.1	National policy is clear that development which is identified in the local Local Plan must be deliverable, paying particular regard to viability. Therefore, sites and scale of development should not be subject to obligations or policy burdens which would threaten the viability of development.	Minor typographical change
61	Paragraph 11.4	Transport Assessments, prepared in line with N national G guidance, are required alongside planning applications for major development to demonstrate that they contribute positively to the objectives of this Local Plan. Transport Assessments will be required for all large developments.	Minor typographical change
62	Paragraph 11.6	National G guidance states that a Transport Statement may be required for developments that have relatively small transport implications; this will be decided on a case by case basis and should be discussed as part of pre-application enquiries. Where proposals are likely to have an impact on the trunk road network, Highways England should be consulted to establish what level of transport appraisal is appropriate.	Minor typographical change
63	Paragraph 11.8	Travel Plans will be required for all non-residential developments in line with N national G guidance or any subsequent revisions or replacement guidance. They should ideally form part of the Transport Assessment and be submitted alongside the planning application. Development proposals in areas where public transport is limited, e.g. where services operate with frequency levels of less than one an hour, may also be required to submit Travel Plans. Furthermore, the	Minor typographical change

		significant development of education facilities will be expected to produce a Travel Plan.	
64	Paragraph 11.9	The provision of car parking needs to be carefully balanced to ensure that sufficient provision is made to meet needs. <u>Less provision may be needed whilst recognising that</u> where there is good public transport provision, easy access to shops and services and <u>opportunities for walking and cycling which in turn promotes desire to lead healthier lifestyles. lives,</u> less provision may need to be made. Achieving this balance is crucial as failure to provide sufficient parking can lead to indiscriminate parking that not only looks unattractive but can be unsafe or lead to neighbour disputes. The NPPF has introduced greater flexibility to take account of the particular nature and setting of development.	Minor typographical change and rewording of paragraph.
65	Paragraph 11.11	The value of cycling as a sustainable mode of transport is appreciated and the Standards at <u>in</u> Appendix 5 contain minimum levels of cycle parking provision for different land uses, to encourage this mode of travel. Guidance for the parking of <u>cars, motor cycles, heavy goods vehicles, and provision for people with disabilities, and electric charging is also included.</u> as well as the design of facilities, is also provided by the Standards. Further guidance on the standards and how they are applied is included in the Planning Obligations SPD.	Minor typographical changes Note to Inspector: The parking standards themselves will be appended to the Local Plan (Appendix 5). The Council can confirm that details on the application of the standards will be contained within the Planning Obligations SPD.
66	Paragraph 11.12	It is essential that new development is supported by the essential infrastructure it needs to function, and that new development does not increase pressure on existing infrastructure. Where new development will require new infrastructure...	Minor typographical change
67	Paragraph 11.13	The infrastructure required will vary from site to site. The type of infrastructure may include, but not be limited to the following areas:	Minor grammatical change.

68	Paragraph 11.14	<p>In relation to primary schools, representations made by Warwickshire County Council (WCC) Education identifies, as part of the planning application process, education impacts when there is currently very-limited available capacity across many of the town’s primary schools. Further housing development, resulting from population growth, will create additional requirements and as a result additional school places (through the extension of existing schools or provision of new schools) will need to be provided. However, WCC Education has also indicated that over time the impact will also be felt on secondary schools. As a result, consideration will need to be given as to whether it is also appropriate/necessary to seek additional financial contributions towards secondary school places. The Council is continuing to work with WCC Education to ensure that the Infrastructure Delivery Plan will identify the necessary education provision required to support the housing allocation proposed through the Local Plan.</p>	Update of text and minor rewording
69	Paragraph 11.16	<p>The Council has is undertaking a Water Cycle Study to update its evidence base. This work will be completed in advance of this document being published for public consultation and its findings <u>are</u> reflected in the IDP and policies.</p>	Update of text and minor rewording.
70	Paragraph 11.19	<p>The Council intends to introduce a ‘Community Infrastructure Levy’ which would apply a flat rate contribution for infrastructure for larger developments. The timetable for production is contained within the Local Development Scheme, as adopted in December 2015. In the meantime contributions will be secured through the use of planning obligations, where compliant with the CIL Regulations, 2010 (<u>as amended</u>).</p>	To update text to reflect the update of both the LDS and CIL regulations.
Appendix 1			
71	Paragraphs 2 and 3	<p>The Council will produce and publish an Annual Authority Monitoring Report containing information on the implementation of the Local Development Scheme and on the extent to which policies set out in the Local Plan are performing.</p> <p>The table below shows a set of indicators and targets related to the policies of the Local Plan. Further development plan documents will contain their own indicators and</p>	To be consistent with national policy.

		targets and the results will be brought together in the Annual Authority -Monitoring Report						
Appendix 3 Infrastructure Delivery Plan								
72	Transport First Paragraph	Highways England (HE) is responsible for operating, maintaining and improving the strategic road network in England on behalf of the Secretary of State for Transport. The council needs to demonstrate that the proposals in the Local Plan will not have a significant detrimental impact on the strategic road network.					Clarification	
73	Transport Seventh Paragraph	Finally Finally , local pedestrian and cycle links, will generally either be negotiated as part of a S106 (if the need can be linked to a particular development), or they may be identified through the Neighbourhood Plan process.					Grammatical change	
74	Waste Water and Drainage	Rugby Borough Council in partnership with North Warwickshire Borough Council, Nuneaton and Bedworth Borough Council and Warwick District commissioned consultants to undertake a Water Cycle Study to inform the impact on water usage and water quality from the local plan growth. Both the Environment Agency and Severn Trent were liaised <u>with</u> from the beginning of the commission. This document is currently in draft format, but once complete will informs this section of the Infrastructure Delivery Plan and if necessary infrastructure is identified the Infrastructure Delivery Schedule will be updated.					To update the Plan.	
75	Infrastructure Delivery Schedule Table Headings	Item	Lead Delivery	Other Partners	Local Plan Phase	Cost <u>and</u> <u>percentag</u> <u>e of total</u> <u>cost*</u>	Funding unding	To match the main table.