

**South Ribble Borough Council
Minor Amendments to the Publication Version of the Site Allocations DPD
Issued at the time of Submission: October 2012**

No	Page Number	ID	REF	Amendment
1	1	-	-	Contents page, Policy C3 to read: “Land between Heatherleigh and Moss Lane, Farington <u>Moss</u> ”
2	3	-	-	Paragraph 2.8 to read (second and third sentences): “This contained a preferred list of sites that the Council <u>identified for allocation</u> , and proposed development management policies. All consultation responses <u>were taken into account in formulating</u> this Publication Version of the document.”
3	7	288	149	Paragraph 3.4 to read: “Major Sites for Development <ul style="list-style-type: none"> • Pickering’s Farm • Moss Side Test Track, <u>Leyland</u> • <u>Land between Heatherleigh and Moss Lane, Farington Moss</u> • Cuerden <u>Strategic Site</u> • BAE Systems, Samlesbury”
4	9	-	-	Chapter A – Delivering Infrastructure. Core Strategy Objectives: Close up spacing between words in the second bullet point.
5	11	280	146	Policy A1(c) to read: “Transport (highway, rail, bus and cycle/footpath/<u>bridleway</u> networks, canal and any associated facilities);”
6	16	219	122	Policy B3 to read: “Within the area defined on the Proposals Map at South Rings Business Park, Bamber Bridge, new development, redevelopment or change or use will be permitted to provide offices, non-food retail, employment, leisure, recreation and tourism facilities, provided that: a) Comprehensive development of the site is demonstrated through a Master plan <u>submitted as part</u>

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				<u>of a planning application;</u> b) A Phasing and Infrastructure Delivery Schedule is set out; and c) The implementation of a high quality development in accordance with an agreed design code.”
7	16	-	-	Paragraph 5.10 to read (third sentence): “The Council seeks to attract further investment at the site, <u>particularly to the vacant land to the south of the site.</u> ”
8	20	-	-	Paragraph 6.1 (third bullet point) to read: “Land between Heatherleigh and Moss Lane, Farington <u>Moss</u> ”
9	21	-	-	Paragraph 6.4 (second sentence) to read: “.....has identified around 79 <u>hectares</u> of the site.....” <i>nb applies elsewhere</i>
10	23	-	-	Policy C2 (a) to read: “... an agreed Masterplan for the <u>a</u>comprehensive... ”
11	24	88	72	A revised boundary will be drawn and submitted to the Inspector, excluding residential properties on Croston Road.
12	24	211	116	Paragraph 6.25 (first sentence) to read: “.....from Croston Road, Heatherleigh and Moss Lane (<u>via the roundabout at Flensberg Way</u>).”
13	24	-	-	Heading before Policy C3 and Policy C3 to read: “ Land between Heatherleigh and Moss Lane, Farington <u>Moss.</u> ”
14	25	-	-	Paragraph 6.28 to read: “The site is situated <u>at</u> a key gateway location <u>within</u>”
15	27	218	121	After paragraph 6.37 to read: “ <u>In order to fully realise the economic benefits of the of the Enterprise Zone at Samlesbury, a new dedicated access will be designated and constructed into the Strategic Site from the A677.</u> ”

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				<i>nb. Modified A59 access will be in Ribble Valley and so not covered by this DPD.</i>
16	28	234	131	Paragraph 7.3 to read (beginning in the middle of the first sentence): “.....417 dwellings per year from <u>2011</u> – 2026, this is a total of 6,255 dwellings for the 15 year plan period. Since <u>2011</u> there have been.....” A related change is required to the relevant column in Table 2 will also need to change from 2010-2016 to <u>2011-2016</u> . By clarifying this change, the overall requirement for the 15 years (2011-2026) is 6,815, and the supply identified is 6,962, a surplus of 147 dwellings. The Council does not rely on the windfall estimate in paragraph 7.13 to demonstrate a surplus of housing supply over requirements.
17	31	233	131	With the withdrawal of the safety zone, the Council accepts that the land south of allocation DD should be allocated for residential development. Minor Change required to Proposals Map, and to Table 2 if this change is accepted by the Inspector (in negotiation with the developers).
18	31	-	-	Policy D1, site W, Table 2 (Major Sites) and Appendix 2 (reference to Policy C3) to read : “Land between Heatherleigh and Moss Lane, <u>Farington Moss</u> ”
19	32	201	111	The area of Site H, as shown in Table 2 and paragraph 7.26 is amended to <u>12.8 hectares</u> .
20	32	-	-	Table 2, Sites with Planning Permission: <ul style="list-style-type: none"> • “first line: Group One = <u>A</u> • ninth line: Coupe Foundry = <u>JJ</u> • switch entries on ninth and tenth lines to retain alphabet order.”
21	34	-	-	Paragraph 7.17 to read: “This is a brownfield site of 14.9 ha. It is part of a much larger site of 53.34 ha extending into Chorley Borough <u>which was previously used as a Royal Ordnance facility.</u> ”
22	36	-	-	Page 36, <u>JJ</u> Coupe Foundry, and place in alphabetic order (after GG).

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23	39	139	93	Paragraph 7.46 to read: <u>“The comprehensive development of this site will help address these issues. Any such development, will including the demolition of the mill and the pub, and will require the protection and enhancement of the Green Infrastructure on the site.”</u>
24	41	-	-	Paragraph 7.62 to read: “.....on this larger site. <u>There is to be no vehicularroad access for this site from Wateringpool Lane.</u> ”
25	41	-	-	Paragraph 7.63 (third sentence): “.... <u>granted in June 2012 for the.....</u> ”
26	43	-	-	Page 43, Control Mechanism (second sentence) to read: “and if performance <u>improves</u> , the Council will.....”
27	51	142	93	The Proposals Map will be amended so that Site 16 will exclude the area marked as a BHS.
28	52	-	-	Additional text in Chapter E (Delivering Economic Prosperity), new paragraph following existing paragraph 8.28 to read: <u>“The Central Lancashire authorities have prepared a Supplementary Planning Document (SPD) on Access to Healthy Food. This expands upon Core Strategy Policy 23: Health. Its primary aim is to address the lack of access to healthy food choices due to the concentration of hot food takeaways in some locations. The SPD identifies 400 metre exclusion zones around primary, secondary and special schools and sixth form colleges (either within or outside Local Education Authority controls) where planning permission for hot food takeaways (A5 use class) will not be permitted. Leyland Town Centre is not part of the exclusion zone and hot food takeaways will be permitted provided that they do not result in an over concentration of hot food takeaways to the detriment of the retail function of the centre as a whole.”</u>
29	55	-	-	Additional text in Chapter E (Delivering Economic Prosperity), new paragraph following existing paragraph 8.43 to read: <u>“In accordance with the Supplementary Planning Document (SPD) for Access to Healthy Food, hot food takeaways (A5 use class) will only be permitted in District and Local Centres that fall outside the 400 metre exclusion zone and would not result in an over concentration of hot food takeaways to the detriment of the retail function of the centre as a whole.”</u>

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30	55	-	-	Policy E4 to read (at the end of the policy, beginning with a new paragraph): <u>“A5 uses (hot food takeaways) will only be permitted if the District Centre falls outside of the 400 metre exclusion zone (identified in the Access to Healthy Food SPD) and where the proposal would not adversely impact, either individually or cumulatively, on the function, vitality and viability of the centre.”</u>
31	57	-	-	Policy E5 to read (at the end of the policy, beginning with a new paragraph): <u>“A5 uses (hot food takeaways) will only be permitted if the District Centre falls outside of the 400 metre exclusion zone (identified in the Access to Healthy Food SPD) and where the proposal would not adversely impact, either individually or cumulatively, on the function, vitality and viability of the centre.”</u>
32	59	-	-	Chapter F: Core Strategy Objectives (first bullet) replace text with: <u>“To reduce the need to travel, manage car use, promote more sustainable modes of transport and improve the road network, so that people have a greater choice of travel options.”</u>
33	69	245	135	Policy G3 to read: ...” at the following locations: (v) South of Factory Lane and East of the West Coast Main Line (w) Southern area of the Major Development Site at Pickering’s Farm, Penwortham (x) South of Cote Lane, Chain House Lane, Farington (y) Land off Church Lane, Farington (z) Land off Emnie Lane, Leyland” Corresponding changes to the Proposals Map and Legend.
34	72	153	93	Paragraph 10.45 to include an additional bullet point: • <u>“Natural and semi-natural greenspace”</u>
35	73	118	88	The Proposals Map will be amended at the Maltings on Hill Road South, Penwortham, following negotiation with the owners/agents.
36	74	8	6	Policy G8(b) to read:” <u>natural resources, biodiversity and geodiversity.</u> ”
37	76	-	-	Policy G10 (final paragraph) to read: In terms of Equipped Children’s play areas, <u>“Residential developments will normally be required to</u>

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				meet the needs for <u>equipped children’s play areas</u> generated by”...
38	76	-	-	Policy G11 (first sentence) to read: “....at a standard provision of <u>1.14ha per 1000....</u> ”
39	78	155	93	Policy G13 (a) to read (in part) to read: “iii In a Conservation Area; <u>or</u> iv Within a recognised Nature Conservation Site. ”
40	78	212	117	Policy G13 (a) ii to read: “ Ancient Woodlands <u>including individual ancient and veteran trees and those defined in Natural England’s inventory of ancient woodlands;</u> ”
41	78	212	117	Policy G13(c) to read: “ Where there is an unavoidable loss of trees on site, replacement trees will be required to be planted on site where appropriate <u>(at a rate of two new trees for each tree lost);</u> ”
42	86	-	-	Appendix 1 (various changes to accommodate change from PPS/PPG to NPPF– see separate document: SRSD007b).
43	98	-	-	Appendix 4: remove duplicate place-name titles from retail maps.
44	112	-	-	Appendix 5: add car parking standards for A5 uses.
45	119	9	6	Appendix 7 to read (after list of County Biological Heritage Sites): “ <u>Geological Heritage Sites</u> <ul style="list-style-type: none"> • <u>Roach Bridge</u> • <u>Bannister Hall Weir</u> • <u>Penwortham Bridge (part of this site is in Preston)</u>”
46	120	264	138	The legend of the Proposals Map will be amended to include reference to the Natura 2000 Site at Ribble & Alt Estuaries.

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47	121	247	134	The Sustainability Appraisal has been amended to read: <ul style="list-style-type: none">• “Rail Service Frequency: <u>Band B</u>• Access to Sewer System: <u>Band A</u>• At Risk from hazardous installations: <u>Band A</u>”

DP/PJ 261012