

Thorpe on the Hill Neighbourhood Plan 2016 -2036

Basic Conditions Statement

May 2017

1. Legal Requirement

- 1.1. This Basic Condition Statement has been prepared in support of the Thorpe on the Hill Neighbourhood Plan (TNP). It demonstrates how the Plan meets the statutory requirements set out within the Town and Country Planning Act 1990 (as amended by the Localism Act 2011) and the Neighbourhood Planning Regulations 2012.
- 1.2. The plan presented for pre-submission consultation (draft TOTHNP) has been produced by the Thorpe on the Hill Parish Council, a qualifying body as defined by the Localism Act 2011, and refers solely to the area within the Parish boundary (Figure 1). The TNP covers a Plan Period of 20 years, between 2016 and 2036.
- 1.3. The draft TOTHNP refers only to planning matters (use and development of land) and does not deal with county matters (mineral extraction and waste development), nationally significant infrastructure or any other matters set out in Section 61K of the Town and Country Planning Act 1990.
- 1.4. This statement addresses each of the four “basic conditions” required of the Regulations and explains how the Neighbourhood Plan meets the requirements of paragraph 8 of Schedule 4B of the Town & Country Planning Act. The Regulations state that a Neighbourhood Plan will be considered to have met the basic conditions if:
 - Having regard to national policies and advice contained in guidance issued 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

2. Submission of Supporting Documents and Evidence

- 2.1. As part of the Basic Conditions Statement, an Assessment of Compliance has been prepared, testing all policies within the draft TOTHP against the principles of sustainable development, NPPF regulation, and strategic policies of the NSDC Core Strategy and Allocations & Development Management Development Plan Document. The result of the Assessment of Compliance has been summarized in the table at Appendix 1.
- 2.2. The definition of sustainable development employed in the Assessment of Compliance has been derived from the NPPF's definition:

“There are three dimensions to sustainable development: economic, social and environmental. These dimensions give rise to the need for the planning system to perform a number of roles:

An economic role - contributing 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;

A social role - 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

An environmental role: 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.”

(NPPF, paragraph 7)

3. Basic Conditions

3.1. Conformity with National Planning Policy.

The Thorpe on the Hill Neighbourhood Plan has been prepared having regard to national policies as set out in the National Planning Policy Framework (NPPF) of April 2012. It is also taken account of the National Planning Practice Guidance (NPPG) published by the Government in April 2014 in respect of formulating neighbourhood plans.

3.1.1 Paragraph 16 of the NPPF - Application of Presumption: the Thorpe on the Hill Neighbourhood Development Plan contains policies which support the development needs of the Local Plan including housing and employment.

3.1.2 Paragraph 183 of the NPPF – Develop a Shared Vision: the community of Thorpe on the Hill has been actively engaged in developing a shared vision in the past, which led to the production of a Village Plan published in December 2014. The current Thorpe on the Hill Neighbourhood Plan is based on this shared vision.

3.1.3 Paragraph 184 NPPF - General conformity with the strategic policies of the Local Plan: During the production of the Thorpe on the Hill Neighbourhood Plan the Steering Group has consulted with the local planning authority in order to ensure that the Plan is in general conformity with the saved policies of the North Kesteven Local Plan (2007) and in particular with emerging new local plan, the Central Lincolnshire Local Plan: Proposed Submission (April 2016). How the Neighbourhood Plan is in general conformity with the Local Plan is described in more detail in Section 3.

NP Policy	NPPF Paragraph	How Conformity is Achieved
Policy 1: Residential Development	¶ 14, 47,48,49, 51, 50, 70, 111	This policy promotes sustainable development according to objectively assessed needs, ensuring a mix of different tenure and favouring development within village core and on brownfield sites. The policy allocate residential development fulfilling the five-year supply requirement, while allowing windfall development if respectful of specific requirements.
Policy 2: Local Employment	¶ 20, 70	This policy promotes residential development that enable business to operate from integrated

		home/work locations, meeting the development needs of an economy fit for 21st century. This policy ensure that no loss in valued facilities and amenities results from commercial and employment development
Policy 3: Biodiversity	¶ 99, 109, 113, 114, 117, 118	This policy protects existing important biodiversity sites and ecological network and retains the distinctive landscape of the Parish. This policy sets specific requirement in term of flood risk management and Sustainable Urban Drainage
Policy 4: Green Space and Green Infrastructure	¶ 53, 54, 73, 74, 75	This policy promote sustainable means of transportation like cycling and walking and ensure adequate access to open spaces and green infrastructure is in place
Policy 5: Landscape and Views	¶ 55, 109	This Policy ensures that new development outside the village curtilage are motivated by objective need and that it is respectful of the distinctive landscape and natural environment of the parishes
Policy 6: Design	¶ 56, 57, 58, 60	This policy ensure that design of new development responds to and interpreter the local character and history of Thorpe on the Hill.

3.2. Conformity with the saved policies of the North Kesteven Local Plan (2007) and the Central Lincolnshire Local Plan: Proposed Submission (April 2016)

NP Policy	Saved policies of the North Kesteven Local Plan (2007) and policy of the Central Lincolnshire Local Plan: Proposed Submission (April 2016)	How Conformity is Achieved
Policy 1: Residential Development	C4, C5, T5 LP2, LP, 4, LP11, LP 13, LP15, LP26,	This Policy allocates sites which are in general conformity with the Growth Level of the Central Lincolnshire Local Plan, within the current village curtilage, respectful of the setting and appearance of the area and ensures that such development has the necessary infrastructure, parking provision and amenities. This policy also allocate site for provision of social housing.
Policy 2: Local Employment	LP 5, LP 15	This policy support expansion of existing employment site and ensures that such development has the necessary infrastructure, parking provision and amenities
Policy 3: Biodiversity	LW4, LW6, LW 7, LW8 LP 14, LP 21, LP 23	This policy protects designated and non-designated sites of particular biodiversity and geodiversity value, such as Local Natural Reserves, County Wildlife Sites, Important Open Space etc. The policy provides guidance in the field of Sustainable Urban Drainage and flood risk management.
Policy 4: Green Space and Green Infrastructure	T2, RST1, RST2 LP13, LP20	This policy protects existing green infrastructure and public right of way from the impact of future development and promotes alternative means of transportation, such as walking and cycling.
Policy 5: Landscape and Views	C19, LW1, LW2 LP17, LP22	This Policy ensures that new development outside the village curtilage are motivated by objective need and that it is respectful of the distinctive landscape and vistas of the parish

		and maintains the existing Green Wedge and gap separating Thorpe on the Hill from neighbouring settlement
Policy 6: Design	C18, H2 LP 24	This policy promotes design characteristics for new development that reinforce local identity, that are respectful of Thorpe on the Hill character and that improve the visual impact of private-public boundaries

3.3. Conformity with the definition of Sustainable Development

NP Policy	Economic Factors	Social Factors	Environmental Factors	How Conformity is Achieved
Policy 1: Residential Development	+	+	0	This Policy allocates sites for both market and social housing, allowing for sufficient land to be available to sustain economic growth and support a strong community.
Policy 2: Local Employment	+	+	0	This policy support expansion of existing employment sites, thus promoting economic activities in the village and supporting existing services and commercial facilities vital for the local community
Policy 3: Biodiversity	0	+	+	This policy protects designated and non-designated sites of particular biodiversity at the same time protect green facilities that contribute to enhance communities health and social wellbeing
Policy 4: Green Space and Green Infrastructure	0	+	+	This policy protects existing green infrastructure and public right of way, promoting alternative means of transportation, protecting sites of particular biodiversity values and green facilities that contribute to enhance communities health and social wellbeing

Policy 5: Landscape and Views	0	+	+	This policy protect the character of the village and the natural and historic environment of the surrounding countryside, preserving at the same time distinctive views that are important to enhance local community's sense of place
Policy 6: Design	0	+	+	This policy protect the built and historic environment of the village, creating a high quality built environment for the local community to live in.

- negative; 0 neutral; + positive

4. Compatibility with EU Obligations and Legislation

- 4.1. The Thorpe on the Hill Neighbourhood Development Plan has regard to the fundamental rights and freedoms guaranteed under the European Convention on Human Rights and comply with the Human Rights Act.
- 4.2. A screening opinion was issued by North Kesteven District Council who considered it unlikely that there would be any significant environmental effects arising from the Thorpe on the Hill Neighbourhood Plan. As such a Strategic Environmental Assessment (SEA) was not required. A Statement of Reasons for this determination is attached at Appendix A.
- 4.3. The Neighbourhood Area is not in close proximity to any European designated nature sites so it does not require an Appropriate Assessment under the EU Habitats Regulations.

5. Conclusion

- 5.1. The Basic Conditions as set out in Schedule 4B to the TCPA 1990 are considered to be met by the Thorpe on the Hill Neighbourhood Plan and all the policies contained within it.