Schedule of proposed minor textual amendments to the Core Strategy Proposed Submission Document (Jan 2010) and Focused Changes (Sept 2010) following discussions at the Examination in Public.

Introduction

Please find attached a draft list of proposed amendments which have largely come out of detailed debate and discussion during the examination. These words do not compromise what is in the Core Strategy but seek to satisfy representations made to the document, and the proposed wording seems to be a potential solution to which there has been some agreement during the examination process.

In these cases the Inspector has asked us to consider changes, implying a change is appropriate, and these amendments are not optional but respond to the Inspectors queries during the examination process.

The Inspector is content to treat these amendments as 'minor textual amendments' therefore they are not considered key changes to our existing policy approach.

Schedule of proposed minor textual amendments to the Core Strategy Proposed Submission Document (Jan 2010) and Focused Changes (Sept 2010) following discussions at the Examination in Public.

Page	Policy no / Paragraph	Proposed Change	Justification
10	3.1.13	Proposed amendment to reword sentence to read- 'but remains under the influence of both King's Lynn as the primary service centre in the sub-region and Peterborough.'	To reflect the relationship between Wisbech and the service centre of King's Lynn, and outside our borough the service centre of Peterborough.

Page	Policy no / Paragraph	Proposed Change	Justification
18	Policy CS01 Spatial Strategy	Under heading of King's Lynn amend 2 nd bullet point to read-	*In order to achieve a 15 year horizon for housing supply at the point of adoption of the Core Strategy an additional year needs to be added to
		 provide for a minimum of 7,510 new houses through the regeneration of brownfield land and urban expansion; 	the housing figures in policy CS09 (and associated policies). The new plan period would be 2001 to 2026; assuming an adoption during 2011 (the effective 15 year period would be
		Under heading of Downham Market amend 3 rd bullet point to read-	2011-2026). The current calculation in policy CS09 uses a figure of 600 units per annum. It is proposed that this figure be used for the extra
		 provide a limited amount of growth to the town including at least 2,710 new homes with new allocations of at least 390 houses. 	year (plus the allowance of 10% for flexibility as contained in the 'Housing Calculation' table paragraph 7.2.11), and divided between the categories of settlements in proportion to the
		Under heading of Hunstanton amend last sentence to read-	existing Appendix 1 'New Allocations for' column, ie.
		Provision will be made for at least 580 new homes with new allocations of 220 houses.	% No of No of houses houses rounded
			King's Lynn 71.3 471 470
		Under heading of The area adiagont to Wishash'	Downham Market 5.4 36 40
		Under heading of 'The area adjacent to Wisbech'	Hunstanton 3.1 20 20
		amend 2 nd bullet point to read-	Wisbech fringe 7.7 51 50
		consider the provision of at least 550 new	Key Rural Service 9.3 61 60
		houses to the east of the town.	Rural Villages 3.0 20 20
		neadoctor and date of the termin	Totals 100 659 660
		Under heading of Rural and coastal areas amend 3 rd	

Page	Policy no / Paragraph	Proposed Change	Justification
		focus most new development and at least 2,880 new homes within or adjacent to these selected Key Rural Service Centres. (To be defined in the Site Specific Allocations DPD);	
18	Policy CS01 Spatial Strategy	Under heading of Hunstanton amend last sentence to read- Provision will be made for at least 580 new homes with new allocations of at least 220 houses.	To bring the policy wording in line with policy CS09 Housing Distribution, adding 'at least' for consistency.
23	Policy CS02 Settlement Hierarchy	Amend Rural Villages table to include- Wereham Wiggenhall St Mary Magdalen Amend Smaller villages and hamlets table to delete- Wereham Wiggenhall St Mary Magdalen	Wereham – late correspondence confirmed there is a filling station within the village and a commutable bus service. Wiggenhall St Mary Magdalen – contrary to 'schoolfinder' database the primary school is located within the village.
25	Policy CS03 King's Lynn	 Amend 1st bullet point to read- Provide at least 7,510 new dwellings within and around King's Lynn including 	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.

Page	Policy no / Paragraph	Proposed Change	Justification
27	Policy CS04 Downham Market	 Amend 2nd bullet point to read- At least 2,710 new homes including at least 390 new houses on greenfield site(s) adjoining the eastern half of the town. 	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.
28	Policy CS05 Hunstanton	Amend 4 th bullet point to read- • allocating up to 220 new dwellings to the east and/or south of the town.	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.
28	Policy CS05 Hunstanton	Proposed amendment to reword 4 th bullet point to read- allocating at least 220 new dwellings to the east and/or south of the town. 	To bring the policy wording in line with policy CS09 Housing Distribution, adding 'at least' for consistency.
30	Policy CS06 Development in rural areas	Amend second paragraph to read- Provision will be made for a total of 2,880 new homes within or adjacent to selected Key Rural Service Centres.	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.
30	Policy CS06 Development in rural areas	Amend second paragraph to read- Provision will be made for <i>at least</i> 2,880 new homes within or adjacent to selected Key Rural Service	To bring the policy wording in line with policy CS09 Housing Distribution, adding 'at least' for consistency.

Page	Policy no / Paragraph	Proposed Change		Justification
		Centres.		
37-38	CS08 Sustainable Development	Under sub-heading 'Density of developing proposed amendment to policy text: In seeking to optimise site potential male efficient use of land, the Council will sor and Access Statements to confirm that maximises optimises the density of devereflects at least minimum national standlight of local factors, such as: the setting development; the form and character of development; and the requirement for a infrastructure including amenity space. need to explain why a higher density the intended is not possible.	ke the most utinise Design the proposal elopment, and lards in the g of the existing ny on site Proposals will	In response to reissued version of PPS3 and to clarify policy in response to representation CSPS136
40	7.2.11	'Housing Calculation' table to read- A East of England Plan minimum dwelling provision 2001-2021. B (to ensure a 15 year supply from date of adoption – assumed to be 2011, need to add x5 years – 2026 at 600 pa from PPS3 and RSS. C Total to find to 2026 + 10% additional amount for flexibility and non completion. D Completions 2001 to end March 2009.	12,000 3,000 15,000 (+ 1,500) 16, 500 5,846	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.

Page	Policy no / Paragraph	Proposed Change	Justification
		E Existing planning permissions still to be built (as at March 2009) G Need to find sites to accommodate completions amounting to:	
40	7.2.12	Amend table currently entitled 'Distribution of new housing' to read- Distribution of new housing – as shown in the Housing Trajectory table in Appendix 1. Main Towns – King's Lynn / Downham Market / Hunstanton / Wisbech fringe (King's Lynn) (45%) Key Rural Service Centres 17% Rural Villages 8% Other 2%	
42	Policy CS09 Housing Distribution	Refer to Appendix A for amended text of Policy CS09.	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.
47	7.3.19	Within the table entitled 'Employment Land Commitments and Competitions from 1 April 2004 to	To further clarify the information in the table. The changes are in response to discussion during

Page	Policy no / Paragraph	Proposed Change	Justification
		31 March 2009 (taken from Annual Monitoring Information) — Delete the word area in the first column on the left hand side of the table so the columns read 'King's Lynn, Downham Market, Hunstanton, Rural areas and Total'.	the examination.
48	7.3.25	Proposed amendment to reword sentence to read- 'in line with PPS4 'Planning for Sustainable Economic Growth.'	To bring document in line with latest government guidance.
49	7.3.30	Insert new paragraph 7.3.30a - It is also important to recognise the existing employment related uses at Bexwell, and the significant commitment for an additional 23ha of employment uses. Given the close proximity of Bexwell to the town, these employment uses will serve the wider area.	To clarify the existing employment uses at Bexwell, and the significant planning consent for 23 ha of employment related development. This will impact upon Downham Market and the wider area. The changes are in response to discussion during the examination.
56	7.5.9	Proposed addition to end of paragraph, add textin-combination effects with other districts. To protect these areas from excessive visitor pressure, the council will in conjunction with partners: a) undertake an initial assessment of visitor	To clarify the approach to potential visitor disturbance in the light of consideration in the Habitats Regulations Assessment.

Page	Policy no / Paragraph	Proposed Change	Justification
		pressure on these sites to provide a baseline for recreational use b) secure a monitoring programme to identify future changes in visitor use of these sites c) identify a set of measures to manage visitor pressure to prevent adverse impacts upon the protected sites. d) utilise the baseline assessment and have regard to any mitigation measures as appropriate in the preparation of the Site Specific Allocations and Policies DPD.	
57	7.5.11	Proposed addition to paragraph texteffect upon the integrity of the SPA. This would reflect protection for the woodlark and nightjar from urban edge effects.	To clarify that the approach recognises the species listed as integral to the SPA.
57	7.5.14	Proposed amendments to paragraph text- The Council is committed to ensuring sustainable levels of recreation in and around the Breckland SPA, and other sensitive areas including the coastal areas and working with partners, including the Brecks Partnership and the Norfolk Coast Project, to develop measures to prevent increasing visitor pressure. Suitable mitigation may be needed if species fail to meet conservation objectives due to	To clarify the partnership working approach.

Page	Policy no / Paragraph	Proposed Change	Justification
		recreational pressure.	
58	Policy CS12 Environmental Assets	Paragraph 9 of the policy begins with - 'New built development will be restricted within' A Minor Textual Amendment was proposed (Sept 2010) that woodlark and nightjar be specifically mentioned in the policy wording. However this policy does not then mention stone curlew. It is therefore proposed that this textual amendment is <i>not</i> made. The proposed amendment at 7.5.11 above then covers the point.	To ensure consistency of approach having regard to discussion during the examination.
84	Appendix 3: Delivery Framework. The Economy Policy CS10 – Implementation Mechanism	Within The Economy Policy CS10 and Implementation Mechanism. Include- • West Norfolk Tourism Strategy (2005-2010) and Tourism Action Plan.	The Tourism Strategy identifies actions which are carried through into the Action Plan. These include clear tasks, and responsibilities for implementing the strategy.
73	Appendix 1 – Housing Trajectory	Refer to Appendix B for amended text of Appendix 1-Housing Trajectory table.	*Refer to justification for amendment to page 18, Policy CS01 Spatial Strategy. The housing numbers need to be amended to reflect the 15 year plan period.
110	Figure 9 Hunstanton	Remove 'Improved Reliability/Safety' notation from A149 beyond Hunstanton (Lighthouse Lane/Cromer	Change made in response to Written Representations Day 5, Issue 12, WR 001 A

Page	Policy no / Paragraph	Proposed Change	Justification
		Road A149 junction).	Parker. The A149 is not a high quality inter urban route beyond Hunstanton, where it becomes a special access (tourist) route. The Countywide transport policy continues to protect and improve journey safety and reliability on this route. This change would be consistent with North Norfolk District Council's Core Strategy.
Back	Core Strategy	Remove 'Improved Reliability/Safety' notation from	As above for amendments to page 110 Figure 9.
cover	Diagram	A149 beyond Hunstanton (Lighthouse Lane/Cromer Road A149 junction)	

Amendments relating to the status of the Regional Spatial Strategy

The Core Strategy Proposed Submission Document made references throughout to the RSS policies and requirements. However in response to the Government's proposed changes to abolish the RSS, the 'Core Strategy Focused Changes' and the 'Schedule of proposed textual amendments to Core Strategy Proposed Submission Document' suggested amendments to policy text to reflect this.

Following further clarification by Government the RSS is currently still part of the Development Plan policy framework, and as such the Council needs to reflect this legal fact therefore the Council would suggest that the **proposed changes in these documents should be disregarded**. These specific amendments are detailed below. The Council suggests that it would be appropriate to revert back to the original text in the Core Strategy Proposed Submission Document.

Core Strategy – Proposed Submission Document : Focused Changes (Sept 2010)

Proposed Change 9 CS03 -1

Proposed Change 14 CS09 - 1

Proposed Change 16 CS10 - 2

Proposed Change 17 CS11 -1

Schedule of proposed textual amendments to Core Strategy Proposed Submission Document

Page no.	Policy no / Paragraph	Proposed Change	Justification	Representation reference
6	2.0.26	Text states the LDF has to be in line with the RSS. Retain first two lines of paragraph (up to 'policies') and delete remaining as refers to RSS.	To reflect revocation of the East of England Plan.	number/ name Borough Council proposal.
10	3.1.14	Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Delete references in text. Re-phrase paragraph to read: 'King's Lynn is a Growth Point in support of the government's housing delivery strategy. This places a number of priorities on the town: to establish its role as a sub-regional centre; to lead in the provision of additional new homes and new jobs; and to regenerate itself by enhancing the quality of the urban environment, cultural and service provision.	To reflect revocation of the East of England Plan.	Borough Council proposal.
17	5.1.2	Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Delete third sentence in paragraph.	To reflect revocation of the East of England Plan.	Borough Council proposal.
21	6.1.1	Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Amend text to read- The introduction to the borough set out in a previous chapter	To reflect revocation of the East of England Plan. Clarification of text	Borough Council proposal.

		outlines some of the issues arising from its rural nature i.e. the abundance of small villages and the difficulties in ensuring connectivity and accessibility to local services and facilities. King's Lynn has been designated as a growth point in support of the government's housing delivery strategy and there now remains a requirement to define the approach to development within King's Lynn and the other towns and in the rural areas to increase their economic and social sustainability. This improvement will be achieved through measures that: • support		
35	7.1.3	Text states RSS targets for renewable energy. Insert the word 'former' before RSS.	To reflect revocation of the East of England Plan.	Borough Council proposal.
40	7.2.11	Text and table state RSS targets for dwelling provision. Change required reflecting revocation of RSS. RSS evidence still relevant:: 1. Insert the word 'former' before references to the East of England Plan. 2. Line A of housing calculation re-phrase to: 'Evidence from former East of England Plan suggesting minimum dwelling provision 2001 -2021'.	To reflect revocation of the East of England Plan.	Borough Council proposal.
40	7.2.13	Text refers to RSS dwelling requirements. Amend wording to refer to the RSS as 'former' and make clear the numbers are no longer a 'requirement' and relate to evidence supporting for the RSS. Amend first sentence of paragraph to read: 'The numerical requirements to 2021 are given in evidence for the former Regional Spatial Strategy. and the four years to 2025 reflect the advice in PPS3 to have a horizon of 15 years provision once the Plan is adopted, and are based on a continuation of the 20 year rate in the former RSS.'	To reflect revocation of the East of England Plan.	Borough Council proposal.
46	7.3.11	Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change, as well as RSS job targets. 1. Delete reference to King's Lynn as a Key Centre for Development and Change.	To reflect revocation of the East of England Plan.	Borough Council proposal.

	2. Amend wording to refer to the East of England Plan as 'former'. Paragraph 7.3.11 to read: 'Evidence for the former East of England Plan suggests a target of 5,000 additional jobs for the borough between 2001 and 2021.'		
7.3.14	Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. Paragraph 7.3.14 to read: 'It is important to promote a range of sites to meet employment and investment opportunities to strengthen the sub-region, and as the strategy for King's Lynn is to be a sub-regional centre (See policy CS01) it is proposed that the strategic employment sites be located in and around the town. This will support residential development proposed for the town, creating a sustainable pattern of growth. Our status as a Growth Point will assist in bringing forward this scale of development and the infrastructure necessary to support this.'	To reflect revocation of the East of England Plan.	Borough Council proposal.
7.3.23	Text refers to King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. The second sentence of paragraph 7.3.23 to read: 'King's Lynn will be the focus for employment growth.'	To reflect revocation of the East of England Plan.	Borough Council proposal.
7.4.4	Paragraph includes the relevant aspects of the Transport policy from the East of England Plan. Delete whole paragraph.	To reflect revocation of the East of England Plan.	Borough Council proposal.
7.4.7	Refers to Kings Lynn as a 'regional transport node'. Delete the word 'regional' in line 4 and replace it with 'significant'.	To reflect revocation of the East of England Plan.	Borough Council proposal.
7.6.12	Refers to culture in the RSS. Delete whole paragraph.	To reflect revocation of the East of England Plan.	Borough Council proposal.
Appendix 2	Refers to the RSS as part of our development plan. Delete 'the Regional Spatial Strategy and'	To reflect revocation of the East of England Plan.	Borough Council proposal.
Glossary	Development Plan-	To reflect revocation of the East of England Plan.	Borough
	7.3.23 7.4.4 7.4.7 7.6.12 Appendix 2	Paragraph 7.3.11 to read: 'Evidence for the former East of England Plan suggests a target of 5,000 additional jobs for the borough between 2001 and 2021.' 7.3.14 Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. Paragraph 7.3.14 to read: 'It is important to promote a range of sites to meet employment and investment opportunities to strengthen the sub-region, and as the strategy for King's Lynn is to be a sub-regional centre (See policy CS01) it is proposed that the strategic employment sites be located in and around the town. This will support residential development proposed for the town, creating a sustainable pattern of growth. Our status as a Growth Point will assist in bringing forward this scale of development and the infrastructure necessary to support this.' 7.3.23 Text refers to King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. The second sentence of paragraph 7.3.23 to read: 'King's Lynn will be the focus for employment growth.' Paragraph includes the relevant aspects of the Transport policy from the East of England Plan. Delete whole paragraph. 7.4.7 Refers to Kings Lynn as a 'regional transport node'. Delete the word 'regional' in line 4 and replace it with 'significant'. 7.6.12 Refers to the RSS as part of our development plan. Delete 'the Regional Spatial Strategy and'	Paragraph 7.3.11 to read: 'Evidence for the former East of England Plan suggests a target of 5,000 additional jobs for the borough between 2001 and 2021.' 7.3.14 Text refers to the East of England Plan and King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. Paragraph 7.3.14 to read: 'It is important to promote a range of sites to meet employment and investment opportunities to strengthen the sub-region, and as the strategy for King's Lynn is to be a sub-regional centre (See policy CS01) it is proposed that the strategic employment sites be located in and around the town. This will support residential development proposed for the town, creating a sustainable pattern of growth. Our status as a Growth Point will assist in bringing forward this scale of development and the infrastructure necessary to support this.' 7.3.23 Text refers to King's Lynn as a Key Centre for Development and Change. Delete references within text, and amend paragraph accordingly. The second sentence of paragraph 7.3.23 to read: 'King's Lynn will be the focus for employment growth.' 7.4.4 Paragraph includes the relevant aspects of the Transport policy from the East of England Plan. Delete whole paragraph. 7.4.7 Refers to Kings Lynn as a 'regional transport node'. Delete the word 'regional' in line 4 and replace it with 'significant'. 7.6.12 Refers to culture in the RSS. Delete whole paragraph. To reflect revocation of the East of England Plan. To reflect revocation of the East of England Plan. To reflect revocation of the East of England Plan.

		Refers to the RSS as part of our development plan. Delete in line 2 'Regional Spatial Strategy (RSS) and'	<u></u>	Council proposal.
100	Glossary	General Conformity- Refers to the need for the LDF to be in general conformity with the RSS. Delete sentence referring to the RSS. Amend text to read 'All other DPDs must conform to a Core Strategy DPD'.	To reflect revocation of the East of England Plan.	Borough Council proposal.
100	Glossary	Key Diagram- Refers to RSS Key Diagram. Delete second sentence referring to RSS.	To reflect revocation of the East of England Plan.	Borough Council proposal.
101	Glossary	Local Transport Plan- Refers to relationship to RSS. Delete last sentence referring to RSS.	To reflect revocation of the East of England Plan.	Borough Council proposal.



Appendix A – Suggested amendments to Policy CS09 Housing Distribution

CS09 Housing Distribution

The plan will identify sufficient land for a minimum of 15,84016,500 new dwellings across the borough over the period 2001 to 20252026, (12,000 to 2021 and an additional 2,400 to maintain a 15 year supply from adoption date of the Core Strategy, anticipated 20102011. The total also allows 10% for flexibility and noncompletion of commitments, etc.) This will be distributed broadly as follows:

- **King's Lynn area** Provision for at least 7,0007,510 new dwellings in total (with allocations for at least 4,6005,070 new homes) will be made in King's Lynn through development at strategic locations identified on the proposals map and through other smaller sites, both will be allocated through the Site Allocations DPD. Encouragement will be given to brownfield sites which come forward in contributing to the overall total to support the regeneration emphasis in King's Lynn. An allocation of at least 1,600 new homes south east of the town will contribute both to current needs and also establish a direction of future growth to meet anticipated need beyond the current plan period.
- Downham Market Provision will be made for at least 2,7002,710 new dwellings in total (with allocations for at least 350390 new homes) in Downham Market over the plan period, which will require new allocations in the town and will be identified through the Site Allocations DPD.
- Hunstanton Provision will be made for at least 560580 new dwellings in total (with allocations for at least 200220 new homes) in Hunstanton, which will require the identification of new allocations within the town. Where possible new allocations should support the aims and objectives in the Hunstanton regeneration plan and involve the redevelopment of previously developed land in the centre of the town. New greenfield allocations will be restricted to land east of the A149 and will be identified through the Site Allocations DPD.
- **Wisbech** fringe (Emneth/Walsoken parishes) Provision will be made for up toat least 550 new dwellings to support the service centre function of Wisbech.
- **Key Rural Service Centres** Provision will be made for at least 2,8002,880 new dwellings in total (with allocations for at least 600660 new homes) in the Key Rural Service Centres identified by the Settlement Hierarchy (see Policy CS02). Most of this provision will be met through existing completions and commitments, with new housing allocations of an appropriate scale reflecting location and function, to be identified through the Site Allocations DPD.
- Rural Villages Provision will be made for at least 1,2601,280 new dwellings in total (with allocations for at least 195215 new homes) in the rural villages. New housing allocations will be restricted solely to the provision of small scale infilling or affordable housing allocations or potential exceptions housing to meet the identified needs of the local community, and will be identified through the Site Allocations DPD.
- In total new allocations amount to 64507105.

There are no further changes proposed to the remainder of the policy.

Appendix B – Suggested amendments to Appendix 1 Housing Trajectory

housing trajectory table

Appendix 1 - Housing Trajectory
Housing provision, new allocations (see Policy CS09)

Total		7511	2711	580	550	11352		672		2878		1280		351		16533 (16500)
New allocations for		5070	390	220	550	6230		(1)		099		215		0	7105	
Total Completions and Commitments		2441	2321	360	安全专业	5122		672		2218		1065		382	9462	
Commitment (unbuilt pp at March 2009)		1303	876	108	安全水水	2287		85		729		362		153		3616
Completions (2001 - March 2009)		1138	1445	252	- 本 中 市 市	2835		287		1489		703		232	5846	
Place	Main Settlements	King's Lynn	Downham Market	Hunstanton	Wisbech fringe	Sub total	Settlements adjacent to main towns	Sub total	Key Rural Service Centres	Sub total	Rural Villages	Sub total	Other	Sub total	Total	

To be included within the figures for main towns