Local Plan for South Kesteven

Site Allocation and Policies Development Plan

Session 9 SAP Policies

16th November 2012
1.0 SAP5
1.1 ExE3 - Would it be appropriate to include tourism, leisure, community and retail uses in the list of uses appropriate in Policy SAP5 areas?  

1.1.1 No. This representation concerns part of a specific site which has been identified in the policy, and which is currently being marketed.

1.1.2 The policy is aimed at ensuring that employment sites are not lost to other uses. The policy is not overly prescriptive, and is clear that other uses will be permitted, subject to certain criteria being satisfied. This may allow for some of the uses suggested by the respondent, subject to the conditions of other policies being satisfied. These may include following a sequential approach before any retail use can be considered to be acceptable.

2.0 SAP7
2.2 Bourne Town Centre - Is the Town Centre boundary appropriately shown on the Proposals/Policies Map?  

2.2.1 Yes. The Bourne Town Centre boundary, including Primary Shopping Area, Primary and Secondary Shopping Frontages and the Bourne Core Area are identified on the Proposals Map (see Submission Proposals Map [SAP10]).

3.0 SAP8
3.1 Is it appropriate for the policy to support additional retail development at existing out-of-centre locations?  

3.1.1 The Policy is clear that, for what are deemed to be town centre uses, a sequential approach will be followed when determining proposals for development outside the defined town centres.

3.1.2 The National Planning Policy Framework requires Local Authorities to "set policies for the consideration of proposals for main town centre uses which cannot be accommodated in or adjacent to town centres" [paragraph 23]. The Council considers that the criteria in policy SAP8 satisfy this requirement.

3.1.3 It is noted that the definition of "edge of centre" in Policy SAP8 does not quite accord with that contained in Appendix 2 of the National Planning Policy Framework. The
Council suggests that the policy definition should be re-worded to reflect the Framework definition, and to be consistent with changes to the Grantham Area Action Plan.

3.1.3 The Council also considers that, while it is supportive of proposals aimed at improving the local economy, it is neither necessary, nor appropriate, to specifically identify existing retail parks as areas for further development.

4.0 SAP10
4.1 Are the standards of open space provision properly justified and should they be applied more flexibly? 195

4.1.1 The standards have been derived using the Study of Open Space, Sport and Recreation which was published in 2009 [SK31]. The Council considers that the policy wording allows for flexibility in application.

4.2 Is the policy protection of existing allotments necessary and could it be applied more flexibly? 214, NPPF23

4.2.1 The Council does not, generally, support the loss of allotments. It is considered that the Council’s approach is flexible: the policy is clear that, where it can be shown that allotments (or other open spaces) are no longer required or equivalent replacement provision is made within the locality, other uses can be considered.