



## South Bucks Local Development Framework

# Schedule of Further Proposed Changes

October 2010



South Bucks  
District Council



## Schedule of Further Proposed Changes

### Introduction

This Schedule sets out further minor changes proposed by the Council to the Core Strategy, which have arisen since the Core Strategy was submitted for Examination on 21<sup>st</sup> July 2010. Some of the changes are factual amendments and updates to reflect the passage of time since submission, whilst others provide further clarification and improvement to the policies.

The changes are referenced against the Proposed Submission Core Strategy document (published on 31<sup>st</sup> March 2010, Core Document reference CD1/01). They are additional to the proposed changes already set out in the Schedule of Proposed Changes published in July 2010 (Core Document reference CD1/02), and should be read in conjunction with that Schedule. Indeed, in a few cases (clearly referenced below), the Further Proposed Changes amend or update changes proposed in the July 2010 Schedule.

Paragraph / Policy	Proposed Change	Commentary
Page ii Contents Page	Amend reference to Core Policy 17 to state:  “- OTHER DEVELOPMENT SITES”	To make the Contents page consistent with the body of the Plan - refer Core Policy 17.
Page 7, Para 1.2.3	Amend footnote 1 to read:  “The scale of new housing development planned in the local authority areas adjoining South Bucks, in the period 2006-26 - was (at 1 <sup>st</sup> April 2010) Slough Borough (6,300), Windsor and Maidenhead (6,920), Wycombe District (7,800) and Hillingdon Borough (circa 7,300).”	To reflect the uncertainty associated with planned housing targets (following revocation of the South East Plan).
Page 9, Para 1.2.10	Update the last sentence of paragraph 1.2.10 (as proposed to be amended - refer CD1/02) to read:  “Whilst housing completions in the first three four years of the Plan period totalled ( <del>768</del> 876 units) the net gain in affordable housing was just <del>70</del> 45 units.”	To reflect the latest housing monitoring data (2010) - refer CD2/07 (Overall Affordable Housing Target - Background Paper).

Paragraph / Policy	Proposed Change	Commentary
Page 11, Para 1.2.25	Amend final sentence of paragraph 1.2.25 to read:  “There are also <del>four</del> <u>five Local Geological Sites (LGS)</u> <del>Regional Important Geological Sites (RIGS).</del> ”	To reflect the change in terminology, first recommended in the Defra Local Sites Guidance (2006), and adopted in Buckinghamshire from March 2010. Also, to provide an update on the number of sites (see below for the Proposed Further Changes to the Proposals Map).
Page 13, Para 1.2.41	Amend the sentence to read:  “The household recycling and composting rate in South Bucks <u>2009/10</u> was <u>33%</u> .”	To reflect the latest monitoring data (2010).
Page 18, Strategic Objective 3, First Critical Success Factor	Amend the first Critical Success Factor (as proposed to be amended in the Proposed Changes Schedule - CD1/02) to read:  “Delivery of <del>at least</del> 350-500 new affordable dwellings in the period 2006-26 (see Core Policy 3).”  See also consequential amendments to Appendix 8.	To remove the anomaly of having a range expressed as a ‘minimum’.
Page 20, Strategic Objective 10, First Critical Success Factor  Page 28, Para 2.1.7	Delete reference to ‘2031’ and replace with ‘2026’.  As a consequence, amend the wording of the Proposed Change to Appendix 8 (refer CD1/02) - updating the Target relating to the Spatial Strategy - to read: “No amendments required to the Green Belt boundary in the period to <u>2026</u> <del>2031</del> (CSF).”  Also, amend the wording of the Proposed Change to paragraph 2.1.7 (refer CD1/02), deleting the reference in the second bullet to ‘2031’, and replacing it with ‘2026’.	The South East Plan (Policy SP5: Green Belts) required local authorities to demonstrate that sufficient land was safeguarded in their Local Development Frameworks to avoid the need for a review of the Green Belt, to meet development needs, to at least 2031. At the time of publishing the Proposed Submission Core Strategy (March 2010) - the Council was confident that it could deliver 2,350 dwellings (1,880 units plus another 5 years at 94 dwellings per annum) in the period to 2031, without a need to review the Green Belt boundary. The identified housing land supply was 2,331 units (which excluded the Opportunity Sites, and any allowance for windfall development over a 20 year

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		<p>period).</p> <p>Revocation of the South East Plan has removed the requirement imposed by Policy SP5: Green Belts.</p> <p>Whilst South Bucks District Council remains fully committed to protecting the Green Belt, in the absence of a regional housing target, or any locally set housing target for the period beyond 2026, there is no obvious basis for adjudging the housing land supply position post to 2026. The Further Proposed Change is simply a reflection of this position.</p> <p>The change at paragraph 2.1.7 updates the changes already proposed in the July 2010 Schedule (CD1/02).</p>
<p>Page 21, Strategic Objective 12, First Critical Success Factor</p>	<p>Replace the first Critical Success Factor with two separate Critical Success Factors, as follows:</p> <ul style="list-style-type: none"> <li>• All new development within or adjoining the Chilterns AONB has conserved (and preferably enhanced) its natural beauty.</li> <li>• New Development over the Plan period has not had an adverse effect on the integrity of Burnham Beeches SAC.</li> </ul> <p>See also consequential amendments to Appendix 8.</p>	<p>This change is proposed to reflect the amendments to Core Policy 9. It helps to ensure that the Core Strategy wording more accurately reflects national guidance in PPS7, PPS9 and Circular 06/05.</p>
<p>Page 21, Strategic Objective 13,</p>	<p>Amend the first Critical Success Factor to read - “No overall net loss of employment floorspace (<u>B Use Class</u>) on the key <u>employment sites</u> in the period to 2026”. Also amend this</p>	<p>To reflect the Proposed Changes to Core Policy 10 (as set out in the July 2010 Schedule, document reference CD1/02), which would allow for the reuse or redevelopment of some</p>

Paragraph / Policy	Proposed Change	Commentary
First Critical Success Factor	Critical Success Factor in Appendix 8, where it appears as the second target against CP10 Employment.	existing B Use Class employment land and premises for alternative 'economic uses'.
Page 23, Para 2.1.3 second sentence & Footnote 16	<p>Amend the second sentence to read - "As at 1<sup>st</sup> April 2010, outstanding planning permissions and dwellings under construction represented <u>11.5</u> years of housing land supply."</p> <p>Amend the footnote to read - "Calculated using the "residual approach" - the lower end of the housing range set out in the Core Strategy (2,200 units) minus completions in the first <u>four</u> years of the plan period (<u>876</u> units). Outstanding <u>target</u> (<u>1,324</u> units) divided by the number of years remaining in the Plan period (<u>16</u>) provides the residual annual <u>target</u> (<u>83</u> units). Outstanding planning permissions and dwellings under construction as at 1<sup>st</sup> April <u>2010</u> (<u>979</u>) divided by the residual annual <u>target</u>, gives a housing land supply figure of <u>11.5</u> years.</p>	To reflect the latest housing monitoring data (2010).
Page 24, Table 1	Update the figures in Table 1 - see Table 1, <b>Appendix 1</b> .	To reflect the latest housing monitoring data (2010).
Page 24, first Para of 'Community Needs' section	Delete "It is expected that approximately" at the beginning of the sentence.	To simplify the opening statement of the 'Community Needs' section of the Spatial Strategy.
Page 24, second Para of 'Community Needs' section	Replace the words "more than" at the end of the first line with " <u>approximately</u> ".	To reflect the latest housing trajectory figures (2010), and provide additional flexibility.
Page 25, third	After "(with approximately 1,100 dwellings completed over	To reflect the latest housing trajectory figures (2010).

Paragraph / Policy	Proposed Change	Commentary
Para of 'Community Needs' section	<p>the ten year period)" - add a footnote reference, with the footnote to read:</p> <p>"Assuming the Opportunity Sites come forward in the period 2011-21, approximately 1,500 dwellings are likely to be completed over this ten year period".</p>	To acknowledge the potential contribution of the Opportunity Sites to the number of dwellings completed in the period 2011-21.
Page 25, sixth Para of 'Community Needs' section	Amend the first sentence to read: "The rate of new development in the final five year period (2021-2026) is projected to be low (with approximately <del>300</del> <u>200</u> dwellings completed..."	To reflect the latest housing trajectory figures (2010).
Page 29, Para 2.1.10  Page 101, Appendix 5	<p>Replace "2022/23" with "<u>2021/22</u>" in the first sentence.</p> <p>Also, update the introductory paragraph of Appendix 5 (as amended), to read:</p> <p>"...the lower end of the 2,200-2,800 dwelling range in <del>2022/23</del> <u>2021/22</u>...."</p>	To reflect the latest housing trajectory figures (2010).
Page 31, Para 2.2.8	<p>Amend the first sentence to read:</p> <p>"...plan period (approximately <del>230</del> <u>245</u> dwellings), than in any..."</p>	To reflect the latest housing trajectory figures (2010).
Page 32, Table 3	Update the figures in Table 3 - see Table 3, <b>Appendix 1</b> .	To reflect the latest housing trajectory figures (2010).
Page 32, "Beaconsfield Box"	Replace the figure "430" with " <u>470</u> " in the first sentence.	To reflect the latest housing monitoring data (2010).

Paragraph / Policy	Proposed Change	Commentary
Page 34, Table 4	Update the figures in Table 4 - see Table 4, <b>Appendix 1</b> .	To reflect the latest housing trajectory figures (2010).
Page 34, "Gerrards Cross Box"	Replace the figure "280" with " <u>290</u> " in the first sentence.	To reflect the latest housing monitoring data (2010).
Page 35, Table 5	Update the figures in Table 5 - see Table 5, <b>Appendix 1</b> .	To reflect the latest housing trajectory figures (2010).
Page 35, "Burnham Box"	Replace the figure "180" with " <u>190</u> " in the first sentence.	To reflect the latest housing monitoring data (2010).
Page 38, Table 6	Update the figures in Table 6 - see Table 6, <b>Appendix 1</b> .	To reflect the latest housing trajectory figures (2010).
Page 38, Para 2.2.30 (Rest of the District box)	<p>Replace the figure "1,440" with "<u>1,430</u>" in the first sentence.</p> <p>Replace the figure "1,140" with "<u>1,170</u>" in the second sentence.</p> <p>In second paragraph, amend final word of final sentence to read "<u>sites</u>"</p>	<p>To reflect the latest housing monitoring data (2010).</p> <p>To reflect the latest housing monitoring data (2010).</p> <p>Typo.</p>
Page 39, Para 3.2.2 - Table 7	Update Table 7 to provide housing land supply data as of 1 <sup>st</sup> April 2010. See <b>Appendix 1</b> .	<p>The updated housing land supply position (as at 1st April 2010) shows a sharp fall in completions (when compared with previous years). Just 109 additional units were completed in 2009/10 - although over 1,000 units have now been completed or are under construction. There has been an increase in the stock of commitments (from 759 to 853 units) and a small reduction in the identified SHLAA potential.</p> <p>The new planning permissions granted in 2009/10 are for</p>

Paragraph / Policy	Proposed Change	Commentary
		development in the Principal and Secondary settlements.
Page 39, Para 3.2.3	Amend the second sentence to read: “In the first <u>four</u> years of the plan period, <u>876</u> dwellings were completed, with a further <u>977</u> dwellings either under construction or committed.”  Replace the figure “480” with “ <u>347</u> ” in the last sentence.	To reflect the latest housing monitoring data and housing trajectory figures (2010).
Page 40, Para 3.2.4	Replace the figure “611” with “ <u>547</u> ” and “2,731” with “ <u>2,800</u> ” in the first sentence.	To reflect the latest housing monitoring data and housing trajectory figures (2010).
Page 40, Para 3.2.6	Replace the figure “11” with “ <u>11.5</u> ” in the first sentence.	To reflect the latest housing trajectory figures (2010).
Page 40, Para 3.2.8	Amend paragraph 3.2.8 to read:  “...60% target given in the <u>former</u> South East Plan. The District will aim to provide at least <u>95%</u> <u>80%</u> of all new residential development on PDL to ensure that effective use is made of this land to help protect the Green Belt.”  Replace the year “2009” with “ <u>2010</u> ” in the footnote.	To reflect revocation of the South East Plan and amendments made to PPS3: Housing (June 2010). The relevant change to PPS3 is the reclassification of back garden land as greenfield.  To reflect the latest housing monitoring data (2010).
Page 41, Core Policy 1	In the first sentence, delete the word “distributed” and the words “(see Table1)”.  Amend the second sentence to read: “At least <u>80%</u> of this development will be accommodated on Previously Developed Land.”	To reflect the fact that the Spatial Strategy addresses other matters than just the distribution of new housing development.

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Page 42, Para 3.2.14	Delete the last two sentences. Replace with: <u>“In order to encourage mixed communities, in accordance with PPS3, a mix of dwelling types and sizes will be required on larger developments.”</u>	To more accurately reflect the intended implementation of CP2.
Page 43, Core Policy 2	In the first sentence of the second paragraph, delete “or 0.16 hectares and above,”.  In the first sentence of the third paragraph, delete “or 0.16 hectares and above,”.	The Council considers there is no benefit to be gained from including these additional site size thresholds in Core Policy 2. In lower density schemes, only one or two dwellings may be built on sites of 0.16 ha, and it would not be practical to a mix of dwelling types and sizes, or a proportion of lifetime homes, in such circumstances.
Page 45, Para 3.2.21	Amend the start of the second sentence of paragraph 3.2.21 to read:  “It is based upon development at <del>35</del> <u>30</u> dwellings per hectare, and seeks...”	To correct a factual inaccuracy. Importantly, the 30 dwellings per hectare figure sits in the middle of the density range proposed in Core Policy 8 (25-35 dph).
Page 46, Para 3.2.25	Amend footnote 44 to read: <u>“...as “designated rural areas”.</u> <del>These are including</del> Dorney, Fulmer, ...”	To clarify that the list of designated parishes provided in footnote 44 is the complete list of parishes where Rural Exceptions site housing could be delivered, providing there is local need and local community support.
Page 46, Core Policy 3	Amend the start of Core Policy 3 (as proposed to be amended - refer CD1/02) to read:  <del>“A minimum of 350-500 affordable dwellings will be provided in South Bucks District between 2006 and 2026.”</del>  Add a new sentence at the end of the associated footnote	To remove the anomaly of having a range expressed as a minimum.  To make it clear that the top end of the range is not a

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	<p>(as proposed to be inserted - refer CD1/02) to read:</p> <p>“The top end of the range (500 units) is not to be treated as a maximum.”</p>	<p>maximum figure.</p>
<p>Page 47, Core Policy 4</p>	<p>In the first paragraph, amend the end of the first sentence to read: “...reapportionment between the <u>relevant local planning</u> authorities.”</p> <p>In the first bullet, amend the start of the sentence to read:</p> <p>“Be located outside of the Green Belt, although <del>in exceptional</del> <u>where very special</u> circumstances <u>have been demonstrated</u>, consideration may also be....”</p>	<p>This replaces the wording previously proposed in the Schedule of Proposed Changes (July 2010, document reference CD1/02), to reflect current uncertainties around sub-regional joint working arrangements. The Council considered it would be inappropriate to rule out the possibility of working with Oxfordshire or Berkshire local authorities, by referring only to Buckinghamshire.</p> <p>To be consistent with national policy in PPG2.</p>
<p>Page 61, Core Policy 9</p>	<p>Amend the first sentence of the first paragraph to read:</p> <p>“The highest priority will be given to the conservation and enhancement of the <u>natural beauty of the</u> Chilterns Area of Outstanding Natural Beauty, and <u>the integrity of</u> Burnham Beeches Special Area of Conservation.”</p> <p>Start a new paragraph with the new second sentence (as inserted by the Scheduled of Proposed Changes, CD1/02). In the third sentence of Core Policy 9, replace the words “significant harm to” with “adverse effect on”.</p>	<p>To ensure consistency with national policy and Circular 06/2005.</p> <p>To improve legibility of the policy, with the first sentence as a stand alone paragraph providing the overall context for Core Policy 9.</p>

Paragraph / Policy	Proposed Change	Commentary
Page 69, Para 3.5.6	In the 3 <sup>rd</sup> sentence, insert a footnote after the words “South East Plan” which reads: “ <u>The Evidence Base for Sustainable Energy Policies in the South East, September 2006</u> ”.	Additional reference to indicate the specific aspect of the South East Plan evidence base which is relevant to this topic.
Page 71, Core Policy 12	At the end of the policy, add the following: “The targets in this policy will be kept under review in the light of new evidence and technological advances and may be updated in a future Development Plan Document.”	Sustainable energy is a rapidly changing field. This change will provide a ‘hook’ to enable the Council to review the energy targets in the Core Strategy in a future DPD. This would provide more flexibility to reflect new evidence and technologies.
Page 72, Para 3.5.17	Delete third and fourth sentences and replace with:  “ <u>The coalition Government has decided not to proceed with the planned expansion of Heathrow Airport. Nevertheless, the Council will continue to work closely with other affected local authorities to ensure that noise and other environmental impacts from the airport are minimised.</u> ”	On 12 May, the new Government pledged to drop the third runway at Heathrow (in the environment section of the coalition agreement). This was brought to our attention by BAA Heathrow, in an email dated 16/8/10. They said:  “We at Heathrow do not wish to participate in the Examination process but wish to clarify the position regarding expansion of Heathrow Airport ...We would suggest that the document is amended to acknowledge the recent change in aviation policy. Following the Government's announcement in the coalition agreement that it has cancelled a planned third runway at Heathrow Airport, paragraph 3.5.17 should be amended accordingly. Given Heathrow will continue to operate within its existing runway infrastructure, this comment is perhaps no longer relevant and could be deleted completely.”
Page 75, Para 3.6.8	Amend the final sentence to read: “The Council accepts the general principle of retaining the same overall quantum of floorspace through any redevelopment scheme, but will need to be satisfied that the height, massing and distribution of the proposed development <u>has no greater impact (and</u>	To ensure consistency with national guidance (PPG2: Green Belts) and the wording in Core Policy 14.

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	<p><del>preferably a lesser impact) than existing development on the openness of the Green Belt reduces the impact on the openness of the Green Belt, and the purposes of including land within it.</del></p>	
Page 78, Core Policy 14	<p>Amend the penultimate bullet to read: “<u>Demonstrate, prior to the granting of planning permission, that the necessary infrastructure can be put in place within agreed timescales, including...</u>”</p>	<p>To clarify expectations on infrastructure delivery on the Wilton Park Opportunity Site. The previous wording could have been interpreted as requiring all necessary new infrastructure to be in place on the ground, prior to development commencing. This may not be always be necessary or desirable.</p>
Page 81, Core Policy 15	<p>Amend the last bullet to read: “<u>Demonstrate, prior to the granting of planning permission, that the necessary infrastructure can be put in place within agreed timescales.</u>”</p>	<p>To clarify expectations on infrastructure delivery on the Mill Lane Opportunity Site. The previous wording could have been interpreted as requiring all necessary new infrastructure to be in place on the ground, prior to development commencing. This may not be always be necessary or desirable.</p>
Page 84, Para 3.6.33	<p>Amend the penultimate sentence of paragraph 3.6.33 to read:</p> <p>“<u>In the longer term, should proposals come forward for comprehensive significant development or redevelopment of on the Thorney Business Park, the Council would look for a significant reduction in the HGV movements generated by the site, either through land use, use of the rail and canal access or provision of a new access road.</u>”</p>	<p>To ensure consistency with Core Policy 9. The new text at the end of the sentence has been moved from the end of Core Policy 9.</p>
Page 85,	Amend the last paragraph to read:	To clarify that this part of Core Policy 16 is seeking a

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Core Policy 16	<p>Any proposals for significant development or redevelopment on the Thorney Business Park should deliver a significant reduction in <u>the number of</u> HGV movements <u>generated by the site through Iver Village and Richings Park, either through land use, use of the rail and canal access or provision of a new access road.</u>”</p> <p>For consistency with Core Policies 14 and 15, add a further sentence to the penultimate paragraph of Core Policy 16, to read:  “The Development Brief will be adopted as a Supplementary Planning Document”.</p>	<p>reduction in the number of HGV movements generated by the Thorney Business Park site. It was not the intention to suggest that significant development or redevelopment on Thorney Business Park should in itself solve the wider issues of HGV movements in and around Iver Village and Richings Park. It proposed to move the deleted words into the supporting text for Core Policy 16 - paragraph 3.6.33 (see above).</p> <p>To correct an oversight.</p>
Page 86, Paras 3.6.37-3.6.39	<p>Replace paragraphs 3.6.37-3.6.39 with:</p> <p>“3.6.37 The redevelopment of sites in the Green Belt will normally be inappropriate development, unless for a limited range of uses<sup>88</sup>. Inappropriate development will not be supported unless the applicant can demonstrate that there are very special circumstances justifying development in the Green Belt. The applicant will also need to comply with the relevant community consultation requirements, as set out in the Council’s Statement of Community Involvement - although it will not normally be appropriate to prepare a development brief for such sites, as national and local Green Belt policy severely limits the range of development options available.</p> <p>3.6.38 If necessary, the Council may give consideration to</p>	<p>To reflect Council’s latest view that it would be inappropriate to require Development Briefs on Green Belt sites (unless designated as Major Developed Sites).</p>

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	<p>identifying additional Major Developed Sites in the Green Belt, through preparation of a subsequent DPD.</p> <p>3.6.39 For the avoidance of doubt, development briefs will normally be required on sites of 1 hectare or more (on land excluded from the Green Belt), although in certain circumstances (for example, where a site is in a particularly sensitive setting) a development brief may need to be prepared for smaller sites”.</p>	
Page 86, Core Policy 17	Amend the first sentence of Core Policy 17 to read: “Should other significant sites come forward for development <u>on land excluded from the Green Belt</u> , a Development Brief will normally need to be prepared, prior to submission of a planning application.	<p>This change limits the requirement for the preparation of a Development Brief to significant sites, on land excluded from the Green Belt.</p> <p>The Council considers it would be inappropriate to require applicants to prepare a Development Brief for sites, when the principle of redevelopment still needed to be formally considered by the Council. Furthermore, the Council could put itself in a very difficult position, working with an applicant on a Development Brief, with the implied position that it endorsed the principle of redevelopment.</p>
Page 88, Para 4.1.10	<p>Insert new sentence at the end of paragraph 4.1.10 to read:</p> <p>“If, on the other hand, there is a significant over supply of housing (<i>insert footnote</i>) as assessed against the housing targets in the Spatial Strategy and Core Policy 1, the Council will seek to put in place actions to manage this oversupply”.</p> <p>New footnote:</p>	To clarify that management action will also be needed if there is a significant oversupply of housing, as well as an undersupply, consistent with the Spatial Strategy and Core Policy 1.

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	“PPS3: Housing, indicates at paragraph 64 that more than a 10-20% over supply could be considered ‘significant’.”	
Pages 101-103, Appendix 5	Update the Housing Trajectory figures and table to provide housing land supply data as of 1 <sup>st</sup> April 2010 (see Appendix 1).	To reflect the latest housing figures (2010).
Page 105, Appendix 6	Under Core Policy 2, amend the second sentence of the Project/Scheme description to read: “Projected need, <u>accounting for the upper end of the housing target</u> , is for <u>up to 105</u> accommodation units during the Plan period.”	To clarify the relationship between the projected number of adult social care units needed, and the housing target, which is expressed as a range.
Page 107, Appendix 6	Under Core Policy 6, delete the row dealing with Building Schools for the Future.	The BSF capital funding programme has been withdrawn. Although it would have presented opportunities for cost-effective capacity additions to be undertaken alongside (and so was included on the Infrastructure Schedule originally), the BSF funding did not in itself address capacity issues relating to new growth. Therefore, removing this item from the Infrastructure Schedule does not impact upon the deliverability of planned development more generally.
Page 109, Appendix 6	Under Core Policy 6, amend the Project/Scheme Description for the Beaconsfield area to end with: “...(currently projected to be <u>around 100</u> places during the Plan period, <u>or 190 if the Wilton Park Opportunity Site comes forward</u> ).”  Amend the Project/Scheme Description for the Burnham area to read: ““(currently projected to be <u>around 110</u> places during the Plan period, <u>or 140 if the Mill Lane</u>	To clarify the relationship between the projected primary school place needs, and the Opportunity Sites. This makes it clearer that if the Opportunity Sites do not come forward, there is still a separate understanding of the need for school places to support other planned development.  The change to the Burnham location updates the change already proposed in the July 2010 Schedule (CD2/01).

Paragraph / Policy	Proposed Change	Commentary
	<u>Opportunity Site comes forward).</u> ”	
Page 117, Appendix 7	Delete Appendix 7.  As a consequence of this change, Appendix 8 will need to be renumbered as Appendix 7.	Appendix 7 shows changes proposed to the Proposals Map. Subject to the outcome of the Examination, the Proposals Map will incorporate these changes once the Core Strategy is adopted.
Page 119, Appendix 8	Amend the second target for Core Policy 1 to read:  “ <u>80%</u> of new housing development in the period 2006-2026 on previously developed land”.	To update the target taking into account the amended definition of previously developed land in PPS3.
Page 119, Appendix 8	Amend the first target for Core Policy 2 to read:  “Over the Plan period, an increasing proportion of new homes built to the full Lifetime Homes standard (CSF).”	To ensure consistency with the CSF in Part1.
Page 119, Appendix 8	Amend the second target for Core Policy 2 to read:  “Sites of 5 or more, <del>or 0.16ha and above,</del> to deliver a mix of dwelling types and sizes post adoption”.	To ensure consistency with the amended Core Policy 2.
Page 119, Appendix 8	Amend the first target for Core Policy 3 to read:  “Delivery of <del>at least</del> 350-500 new affordable dwellings in the period 2006-2026 (CSF).”	To ensure consistency with the amended Critical Success Factor on page 18.
Page 120, Appendix 8	Amend the third target for Core Policy 5 to finish, “...created in the District <u>through</u> new development.”	Typo.
Page 121, Appendix 8	Amend the fourth target for Core Policy 7 to read: “Over the Plan period, a measurable reduction in the number of HGV movements <u>through</u> Iver Village and Richings Park (CSF).”	Typo, and correction to align with the corresponding Critical Success Factor (on page 20).
Page 123,	Split the third indicator under Core Policy 9 into two	This change is proposed to reflect the amendments to Core

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Appendix 8	<p>separate indicators. The amended Indicators and related targets to read:</p> <p>Indicator - “Impact of development on the natural beauty of the Chilterns AONB.”</p> <p>Target - “All new development within or adjoining the Chilterns AONB has conserved (and preferably enhanced) its natural beauty (CSF).”</p> <p>Indicator - “Impact of development on the integrity of Burnham Beeches SAC”.</p> <p>Target - “New Development over the Plan period has not had an adverse effect on the integrity of Burnham Beeches SAC (CSF).”</p>	<p>Policy 9. It helps ensure that the Core Strategy wording more accurately reflects national guidance in PPS9 and Circular 06/05.</p>
Proposals Map	<p>Update the Proposals Map to show the five current Local Geological Sites in South Bucks. Amend the Proposals Map Key to read:</p> <p>“Local Geological Sites (formerly Regionally Important Geological Sites) C15”</p>	<p>PPS12 advises that Proposals Maps should identify locally designated areas. The amendments to the Proposals Map will show the Local Geological Sites in South Bucks, as at September 2010.</p>

## Appendix 1

Table 1 - Housing Distribution Overview (updated to 1<sup>st</sup> April 2010)

Settlement Hierarchy		Completions and under Construction 2006-2010	Commitments at 1 <sup>st</sup> April 2010	Identified SHLAA Potential 2010-2026	Indicative Scale of Housing Development in the period 2006-2026
Principal Settlements	Beaconsfield	218	101	152	471 (+300)*
	Gerrards Cross	162	55	82	299
	Burnham	39	109	47	195
Secondary Settlements		358	339	185	882
Tertiary Settlements		70	157	33	260
Rural Settlements		10	3	48	61
Other		145	89	0	234 (+100)*
Totals		1,002	853	547	2,402 (400)*

**Table 3 - Housing Development at Beaconsfield (updated to 1<sup>st</sup> April 2010)**

<b>Completions and under Construction 2006-2009/10</b>	<b>Commitment at 1<sup>st</sup> April 2010</b>	<b>Identified SHLAA Potential 2010-2026</b>
<del>208</del> 218	<del>65</del> 101	<del>157</del> 152(+300)*

**Table 4 - Housing Development at Gerrards Cross (updated to 1<sup>st</sup> April 2010)**

<b>Completions and under Construction 2006-2009/10</b>	<b>Commitment at 1<sup>st</sup> April 2010</b>	<b>Identified SHLAA Potential 2010-2026</b>
<del>147</del> 162	<del>31</del> 55	<del>104</del> 82

**Table 5 - Housing Development at Burnham (updated to 1<sup>st</sup> April 2010)**

<b>Completions and under Construction 2006-2009/10</b>	<b>Commitment at 1<sup>st</sup> April 2010</b>	<b>Identified SHLAA Potential 2010-2026</b>
<del>36</del> 39	<del>89</del> 109	<del>54</del> 47

Table 6 - Housing Development in the Rest of the District (updated to 1<sup>st</sup> April 2010)

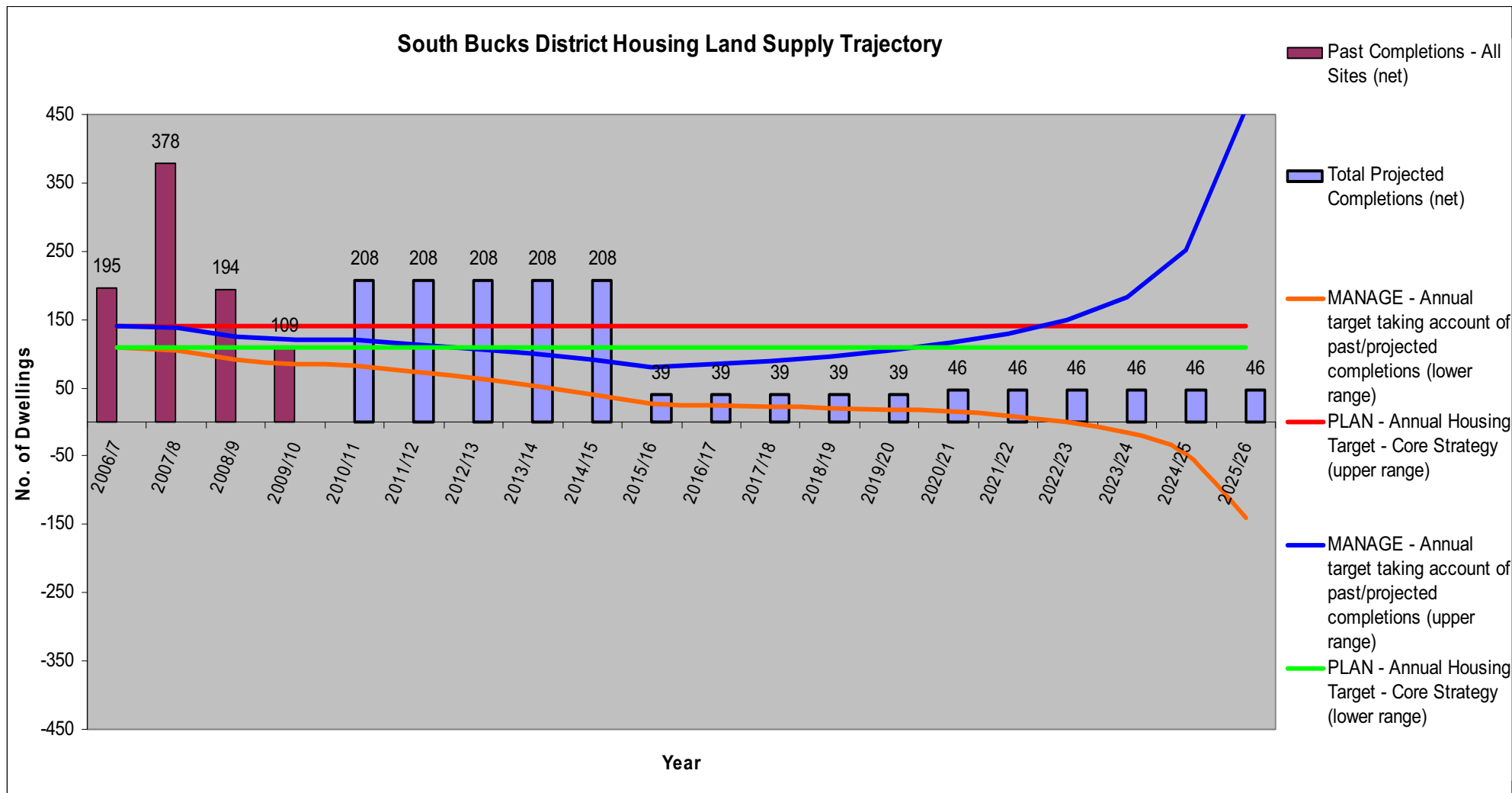
Settlement Hierarchy	Completions and under Construction 2006-2009 <del>10</del>	Commitment at 1 <sup>st</sup> April 2010	Identified SHLAA Potential 2010-2026
Secondary Settlements	<del>341</del> 358	<del>304</del> 339	<del>208</del> 185
Tertiary Settlements	<del>74</del> 70	<del>152</del> 157	<del>40</del> 33
Rural Settlements	<del>9</del> 10	<del>7</del> 3	48
Other Locations	<del>146</del> 145	<del>111</del> 89	0 (+100)*

Table 7 - Housing Land Supply (as at 1<sup>st</sup> April 2010)

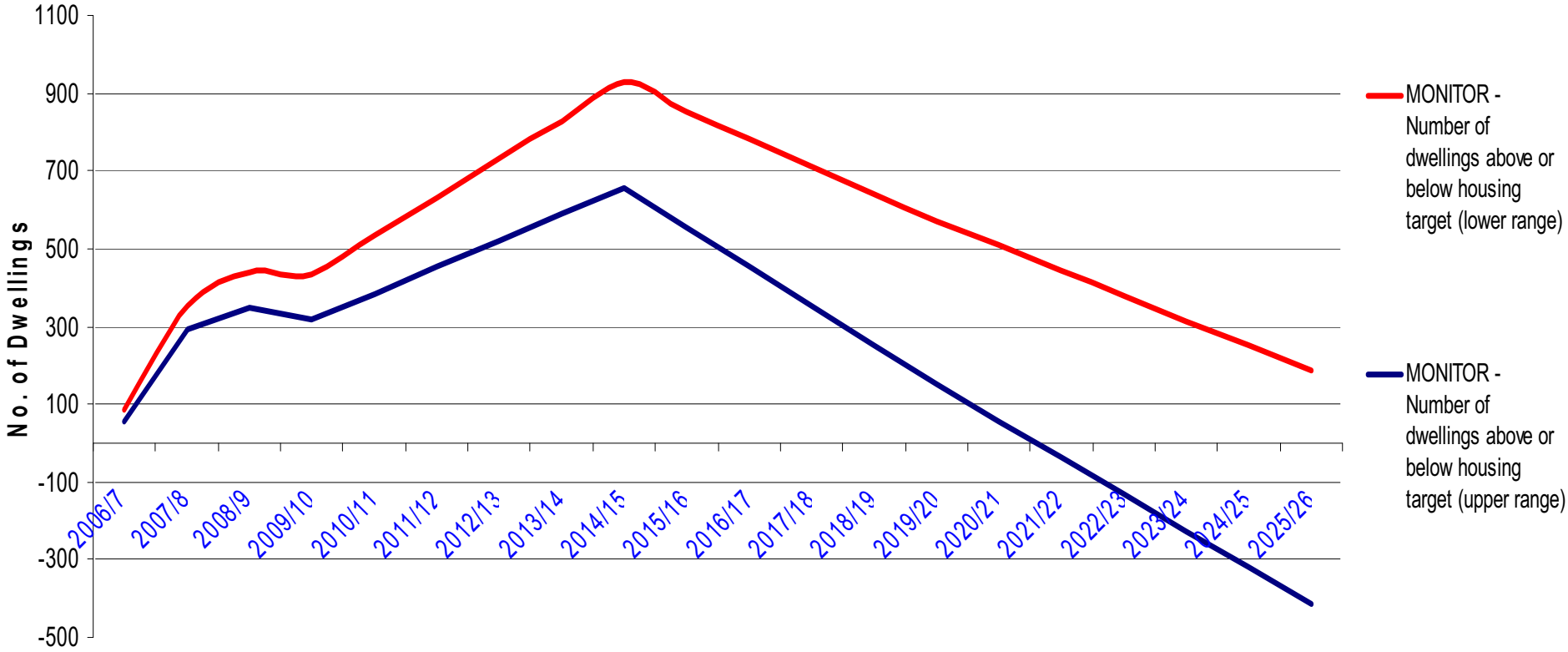
Source of Supply	Total
Completions 2006-2010	876
Commitments - under construction at 1 <sup>st</sup> April 2010	126
Commitments - outstanding planning permissions at 1 <sup>st</sup> April 2010 <sup>1</sup>	851
<b>Total completions and commitments 1st April 2010</b>	<b>1,853</b>
Potential from sites identified in SHLAA	547
Opportunity Sites	400
<b>Estimated total supply (2006-2026)</b>	<b>2,800</b>

<sup>1</sup> This figure includes a 5% non-implementation allowance. An analysis of past trends demonstrates that very few planning permissions are allowed to lapse in South Bucks.

Appendix 1



South Bucks District Housing Land Supply Trajectory (con't)



## South Bucks District Housing Land Supply Trajectory

	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	TOTAL
<b>Past Completions - All Sites (net)</b>	195	378	194	109																	876
<b>Projected Supply - Extant Planning Permissions</b>					176	176	176	176	176	13	13	13	13	13	4	4	4	4	4	4	969
<b>Projected Supply - sites in the SHLAA</b>					32	32	32	32	32	26	26	26	26	26	42	42	42	42	42	42	542
<b>Total Projected Completions (net)</b>					208	208	208	208	208	39	39	39	39	39	46	46	46	46	46	46	1511
<b>Cumulative Completions</b>	195	573	767	876	1084	1292	1500	1708	1916	1955	1994	2033	2072	2111	2157	2203	2249	2295	2341	2387	2387
<b>PLAN - Annual Housing Target - Core Strategy (lower range)</b>	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	110	2200
<b>PLAN - Annual Housing Target - Core Strategy (upper range)</b>	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	140	2800
<b>PLAN - Cumulative Housing Supply (lower range)</b>	110	220	330	440	550	660	770	880	990	1100	1210	1320	1430	1540	1650	1760	1870	1980	2090	2200	2200
<b>PLAN - Cumulative Housing Supply (upper range)</b>	140	280	420	560	700	840	980	1120	1260	1400	1540	1680	1820	1960	2100	2240	2380	2520	2660	2800	2800
<b>MONITOR - Number of dwellings above or below housing target (lower range)</b>	85	353	437	436	534	632	730	828	926	855	784	713	642	571	507	443	379	315	251	187	
<b>MONITOR - Number of dwellings above or below housing target (upper range)</b>	55	293	347	316	384	452	520	588	656	555	454	353	252	151	57	-37	-131	-225	-319	-413	
<b>MANAGE - Annual target taking account of past/projected completions (lower range)</b>	110	106	90	84	83	74	65	54	41	26	25	23	21	18	15	9	-1	-16	-48	-141	
<b>MANAGE - Annual target taking account of past/projected completions (upper range)</b>	140	137	124	120	120	114	108	100	91	80	85	90	96	104	115	129	149	184	253	459	





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