

Appendix C: Parish & Town Council Invitation Letter

4 July 2017

Sent to all Parish & Town Councils

Dear Clerk,

Local Green Space Designations

As part of our preparation of a new Local Plan¹ we are writing to Parish and Town Councils to invite you to identify areas within your community which you would like to have considered for designation as a Local Green Space (LGS).

Introduced through the National Planning Policy Framework (NPPF) LGS designation is a way to provide special protection against development for green areas of particular importance to local communities. LGS can only be designated through the Council's Local Plan review or through Neighbourhood Plans. National policy states that any designation of LGS will need to be consistent with local planning for sustainable development and not be used to prevent development but to protect those areas of particular importance to the community.

We would therefore be grateful if you would give this matter your consideration at your July meeting and submit to us details of any areas that you feel are **demonstrably special** to your community and would like the planning policy team to assess for inclusion as LGS in the emerging Local Plan. We will need to be able to accurately identify where the areas of land that you submit are located, so inclusion of a highlighted map would be most helpful, along with a short description of why you feel the land should be designated.

Please could you submit details of your nominated areas (or advise us that you have not identified any areas) by 11 August 2017. Contact details are provided at the end of this letter.

The current Core Strategy (Local Plan) already identifies many local green spaces which you can view on our current Proposals Map. The intention is that these areas will also be subject to review as part of the emerging Local Plan, however please feel free to identify to us **all areas** that you wish to be considered.

What happens next?

Any spaces which are nominated will be assessed by the Council in accordance with the below criteria. Qualifying spaces will then be identified in our new Local Plan which will include a policy limiting the types of development which could take place.

The Local Plan will be subject to public consultation and therefore local people will have the opportunity to comment on elements of the plan, including Local Green Spaces.

Criteria for designating a Local Green Space

Local Green Spaces may be designated where those spaces are demonstrably special to the local community. Examples of green areas could include outdoor recreation spaces, parks, public gardens, land where sports pavilions, boating lakes or where structures such as war memorials are located, allotments, or urban spaces that provide a tranquil oasis.

The types of green area that may be identified as LGS also need to meet the criteria specified in paragraph 77 of the NPPF and the national [Planning Practice Guidance](#).

Paragraph 77 states that the LGS designation will **not** be appropriate for most green areas or open space. The designation should only be used:

- where the green space is in reasonably close proximity to the community it serves;
- where the green area is **demonstrably special** to a local community and holds a particular local significance for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife;
- where the green area concerned is local in character and is not an extensive tract of land.

In line with the requirements of the NPPF and national planning guidance any sites that you identify will be assessed by us against the requirements set out in the table below. In considering any areas for nomination we ask that you consider these assessment criteria.

Criteria	Explanation of Criteria / Questions to ask
It will rarely be appropriate to designate spaces that are the subject of a planning permission and or subject to existing designation	Local Green Space designation will rarely be appropriate where the land has planning permission for development. Exceptions could be where the development would be compatible with the planning permission or where planning permission is no longer capable of being implemented. <ul style="list-style-type: none"> • Is the space the subject of a planning permission for development? • Is the site already protected by an existing designation
It will not be appropriate to designate spaces that are allocated or proposed for development in the Local Plan or the emerging Local Plan.	The national Planning Practice Guidance states that: Designating any Local Green Space will need to be consistent with local planning for sustainable development in the area. In particular, plans must identify sufficient land in suitable locations to meet identified development needs and the LGS designation should not be used in a way to undermine this aim of plan making. <ul style="list-style-type: none"> • Is the space allocated or proposed to be allocated in a Local Plan? Or • Has the site been put forward for development in any evidence based documents such as Housing and Economic Land Availability Assessment?
The space must not be an extensive tract of land and must be local in character.	Blanket designation of open countryside adjacent to settlements is not appropriate. <ul style="list-style-type: none"> • Does the space or combination of adjoining spaces “feel” local in character and scale, in respect of the local

	<p>community that the space serves?</p> <ul style="list-style-type: none"> • Is the proposed space larger than other areas of land in the vicinity? Is it contained with clearly defined edges? • How does the space connect physically, visually and socially to the local area?
The space must be within close proximity to the community it serves.	<p>The space would normally be within easy walking distance of the community it serves.</p> <ul style="list-style-type: none"> • How close is the space to the community it serves?
The space must be demonstrably special to the local community.	<p>Blanket designation of all/most green areas or open space within an area is not appropriate. The space must be demonstrably special by consideration of the following;</p> <p>The proposed space is of particular local significance and should meet one of the following criteria:</p> <ul style="list-style-type: none"> • Beauty • historic significance • recreational value • tranquillity • richness of wildlife

Should you have any queries or require assistance please do not hesitate to contact us.

Sarah Tudhope

Planning Officer (Planning Policy)

01263 516011

sarah.tudhope@north-norfolk.gov.uk

Response by email is preferable, however if you wish to respond by post please address to:

Planning Policy, NNDC, Holt Road, Cromer, NR27 9EN

1 The new Local Plan will provide the up to date planning policy context for development across the whole of North Norfolk. It will set out the policies against which planning applications will be assessed, including policies on housing, the economy, community facilities, safeguarding the natural and built environment, adapting to climate change and securing good design. The document will also allocate specific areas of land for development for housing and employment uses.