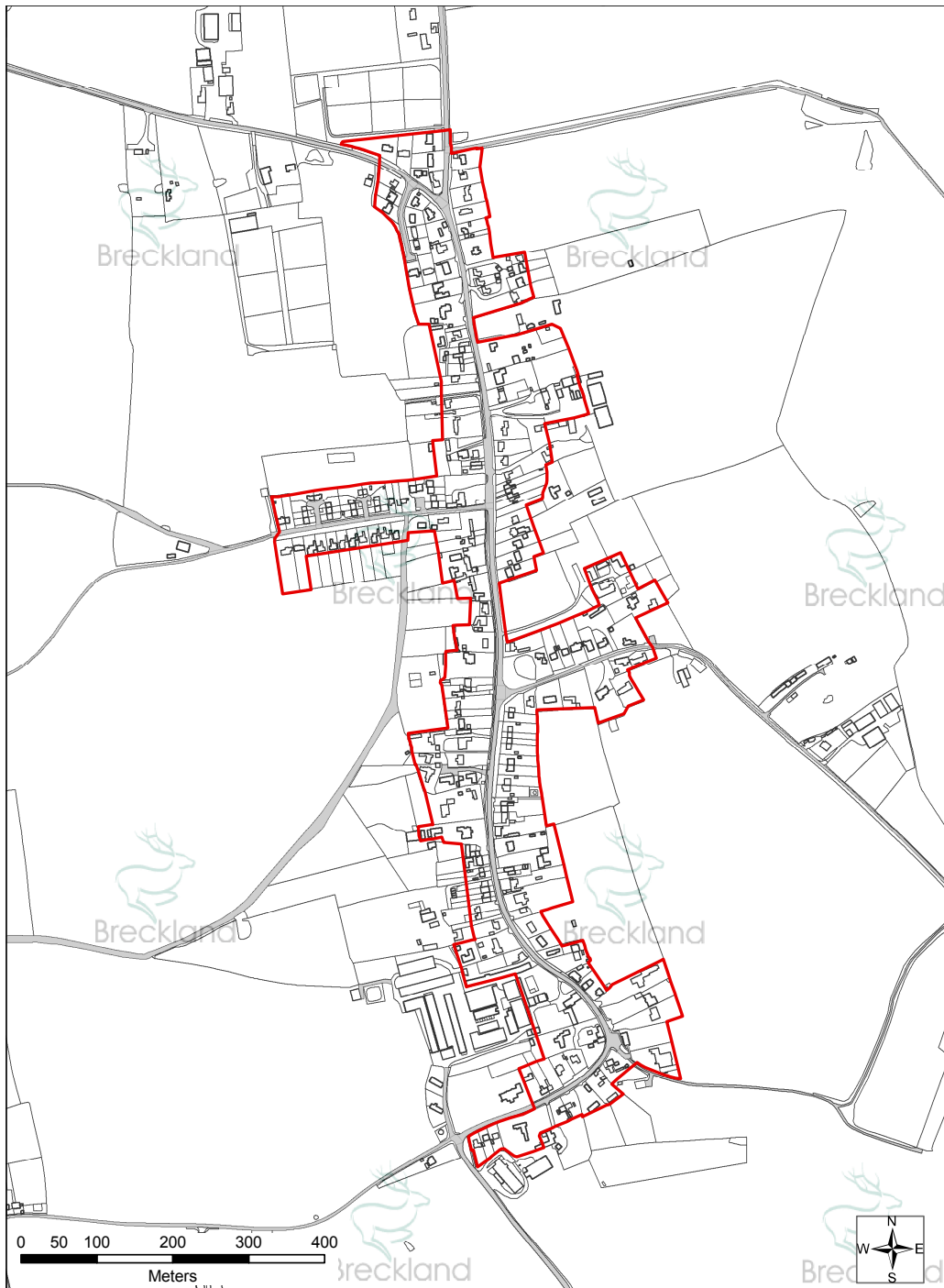


North Lopham

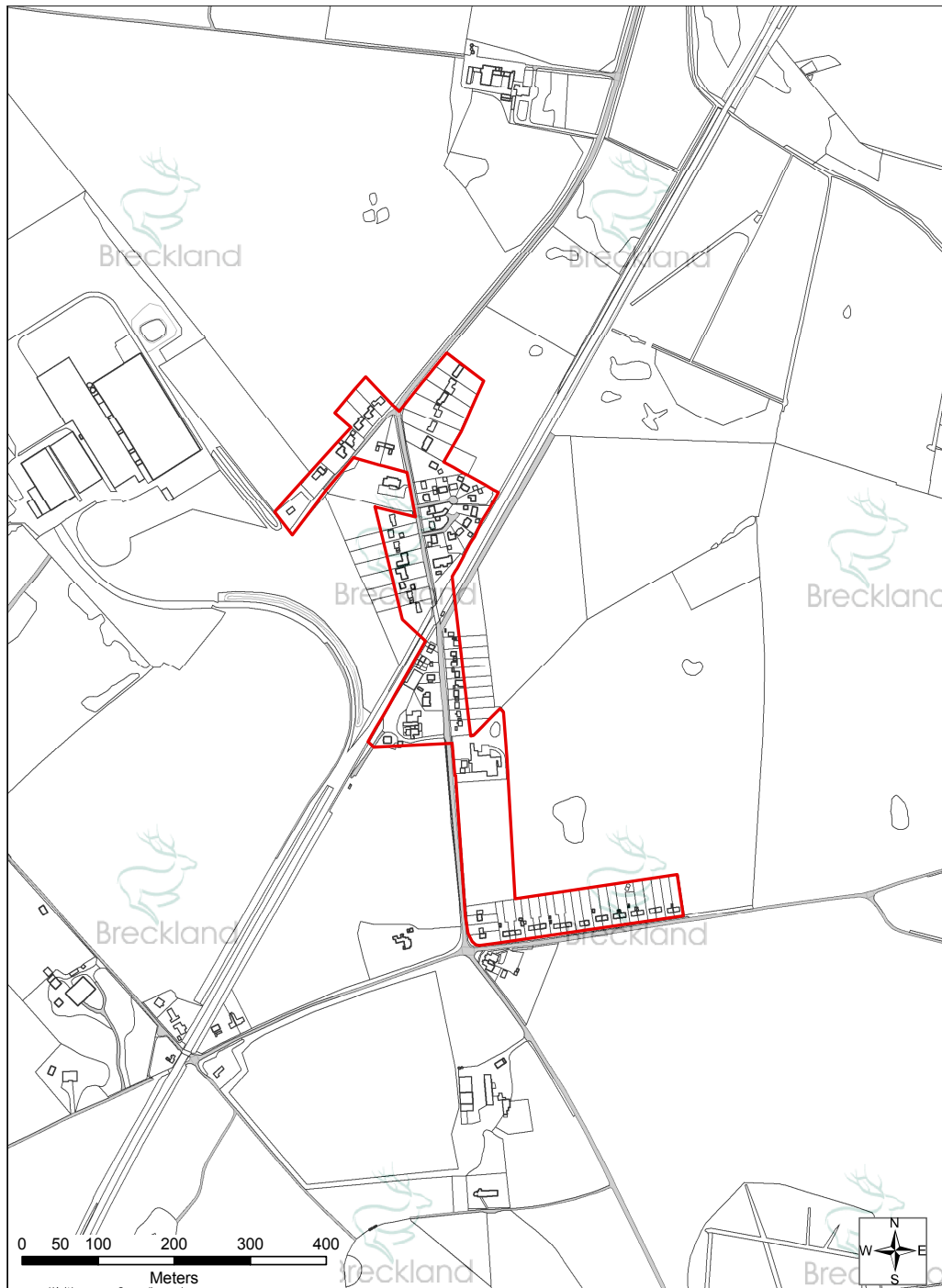
Map .10 North Lopham Settlement Boundary



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Quidenham (Eccles Road)

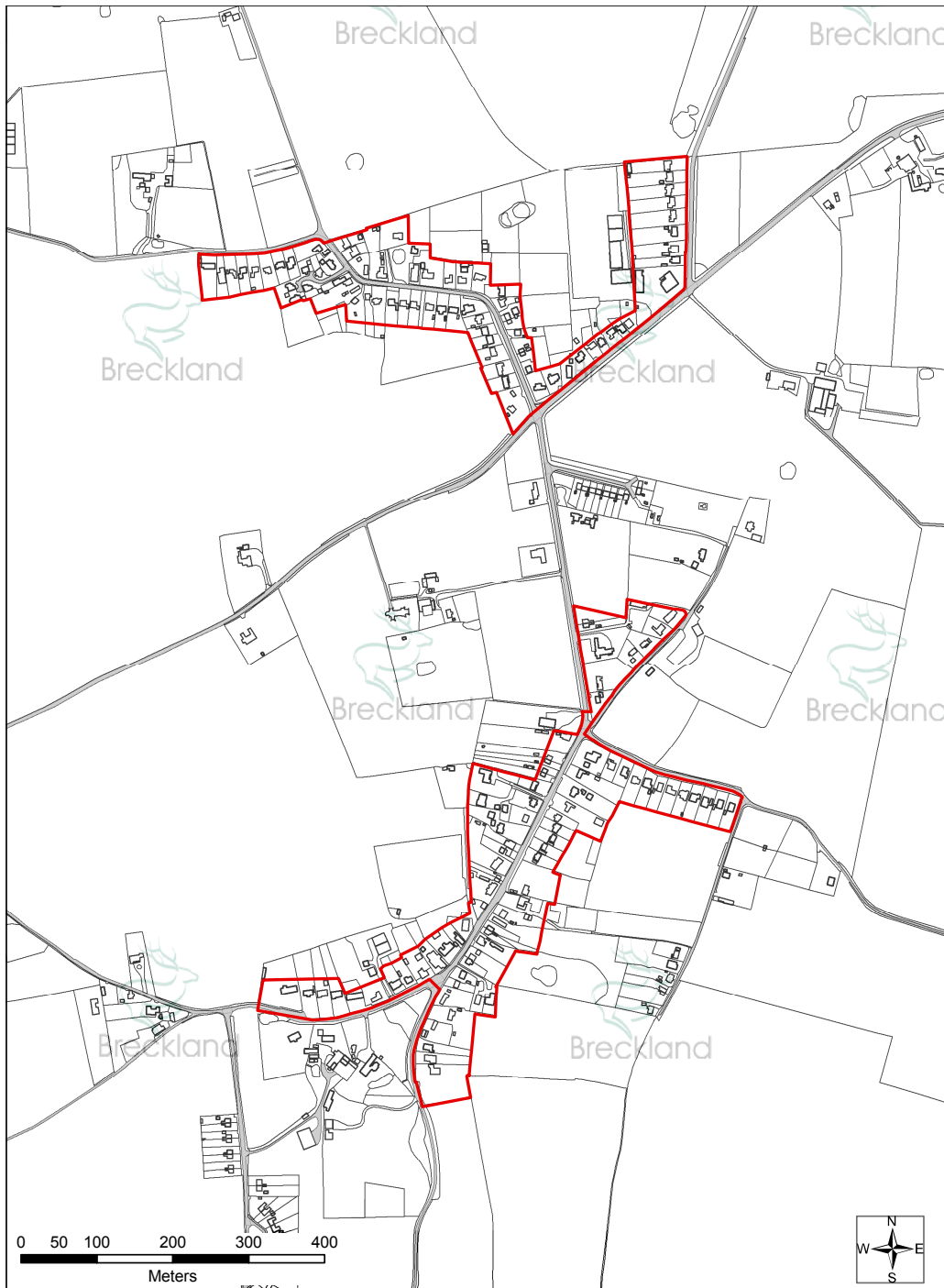
Map .11 Quidenham Settlement Boundary



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Rocklands

Map .12 Rocklands Settlement Boundary



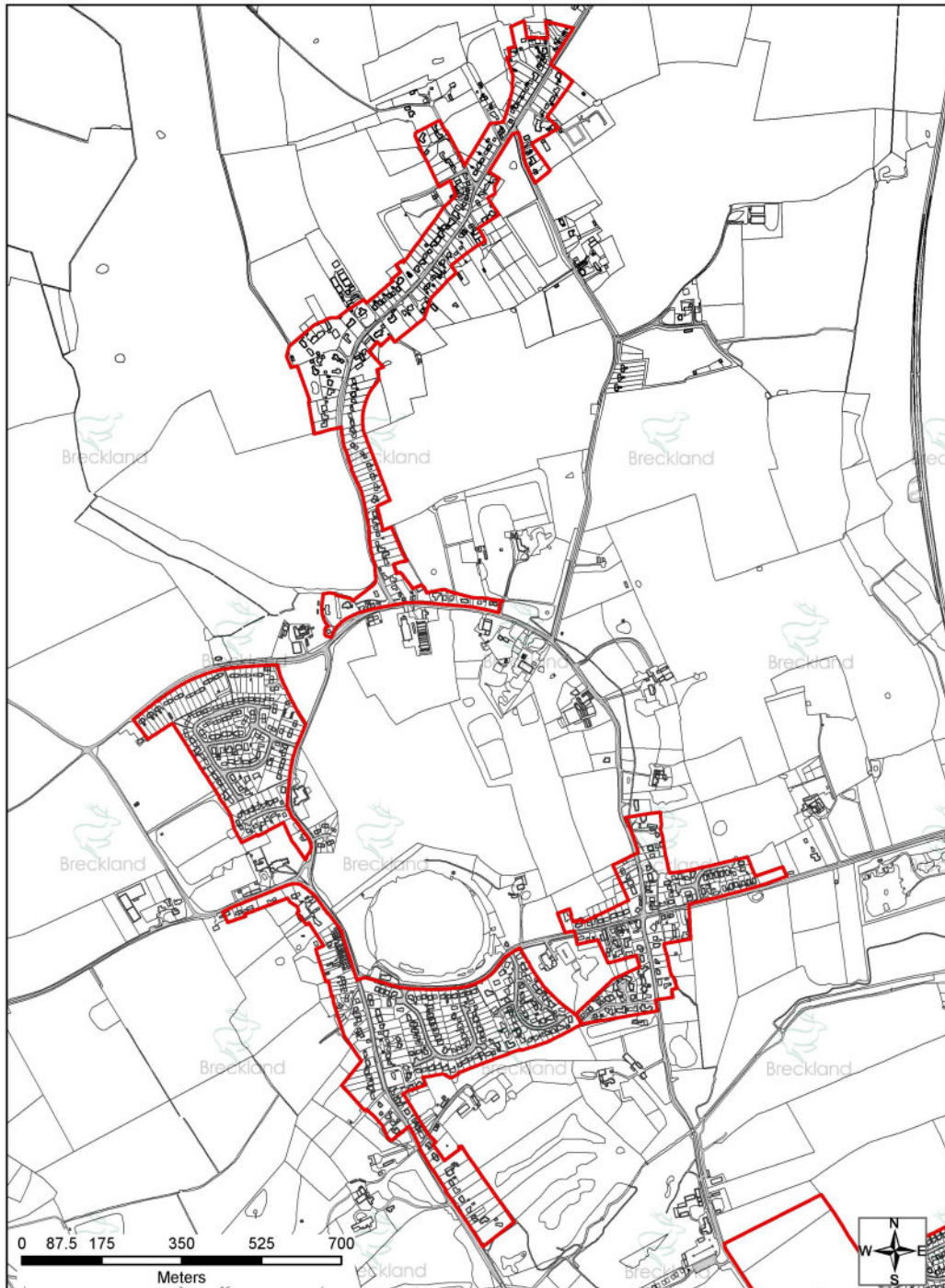
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Saham Toney



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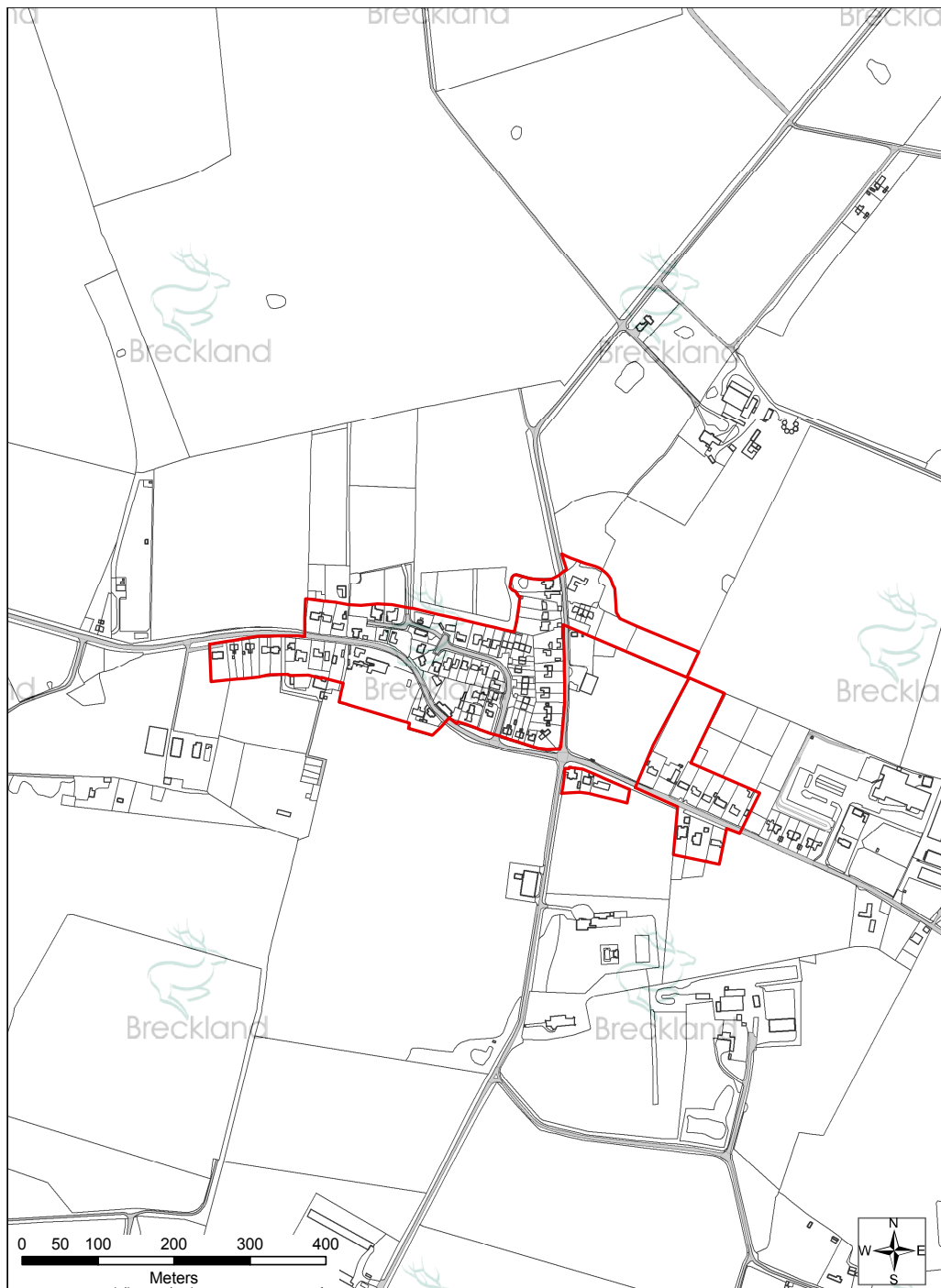
Map .13 Saham Toney Settlement Boundary



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Shropham

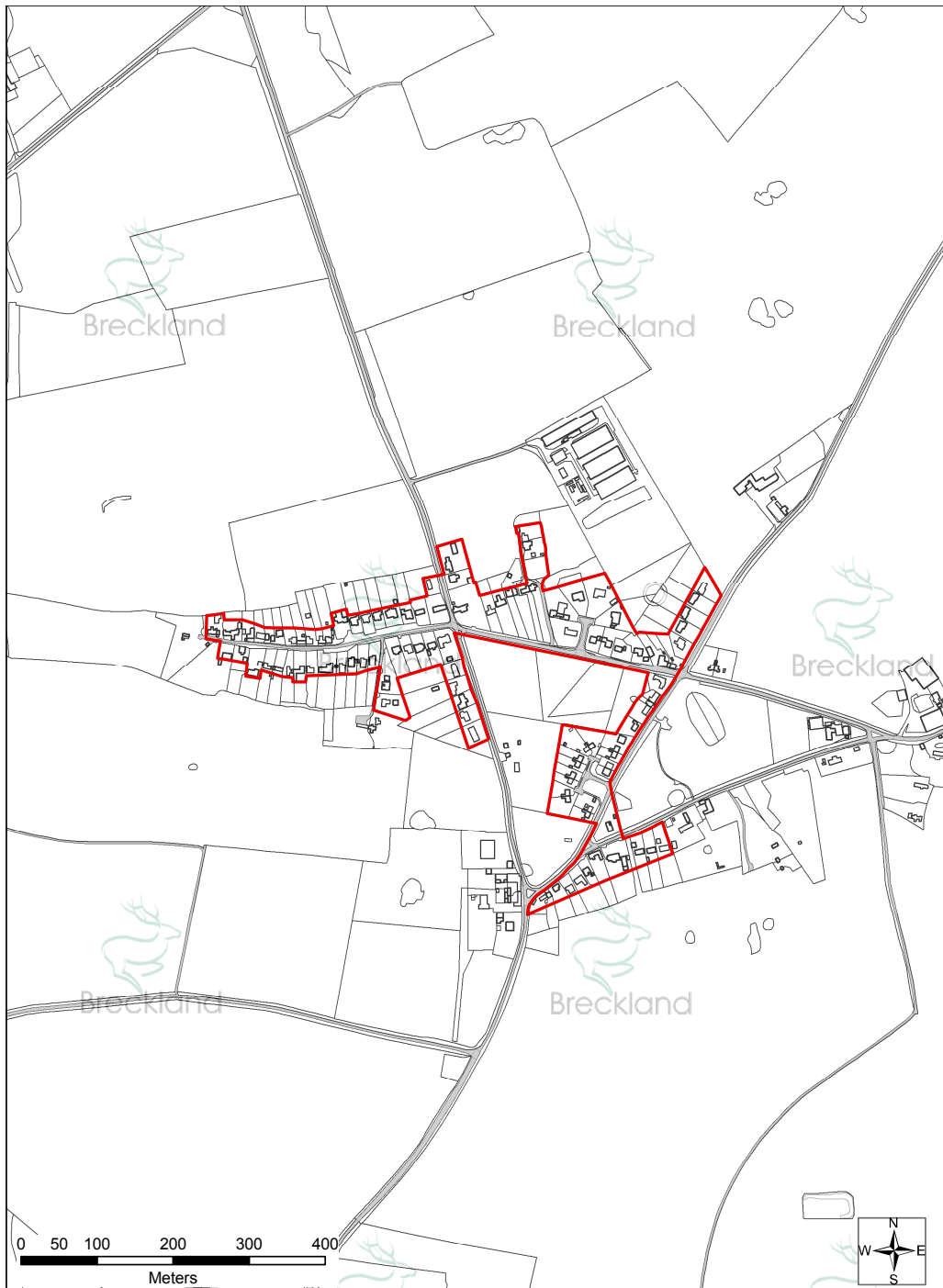
Map .14 Shropham Settlement Boundary



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Thompson

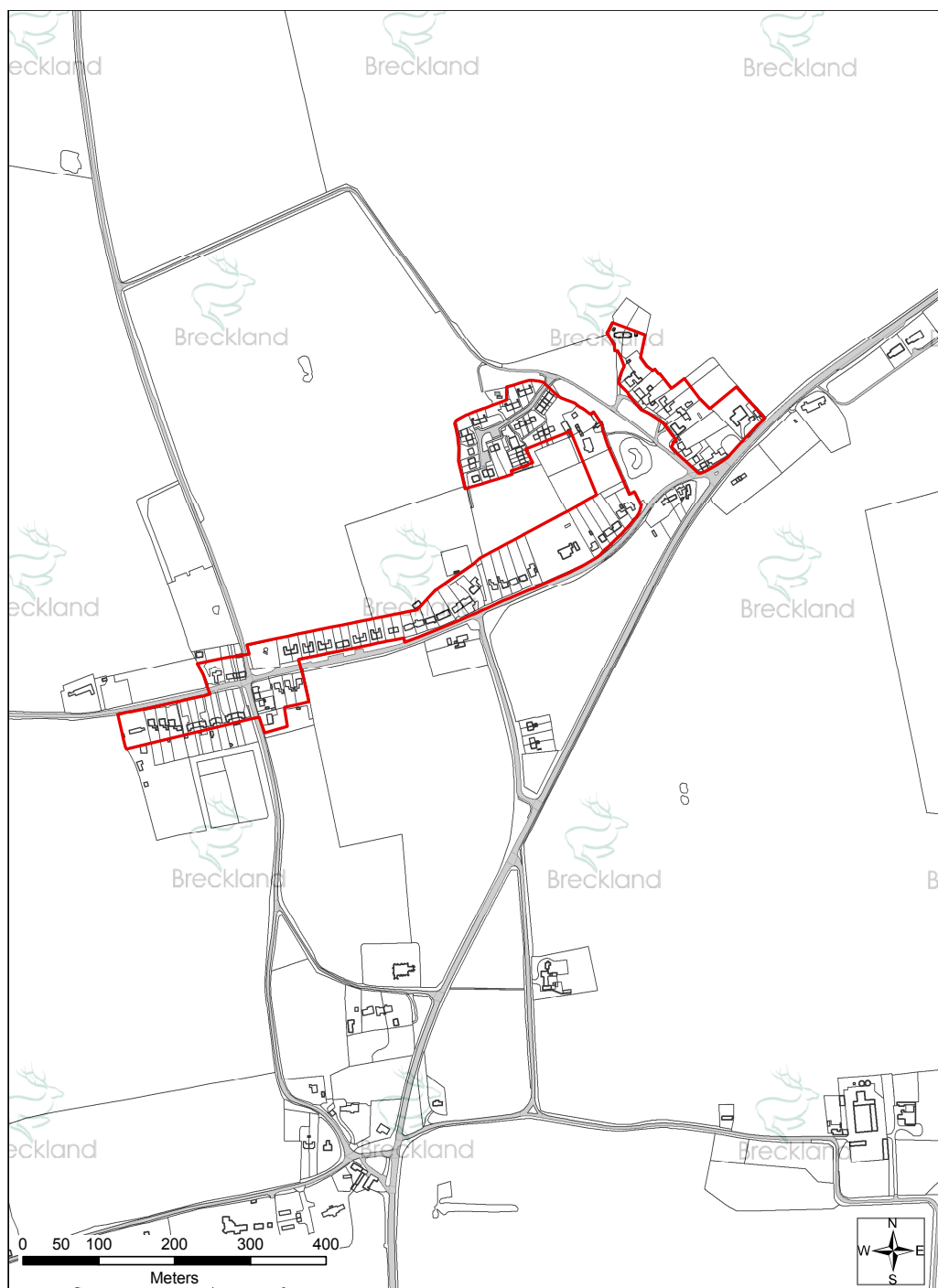
Map .15 Thompson Settlement Boundary



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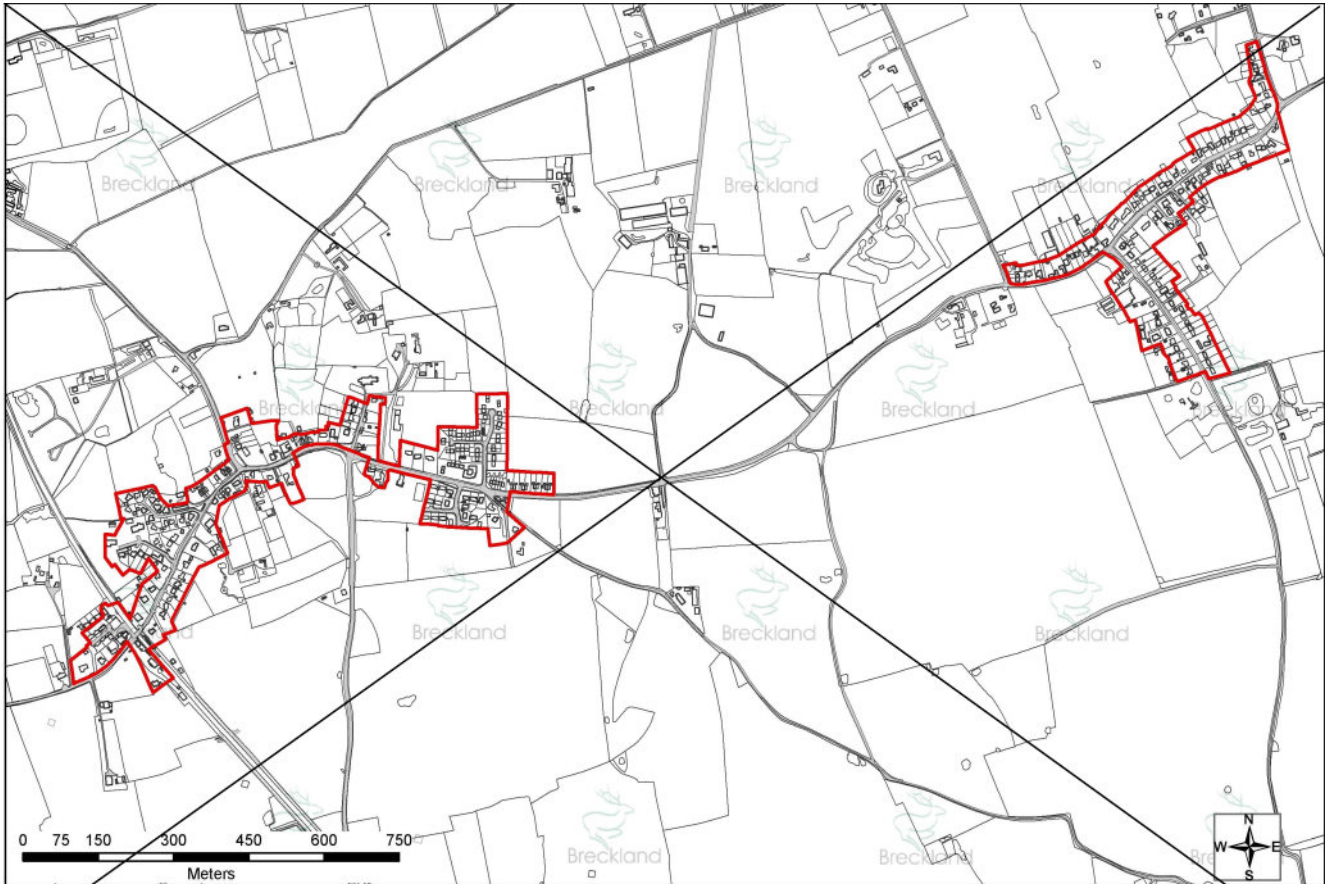
Weasenham

Map .16 Weasenham Settlement Boundary



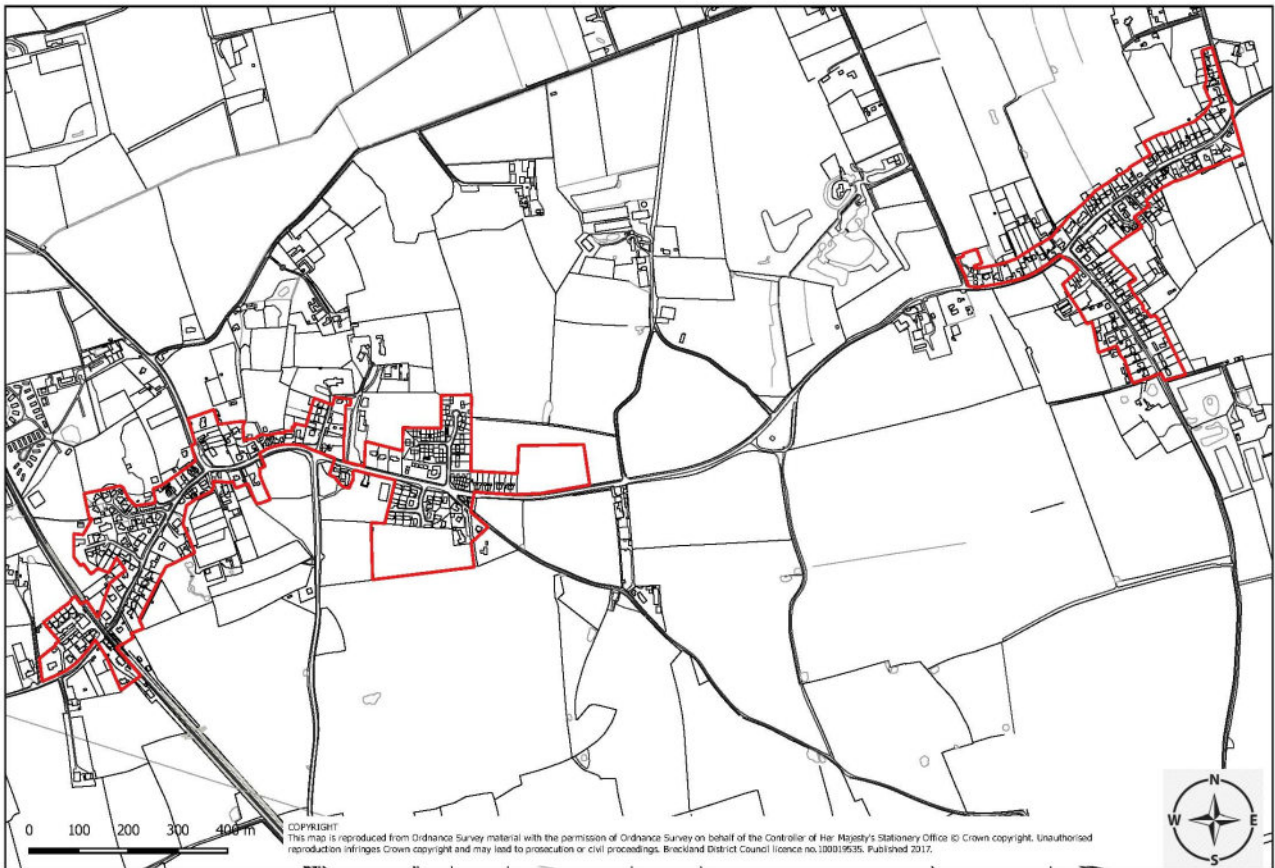
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Yaxham & Clint Green



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Map .17 Yaxham Settlement Boundary



Appendix 4 - Development Plan Policies Superseded, Not Superseded or Deleted

Table .1

	Superseded/Not Superseded/ Delete	New Local Plan Policy	Reason (where it is proposed to Delete or Not Supersede Policy)
Core Strategy and Development Control Policies			
Policy SS 1 Spatial Strategy	Supersede	Policy GEN03	
Policy CP 1 Housing	Supersede	Policy HOU01	
Policy CP 2 The Travelling Community	Supersede	Policy HOU08	
Policy CP 3 Employment	Supersede	Policy EC01	
Policy CP 4 Infrastructure	Delete	n/a	Rely on national planning policy and the infrastructure delivery plan
Policy CP 5 Developer Obligations	Supersede	Policy INF02	
Policy CP 6 Green Infrastructure	Supersede	Policy ENV01	
Policy CP 7 Town Centres	Supersede	Policy EC05	
Policy CP 8 Natural Resources	Delete	n/a	Rely on the NPPF
Policy CP 9 Pollution and Waste	Delete	n/a	Rely on the NPPF
Policy CP 10 Natural Environment	Supersede	Policy ENV 02 and Policy ENV03	
Policy CP 11 Protection and Enhancement of the Landscape	Supersede	Policy ENV05	
Policy CP 12 Energy	Supersede	Policy ENV10	
Policy CP 13 Accessibility	Supersede	Policy TR01 and Policy TR02	
Policy CP 14 Sustainable Rural Communities	Supersede	Policy HOU03, Policy HOU04 and Policy HOU05	
Policy DC 1 Protection of Amenity	Supersede	Policy COM03	
Policy DC 2 Principles of New Housing	Supersede	Policy HOU06	
Policy DC 3 Replacement Dwellings and Extension in the Countryside	Supersede	Policy HOU11	

Policy DC 4 Affordable Housing Principles	Supersede	Policy HOU07	
Policy DC 5 Affordable Housing on Exception Sites	Supersede	Policy HOU14	
Policy DC 6 General Employment Areas	Supersede	Policy EC03	
Policy DC 7 Employment Development Outside of General Employment Areas	Supersede	Policy EC04	
Policy DC 8 Tourism Related Development	Supersede	Policy EC07	
Policy DC 9 Proposals for Town Centre Uses	Delete	n/a	Changes to permitted development rights have meant that the policy is no longer applicable
Policy DC 10 Telecommunications	Supersede	Policy INF01	
Policy DC 11 Open Space	Supersede	Policy ENV06	
Policy DC 12 Trees and Landscape	Supersede	Policy ENV06	
Policy DC 13 Flood Risk	Supersede	Policy ENV09	
Policy DC 14 Energy Generation and Efficiency	Delete	n/a	Rely on national policy and Policy HOU 10
Policy DC 15 Renewable Energy	Supersede	Policy ENV10	
Policy DC 16 Design	Supersede	Policy GEN02 and Policy COM01	
Policy DC 17 Historic Environment	Supersede	Policy ENV07 and Policy ENV08	
Policy DC 18 Community facilities recreation and leisure	Supersede	Policy COM04	
Policy DC 19 Parking Provision	Supersede	Policy COM01	
Policy DC 20 Conversion of Buildings in the Countryside	Supersede	Policy HOU12	
Policy DC 21 Farm Diversification	Supersede	Policy EC 06	
Site Specific Policies & Proposals			
Policy D1	Not Supersede	n/a	Part of the site has planning permission, part of the site has

			Permission in Principle. To ensure that the site comes forward as a comprehensive scheme.
Policy D2	Not Supersede	n/a	Site is currently subject to a full planning application which has not been determined.
Policy D3	Delete	n/a	Site has planning permission
Policy D4	Delete	n/a	Site has planning permission for residential
Policy D5	Not Supersede	n/a	Site forms part of employment land supply
Policy D6	Not Supersede	n/a	Site forms main opportunity for retail expansion in Dereham
Policy D7	Delete	n/a	Site has planning permission
Policy SW1	Delete	n/a	Site has planning permission
Policy SW2	Not Supersede	n/a	Site forms part of employment land supply
Policy SW3	Not Supersede	n/a	Site forms part of employment land supply
Policy W1	Delete	n/a	Site has planning permission
Policy W2	Delete	n/a	Site has planning permission
Policy W3	Delete	n/a	Site has planning permission
Policy W4	Delete	n/a	Site has planning permission
Policy NAR.1	Delete	n/a	Site has planning permission
Policy SH1	Delete	n/a	Site has planning permission
Policy SM1	Delete	n/a	Site has planning permission
Policy SB.1	Supersede	Policy GEN05	
Adopted Theftord Area Action Plan DPD			

Policy TH 1 National Planning Policy Framework - Presumption in Favour of Sustainable Development	Supersede	Policy GEN1	
Policy TH 2 Approach to the Town Centre	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 3 New Retail Development	Supersede	Policy EC05	
Policy TH 4 Transport - Achieving Modal Shift	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 5 The Impact of Change on Pedestrians, Cyclists and Buses	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 6 Thetford Bus Interchange	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 7 Thetford Railway Station	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 8 Healthy Lifestyles	Supersede	Policy COM02	
Policy TH 9 Monitoring and Management of Key Biodiversity Sites	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 10 Allotments	Supersede	Policy ENV04 and Policy INF02	
Policy TH 11 Joe Blunt's Lane	Not Supersede	n/a	For the satisfactory delivery of development within Thetford

Policy TH 12 The Thetford Loops	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 13 Indoor Sports Facilities	Supersede	Policy ENV04 and Policy COM04	
Policy TH 14 Energy and Carbon - TAAP Wide	Delete	n/a	Rely on national policy
Policy TH 15 Energy/Multi Service(s) Company Development (ESCo/MuSCo)	Delete	n/a	Rely on national policy
Policy TH 16 Water and Drainage	Supersede	Policy ENV09	
Policy TH 17 Development in Flood Zones	Supersede	Policy ENV09	
Policy TH 18 Archaeology	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 19 Sustainable Construction Standards for Non-Residential Development	Delete	n/a	Rely on national policy
Policy TH 20 Thetford Urban Extension Strategic Design Principles	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 21 Locally Distinctive Features of the Landscape	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 22 Gallows Hill Scheduled Monument	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 23 Existing Buildings in the Thetford Urban Extension	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 24 Surface-Water Management	Supersede	Policy ENV09	

Policy TH 25 Walking and Cycling	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 26 Buses	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 27 A New Railway Station in the Urban Extension	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 28 Changes to the A11 Trunk Road	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 29 Improvements to the Local Road Network	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 30 New Employment Land	Not Supersede	n/a	Site forms part of employment land supply.
Policy TH 31 New Local Centre(s) in the Urban Extension	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 32 Connecting to a Decentralised Energy Supply	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 33 Educating Provision in the Thetford Urban Extension	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 34 New Health Facility in the Urban Extension	Not Supersede	n/a	For the satisfactory delivery of development within Thetford

Policy TH 35 Community Buildings	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 36 New Bring Recycling Facilities	Delete	n/a	Rely on national policy
Policy TH 37 Regeneration proposals in Existing Residential Areas	Not Supersede	n/a	For the satisfactory delivery of development within Thetford
Policy TH 38 Existing Employment Areas	Supersede	Policy EC03	
Policy TH 39 Thetford Settlement Boundary	Supersede	Policy GEN05	

Table .2 List of Saved Policies

Policy	Document
Policy TH 4 Transport – Achieving Modal Shift	Thetford Area Action Plan (TAAP), 2012
Policy TH 5 The Impact of Change on Pedestrians, Cyclists and Buses	Thetford Area Action Plan (TAAP), 2012
Policy TH 6 Thetford Bus Interchange	Thetford Area Action Plan (TAAP), 2012
Policy TH 7 Thetford Railway Station	Thetford Area Action Plan (TAAP), 2012
Policy TH 9 Monitoring and management of Key Biodiversity Sites	Thetford Area Action Plan (TAAP), 2012
Policy TH 11 Joe Blunt's Lane	Thetford Area Action Plan (TAAP), 2012
Policy TH 12 The Thetford Loops	Thetford Area Action Plan (TAAP), 2012
Policy TH 18 Archaeology	Thetford Area Action Plan (TAAP), 2012
Policy TH 20 Thetford Urban Extension Strategic Design Principles	Thetford Area Action Plan (TAAP), 2012
Policy TH 21 Locally Distinctive Features of the Landscape	Thetford Area Action Plan (TAAP), 2012
Policy TH 22 Gallows Hill Scheduled Monument	Thetford Area Action Plan (TAAP), 2012
Policy TH 23 Existing Buildings in the Thetford Urban Extension	Thetford Area Action Plan (TAAP), 2012
Policy TH 25 Walking and Cycling	Thetford Area Action Plan (TAAP), 2012
Policy TH 26 Buses	Thetford Area Action Plan (TAAP), 2012

Policy	Document
Policy TH 27 A New Railway Station in the Urban Extension	Thetford Area Action Plan (TAAP), 2012
Policy TH 28 Changes to the A11 Trunk Road	Thetford Area Action Plan (TAAP), 2012
Policy TH 29 Improvements to the Local Road Network	Thetford Area Action Plan (TAAP), 2012
Policy TH 30 New Employment Land	Thetford Area Action Plan (TAAP), 2012
Policy TH 31 New Local Centre(s) in the Urban Extension	Thetford Area Action Plan (TAAP), 2012
Policy TH 32 Connecting to a Decentralised Energy Supply	Thetford Area Action Plan (TAAP), 2012
Policy TH 33 Education Provision in the Thetford Urban Extension	Thetford Area Action Plan (TAAP), 2012
Policy TH 34 New Health Facility in the Urban Extension	Thetford Area Action Plan (TAAP), 2012
Policy TH 35 Community Buildings	Thetford Area Action Plan (TAAP), 2012
Policy TH 37 Regeneration Proposals in Existing Residential Areas	Thetford Area Action Plan (TAAP), 2012

Appendix 5 - HOU 04 Methodology

HOU 04 Methodology

.1 Criteria 2 of Policy HOU 04 limits new residential development for rural settlements with boundaries to a 5% increase in dwellings from the date of adoption of the plan. This methodology sets out how the baseline level of dwellings have been calculated for each settlement with boundaries and the maximum number of dwellings which could be permitted within the plan period for each settlement. This methodology provides the most accurate, up to date information for each of the settlements regarding residential dwellings and planning permissions. This data, as set out in the table below, provides the basis for the 5% calculation, which sets a target for the number of dwellings to be built in each of the settlements.

.2 To set the current baseline number of dwellings within in the settlement boundary, the Council have used the Address Points Layer, a layer contained on a Geographic Information System (GIS) mapping software. Address points provide a record of each property. This data is held by the Spatial Information team at Breckland Council and contains the address points for a range of uses within the District including residential properties and commercial units. This layer was originally derived from Ordnance Survey data; however, post-2004 the Spatial Information team have updated the layer based on planning applications, building control stages of completion and council tax records. This is considered to be the most accurate representation of address points within the District.

.3 The Address Points within each settlement boundary were counted as a baseline for the current number of residential properties within each settlement. Only those address points which were registered as 'Residential', 'Dual Use' (A property with multiple uses, e.g. residential and office) and 'Land, Development, Development Sites' (sites with planning permission) were counted in developing the baseline. Those defined as 'Dual Use' were checked to see if they contained a residential use. Those entries defined as 'Land, Development, Development Sites' were then cross checked with the Housing Land Availability (HLA) layer. The HLA layer is used by the Planning Policy Team to monitor development within the district and is updated at each monitoring period, the data is accurate as of the 31/03/2018.

Table .1

Settlement	Number of Dwellings within the settlement boundary* (including planning permissions to 31/03/2018).	5% growth – Number of dwellings to be built over the plan period to 2036
Beeston	121	6
Beetley	406	20
Carbrooke	167	8
Caston	128	6
Eccles Road (Quidenham)	120	6
Gressenhall	403	20
Griston	301	15
Hockham	258	13
Lyng	325	16
Mundford	668	33
North Lopham	245	12
Rocklands	159	8
Saham Toney	667	33
Shropham	117	6
Thompson	117	6

Weasenham	118	6
Yaxham (including Clint Green)	363**	18
Total		234

.4 *Settlement boundary as defined in the pre-submission publication policies maps

.5 ** This figure does not include 3PL/2016/1499/O for 25 dwellings (allowed on appeal on 14/05/2018)

14 Glossary

Affordable Housing	Social rented, affordable rented and intermediate housing, provided to eligible households whose needs are not met by the market. Eligibility is determined with regard to local incomes and local house prices. Affordable housing should include provisions to remain at an affordable price for future eligible households or for the subsidy to be recycled for alternative affordable housing provision.
Air Quality Management Area (AQMA)	An AQMA is an area designated where air quality does not already, or is predicted not to, meet air quality objectives. This could be just one or two streets, or it could be a much larger area. It is then a requirement that affected Local Authorities implement a plan to improve air quality - a Local Air Quality Action Plan - that seeks to improve the air quality in areas designated AQMAs.
Allocation	An area of land identified for development in a development plan. The allocation will specify the type of development that will be permitted on the land.
Amenity	Element of a location or neighbourhood that helps to make it more attractive or enjoyable for residents and visitors.
Ancient Woodlands	Woodland that is believed to have existed from at least medieval times and as such probably been continuously wooded since 1600.
Area Action Plans (AAP)	Area Action Plans are Development Plan Documents from the previous Local Development Framework system. As specific plans for areas of change or conservation their purpose being to deliver planned growth, stimulate regeneration, protect areas sensitive to change through conservation policies, make proposals for enhancement and resolve conflicting objectives in areas where there was significant development pressure. It is anticipated that over time the content of AAPs be contained within the Local Plan.
Authorities' Monitoring Report (AMR)	A report produced each financial year to indicate the progress of production of planning policy documents, and monitor the effectiveness of policies contained within the adopted plan. The report will outline action that may need to be taken to meet targets or if policies need to be replaced : <u>reviewed</u> . Changes will be implemented through a revised Local Development Scheme.
Biodiversity	The whole variety of life encompassing habitat diversity, all genetics, species and ecosystem variation including plants and animals. Biodiversity has value in its own right and has social and economic value for human society.
Biomass	The total dry organic matter or stored energy of plant matter. As a fuel it includes energy crops and sewage as well as forestry and agricultural residues.
Brief / Planning Brief	A planning brief can include site-specific development briefs, design briefs, development frameworks and master plans that seek to positively shape future development.
Brownfield Land or Site	Land which is or was occupied by a permanent structure, including the curtilage of the developed land (although it should not be assumed that the whole of the curtilage should be developed) and any associated fixed surface infrastructure. This excludes: land that is or has been occupied by agricultural or forestry buildings; land that has been developed for minerals extraction or waste disposal by landfill purposes where provision for restoration has been made through development control procedures;

	land in built-up areas such as private residential gardens, parks, recreation grounds and allotments; and land that was previously-developed but where the remains of the permanent structure or fixed surface structure have blended into the landscape in the process of time.
Brownfield Land Register	A register of previously developed land suitable, available and achievable for residential development of at least 0.25ha or capable of supporting at least 5 dwellings that each local planning authority is required to prepare and maintain.
Building Regulations	Sets minimum construction standards for building works. They exist to ensure the health and safety of people in and around all types of buildings (i.e. domestic, commercial, and industrial). They also provide for energy conservation and access to and use of buildings.
Central Norfolk Housing Market Area, CNHMA	Housing market area in and around Greater Norwich, Broadland, Breckland, North Norfolk and South Norfolk. A Housing Market Area is the area within which most people moving, without changing employment, would stay.
Change of Use	A material change in the use of land or buildings from one class of use to another as defined by the Use Classes Order constitutes development and therefore requires planning permission.
Commitments & Completions	Commitments - the term used to represent the level of development already given planning permission but not yet build out. Completions - the number of dwellings that have been built out following the granting of planning permission.
Community Facilities	Facilities providing for the health, welfare, social, educational, spiritual, leisure and cultural needs of the community. Community facilities are defined as: local shops, meeting places, indoor and outdoor sports venues, recreation/play areas, cultural buildings, public houses, petrol filling stations and places of worship.
Community Infrastructure Levy (CIL)	CIL is a levy that local authorities in England and Wales can choose to charge on new developments in their area. The money can be used to support development by funding infrastructure that the council, local community and neighbourhood want.
Community Strategy	A strategy prepared by a community to help deliver local aspirations, under the Local Government Act 2000.
Comparison Retail / Shopping	Shopping for items like clothes, products, household and leisure goods which are not bought on a regular basis.
Compulsory Purchase Order (CPO)	An order issued by the Government or a Local Authority to acquire land or buildings for public interest purposes. For example the redevelopment of certain brownfield land sites.
Conservation Area	An area of special architectural or historic interest, designated under the Planning (Listed Buildings & Conservation Areas) Act 1990, whose character and appearance it is desirable to preserve or enhance. There are special rules on some development in conservation areas.

Contaminated Land	Land which contains potentially harmful substances as a result of human activity or from natural causes may be regarded as contaminated land.
Convenience Retail	This refers to shopping for everyday essential items like food, drink, newspapers and confectionery.
Core Strategy	The Core Strategy is one of the Development Plan Documents which formed part of the Local Development Framework. It set out the long term spatial vision, strategic objectives and core policies for the development of the area. Once adopted, the Local Plan will supersede the current Core Strategy.
County Wildlife Site (CWS)	A site of important nature conservation value within a County context but which are not protected under the Wildlife and Countryside Act 1981.
Cultural facilities	Includes theatres, cinema, halls, music venues (usually in pubs), libraries, public art installations and art galleries.
Deliverable	For sites to be considered deliverable the NPPF states that sites should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years and in particular that development of the site is viable. Sites with planning permission should be considered deliverable until permission expires, unless there is clear evidence that schemes will not be implemented within five years, for example they will not be viable, there is no longer a demand for the type of units or sites have long term phasing plans.
Density	A measure of the intensity of residential development. Usually expressed as either the the number of dwellings per hectare (dph) or the number of habitable rooms per hectare (hrha).
Design & Access Statement	A statement that accompanies a planning application to explain the design principles and concepts that have informed the development and how access issues have been dealt with.
Developable	For sites to be considered developable, sites should be in a suitable location for housing development and there should be a reasonable prospect that the site is available and could be viably developed at the point envisaged.
Development	Development is defined under the 1990 Town and Country Planning Act as "the carrying out of building, engineering, mining or other operation in, on, over, or under land, or the making of any material change in the use of any building or other land." Most forms of development require planning permission.
Development Management	The process whereby a Local Planning Authority considers the merits of a planning application and whether it should be given permission having regard to the policies and proposals in the Development Plan.
Development Plan	This is defined in section 38 of the Planning and Compulsory Purchase Act 2004 and includes adopted Local Plans and Neighbourhood Plans.

Duty to Co-operate	Local Councils now have a duty to co-operate with their neighbouring Councils and a set of prescribed bodies as defined by the Localism Act 2011 on planning issues that cross administrative boundaries, particularly those which relate to the strategic priorities.
Dwelling	A building or any part of a building that forms a separate and self-contained unit designed to be occupied by a single family or household.
Environmental Impact Assessment (EIA)	EIA is a procedure that must be followed for certain types of development before they are granted permission. The procedure requires the developer to compile an Environmental Statement (ES) describing the likely significant effects of the development on the environment and proposed mitigation measures.
Equality Impact Assessment (EQIA)	An equality impact assessment involves assessing the likely or actual effects of policies or services on people in respect of disability, gender and racial equality.
Flood Risk Assessment (FRA)	<p>Planning applications for development proposals of 1 hectare or greater in Flood Zone 1 and all proposals for new development located in Flood Zones 2(Medium Probability) 3a (High Probability) and 3b (The Functional Floodplain*)should be accompanied by a FRA. This should identify and assess the risks of all forms of flooding to and from the development and demonstrate how these flood risks will be managed, taking climate change into account. For major developments in Flood Zone 1, the FRA should identify opportunities to reduce the probability and consequences of flooding.</p> <p>* The Functional Floodplain comprises land where water has to flow or be stored in times of flood.</p>
Flood Zones	Flood Zones are the starting point for the sequential approach. Flood Zones refer to the probability of sea and river flooding only, ignoring the presence of existing defences.
General Conformity	All planning policy documents must align with the expectations of the National Planning Policy Framework. This is known as general conformity.
General Employment Areas	Existing employment sites which have been identified to be protected for employment uses including business, general industrial and storage/distribution uses.
Green Corridors	Relatively continuous areas of open space threading through the built environment which whilst linked are not always publicly accessible. They may allow animals and plants to be found further into the built-up area than would otherwise be the case and provide an extension to the habitats of the sites they join.
Green Infrastructure	The multifunctional, interdependent network of open and green spaces and green features. This network includes urban areas, the urban fringe and the countryside. It provides multiple benefits for people and wildlife.
Green Infrastructure Management Plan (GIMP)	A plan to manage green infrastructure.
Greenfield Site	Land that has not previously been used for urban development. It is usually land last used for agriculture located next to or outside existing built-up areas of a settlement.

Habitat	The natural home of an animal or plant, often designated as an area of nature conservation interest.
Habitable Room	Habitable rooms provide the living accommodation of the dwelling. They include living room, dining room, study, home office, conservatory and bedroom. They exclude the bathroom, WC, utility room, store room and circulation space. A kitchen is not considered to be a habitable room unless it provides space for dining.
Housing and Economic Land Availability Assessment (HELAA)	An assessment of land availability identifies a future supply of land which is suitable, available and achievable for housing and economic development uses over the plan period. The assessment of land availability includes the Strategic Housing Land Availability Assessment requirement as set out in the National Planning Policy Framework.
Historic Parks and Gardens	Parks and Gardens which are of historic value and have been included on the National Register of Parks and Gardens of special historic interest in England based on an assessment by Historic England.
Infrastructure	Basic services necessary for development to take place, for example, roads, electricity, sewerage, water, education and health facilities.
Landscape Character Assessment	A tool to identify and understand the factors that give character to the landscape and to help inform policy and decisions about how the landscape may change in the future.
Lifetime Homes	Designed to provide accessible and convenient homes for a large proportion of the population including families with young children, frail older people and those with temporary or permanent physical or sensory impairments. Designed to be flexible enough to meet existing and changing needs of most households and easily adapted to meet the needs of future occupants.
Listed Building	A building or other structure recorded on a statutory list of Special Architectural or Historic Interest. The grades of listing are Grade I, II* or II with Grade I being the highest. Listing includes the interior as well as the exterior of the building, and any buildings or permanent structures within the curtilage. A listed building is a heritage asset.
Local Development Framework (LDF)	The old-style portfolio of Development Plan Documents including a Core Strategy, Development Management Policies, Proposals and Area Action Plans which collectively set out the Spatial Planning Strategy for a Local Planning Authority area. Single Local Plan documents are now generally replacing these Local Development Framework documents.
Local Development Scheme (LDS)	A public statement setting out a project plan for how all parts of the Local Plan will come together. It lists the documents to be produced and the timetable for producing them.
Local Nature Reserve (LNR)	Area designated under the National Parks and Access to the Countryside Act (1949) as being of particular importance to nature conservation and where public understanding of nature conservation issues is encouraged.
Local Plan	The plan for the future development of the local area, drawn up by the local planning authority in consultation with the community. In law this is

	described as the development plan documents adopted under the Planning and Compulsory Purchase Act 2004. Current core strategies or other planning policies, which under the regulations would be considered to be development plan documents, form part of the Local Plan.
Local Planning Authority (LPA)	The Local Government body responsible for formulating Planning Policies in an area, controlling development through determining planning applications and taking enforcement action when necessary. This is either a District Council, Unitary Authority, Metropolitan Council or National Park Authority.
Local Transport Plan (LTP)	A five-year integrated transport strategy, prepared by Local Authorities in partnership with the community, seeking funding to help provide local transport projects. The plan sets out the resources predicted for delivery of the targets identified in the strategy.
<u>Major Development</u>	<p><u>'Major development'</u> is defined in The Town and Country Planning (Development Management Procedure) (England) Order 2010 and is defined as:</p> <p><u>"major development" means development involving any one or more of the following –</u></p> <p><u>(a) the winning and working of minerals or the use of land for mineral working deposits;</u></p> <p><u>(b) waste development;</u></p> <p><u>(c) the provision of dwellinghouses where –</u></p> <p><u> (i) the number of dwellinghouses to be provided is 10 or more; or</u></p> <p><u> (ii) the development is to be carried out on a site having an area of 0.5 hectares or more and it is not known whether the development falls within sub-paragraph (c)(i);</u></p> <p><u>(d) the provision of a building or buildings where the floor space to be created by the development is 1,000 square metres or more;</u></p> <p><u>(e) development carried out on a site having an area of 1 hectare or more.</u></p>
Main Town Centre Uses	Retail development (including warehouse clubs and factory outlet centres); leisure, entertainment facilities the more intensive sport and recreation uses (including cinemas, restaurants, drive-through restaurants, bars and pubs, night-clubs, casinos, health and fitness centres, indoor bowling centres, and bingo halls); offices; and arts, culture and tourism development (including theatres, museums, galleries and concert halls, hotels and conference facilities).
Material Consideration	A matter that should be taken into account in deciding on a planning application or on an appeal against a planning decision.
Mixed Use (or Mixed Use Development)	Provision of a variety of activities and uses, such as residential, community and leisure uses, on a site or within a particular area.

Nature Conservation	The protection, management and promotion of wildlife habitat (including the creation and re-creation) for the benefit of wild species.
National Nature Reserve (NNR)	An area designated by Natural England to protect and conserve nationally important areas of wildlife habitat and geological formations and to promote scientific research.
National Planning Policy Framework (NPPF)	The NPPF forms the national planning policies that Local Planning Authorities need to take into account when drawing up their Local Plan and other documents and making decisions on planning applications. The NPPF is published by the Department of Communities and Local Government.
National Planning Practice Guidance (PPG)	The national Planning Practice Guidance (PPG) is online guidance that should be read in conjunction with the NPPF.
Neighbourhood Plans	A Plan prepared by a Parish Council or Neighbourhood Forum for a particular neighbourhood area (made under the Planning and Compulsory Purchase Act 2004).
Northern Distributor Road (NDR)	A 20 km dual carriage way planned to run from A47 Postwick, east of Norwich to the A1067 north of Taverham.
Older People	People including the active, newly-retired through to the very frail elderly, whose housing needs can encompass accessible, adaptable general needs housing for those looking to downsize from family housing and the full range of retirement and specialised housing for those with support or care needs.
Open Space	Open space is defined in the Town and Country Planning Act 1990 as 'land laid out as a public garden, or used for the purposes of public recreation, or land which is a disused burial ground'. Allotments are also included under the definition of open space. Open space should be taken to mean all open space of public value, including not just land, but also areas of water such as rivers, canals, lakes and reservoirs which offer important opportunities for sport and recreation and can also act as a visual amenity.
Permitted Development Rights	Rights to carry out certain limited forms of development without the need to make an application for planning permission, as granted under the terms of the Town and Country Planning (General Permitted Development) Order 1995.
Planning and Compulsory Purchase Act (2004)	The Planning and Compulsory Purchase Act amended parts of the Town and Country Planning Act (1990). In particular, the 2004 Act made major changes to the system of development plans and introduced sustainable development, as defined by Government policy, as an objective of the planning system.
Planning Condition	A condition imposed on a grant of planning permission (in accordance with the Town and Country Planning Act 1990) or a condition included in a Local Development Order or Neighbourhood Development Order.
Planning Inspectorate (PINS)	The Planning Inspectorate is an independent executive agency, sponsored by DCLG and the Welsh Government. The Planning Inspectorate deals with planning appeals, national infrastructure planning applications, examinations of local plans and other planning-related and specialist casework in England and Wales.
Planning Obligation	A legally enforceable obligation entered into under section 106 of the Town and Country Planning Act 1990 to mitigate the impacts of a development proposal.

Planning Permission	Formal approval sought from a Council, often granted with conditions, allowing a proposed development to proceed. Permission may be sought in principle through outline plans, or be sought in detail through full plans.
Policies Map	An obligatory part of the adopted development plan comprising the area base map depicting allocated sites for particular land use and development proposals and sets out the area to which specific policies apply.
Previously Developed Land	Previously developed land is another definition for brownfield land.
Primary Shopping Area	Defined area where retail development is concentrated, generally comprising the primary frontage and those secondary frontages which are adjoining and closely related to the primary shopping frontage.
Primary and Secondary Frontages	Primary frontages are likely to include a high proportion of retail uses which may include food, drinks, clothing and household goods. Secondary frontages provide greater opportunities for a diversity of uses such as restaurants, cinemas and businesses.
Protected Species	Plants and animal species afforded protection under certain Acts of Law and Regulations.
Ramsar Site	Area identified under the internationally agreed Convention on Wetlands of International Importance (signed at Ramsar in Iran), focusing on the ecological importance of wetlands generally.
Regeneration	The economic, social and environmental renewal and improvement of rural and urban areas.
Renewable Energy	Energy derived from a source that is continually replenished, such as wind, wave, solar, hydroelectric and energy from plant material, but not fossil fuels or nuclear energy. Although not strictly renewable, geothermal energy is generally included.
Section 106 Agreement	A legal agreement under Section 106 of the 1990 Town and Country Planning Act conferring planning obligations on persons with an interest in land. See also: Planning Obligations and Agreements.
Sequential Approach / Sequential Test	A planning principle that seeks to identify, allocate or develop certain types or locations of land before the consideration of others. For example, ensuring land with no flood risk is developed before land with flood risk.
Site of Special Scientific Interest (SSSI)	A SSSI is an area identified by Natural England as of special interest by reason of its fauna, flora, geological or physiographic (landform) features. Classification notified under Section 28 of the Wildlife and Countryside Act 1981 (as amended).
Sites of Archaeological & Historic Interest	This designation applies to a site at Mundford Road Thetford, which is widely regarded as being linked to Boudicca, Queen of the Iceni. The site is currently being considered for Scheduled Ancient Monument status by Historic England.
Spatial Planning	Spatial planning goes beyond traditional land use planning to bring together and integrate policies for the development and use of land with other policies and programmes which influence the nature of places and how they function. That will include policies which can impact on land use, for example by influencing the demands on, or needs for, development, but which are not capable of being delivered

	solely or mainly through the granting or refusal of planning permission and which may be implemented by other means.
Special Areas of Conservation (SAC)	Protected sites designated under the EC Habitats Directive.
Special Protection Area (SPA)	Areas given special protection under the European Union's Habitats Directive, which is transposed into UK law by the Habitats and Conservation of Species Regulations 2010.
Statement of Community Involvement (SCI)	Every Local Planning Authority has to prepare a Statement of Community Involvement. It sets out the Council's vision and strategy for the standards to be achieved in involving the community and stakeholders in the preparation of planning policy documents and planning applications.
Strategic Environmental Assessment (SEA)	A procedure (set out in the Environmental Assessment of Plans and Programmes Regulations 2004) which requires the formal environmental assessment of certain plans and programmes which are likely to have significant effects on the environment.
Supplementary Planning Document (SPD)	Document providing supplementary information in respect of the policies in development plan documents and not forming part of the development plan nor subject to independent examination. SPDs can be taken into account as a material planning consideration but must be subject to public consultation if to be accorded weight in decisions taken on development proposals.
Sustainable Development	This covers development that meets the needs of the present, socially, environmentally and economically, without compromising the ability of future generations to meet their own needs.
Sustainability Appraisal (SA)	To identify and evaluate what the effects of the strategy or plan are likely to be on social, environmental and economic conditions of the strategy or plan area.
Sustainable Urban Drainage Systems (SUDS)	SUDS can reduce the total amount, flow and rate of surface water that runs directly to rivers through stormwater systems.
Strategic Housing Land Availability Assessment (SHLAA)	An assessment of land availability identifying a future supply of land for housing. Paragraph 159 of the NPPF states that Local Planning Authorities should prepare a Strategic Housing Land Availability Assessment to establish realistic assumptions about the availability, suitability and the likely economic viability of land to meet the identified need for housing over the plan period.
Strategic Housing Market Assessment (SHMA)	An evidence based document providing an analysis of the housing market area to inform policy formation. The purpose of which is to have a clear understanding of housing needs in their area. Paragraph 159 of the NPPF states that local planning authorities should prepare a SHMA to assess their full housing needs, working with neighbouring authorities where housing market areas cross administrative boundaries.
Traffic Impact Assessment (TIA)	An assessment of the effects upon the surrounding area by traffic as a result of a development, such as increased traffic flows that may require highway improvements.
Town Centre	Area defined on the Local Authority's policies map, including the primary shopping area and areas predominantly occupied by main town centre uses within or adjacent to the primary shopping area. References to town centres or centres apply to local

	centres but exclude small parades of shops of purely neighbourhood significance. Unless identified as centres in Local Plans, existing out-of-centre developments, comprising or including main town centre uses, do not constitute town centres.
Travel Plan	A long-term management strategy for an organisation or site that seeks to deliver sustainable transport objectives through action and is articulated in a document that is regularly reviewed.
Tree Preservation Order (TPO)	A mechanism for securing the preservation of single or groups of trees of acknowledged amenity value. A tree subject to an order may not normally be topped, lopped or felled without the consent of the Local Planning Authority.
Wastewater Treatment Works (WwTW)	Wastewater treatment works.
Windfall Sites	Sites which have not been specifically identified as available through the Local Plan process. They normally comprise previously-developed sites that have unexpectedly become available.