

# **Basic Conditions Statement**

**Newton Longville  
Neighbourhood Plan 2023 – 2033**

Prepared by Newton Longville Parish Council

This document is available on the Parish Council website: [www.Newton-Longville.com](http://www.Newton-Longville.com)

Neighbourhood Plan - Basic Conditions Statement - March 2024

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## **1. Introduction**

- 1.1. Paragraph 8 of Schedule 4b of the Town and Country Planning Act 1990 says that when a neighbourhood plan proposal is submitted to the Local Planning Authority, it needs to be accompanied by a Consultation Statement and a Basic Conditions Statement.
- 1.2. This document comprises the Basic Conditions Statement.

## **2. Meeting Legal Requirements**

### **Qualifying body**

- 2.1. The Newton Longville Neighbourhood Plan is being submitted by Newton Longville Parish Council as the qualifying body.
- 2.2. The application for designation included a map which identified the Neighbourhood Plan area and a statement explaining why the area is considered appropriate to be designated in compliance with paragraph 1(a) and 1(b) of the Regulations.

### **Plan proposals**

- 2.3. The Neighbourhood Plan proposals relate to planning matters (the use and development of land) and have been prepared in accordance with the statutory requirements and processes set out in the Town and Country Planning Act 1990 and the Neighbourhood Planning Regulations 2012 (as amended).

### **Period of the plan**

- 2.4. The Neighbourhood Plan states the period for which it is to have effect, until the end of 2033.

### **Excluded development**

- 2.5. The policies of the Neighbourhood Plan do not relate to any categories of excluded development such as county matters, minerals and waste, nationally significant infrastructure and other matters set out in Section 61K of the Town and Country Planning Act 1990.

### **Neighbourhood area**

- 2.6. The Neighbourhood Plan relates to the Newton Longville Neighbourhood Plan Area and to no other area. There are no other neighbourhood plans relating to the Newton Longville Neighbourhood Area.

### **3. Sustainable Development**

#### **Dimensions of Sustainable Development**

- 3.1. The National Planning Policy Framework states that sustainable development has economic, social and environmental objectives.
- 3.2. The Neighbourhood Plan proposals take a balanced approach to enabling growth, but also consider economic, social and environmental sustainability.

#### **Sustainable Growth**

- 3.3. The Neighbourhood Plan proposal seeks to deliver growth and to address sustainability through a set of seventeen policies.
  - Policy NL1: Settlement Boundary - establishes and defines the Settlement Boundary to distinguish the consideration of planning applications within the boundary from those outside it.
  - Policy NL2: Development within the Settlement Boundary - the purpose of this policy is to conserve the character of the village by ensuring that development is in keeping with the features of the existing village.
  - Policy NL3: Housing Site Allocations - ensures that the housing needs of its residents and future residents are met, particularly with regard to affordable housing and provision for the elderly.
  - Policy NL4: Housing Mix - this policy ensures that the right type of housing is available with a balance between the needs of all sections of the community.
  - Policy NL5: Areas of Separation to Prevent Further Coalescence - protect Newton Longville's integrity and character, ensuring that the village remains a separate community and is not subsumed into a larger urban or suburban environment.
  - Policy NL6: Climate Change - Energy efficient buildings - is designed to ensure that development meets the construction requirements to contribute to mitigating climate change.
  - Policy NL7: Conservation Area - this policy looks for opportunities to preserve and enhance the area's historic features and setting.
  - Policy NL8: Listed Buildings - is intended to ensure that any development proposals should sustain and enhance the significance of heritage assets and their settings.
  - Policy NL9: Non-Designated Heritage Assets - Buildings - this policy is intended to ensure that future development takes into account that the listed structures are important heritage assets.
  - Policy NL10: Other Heritage Assets - Archaeology - is intended to ensure appropriate protection of other historic features within the parish.
  - Policy NL11: Transport and Parking - sets out a number of requirements designed to improve the transport and parking situation for residents and visitors, including pedestrians, those with mobility needs, cyclists, public transport users and drivers.

- Policy NL12: Green Infrastructure Network - this policy is intended to ensure that any future development within the parish will preserve and enhance our green infrastructure assets.
- Policy NL13: Public Rights of Way - is to ensure that any future development within the parish will protect and enhance the rights of way network.
- Policy NL14: Local Green Spaces - designates and protects the listed spaces to protect and where possible enhance their special community value.
- Policy NL15: Local Community Uses - this policy lists the community facilities available for public use and seeks to protect them and (where possible) to increase provision of similar facilities within the parish.
- Policy NL16: Commercial, Business & Service Uses - to ensure that the village continues to benefit from a variety of essential services, reducing the need for residents to make unnecessary and environmentally harmful journeys.
- Policy NL17: Employment - is designed to support existing and new rural businesses within the parish to enable them to grow and expand, including the development and diversification of agricultural and land-use businesses.

### **Achieving Sustainable Development**

- 3.4. The combination of policies enabling growth and those addressing economic, social and environmental sustainability mean that the plan will help to achieve sustainable development, including practical measures to address climate change. This takes account of the needs of current and future generations.

## 4. National Policy

### Having regard to National Policy

4.1. The Neighbourhood Plan has had regard to the December 2023 National Planning Policy Framework (NPPF).

4.2. Chapter 2 of the NPPF deals with achieving sustainable development, which has three overarching objectives which are economic, social and environmental. NPPF Paragraph 11 (a) goes into more detail by stating:

*“all plans should promote a sustainable pattern of development that seeks to: meet the development needs of their area; align growth and infrastructure; improve the environment; mitigate climate change (including by making effective use of land in urban areas) and adapt to its effects”*

This principle has underpinned the Newton Longville Neighbourhood Plan, which has the following aims/objectives:

4.3. The key objectives of the Neighbourhood Plan are:

- i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents. [Policies NL1, NL2, NL5, NL7, NL8, NL9, NL10, NL13 & NL14]
- ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents. [NL1, NL2, NL4, NL5, NL7, NL8, NL9, NL10, NL13 & NL14]
- iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact. [NL6, NL12, NL13 & NL14]
- iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live. [NL12, NL13 & NL14]
- v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities. [NL3, NL4 & NL15]
- vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale. [NL3, NL4, NL11 & NL15]
- vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities. [NL2, NL11 & NL13]
- viii. Recognise, preserve and celebrate the rich and varied heritage to the benefit of residents and visitors. [NL7, NL8, NL9, NL10, NL13 & NL14]
- ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish. [NL16 & NL17]

4.4. The policies have been written to provide a clear framework for decisions.



## **NPPF Policy Areas**

- 4.5. Table 1 below details the relationship between the Neighbourhood Plan policies and the NPPF chapters.

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
Chapter 1: Introduction	Not applicable	
Chapter 2: Achieving sustainable development	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> <li>viii. Recognise, preserve and celebrate the rich and varied heritage to the benefit of residents and visitors.</li> <li>ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.</li> </ul>	<ul style="list-style-type: none"> <li>NL1: Settlement Boundary</li> <li>NL2: Development within the Settlement Boundary</li> <li>NL3: Housing Site Allocations</li> <li>NL4: Housing Mix</li> <li>NL5: Areas of Separation to Prevent Further Coalescence</li> <li>NL6: Climate Change – Energy efficient buildings</li> <li>NL7: The Conservation Area</li> <li>NL8: Listed Buildings</li> <li>NL9: Non-Designated Heritage Assets - Buildings</li> <li>NL10: Other Heritage Assets - Archaeology</li> <li>NL11: Transport and Parking</li> <li>NL12: Green Infrastructure Network</li> <li>NL13: Public Rights of Way</li> <li>NL14: Local Green Spaces</li> <li>NL15: Local Community Uses</li> <li>NL16: Commercial, Business &amp; Service Uses</li> <li>NL17: Employment</li> </ul>

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023 - continued**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
Chapter 3: Plan-making	Not applicable	
Chapter 4: Decision-making	Not applicable	
Chapter 5: Delivering a sufficient supply of homes	v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities. vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.	NL2: Development within the Settlement Boundary NL3: Housing Site Allocations NL4: Housing Mix
Chapter 6: Building a strong, competitive economy	v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities. ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.	NL16: Commercial, Business & Service Uses NL17: Employment
Chapter 7: Ensuring the vitality of town centres	Not applicable	
Chapter 8: Promoting healthy and safe communities	iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact. vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.	NL6: Climate Change – Energy efficient buildings NL11: Transport and Parking NL12: Green Infrastructure Network NL13: Public Rights of Way NL14: Local Green Spaces

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023 - continued**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
Chapter 9: Promoting sustainable transport	<ul style="list-style-type: none"> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> </ul>	NL11: Transport and Parking NL12: Green Infrastructure Network NL13: Public Rights of Way
Chapter 10: Supporting high quality communications	Not applicable	
Chapter 11: Making effective use of land	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL4: Housing Mix NL5: Areas of Separation to Prevent Further Coalescence NL7: The Conservation Area NL8: Listed Buildings NL9: Non-Designated Heritage Assets - Buildings NL10: Other Heritage Assets - Archaeology NL12: Green Infrastructure Network NL13: Public Rights of Way NL14: Local Green Spaces

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023 - continued**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
<p>Chapter 12: Achieving well-designed and beautiful places</p>	<ul style="list-style-type: none"> <li>ii. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL3: Housing Site Allocations                      NL4: Housing Mix                      NL5: Areas of Separation to Prevent Further Coalescence                      NL6: Climate Change – Energy efficient buildings                      NL7: The Conservation Area                      NL8: Listed Buildings                      NL9: Non-Designated Heritage Assets - Buildings                      NL10: Other Heritage Assets - Archaeology                      NL11: Transport and Parking                      NL12: Green Infrastructure Network                      NL13: Public Rights of Way                      NL14: Local Green Spaces                      NL15: Local Community Uses                      NL16: Commercial, Business &amp; Service Uses                      NL17: Employment</p>
<p>Chapter 13: Protecting Green Belt land</p>	<p>Not applicable</p>	

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023 - continued**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
Chapter 14: Meeting the challenge of climate change, flooding and coastal change	<ul style="list-style-type: none"> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> </ul>	<p>NL2: Development within the Settlement Boundary</p> <p>NL6: Climate Change – Energy efficient buildings</p> <p>NL11: Transport and Parking</p> <p>NL12: Green Infrastructure Network</p> <p>NL13: Public Rights of Way</p> <p>NL14: Local Green Spaces</p>
Chapter 15: Conserving and enhancing the natural environment	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale</li> </ul>	<p>NL1: Settlement Boundary</p> <p>NL2: Development within the Settlement Boundary</p> <p>NL3: Housing Site Allocations</p> <p>NL5: Areas of Separation to Prevent Further Coalescence</p> <p>NL6: Climate Change – Energy efficient buildings</p> <p>NL7: The Conservation Area</p> <p>NL8: Listed Buildings</p> <p>NL9: Non-Designated Heritage Assets - Buildings</p> <p>NL10: Other Heritage Assets - Archaeology</p> <p>NL11: Transport and Parking</p> <p>NL12: Green Infrastructure Network</p> <p>NL13: Public Rights of Way</p> <p>NL14: Local Green Spaces</p> <p>NL15: Local Community Uses</p>

**Table 1: Compliance with National Planning Policy Framework (NPPF) December 2023 - continued**

NPPF Chapter	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
Chapter 16: Conserving and enhancing the historic environment	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>viii. Recognise, preserve and celebrate the rich and varied heritage to the benefit of residents and visitors.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL5: Areas of Separation to Prevent Further Coalescence NL7: The Conservation Area NL8: Listed Buildings NL9: Non-Designated Heritage Assets - Buildings NL10: Other Heritage Assets - Archaeology NL13: Public Rights of Way NL14: Local Green Spaces
Chapter 17: Facilitating the sustainable use of minerals	Not applicable	

## 5. Local Policy

### General Conformity with Strategic Policies in Local Plan

- 5.1. Footnote 16 of the NPPF states that  
*“Neighbourhood plans must be in general conformity with the strategic policies contained in any development plan that covers their area.”*
- 5.2. It should be noted that general conformity relates to the policies of the neighbourhood plan taken as a whole, considered against adopted strategic local policies taken as a whole.
- 5.3. The Neighbourhood Plan proposal has been written against the context of strategic local policies and do not undermine, and helps to achieve, the spatial strategy set out in the Vale of Aylesbury Local Plan 2013-33, adopted 2021.

### Local Plan

- 5.4. The Local Plan, the Vale of Aylesbury Local Plan (VALP) adopted September 2023 sets out how the former Aylesbury Vale area of Buckinghamshire will be developed up until 2033. It includes details covering the amount and location of housing, employment, shopping and community facilities required. The Local Plan will be replaced by a new Buckinghamshire Local Plan, which Buckinghamshire Council is currently working on.
- 5.5. Paragraph 1.24 of the Vale of Aylesbury Local Plan (VALP) specifies that the strategic policies in VALP are:  
*“... All policies in Chapter 3 (Strategic) and Chapter 4 (Strategic Delivery) are strategic policies, alongside H1 (Affordable Housing), H6a (Housing Mix), H6b (Housing for older people), H6c (Accessibility), E1 (Protection of Key Employment Sites), E5 (Development outside town centres) E10 (Silverstone Circuit), T1 (Delivering the Sustainable Transport Vision) and T2 (Supporting and Protecting Transport Schemes), BE1 (Heritage Assets), NE1 (Biodiversity and Geodiversity), NE3 (The Chilterns AONB and its setting), NE4 (Landscape character and locally important landscape), C3 (Renewable Energy), I1 (Green Infrastructure), I4 (Flooding) and I5 (Water Resources).”*
- 5.6. Table 2 below details the relationship between the Neighbourhood Plan policies and the VALP strategic policies.



**Table 2: Compliance with Vale of Aylesbury Local Plan 2021**

<b>VALP Policy</b>	<b>Neighbourhood Plan Objective(s)</b>	<b>Neighbourhood Plan Policies</b>
<p>S1: Sustainable development for Aylesbury Vale</p>	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> <li>viii. Recognise, preserve and celebrate the rich and varied heritage to the benefit of residents and visitors.</li> <li>ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL3: Housing Site Allocations                      NL4: Housing Mix                      NL5: Areas of Separation to Prevent Further Coalescence                      NL6: Climate Change – Energy efficient buildings                      NL7: The Conservation Area                      NL8: Listed Buildings                      NL9: Non-Designated Heritage Assets - Buildings                      NL10: Other Heritage Assets - Archaeology                      NL11: Transport and Parking                      NL12: Green Infrastructure Network                      NL13: Public Rights of Way                      NL14: Local Green Spaces                      NL15: Local Community Uses                      NL16: Commercial, Business &amp; Service Uses                      NL17: Employment</p>

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
S2: Spatial strategy for growth	<ul style="list-style-type: none"> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL3: Housing Site Allocations NL4: Housing Mix NL11: Transport and Parking NL15: Local Community Uses
S3: Settlement hierarchy and cohesive development	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL3: Housing Site Allocations NL4: Housing Mix NL5: Areas of Separation to Prevent Further Coalescence NL7: The Conservation Area NL8: Listed Buildings NL9: Non-Designated Heritage Assets - Buildings NL10: Other Heritage Assets - Archaeology NL11: Transport and Parking NL13: Public Rights of Way NL14: Local Green Spaces NL15: Local Community Uses
S4: Green Belt	Not Applicable	

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

<b>VALP Policy</b>	<b>Neighbourhood Plan Objective(s)</b>	<b>Neighbourhood Plan Policies</b>
S5: Infrastructure	vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.  vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.	NL2: Development within the Settlement Boundary NL3: Housing Site Allocations NL5: Areas of Separation to Prevent Further Coalescence NL11: Transport and Parking NL13: Public Rights of Way NL15: Local Community Uses
S6: Gypsy, Traveller and Travelling Showpeople provision	Not applicable	
S7: Previously developed land	Not applicable	(Noting that paragraph 6.26 for NL5 Areas of Separation refers to the former Brickworks site.)
S8: Monitoring and review	Not applicable	
D1: Delivering Aylesbury Garden Town	Not applicable	

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
<p>D2: Delivering site allocations in the rest of Aylesbury Vale (sites: D-NLV001 Land south of the A421 and east of Whaddon Road and D-NLV005 Land south of Whaddon Road)</p>	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL3: Housing Site Allocations                      NL4: Housing Mix                      NL5: Areas of Separation to Prevent Further Coalescence                      NL6: Climate Change – Energy efficient buildings                      NL7: The Conservation Area                      NL8: Listed Buildings                      NL9: Non-Designated Heritage Assets - Buildings                      NL10: Other Heritage Assets - Archaeology                      NL11: Transport and Parking                      NL12: Green Infrastructure Network                      NL13: Public Rights of Way                      NL14: Local Green Spaces                      NL15: Local Community Uses</p>

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
D3: Proposals for non-allocated sites at strategic settlements, larger villages and medium villages	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL3: Housing Site Allocations                      NL5: Areas of Separation to Prevent Further Coalescence                      NL7: The Conservation Area                      NL8: Listed Buildings                      NL9: Non-Designated Heritage Assets - Buildings                      NL10: Other Heritage Assets - Archaeology                      NL11: Transport and Parking                      NL12: Green Infrastructure Network                      NL13: Public Rights of Way                      NL14: Local Green Spaces                      NL15: Local Community Uses</p>
D4: Housing development at smaller villages	Not applicable	
D5: Housing at other settlements	Not applicable	

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

<b>VALP Policy</b>	<b>Neighbourhood Plan Objective(s)</b>	<b>Neighbourhood Plan Policies</b>
D6: Provision of employment land	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL5: Areas of Separation to Prevent Further Coalescence NL16: Commercial, Business & Service Uses NL17: Employment
D7: Town, village and local centres to support new and existing communities	<ul style="list-style-type: none"> <li>i. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> <li>ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.</li> </ul>	NL11: Transport and Parking NL15: Local Community Uses NL16: Commercial, Business & Service Uses NL17: Employment
D8: Town centre redevelopment	Not applicable	
D9: Aylesbury town centre	Not applicable	
D10: Housing in Aylesbury town centre	Not applicable	

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
D11: Gypsy, Traveller and Travelling Showpeople sites	Not applicable	
H1: Affordable Housing	<ul style="list-style-type: none"> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL3: Housing Site Allocations NL4: Housing Mix NL11: Transport and Parking
H6a: Housing Mix	<ul style="list-style-type: none"> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL4: Housing Mix NL11: Transport and Parking
H6b: Housing for older people	<ul style="list-style-type: none"> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL4: Housing Mix NL11: Transport and Parking

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

<b>VALP Policy</b>	<b>Neighbourhood Plan Objective(s)</b>	<b>Neighbourhood Plan Policies</b>
H6c: Accessibility	<ul style="list-style-type: none"> <li>v. Have a balanced social structure with a mixed community, supporting the school and sustaining existing facilities.</li> <li>vi. Foster activities and encourage the development of infrastructure and provision of resources that enhance the community and support facilities. This includes the provision of affordable housing (for rent, sale and shared ownership) and a wide range of properties for private sale.</li> </ul>	NL4: Housing Mix NL11: Transport and Parking
E1: Protection of Key Employment Sites	Not applicable	
E5: Development outside town centres	Not applicable	
E10: Silverstone Circuit	Not applicable	
T1: Delivering the Sustainable Transport Vision	<ul style="list-style-type: none"> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> <li>vii. Work to lessen the adverse impact of road traffic on the village and aim to enhance transport and other links to neighbouring communities.</li> <li>ix. To encourage and support local businesses which provide valuable retail services and employment opportunities that benefit residents and visitors to our parish.</li> </ul>	NL2: Development within the Settlement Boundary NL11: Transport and Parking NL12: Green Infrastructure Network NL13: Public Rights of Way NL16: Commercial, Business & Service Uses NL17: Employment



**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
T2: Supporting and Protecting Transport Schemes	Not applicable	
BE1: Heritage Assets	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>viii. Recognise, preserve and celebrate the rich and varied heritage to the benefit of residents and visitors.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL5: Areas of Separation to Prevent Further Coalescence                      NL7: The Conservation Area                      NL8: Listed Buildings                      NL9: Non-Designated Heritage Assets - Buildings                      NL10: Other Heritage Assets - Archaeology                      NL13: Public Rights of Way                      NL14: Local Green Spaces</p>
NE1: Biodiversity and Geodiversity	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> </ul>	<p>NL1: Settlement Boundary                      NL2: Development within the Settlement Boundary                      NL5: Areas of Separation to Prevent Further Coalescence                      NL7: The Conservation Area                      NL12: Green Infrastructure Network                      NL13: Public Rights of Way                      NL14: Local Green Spaces</p>

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

VALP Policy	Neighbourhood Plan Objective(s)	Neighbourhood Plan Policies
NE3: The Chilterns AONB and its setting	Not applicable	
NE4: Landscape character and locally important landscape	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL5: Areas of Separation to Prevent Further Coalescence NL7: The Conservation Area NL13: Public Rights of Way NL14: Local Green Spaces
C3: Renewable Energy	<ul style="list-style-type: none"> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact</li> </ul>	NL6: Climate Change – Energy efficient buildings
I1: Green Infrastructure	<ul style="list-style-type: none"> <li>i. To maintain the essential separate identity of the village and parish, and retain that essentially rural character which is valued by residents.</li> <li>ii. Conserve the village’s scale and character, maintaining the rural environment for the comfort, well-being and benefit of residents.</li> <li>iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.</li> <li>iv. To protect and enhance the green infrastructure within the parish for the benefit of residents and visitors, and the flora and fauna which is so important to the environment in which we live.</li> </ul>	NL1: Settlement Boundary NL2: Development within the Settlement Boundary NL5: Areas of Separation to Prevent Further Coalescence NL7: The Conservation Area NL12: Green Infrastructure Network NL13: Public Rights of Way NL14: Local Green Spaces

**Table 2: Compliance with Vale of Aylesbury Local Plan 2021 - continued**

<b>VALP Policy</b>	<b>Neighbourhood Plan Objective(s)</b>	<b>Neighbourhood Plan Policies</b>
I4: Flooding	iii. To take opportunities to reduce the environmental impact of development by ensuring it is sustainable and causes the least possible environmental impact.	NL1: Settlement Boundary NL5: Areas of Separation to Prevent Further Coalescence NL12: Green Infrastructure Network NL14: Local Green Spaces
I5: Water Resources	Not applicable	

## 6. EU Obligations

### Screening

- 6.1. The Neighbourhood Plan was screened by the former Aylesbury Vale District Council (AVDC) to determine whether a full Strategic Environmental Assessment (SEA) and Habitat Regulations Assessment (HRA) were required. This included consultation with national statutory bodies Natural England, the Environment Agency and Historic England between 18 July 2019 and 30 August 2019.
- 6.2. The Newton Longville Neighbourhood Plan Strategic Environmental Assessment Screening Statement September 2019 concluded that whilst a Habitats Regulation Assessment was not required:
- “... a Strategic Environmental Assessment (SEA) is needed and the qualifying body must demonstrate how its plan will contribute to achieving sustainable development.”*
- 6.3. Natural England disagreed with the assessment by the former AVDC that the Neighbourhood Plan requires an SEA. Natural England considered the Neighbourhood Plan to be unlikely to have significant environmental effects on designated sites or protected landscapes, but recognised the decision was for AVDC as the competent authority. No response was received from the Environment Agency or Historic England.

### EU Obligations

- 6.4. Given the above screening outcome, which took account of the responses of national statutory bodies, the Neighbourhood Plan proposal meets the basic conditions relating to not breaching EU obligations and Chapter 8 of Part 6 of the Conservation of Habitats and Species Regulations 2017.

