

NEWCASTLE-UNDER-LYME AND STOKE-ON-TRENT CORE SPATIAL STRATEGY

INSPECTOR'S REPORT ANNEX B

SCHEDULE OF ENDORSED CHANGES

Where text is not to be completely replaced, deletions are in strikethrough and additions in bold

Highlighted alterations indicate the Inspector's editing of the text with deletions in ~~strikethrough~~ and additions in **bold**.

Ref	Paragraph/Policy	Revision	Source	Reason for Change
C1	n/a	Replace Newcastle-under-Lyme Borough Council's logo with new logo	Inspector's question ICD3	To update the document.
C2	Front Cover	Update status and date on the front cover.	Inspector's question ICD3	To update the document.
C3	Throughout Document	Hyphenate Newcastle under Lyme and Stoke on Trent	Inspector's question ICD3	Typing Error
C4	Throughout Document	Ensure document title reads as 'Core Spatial Strategy'.	Inspector's question ICD3	Typing Error

C5	Throughout Document	Replace references to 'primary shopping core' with 'primary shopping area'	Inspector, hearing session 5	For consistency with national guidance in PPS6.
C7	Addendum	Move CSP4 policy addition to point 5 of CSP4	Inspector's question ICD3	Printing Error
C8	Addendum	Move additional text in addendum to the end of Para 6.34	Inspector's question ICD3	Printing Error
C9	Addendum – 13 th line	Change 'SSI' to 'SSSI'	Inspector's question ICD3	Typing Error
C11	1.7 – 8 th line	Replace 'This' with 'These'	Inspector's question ICD3	Typing Error
C12	1.7 – 8 th line	Replace 'is' with 'are'.	Inspector's question ICD3	Typing Error
C13	2.2 – 1 st line	After 'The Statement of Compliance' insert '(also known as a regulation 30(d) statement)'	Inspector's question ICD3	For clarity
C14	2.2 – 3 rd line	Replace 'These documents' with 'This document'	Inspector's question ICD3	Typing Error

C15	2.4 – 3 rd line	Delete 'is included in Appendix 2'	Inspector's question ICD3	Typing Error
C16	2.6 – 1 st line	Replace 'development plan document' with 'Development Plan Document'	Inspector's question ICD3	Typing Error
C17	2.8 – 1 st line	Replace 'are available via' with 'are outlined in'.	Inspector, hearing session 4	For clarity
C19	2.15	At end of paragraph insert: 'The preparation of the Core Spatial Strategy has also had regard to the vision and aims of the Staffordshire Community Strategy 2005-2010 undertaken by the Stoke-on-Trent and Staffordshire Strategic Partnership. The revision of this Strategy, published in September 2008, is also closely aligned with the Borough's Sustainable Community Strategy, adopted February 2008.'	Inspector's question ICD3	For clarity
C20	3.12 - line 6	Amend sentence to read: 'The plan area does, however, possess a number of significant key assets that are driving the economy forward (as evidenced in the North Staffordshire Integrated Economic Development Study) including good access to markets in the City Centre of Stoke-on-Trent and Newcastle town centre, which in the case of Newcastle includes its prominence as a home to Financial and Professional Services industries; the cluster of prestigious, high value medical technologies and research industries a range of knowledge based industries centred around Keele University and Science Park; the University Hospital'	Inspector's matter 6	For clarity
C21	3.6 – 1 st line	Replace 'table' with 'histogram'	Inspector's question ICD3	Factual correction

C22	3.8 – 1 st line	Replace ‘diagram’ with ‘histogram’	Inspector’s question ICD3	Factual correction
C23	3.15 – 1 st line	Replace ‘diagram’ with ‘graph’	Inspector’s question ICD3	Factual correction
C24	Strategic Aim 2 (SA2)	Amend aim to read:– ‘To facilitate delivery of the best of healthy urban living in the development of the conurbation and to ensure that new development makes adequate provision for all necessary community facilities including health care, education, sports and recreation and leisure and that the quality and accessibility of existing facilities are retained and are enhanced and retained where they provide for justified community needs’.	Sport England, Inspector’s matter 8	For clarity
C25	5.5 – 7 th / 8 th lines	Replace ‘development plan documents’ with ‘Development Plan Documents’	Inspector’s question ICD3	Typing Error
C26	5.5	Add new sentence to end of paragraph to read: ‘The boundaries of the sub areas are indicative and will be clarified in subsequent Development Plan Documents.’	Inspector, hearing session 1	For clarity
C27	5.7	Add Whitmore to the list of villages	Councils, hearing session 7	For clarity
C28	5.16 – 2 nd line	Add to end of first sentence of paragraph 5.16: ‘as indicated on Plan 2’	Inspector’s matter 1	For clarity
C31	5.25 – table	Replace table and explanatory text with the following:	Inspector’s question	For clarity

				Newcastle-under-Lyme	Stoke-on-Trent		ICD4		
			RSS Preferred Option Housing Requirement (net)	5,700	11,400				
			Projected demolitions	557*	3,500				
			Demolition replacements	557	2,100**				
			Housing Requirement (gross)	6,257	13,500				
				Newcastle-under-Lyme	Stoke-on-Trent				
			Indicative Annual Requirement (net)	285	570				
			Indicative Annual Requirement (gross)	313	675				
		<p>* RSS Preferred Option projects a total of 976 demolitions for the period 2006 – 2026. This level was based upon early assumptions regarding the expected nature and level of intervention within the Borough by RENEW North Staffordshire. A more realistic estimate (based upon historical trends and the actual programme of clearance for the Knutton and Cross Heath Area of Major Intervention) revises this figure to 557.</p> <p>** Based upon RSS Preferred Option estimates of 3,500 demolitions and a replacement rate of 0.6 per dwelling demolished.</p>							
C32	5.26 – table	In left hand column change title to: 'Annual (net) Housing completions'						Inspector's question ICD3	For clarity

C35	5.29 – 1 st line	Replace ‘Newcastle Urban Area’ with ‘Newcastle-under-Lyme’	Inspector’s question ICD3	Typing Error
C36	5.30	Insert new section after paragraph 5.29 to read:- Housing Mix 5.30 Future Development Plan Documents that allocate sites will make provision for a housing mix to meet needs identified through locally based assessments, in line with national and emerging regional policy, and taking into account the requirements of specific groups, in particular families with children, older and disabled people.	Inspector’s Hearing Document IHD6	For clarity
C38	5.38 – 5 th line	Replace ‘Borough of Stafford’ with ‘District of Staffordshire Moorlands’.	Inspector’s question ICD3	Factual Correction
C39	5.44 – 4 th line	Add new sentence at end of existing paragraph to read: ‘The allocation of employment land will be broadly distributed across all of the business use classes and closely associated sui generis uses in order to ensure a balanced portfolio of employment land across North Staffordshire. Employment generating uses are defined within the glossary at Appendix 1.’	Inspector’s matter 6	For clarity
C40	5.46 – 1 st / 2 nd lines	Replace entire first sentence of paragraph with: ‘Additional sites will be identified and allocated in each authorities subsequent Development Plan Documents. Full details can be found in each authority’s respective Local Development Scheme.’	Inspector’s question ICD3	Factual Correction
C41	5.52 – 9 th / 10 th lines	Replace last sentence of paragraph with:	Inspector’s question	Factual Correction

		'Suitable sites will be identified and allocated in each authority's subsequent Development Plan Documents. Full details can be found in each authority's respective Local Development Scheme.'	ICD3													
C42	5.53 and 5.54	<p>Amend paragraphs 5.53 and 5.54 and table as follows:</p> <p>Comparison Retail Floorspace Requirements 2006-2026 Retail floorspace targets</p> <p>5.53 The RSS Phase 2 Revision sets requirements targets for the provision of additional gross comparison retail floorspace for the 2006 – 2026 plan period. These requirements targets are set out in the table below -</p> <table border="1"> <thead> <tr> <th></th> <th>Newcastle under Lyme</th> <th>Stoke on Trent</th> </tr> </thead> <tbody> <tr> <td>Additional comparison floorspace (m²) for 2006 – 2021</td> <td>25,000</td> <td>80,000</td> </tr> <tr> <td>Additional comparison floorspace (m²) for 2021 – 2026</td> <td>10,000</td> <td>40,000</td> </tr> <tr> <td>Total</td> <td>35,000</td> <td>120,000</td> </tr> </tbody> </table> <p>5.54 The This development must be located on sites within the two strategic centres – Stoke- on-Trent City Centre and Newcastle Town Centre. The overall target is phased over two time periods – 2006 - 2021 and 2021 – 2026. The Regional Spatial Strategy revision states that local authorities should have regard to the 2021-2026 period but that planning permission for developments intended to meet requirements arising after 2021 should not be granted before 2016. proposals to meet needs beyond 2021 should not be brought forward earlier in</p>		Newcastle under Lyme	Stoke on Trent	Additional comparison floorspace (m²) for 2006 – 2021	25,000	80,000	Additional comparison floorspace (m²) for 2021 – 2026	10,000	40,000	Total	35,000	120,000	NLP, hearing session 6 and Inspector's question ICD3	For clarity and factual correction
	Newcastle under Lyme	Stoke on Trent														
Additional comparison floorspace (m²) for 2006 – 2021	25,000	80,000														
Additional comparison floorspace (m²) for 2021 – 2026	10,000	40,000														
Total	35,000	120,000														

		<p>the plan period. These requirements targets are inclusive of all commitments as of April 2006. Suitable sites will be identified and allocated in each authorities subsequent Development Plan Documents. Full details can be found in each authority's respective Local Development Scheme. both authorities Site Allocations DPDs.</p>		
C43	5.56	<p>Amend paragraph to read:-</p> <p>"The plan area is crossed by a number of strategic transport corridors as illustrated on Plan 4 including the national South East to North West transportation corridor. The Government's detailed intentions in respect of the M6 are awaited. The A500/A50, managed by the Highways Agency as part of England's strategic road network, remains a critical connection between the North Staffordshire Major Urban Area and the national road network. We need to strike a balance between maintaining the strategic function of the trunk road network together with accommodating traffic arising from the sustained regeneration of the North Staffordshire Major Urban Area. Whilst it can be anticipated that the sustained regeneration of the conurbation will lead to an increase in the current levels of traffic on both the strategic and local highway networks, Government policy requires that, if possible, this will need to be accommodated without building unnecessary new roads. The emphasis will be on reducing the impact of road users on each other and the environment, improving road performance through better network management and making smarter journey choices easier".</p>	Highways Agency and Inspector's matter 3	For clarity
C45	SP3 – Point 6	<p>Amend point 6 to read:</p> <p>'6. Progressive development of Strategic Park and Ride facilities'</p>	Inspector, hearing session 2	For clarity
C46	5.65	<p>Amend first sentence to read:</p> <p>'There is no known infrastructural obstacle to the delivery of the Core Spatial Strategy, as set out within the Strategic Infrastructure Planning and Delivery Document which forms part of the LDF Core Spatial Strategy Evidence Base (See Appendix 2).'</p>	Inspector's question ICD8	For clarity

C48	6.8 – 9 th line	Delete '(Appendix 2)'	Inspector's question ICD3	For clarity
C49	6.9 – 1 st line	Amend sentence to read: 'The following Core spatial policy policies 1-3 will seek to deliver the following key principles'	Inspector's matter 9	Typing Error
C50	6.22/ 6.23	Insert line break between 2 paragraphs	Inspector's question ICD3	Typing Error
C51	6.24 – 3 rd line	Replace 'SA18' with SA17'	Councils, hearing session 9	Typing Error
C53	6.25 – 2 nd line	Amend sentence to read: 'Whilst the level of new development is relatively small in comparison to the level of existing development, this approach will make an significant important contribution towards meeting national targets on increasing energy efficiency and reducing carbon emissions'.	Inspector's Hearing Document IHD5	For clarity
C54	6.27 – 2 nd line	Amend sentence to read: 'This provides the overarching strategic spatial planning policy for sustainability and climate change and further guidance will be provided by both in relevant Development Plan Documents and authorities in Development Control Policy documents and supplementary guidance'.	Inspector's Hearing Document IHD5	For clarity
C55	Policy CSP4 – Natural Assets – Point 1	Amend policy to read: 'Working with relevant partners to enhance the plan area's natural habitats and	Representors, Inspector's matter 9 and	For clarity

		biodiversity to achieve the outcomes and targets set out in UK Biodiversity Action Plan, the Staffordshire Biodiversity Action Plan and the Staffordshire Geodiversity Action Plan ’.	hearing session 9	
C56	Policy CSP4 – Natural Assets – Point 2	Amend policy to read: ‘Working with relevant partners to achieve significant improvements to the condition of the plan area’s internationally designated Ramsar sites, nationally designated Sites of Special Scientific Interest (SSSI), locally designated Sites of Biological Importance (SBI) and Local Wildlife Sites , Regionally Important Geological/Geomorphological Sites (RIGS) and Local Nature Reserves.’	Representor and Inspector’s matter 9	For clarity
C57	Policy CSP4 – Natural Assets – Point 3	Amend policy to read: ‘Ensuring that the location, scale and nature of all development planned and delivered through this Core Spatial Strategy avoids and mitigates adverse impacts, minimises any unavoidable impact upon and wherever possible enhances , the plan area’s distinctive natural assets, landscape character, waterways, network of urban green corridors and priority species and habitats identified in the UK Biodiversity Action Plan and the Staffordshire Biodiversity Action Plan ;’	Representors, Inspector’s matter 9 and hearing session 9	For clarity
C58	Policy CSP4 – Natural Assets – Point 4	Amend policy to read: ‘Ensuring that the value of previously developed land as a source of biodiversity is recognised and appropriate measures are taken to reduce the negative impact of development upon this resource and wherever possible to achieve an enhancement ’.	Representors, and Inspector’s matter 9	For clarity
C59	6.34 – 4 th / 5 th / 6 th lines	Replace 2 nd sentence of paragraph with: ‘A screening exercise was carried out to identify any potential significant effects and therefore the need to carry out a full Appropriate Assessment of the Core Spatial Strategy. As a result of this exercise, it was determined, in consultation with Natural England, that a full Appropriate Assessment of the Core Spatial Strategy was not necessary. The process and outcomes of this exercise are set out in the Screening	Inspector’s question ICD3	For clarity

		Report for Newcastle-under-Lyme and Stoke-on-Trent Core Spatial Strategy (July 2008).'		
C60	6.37	<p>Replace entire paragraph with:</p> <p>'The identification of specific natural assets – SSSIs, SBIs, Local Nature Reserves etc, and detailed criteria based policies for their protection, will be included in future Development Plan Documents, and Proposals Maps. Further details are available in each authority's Local Development Scheme.'</p>	Inspector's question ICD3	For clarity
C61	6.43 – 13 th / 14 th lines	<p>Replace final sentence of paragraph with:</p> <p>'The findings will be taken forward through future Development Plan Documents as set out in each authority's Local Development Scheme.'</p>	Inspector's question ICD3	Factual Correction
C62	6.43	<p>Add new sentence at end of existing paragraph to read:</p> <p>'Parish Plans and other similar studies will help to provide a more detailed picture of specific community need and demand in the rural area, and help towards the identification of local standards. Studies will continue to be undertaken to update and refine existing data to ensure a comprehensive picture of need and demand is maintained'</p>	Councillor Tomkins, Inspector's matter 8	For clarity
C63	Policy CSP5 – Open space/Sport/Recreation – Point 2	<p>Amend policy to read:-</p> <p>Policy CSP5 - Open Space/Sport/Recreation</p> <p>The plan area's open space, sports and leisure assets will be enhanced, maintained and protected through the following measures -</p> <ol style="list-style-type: none"> 1. Close partnership working to deliver the key elements of the Urban North Staffordshire Green Space Strategy 2. Close partnership working to deliver improved quality and accessibility, and additional sports and leisure facilities will be developed to meet local needs identified in Newcastle's Leisure Needs and Playing Pitch Strategy and Stoke's 	Sport England, hearing session 8	For clarity

		<p>Sport and Physical Activity Strategy and any approved revisions or replacement strategies.</p> <p>3. Ensuring that all new residential development will be linked to existing and new open spaces and sport and recreation facilities through a series of well defined safe routes/streets, incorporating pedestrian friendly routes and cycle ways</p> <p>4. Ensuring that the plan area's network of open spaces, sports and leisure assets are interlinked and accessible to all, secure, and provide quality leisure and amenity facilities</p> <p>5. Developer contributions will be sought to provide a key funding source to meet the needs of new residents and for the delivery of Newcastle's Leisure Needs and Playing Pitch Strategy, Stoke's Sport and Physical Activity Strategy and the Urban North Staffordshire Green Space Strategy and any approved revisions or replacement strategies.</p>		
C64	6.45 – 3 rd / 4 th lines	Replace 'Development Control Policy documents and supplementary guidance' with 'in future Development Plan Documents and in the case of Newcastle, the Developer Contributions Supplementary Planning Document.'	Inspector's question ICD3	Factual Correction
C65	6.56 -1 st / 2 nd lines	Replace with 'Sites will be identified in future Development Plan Documents, as set out in each authority's Local Development Scheme, that satisfy the criteria set out below –'	Inspector's question ICD3	Factual Correction
C67	6.57 – 2 nd / 3 rd / 4 th lines	Replace 2 nd sentence of paragraph with 'Where necessary additional sites will be identified in future Development Plan Documents that include site allocations. Further details can be found in each authority's Local Development Scheme.'	Inspector's question ICD3	Factual Correction
C70	Policy CSP 10	Replace 'Agreements' with 'Obligations' in policy title.	Inspector, hearing session 6	Factual

C71	Policy CSP 10 – Point 5	Add 'sports and recreation facilities'	Inspector, hearing session 6	For clarity
C72	7.1 – 7 th / 8 th lines	Replace last sentence of paragraph with: 'Detailed implementation programmes will be set out in future DPDs that include site allocations. Further details are provided in each authority's Local Development Scheme.'	Inspector's question ICD3	Factual Correction
C76	Appendix 1 – Glossary	Add:- 'Employment Generating Uses: All business use classes, as defined under the Use Class Order (B1: Business, B2: General Industrial and B8: Storage and Distribution), and closely related sui generis uses are considered to be employment generating uses. Other use classes such as B1a): office; A1: Retail and D2: Assembly and Leisure are also employment generating but in locational terms should be considered in the context of appropriate policy guidance relating to these town centre uses'.	Councils, Inspector's matter 6	For clarity
C77	Appendix 2	Replace 'Virtual Library' with 'Evidence Base'.	Inspector, hearing session 4	For clarity
C78	Appendix 2	Add following documents to list:- <ul style="list-style-type: none"> • Core Strategy Strategic Infrastructure Planning and Delivery Document • Stoke-on-Trent – Study of Development Viability Impacts of Policy Proposals (2006). 	Inspector, hearing session 6	Factual update
C80	9	Delete	Inspector's question ICD3	To update the document
C81	Newcastle-under-Lyme Proposals Map (West)	Add Keele village boundary.	Inspector's matter 1	Factual Correction

C82	Newcastle-under-Lyme Proposals Map	Map key amended to group community facilities under one colour coding.	Councils, hearing session 1	For clarity
C83	Newcastle-under-Lyme Proposals Map	Map key amended to group Country Parks and Countryside Parks under one colour coding.	Councils, hearing session 1	For clarity
C84	Newcastle-under-Lyme Proposals Map	Map key amended to group all employment policies under one colour coding.	Councils, hearing session 1	For clarity
C85	Newcastle-under-Lyme Proposals Map	The scale of the map has been changed: The North sheet is now 1:12,500 to improve legibility. However, due to the shape and scale of the Southern area of the Borough, this segment of the map has been set to scale 1:20,000.	Councils, hearing session 1	For clarity
C86	Newcastle-under-Lyme Proposals Maps (East and West)	Add designated international and national biodiversity sites.	Inspector's matter 9	Factual Correction
C87	Stoke-on-Trent Proposals Maps (North and South)	Add designated national biodiversity sites.	Inspector's matter 9	Factual Correction