

RELEVANT PLANNING POLICIES

WILTSHIRE AND SWINDON STRUCTURE PLAN 2016
(ADOPTED APRIL 2006)

GENERAL ENVIRONMENTAL CRITERIA

- W4** PROPOSALS FOR WASTE MANAGEMENT FACILITIES SHOULD HAVE REGARD TO EFFECTS ON LOCAL AMENITIES, NEARBY LAND USES, LANDSCAPE, THE NATURAL AND HISTORIC ENVIRONMENT, TRAFFIC GENERATION, WATER RESOURCES, POLLUTION AND RESTORATION AND AFTERCARE OF THE SITE.

ADOPTED WILTSHIRE AND SWINDON WASTE LOCAL PLAN 2011
(ADOPTED MARCH 2005)

POLICY 2

THE NEED FOR WASTE DEVELOPMENT AND REGIONAL SELF SUFFICIENCY

WASTE MANAGEMENT PROPOSALS WILL ONLY BE PERMITTED WHERE:

- (A) THERE IS A DEMONSTRATED NEED TO CATER FOR WILTSHIRE AND SWINDON'S WASTE ARISING; OR
- (B) THERE IS A NEED TO MEET A DEMONSTRATED CROSS BOUNDARY REQUIREMENT, WHICH ACCORDS WITH THE PROXIMITY PRINCIPLE, AND TO PROVIDE FOR WASTE ARISING WITHIN THE PLAN AREA; OR
- (C) IN THE CASE OF LANDFILL, THE DEVELOPMENT IS NEEDED FOR OPERATIONAL OR RESTORATION PURPOSES;

AND WHERE THE NEED FOR THE DEVELOPMENT OUTWEIGHS ANY MATERIAL PLANNING OBJECTIONS.

POLICY 6

ENVIRONMENTAL PROTECTION, HUMAN HEALTH, AND AMENITY AND TRANSPORT

PROPOSALS FOR NEW AND/OR EXTENDED WASTE MANAGEMENT FACILITIES WILL ONLY BE PERMITTED WHERE IT CAN BE DEMONSTRATED THAT THERE WILL BE NO SIGNIFICANT ADVERSE IMPACT ON THE ENVIRONMENT, HUMAN HEALTH OR AMENITY. A HIGH STANDARD OF DESIGN WILL BE REQUIRED AND APPLICANTS WILL NEED TO DEMONSTRATE IN THEIR APPLICATION THAT THEIR PROPOSALS FULFIL THE FOLLOWING REQUIREMENTS:

- (A) SAFEGUARDING THE AMENITY AND CHARACTER OF ANY NEARBY DWELLINGS, SETTLEMENTS AND OTHER NEARBY, SENSITIVE LAND USES, INCLUDING URBAN GREEN SPACES, AND THE COUNTRYSIDE. IN ADDITION WASTE MANAGEMENT DEVELOPMENT SHOULD NOT IMPEDE THE IMPROVEMENT OF ADJOINING AREAS OF DEGRADED ENVIRONMENT;

- (B) HIGH QUALITY DESIGN OF THE SITE, BUILDINGS, STRUCTURES AND ACCESS ROADS, TO ACHIEVE AN ACCEPTABLE VISUAL IMPACT ON THE SURROUNDING AREA;
- (C) THE CONTROL OF NOISE AND LIGHT EMISSIONS AND THEIR IMPACT ON EXISTING OR COMMITTED NOISE OR LIGHT SENSITIVE DEVELOPMENT OR AREAS;
- (D) THE CONTROL OF AIR EMISSIONS, INCLUDING SMELL AND DUST;
- (E) THE NEED TO AVOID THE CREATION OF CONTAMINATED LAND;
- (F) CONTROL OF THE IMPACTS OF TRAFFIC MOVEMENT ON LOCAL COMMUNITIES, SENSITIVE AREAS AND THE HIGHWAY NETWORK, INCLUDING MAKING THE BEST AND MOST EFFICIENT USE OF STRATEGIC AND LOCAL LORRY ROUTES. WHERE APPROPRIATE, APPLICATIONS SHOULD BE ACCOMPANIED BY A TRANSPORT ASSESSMENT WHICH ADDRESSES THE IMPACT ON THE ROAD NETWORK OF TRAFFIC GENERATED BY THE PROPOSED DEVELOPMENT;
- (G) PROTECTION OF THE BEST AND MOST VERSATILE AGRICULTURAL LAND;
- (H) PROTECTION AND WHERE APPROPRIATE ENHANCEMENT OF THE WATER ENVIRONMENT, INCLUDING PROTECTION OF GROUNDWATER, WATERCOURSES AND OTHER SURFACE WATER, THE AVOIDANCE OF FLOOD RISK AND THE EFFICIENT USE OF WATER;
- (I) PROTECTION AND WHERE APPROPRIATE ENHANCEMENT OF ANY AFFECTED DESIGNATED SITES OF NATURE CONSERVATION, HABITAT AND BIODIVERSITY, LANDSCAPE, COUNTRYSIDE, ARCHAEOLOGICAL AND/OR CULTURAL HERITAGE IMPORTANCE, INCLUDING LISTED BUILDINGS AND CONSERVATION AREAS, TAKING INTO ACCOUNT THE OBJECTIVES OF THE DESIGNATIONS;
- (J) PROTECTION OF OTHER FEATURES IDENTIFIED AS BEING IMPORTANT FOR BIODIVERSITY, AND ANY RARE AND PROTECTED SPECIES;
- (K) PROTECTION OF IMPORTANT LOCAL LANDSCAPES;
- (L) PROTECTION OF THE SETTINGS OF LISTED BUILDINGS, CONSERVATION AREAS AND SCHEDULED MONUMENTS;
- (M) PROTECTION OF OTHER IMPORTANT ARCHAEOLOGICAL REMAINS, PARKS AND GARDENS OF HISTORIC INTEREST AND THE ROUNDWAY DOWN BATTLEFIELD;
- (N) PROTECTION OF OTHER RECREATIONAL, CULTURAL AND TOURISM ASSETS;
- (O) THE SAFEGUARDING OF RIGHTS OF WAY;
- (P) THE SAFEGUARDING OF CANAL AND RAILWAY ROUTES WHERE THEIR RE-USE MAY BE ACHIEVABLE; AND
- (Q) THE REQUIREMENT TO SAFEGUARD AIRFIELDS.

POLICY 24

DEVELOPMENT OF WASTE WATER TREATMENT FACILITIES

THE WPAS WILL PERMIT THE DEVELOPMENT AND EXTENSION OF EXISTING SITES FOR WASTE WATER TREATMENT PROVIDED THE APPLICATION COMPLIES WITH POLICIES 1, 2 AND 5 TO 10 OF THIS PLAN.

THE WPAS WILL PERMIT THE DEVELOPMENT OF NEW GREENFIELD SITES FOR WASTE WATER TREATMENT FACILITIES, WHERE THE APPLICATION DEMONSTRATES TO THE SATISFACTION OF THE WPA THAT THE PROPOSAL:

- (A) CANNOT FEASIBLY BE CARRIED OUT WITHIN THE CAPACITY OF EXISTING SITES AND BUILDINGS;
- (B) CANNOT FEASIBLY BE CARRIED OUT ON PREVIOUSLY DEVELOPED LAND;
- (C) CANNOT BE ACCOMMODATED AS AN EXTENSION TO EXISTING SITES;
- (D) COMPLIES WITH POLICIES 1, 2 AND 5 TO 10 OF THIS PLAN.

NORTH WILTSHIRE DISTRICT PLAN 2011

NE9 PROTECTION OF SPECIES

PLANNING PERMISSION WILL NOT BE GRANTED FOR DEVELOPMENT WHICH WOULD HAVE AN ADVERSE EFFECT ON BADGERS OR SPECIES PROTECTED BY SCHEDULES 1,5 OR 8 OF THE WILDLIFE AND COUNTRYSIDE ACT 1981 AS AMENDED BY SECTION 74 OF THE COUNTRYSIDE AND RIGHTS OF WAY ACT 2000 OR SCHEDULE 2 OF THE CONSERVATION (NATURAL HABITATS) REGULATIONS (1994) AND PROTECTION OF BADGERS ACT 2000.

EXCEPTIONALLY, WHERE THE REASONS FOR DEVELOPMENT CLEARLY OUTWEIGH THE NATURE CONSERVATION VALUE OF THE SPECIES, NATIONAL POLICY, AND THERE ARE NO SUITABLE ALTERNATIVES, THE PLANNING AUTHORITY WILL IMPOSE CONDITIONS ON THE PLANNING PERMISSION OR ENTER INTO PLANNING OBLIGATIONS TO:

- (i) FACILITATE THE SURVIVAL OF THE INDIVIDUAL MEMBERS OF THE SPECIES,
- (ii) REDUCE DISTURBANCE TO A MINIMUM, AND
- (iii) PROVIDE ADEQUATE ALTERNATIVE HABITATS TO ENSURE THE POPULATION IS MAINTAINED AT FAVOURABLE CONSERVATION STATUS WITHIN ITS NATURAL RANGE.

NE15 THE LANDSCAPE CHARACTER OF THE COUNTRYSIDE

THE LANDSCAPE OF NORTH WILTSHIRE AND ITS LOCALLY DISTINCTIVE CHARACTERISTICS SHALL BE CONSERVED AND ENHANCED, DEVELOPMENT WILL BE PERMITTED IF IT DOES NOT ADVERSELY AFFECT THE CHARACTER OF AN AREA AND FEATURES THAT CONTRIBUTE TO LOCAL DISTINCTIVENESS.

DEVELOPMENT SHALL TAKE INTO ACCOUNT:

- (i) THE SETTING OF, AND RELATIONSHIP BETWEEN, SETTLEMENT AND BUILDINGS AND THE LANDSCAPE.
- (ii) THE PATTERN OF WOODLAND, TREES, FIELD BOUNDARIES, OTHER VEGETATION AND FEATURES.
- (iii) THE SPECIAL QUALITIES OF WATERCOURSES AND WATERBODIES AND THEIR SURROUNDINGS SUCH AS RIVER VALLEYS.
- (iv) THE TOPOGRAPHY OF THE AREA AVOIDING SENSITIVE SKYLINES, HILLS AND NOT DETRACTING FROM IMPORTANT VIEWS.

THE BEST AND MOST VERSATILE AGRICULTURAL LAND SHALL BE PROTECTED FROM NON-AGRICULTURAL DEVELOPMENT.

NE18 NOISE AND POLLUTION

DEVELOPMENT WILL ONLY BE PERMITTED WHERE IT WOULD NOT GENERATE, OR ITSELF BE SUBJECT TO, HARM UPON PUBLIC HEALTH OR CAUSE POLLUTION TO THE ENVIRONMENT BY THE EMISSION OF EXCESSIVE NOISE, LIGHT INTRUSION, SMOKE, FUMES, OTHER FORMS OF AIR POLLUTION, HEAT, RADIATION, EFFLUENT OR VIBRATION.

NE22 SURFACE WATER RUN OFF

NEW DEVELOPMENT SHOULD NOT INCREASE RUN-OFF FROM THE UNDEVELOPED SITUATION AND FOR REDEVELOPMENT REDUCE RUN-OFF. DEVELOPMENT SHOULD NOT DEplete OR POLLUTE GROUND WATER FLOWS OR RESULT IN DISCHARGES OF POLLUTANTS INTO WATER COURSES. PROPOSALS WILL BE REQUIRED TO DEMONSTRATE SUSTAINABLE URBAN DRAINAGE SYSTEM (SUDS) PRINCIPLES. PROPOSALS WITHIN WATER SOURCE PROTECTION ZONES WILL NOT BE PERMITTED UNLESS MEASURES ARE INCLUDED TO MAINTAIN THE QUALITY AND QUANTITY OF GROUNDWATER.

HE4 DEVELOPMENT, DEMOLITION OR ALTERATIONS INVOLVING LISTED BUILDINGS

DEVELOPMENT OR ALTERATION AFFECTING A LISTED BUILDING WILL ONLY BE PERMITTED WHERE IT PRESERVES OR ENHANCES THE BUILDING, ITS SETTING AND ANY FEATURES OF SPECIAL ARCHITECTURAL OR HISTORIC INTEREST THAT IT POSSESSES.