

Appendix 4

Foreword	To be redrafted prior to publication for public consultation
EXECUTIVE SUMMARY	Redrafted to reflect Pre Submission version of the JCS, needs to be reviewed prior to to publication for public consultation
CONTENTS	Updated to reflect restructuring of the JCS
INDEX OF POLICIES	Updated
CHAPTER 1 – INTRODUCTION	Redrafted to reflect Pre Submission of the JCS. Additional text added which previously formed policy SP3
CHAPTER 2 – VISION AND OBJECTIVES	Updated
CHAPTER 3 – STRATEGIC POLICIES	
Policy SP1 – Scale of New Development	Policy amended to reflect latest evidence on Objectively Assessed Need
Policy SP2 – Distribution of New Development	Policy amended to reflect changes to SP1, updated data on urban capacity and windfalls and removal of strategic allocation South Cheltenham – Up Hatherley and removal of Twigworth sector of Innsworth and Twigworth strategic allocation
CHAPTER 4 – SUSTAINABLE DEVELOPMENT POLICIES	
Policy SD1 – Presumption in Favour of Sustainable Development	Amended to ensure it reflects NPPF. This is a standard model policy promoted by the Planning Advisory Service. Inspectors have been encouraging local authorities to include within their plans
Policy SD2 – Employment	Redrafting to elevate to a strategic policy, pushes detail to be picked up by district plans
Policy SD3 – Retail Hierarchy and Town Centres	Little change to this policy, floor space requirement updated to reflect latest retail report
Policy SD4 – Sustainable Design and Construction	Both in light of representations to the draft JCS and proposed changes to government policies policy S3 has substantially been redrafted. The focus of the policy has shifted away from assessment against Code for sustainable homes and BREEAM, to the need to clearly demonstrate how sustainability has been incorporated into development proposals. Reference has now been included within the policy to waste minimisation and extraction of mineral resources in response to objections received from Gloucestershire county waste and minerals authority.
Policy SD5 – Design Requirements	<ul style="list-style-type: none"> ▪ now requires proposals to be accompanied by a masterplan ▪ replaces Policy D4 Masterplans and Design Briefs ▪ more detail added on principles of design
Policy SD6 – Green Belt	<ul style="list-style-type: none"> • more information added into background text to explain why a green belt review was

	<p>undertaken.</p> <ul style="list-style-type: none"> • Inset maps updated to reflect changes to strategic allocations • Release of safeguarded land amended to link into a review of the core strategy • Green belt to the north of Cheltenham, south of Racecourse added back into the Green belt • Built up boundary of the Racecourse redrawn to allow for further growth of racecourse related facilities
Policy SD7 – Landscape	<ul style="list-style-type: none"> ▪ redrafting of policy to make sure policy relates to all development ▪ gives emphasis to CPA to require a landscape and visual impact assessment ▪ need for developers to set out mitigation and enhancement measures ▪ simplification to assist reading and implementation of the policy
Policy SD8 – Cotswolds Area Of Outstanding Natural Beauty	<ul style="list-style-type: none"> ▪ tightening up of the policy to make sure it relates to all development ▪ supporting text added to assist with definition of ‘major development’
Policy SD9 – Historic Environment	<ul style="list-style-type: none"> • Policy redraft in collaboration with English Heritage and JCS councils conservation specialists • clarification to ensure the policy refers to the built natural and cultural heritage • reference now included to undesignated heritage assets • policy reviewed in context of JCS Historic Environment Assessment
Policy SD10 – Biodiversity and Geodiversity	<p>Representations to the draft JCS noted that the policy would be better structured in a hierarchal format recognising importance of European and national protected species, nationally and locally designated sites and then other assets. Some general restructuring of the policy, but on the whole the thrust of the policy remains unchanged.</p>
Policy SD11 – Residential Development	<ul style="list-style-type: none"> ▪ Expanded policy to make sure it covers all development covered by JCS. ▪ Cross reference added to SP1 and SP2 ▪ link made to development set out in district plans and neighbourhood plans ▪ relates reference to infilling to all built up areas, not just villages ▪ reference added to reuse of vacant/redundant buildings ▪ reference added to bring empty homes forward ▪ supporting text – more information added on 5-year supply
Policy SD12 – Housing Mix and Standards	<ul style="list-style-type: none"> ▪ reference to self-build added ▪ lifetime homes requirements removed –

	<p>reference added to promote adaptability and accessibility</p> <ul style="list-style-type: none"> ▪ new addition of minimum space standards ▪ homes for older people encompassed in a wider definition of specialist accommodation
Policy SD13 – Affordable Housing	<ul style="list-style-type: none"> • policy redrafted to reflect the final version of the Strategic Housing Market Assessment. • pushes detail to be picked up at district plans • emphasis added to delivery of affordable housing on-site • introduction of thresholds
Policy SD14 – Gypsies, Travellers and Travelling Showpeople	<p>Little change to this policy. Policy fully reflects Gloucestershire Gypsy and Traveller and Travelling Showpeople Accommodation Assessment</p>
Policy SD15 – Health and Environmental Quality	<ul style="list-style-type: none"> • policy changed from previous version. • expanded to relate to environmental quality and emphasise commitment to reducing health inequality • expanded to include pollution • recognition of quality of agricultural land • expanded to make reference to tranquillity • expanded to include light pollution
CHAPTER 5 – INFRASTRUCTURE POLICIES	<p>This is new section of the JCS and replaces the section of Delivery Policies (section 6 of the draft JCS). The reasons for this replacement include the facts that:</p> <ul style="list-style-type: none"> • several policies within the draft plan are primarily concerned with infrastructure: transport, green infrastructure, social and community facilities, for example. It makes for a more logical and coherent plan to group these interrelated policies together. In addition it enabled the remaining delivery policy – D1 – to be redrafted to aid clarity and the additional of a specific policy dealing with developer contributions and viability assessment; and • three of the four policies were rendered obsolete due to their contents being absorbed within other policies – masterplanning, transport assessments and general planning assessments. <p>The redrafting therefore replaces and/or updates the following policies of the draft JCS;</p> <p>S2 – Flood risk management S10 – Green infrastructure S11 – Renewable energy development C5 – community facilities C7 – transport requirements D1 – infrastructure D2 – Assessments D3 – transport Assessments and travel plans</p>

Policy INF1 – Access to the Transport Network	Replaces previous policies D3 and C7
Policy INF2 – Safety and Efficiency of the Transport Network	Replaces previous policies D3 and C7
Policy INF3 – Flood Risk Management	<p>Replaces previous policy S2</p> <ul style="list-style-type: none"> ▪ redrafting to make sure policy relates to all development –not just ‘new’ ▪ quite a lot of discussion on cumulative impact – approach adopted in the policy signed off by Environment Agency ▪ better linkage to NPPF and exception test set out within ▪ Environment Agency support policy
Policy INF4 – Green Infrastructure	<ul style="list-style-type: none"> • Replaces previous policy S10 ▪ pushes detail to be picked up at district plans ▪ provision added for maintenance of green infrastructure ▪ better explanation in supporting text of what green infrastructure is.
Policy INF5 – Social and Community Infrastructure	Replaces previous policy C5
Policy INF6 – Renewable Energy/Low Carbon Energy Development	Replaces previous policy S11, D1
Policy INF7 – Infrastructure Delivery	Replaces policy D1
Policy INF8 – Developer Contributions	Replaces policy D1
CHAPTER 6 – STRATEGIC ALLOCATIONS	
Policy SA1 –Strategic Allocations Policy	<ul style="list-style-type: none"> • Policy cross checked against all policies of the plan and duplication removed. • Requirements identified which are relevant to the strategic allocations
Strategic Allocations policies	<ul style="list-style-type: none"> • Detailed information deleted to remove inconsistencies across strategic allocations • Mapping extended to include maps identifying extent of the site in addition to developable areas.
CHAPTER 7 – MONITORING AND REVIEW	Minor updates
CHAPTER 8 – PROPOSALS PLAN	Proposals map updated to reflect Pre Submission version