



UTTLESFORD LOCAL PLAN 2021 – 2041

SCHEDULE OF PROPOSED ADDITIONAL MODIFICATIONS TO THE SUBMISSION PLAN

SEPTEMBER 2025

Uttlesford Local Plan 2021-2041 - Schedule of Proposed Additional Modifications to the Submission Plan (September 2025)

Introduction

The following schedule sets out the additional modifications to the Uttlesford Local Plan 2021 – 2041, which are published for clarity and completeness but the modifications contained in this schedule do not form part of the examination. This schedule supersedes all previously proposed additional modifications which the Council published prior to and during the examination hearing.

The modifications are shown in the same order as the plan. Modifications to the text are shown in ~~strike through~~ for deleted text and **bold underlining** for additional text.

Paragraph numbering refers to the submission plan. Each modification has an AM reference number which should be quoted in the relevant section of the Council's response form, although it should be noted that these comments do not form part of the examination.

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
AM1	N/A	1.11	10	Amend bullet 4 in paragraph 1.11 as follows: ensure that development makes an appropriate contribution to tackling climate change, delivering Biodiversity Net Gain, <u>Local Nature Recovery</u> and any other planning related policies the Council may wish to develop.	For additional clarity.
AM2	N/A	1.12	11	Amend Paragraph 1.12 as follows: The adoption of an up-to-date Local Plan will provide more certainty of development standards and outcomes in the District and will contribute towards the improved planning performance of the Council. This will support the de-designation of Uttlesford as a 'special measures' Local Planning Authority. <u>The Authority was de-designated in June 2025.</u>	Correction.
AM3	N/A	2.4	17	Amend Paragraph 2.4 as follows: The closest towns beyond the District boundaries are Bishop's Stortford, located next to Junction 8 of the M11 motorway on the western boundary and Braintree, which lies just beyond the eastern edge of Uttlesford along the A120.	Correction
AM4	N/A	2.9	19	Amend Paragraph 2.9 as follows: The County Council is a key partner in its strategic role for infrastructure and service provision in a two-tier level local government structure. Along with its role as the Highway Authority, Local Transport Authority, Lead Local Flood Authority, Lead Authority for Education, Minerals and Waste Planning Authority, and Lead Adviser on Public Health, <u>the provision of libraries, and seeks to influence new development to best meet/ has statutory responsibilities for adult and social care (Care Act 2014) and children's services (Children Act 1989)</u> it also has responsibilities for Adult Social Care and the provision of libraries. Since 2020, it is also playing a leading role for Essex authorities by delivering the recommendations of the Essex Climate Action Commission <u>and is the responsible authority for delivering the Greater Essex Local Nature Recovery Strategy.</u>	For additional clarity.
AM5	N/A	2.19	21	Amend Paragraph 2.19 as follows: a population of 17,018, as of 2021 <u>(ONS)</u> .	For additional clarity
AM6	N/A	2.22	22	Amend Bullet Point 3 within Paragraph 2.22 as follows: improving access to a greater range of sports, <u>green spaces</u> and cultural facilities particularly for young people	For additional clarity.
AM7	N/A	2.22	22	Add new Bullet Point to Paragraph 2.22 as follows: <u>Addressing the wider determinants of health and areas of deprivation that cause inequalities within our communities</u>	For additional clarity.
AM8	N/A	2.25	23	Amend footnote 30 as follows to make sure the hyperlink works: Footnote 30: <u>www.nationaltrust.org.uk/visit/essex-bedfordshire-hertfordshire/hatfield-forest/our-work-at-hatfield-forest</u>	Correction.
AM9	N/A	2.25	23	Amend footnote 31 as follows: <u>Footnote 31: Footprint Ecology (2022) Hatfield Forest Visitor Survey and Impact Management. Available online:</u>	Correction.
AM10	N/A	2.27	24	Amend Bullet 3 in Paragraph 2.27 as follows: to participate in the Hatfield Forest <u>Mitigation Strategy</u> NNRSANG scheme developed in conjunction with neighbouring Districts, <u>Natural England</u> and The National Trust that aims to preserve the value of Hatfield Forest NNR and <u>to</u> mitigate visitor pressure and impact, along with increasing access to other Green Infrastructure and accessible open spaces.	For additional clarity.
AM11	N/A	2.29	24	Add additional sentence to paragraph 2.29: <u>The Economic Needs Assessment also highlights a specific lack of industrial supply, particularly around Bishop's Stortford and M11 Junction 8, this being due to a 99.6% occupancy level within the industrial market³⁴.</u> <u>Add Footnote 34: UDC (2023) Economic Needs Assessment. Available Online: https://www.uttlesford.gov.uk/reg-19-evidence</u> Update other footnotes accordingly.	For additional clarity
AM12	N/A	2.40	28	Amend paragraph 2.40:	To clarify source of information.

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				Car ownership in the district is very high with 38.0% of households owning two or more cars ³⁶ Add new Footnote 36: ONS (2021) Census 2021. Available online: https://www.nomisweb.co.uk/sources/census_2021/report?compare=E07000077 Update other footnotes accordingly. Note this will become footnote 37	
AM13	N/A	2.43	29	Amend Paragraph 2.43 (Bullet Point 6) as follows: ensuring primary, community and mental health facilities, mental health and acute healthcare, including ambulance services are delivered to meet the capacity needs arising from existing and new developments	For additional clarity.
AM14	N/A	Fig 4.1	38	Amend Figure 4.1 'North Uttlesford', 2 nd bullet to read as follows. Growth at Saffron Walden will complement the existing settlement, forming high-quality sustainable development, well connected to the wider settlement, providing appropriate services and facilities, including additional capacity for the existing secondary school. School expansion(s) in the North Secondary School Planning Group may be supported if it is shown that such options are feasible, necessary to meet local demand and aligned with strategies to deliver wider school place planning objectives. Amend Figure 4.1 'North Uttlesford', 4 th bullet to read as follows: Chesterford Research Park will provide a key location for the expansion and provision of high-quality employment use, supported through the development masterplan	Agreement in SOCG/DtC discussions
AM15	N/A	Figure 4.1	39	Amend the Stansted Mountfitchet and Elsenham text (Bullet Point 5) as follows: Albeit, land is safeguarded to allow expansion of Forest Hall School at Stansted Mountfitchet, should this be required, but this is considered likely to be 'not inappropriate development in the Green Belt'.	Consequential Modification relating to Inspectors Post Hearing Letter
AM16	N/A	4.8	41	Include an additional bullet point in paragraph 4.8 as follows: Reducing the reliance on the private car, by delivering opportunities for accessibility to active travel modes and public transport	For additional clarity.
AM17	N/A	Footnotes 39 and 40	42	Correction required as follows: 1. Update weblink in Footnote 39: https://www.essexdesignguide.co.uk/climate-change/essex-net-zero-evidence/essex-open-legal-advice-energy-policy-and-building-regulations/ 2. Update weblink in Footnote: updated-open-advice-re-energy-policy-building-regs-26-2-24-final.pdf (essexdesignguide.co.uk) HTTPS://WWW.ESSEXDESIGNGUIDE.CO.UK/MEDIA/2966/UPDATED-OPEN-ADVICE-RE-ENERGY-POLICY-BUILDING-REGS-26-2-24-FINAL.PDF	Correction.
AM18	N/A	4.15	43	Insert additional sentence at the end of Paragraph 4.15 as follows: <u>The energy assessment may be presented as a section within a CCSS or as a standalone document</u>	For additional clarity.
AM19	N/A	4.16	43	Delete 'County Council' from the Note: as follows: And/ or Essex County Council 'net zero spreadsheet'.	Correction.
AM20	CP1	N/A	44	Amend Core Policy 1 (Bullet viii) as follows: (with reference to Core Policies 34: Water Supply and protection of Water Resources and Core Policy 37: Sustainable Drainage Systems)	For additional clarity.
AM21	CP1	N/A	44	Amend Core Policy 1 (Bullet point x) as follows: and encouraging tree and hedgerow planting (with reference to Core Policy 39: Green and Blue Infrastructure)	For additional clarity.
AM22	N/A	4.18	46	Amend Paragraph 4.18 as follows: 44,711 15,211	Correction
AM23	N/A	4.39	55	Amend paragraph 4.39 as follows:	For additional clarity

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				Regarding industrial and logistics land, the report recommends that 52.1ha of floorspace is provided during the Plan period, of which 34.2ha is for the rest of the District (beyond Stansted outside of the Stansted Airport Operational Area). Broadly, the non-strategic floorspace at Northside is considered adequate to meet Stansted-specific business needs of 17.9 ha; therefore, the need for the remainder of Uttlesford is 34.2 ha.	
AM24	N/A	4.43	58	Amend Paragraph 4.43 (Bullet Point 4) as follows: Development proposals will be required to demonstrate that infrastructure requirements can be met in a timely way, including the provision of transport, education, health, emergency services , social and community facilities.	For additional clarity.
AM25	N/A	4.44	58	Amend Paragraph 4.44 as follows: Examples of essential infrastructure associated with developments are active travel, roads, public transport improvements, school, healthcare facilities and services , and foul water upgrades	For additional clarity.
AM26	N/A	Footnote 45	59	Correction required as follows: Update weblink in Footnote 45: Essex County Council (2024 2019) <u>https://www.essex.gov.uk/sites/default/files/2024-07/Developers%20Guide%202024.pdf</u>	Correction.
AM27	N/A	5.2	62	Amend Paragraph 5.2 as follows: Saffron Walden is the largest settlement in the District. It is an important medieval town containing many historic buildings of note and includes a conservation area which covers large portions of the central and north-eastern extents of the town. The town has the largest retail and service offer in the District and therefore functions as a Key Settlement. This offering includes several schools, sports and leisure facilities, shops and supermarkets, a GP surgery GP surgeries , a community hospital, along with various other services and facilities available to the public. It has seen considerable expansion in recent years particularly to the south and east of the Town, although infrastructure provision has not always kept up with this expansion. It is essential that any new development provides a comprehensive range of new or additional infrastructure services and facilities to help redress this.	For additional clarity.
AM28	N/A	5.7	64	Amend Paragraph 5.7 as follows: Newport is the other Local Rural Centre located in the northern part of Uttlesford that is also a highly attractive medieval settlement. The settlement benefits from a railway station with excellent connections to the north and south, a good range of shops, a GP surgery , a secondary school and a primary school. A high proportion of the designated heritage assets within Newport are situated along High Street. Reflective of this, the Newport conservation area is broadly linear, running north south along this route. Abutting the very north-eastern extent of Newport lies the Historic Park and Garden designation of Short Grove Hall. This is a well landscaped park formed in the 18th Century. The statutory protection afforded to this historic park and its rural setting ensure that it should be protected from development pressure.	For additional clarity.
AM29	N/A	5.10	64	– Amend paragraph 5.10 as follows: 1st bullet point • the provision of both a new primary school (expected to be three form entry 3ha) and secondary provision expansion of the existing secondary school in Saffron Walden. <u>School expansion(s) in the North Secondary School Planning Group may be supported if it is shown that such options are feasible, necessary to meet local demand and aligned with strategies to deliver wider school place planning objectives.</u>	Agreement in SOCG/DtC discussions
AM30	N/A	5.10	65	Amend Paragraph 5.10 - Bullet Point 4 as follows: with an onward route safeguarded to enable its potential longer term connection to Newport Road	Consequential Modification relating to Inspectors Post Hearing Letter
AM31	N/A	5.12	65	Add footnote to Paragraph 5.12 as follows: <u>Footnote 45: UDC (September 2023) Uttlesford Employment Needs Update. https://www.uttlesford.gov.uk/media/13264/Uttlesford-Employment-Needs-Update-2023-Final-Report/pdf/Uttlesford_Employment_Needs_Update_2023_-_Final_Report.pdf?m=1722946355603</u>	For additional clarity
AM32	N/A	5.13	65	Amend Paragraph 5.13 as follows: Development at Saffron Walden provides an opportunity to provide new education facilities with a new primary school that will provide for some of the recently committed development as well as the newly proposed allocation, along with facilitating an expansion of the existing secondary school in the town (Saffron Walden County High School). The secondary school here is already the largest in the District, but	Agreement in SOCG/DtC discussions

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				expansion helps to prevent the need for pupils to travel further afield. School expansion(s) in the North Secondary School Planning Group may be supported if it is shown that such options are feasible, necessary to meet local demand and aligned with strategies to deliver wider school place planning objectives.	
AM33	N/A	5.14	65	Amend Paragraph 5.14 as follows: The Plan also safeguards a route for expanding this road in the longer term to connect to Newport Road, that would, if delivered, provide further benefits to local traffic in the town.	Consequential Modification relating to Inspectors Post Hearing Letter
AM34	N/A	5.21	67	Amend Paragraph 5.21 as follows: Although outside of the scope of this Local Plan, the Government's proposals ambitions for substantial development in the Cambridge area in the longer term are likely to become a factor that will need to be considered in a future Local Plan process.	For additional clarity.
AM35	Figure 5.1	N/A	68	Amend accompanying key of Figure 5.1 North Uttlesford Area Strategy Map as follows: Delete reference to 'Allocated Green Space' [Refer to Map Changes shown within the Main Modifications Schedule]	To provide clarity.
AM36	CP6	N/A	69	Amend paragraphs five and seven of CP6 as follows: Development will be supported at the strategic site allocations where development meets the requirements set out within the Site Development Frameworks Frameworks Templates (Appendix 2) and is in accordance with the Development Plan taken as a whole. Development will be supported at the strategic site allocations where development meets the requirements set out within the Site Development Frameworks Frameworks Templates (Appendix 2) and is in accordance with the Development Plan taken as a whole.	Correction
AM37	N/A	5.23	71	Amend Paragraph 5.23 as follows. <ul style="list-style-type: none"> appropriate early years and childcare provision 	For additional clarity.
AM38	N/A	5.23	71	Amend paragraph 5.23, 3rd bullet to read as follows a new primary school. (expected to be three form entry) and facilitating expansion of the existing secondary school School expansion(s) in the North Secondary School Planning Group may be supported if it is shown that such options are feasible, necessary to meet local demand and aligned with strategies to deliver wider school place planning objectives.	Agreement in SOCG/DtC discussions
AM39	N/A	5.27	73	Amend Paragraph 5.27 as follows: In Saffron Walden development sites will be required to deliver a multi-modal corridor connecting Radwinter Road and Thaxted Road. This road will provide connectivity through the sites and serve as the primary 'estate road' access. The road is required to be delivered in full to relieve pressure from some of the key junctions and routes in the town that would result from development traffic. The road will act as a local distributor distributor and be built to a specification suitable for all vehicles including buses and HGV's.	Minor grammatical correction
AM40	N/A	5.28	73	Amend Paragraph 5.28 as follows: The route to enable a future onward connection from Thaxted Road to Newport Road is also safeguarded.	Consequential Modification relating to Inspectors Post Hearing Letter
AM41	N/A	5.29	73	Amend Paragraph 5.29 as follows: It is therefore important that strategic transport improvements are made within the North Uttlesford area as set out within the following Core Policy 7 in addition to the site-specific requirements set out in Core Policies 2 and 6 and the Development Frameworks Templates (Appendix 2) .	Correction
AM42	N/A	5.30	74	Amend Paragraph 5.30 as follows: Safeguarding of Land for Strategic Transport Schemes in the North Uttlesford Area	Consequential Modification relating to Inspectors Post Hearing Letter

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				5.30 Delivery of the strategic transport improvements, will require land to be safeguarded, as set out in Core Policy 8: Safeguarding of Land for Strategic Infrastructure Schemes in the North Uttlesford Area.	
AM43	CP7	N/A	74	Amend the last paragraph in Core Policy 7 to read as follows: The package may be further refined through the preparation development of the new Local Transport and Connectivity Plan 4 being developed by Essex County Council.	Correction
AM44	N/A	6.6	81	Amend Paragraph 6.6 as follows: However, with significant new development in recent years, there has been additional pressure on key services such as for education, health , utilities, convenience shopping, public open space, sports and youth provision.	For additional clarity.
AM45	N/A	6.7	81	Amend Paragraph 6.7 as follows: With the new strategic scale development allocated in this plan, there is opportunity to provide a comprehensive and high-quality development framework that incorporates large areas of open space, protects the historic and environmental assets, and also provides for a new local centre and infrastructure such as schools, health , and community facilities.	For additional clarity.
AM46	N/A	6.10	82	Amend Paragraph 6.10 (Bullet Point 2) as follows: There will also be a new primary school (including early years and childcare provision	For additional clarity.
AM47	N/A	6.12	83	Amend Paragraph 6.12 as follows: These allocations are set out in Core Policies 10 and 10a and Figures 6.2 and 6.2 3 .	Correction.
AM48	N/A	6.13	83	Amend Paragraph 6.13 as follows: with well-connected green infrastructure, education, early years and childcare , access to sporting and recreational facilities	For additional clarity.
AM49	CP10	N/A	85	Amend Core Policy 10 as follows: The following table shows how the level of planned housing with in the South Uttlesford Area through strategic development sites will be distributed. Amend Paragraph three within CP10 as follows: Development will be supported at the strategic site allocations where the requirements set out within the Site Development Frameworks Templates (Appendix 3) and it is in accordance with the Development Plan taken as a whole	Correction.
AM50	CP10	N/A	85	Amend Core Policy 10 (Table 6.2) as follows: Great Dunmow W west/ Canfield Amend fourth Paragraph within CP10 as follows: Development will be supported at the strategic site allocations where the requirements set out within the Site Development Frameworks Templates (Appendix 3) and it is in accordance with the Development Plan taken as a whole Amend last Paragraph of CP10 as follows: Development will be supported at the strategic site allocations where the requirements set out within the Site Development Templates Frameworks are met (Appendix 3) and it is in accordance with the Development Plan taken as a whole.	Correction.
AM51	N/A	6.20	87	Amend Paragraph 6.20 as follows: Key considerations for planning for these sites are set out in the development templates framework in Appendix 3 and include:	Correction.

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				<p>Amend Paragraph 6.20 (Bullet Point 3) as follows:</p> <p>a safeguarded area for the potential future provision of a new primary school with co-located early years and childcare facilities close to the local centre and along a bus route, along with provision of a new health care facility provided by the developer working with the NHS</p> <p>Amend Paragraph 6.20 (Bullet Point 6) as follows:</p> <p>at least 17ha should be set aside delivered within the allocated site development boundaries to meet Natural England requirements for Suitable Alternative Natural Space to help mitigate impact of visitors to Hatfield Forest.</p>	
AM52	N/A	6.22	88	<p>Amend Paragraph 6.22 as follows:</p> <p>Key considerations for planning for these sites are set out in the development templates framework in Appendix 3 and include:</p> <p>Amend Paragraph 6.22 (Bullet Point 2) as follows:</p> <p>This will be in association with Early Years and childcare provision</p>	For additional clarity.
AM53	CP10a	N/A	91	<p>Amend Paragraph 2 within CP10a as follows:</p> <p>This development will come forward in accordance with Core Policies 10 and 10a and the Site Development Template Framework set out in Appendix 3.</p>	Correction.
AM54	N/A	6.30	93	<p>Add additional sentence to the end of Paragraph 6.30 as follows:</p> <p><u>The Airport Operational Boundary, referred to in Core Policy 11 is the Airports operational land (as defined within s.263&264 TCPA 1990) as it applies from time to time.</u></p>	For additional clarity.
AM55	CP13	N/A	100	<p>Amend Core Policy 13 as follows:</p> <p>The package may be further refined through the preparation development of the new Local Transport and Connectivity Plan 4 being developed by Essex County Council.</p>	Correction.
AM56	N/A	6.59	102	<p>Amend Paragraph 6.59 as follows:</p> <p>and countywide initiatives such as the 'big green' infrastructure project and the Local Nature Recovery Sites Strategy</p> <p>As described above the south of the District has several important protected habitats such as Flitch Way, Hatfield Forest</p> <p>with protection from development by 15m buffer zones in accordance with Government Advice ⁵⁷</p> <p>Add new Footnote 57 as follows:</p> <p><u>Ancient woodland, ancient trees and veteran trees: advice for making planning decisions (2022)</u></p> <p>Update subsequent footnotes to follow footnote 57.</p>	Correction.
AM57	N/A	6.60	102	<p>Amend Paragraph 6.60 as follows:</p> <p>All of these Habitat Sites Ecological Sites are designated for their</p>	Correction.
AM58	N/A	6.61	102	<p>Amend Paragraph 6.61 as follows:</p> <p>Other Habitat Sites Ecological Sites include</p>	Correction.
AM59	N/A	Paragraph 6.72	105	<p>Add new supporting text following Paragraph 6.72 as follows:</p> <p><u>Takeley Mobile Home Park</u></p> <p><u>The Takeley Mobile Home Park received consent as a consequence of its necessary relocation from the airport site when the latter received consent to expand in 2003. The mobile home site policy was adopted as Local Planning Policy 4 in the Uttlesford Local Plan adopted in 2005. The site has a standalone use and does not represent an expansion of Takeley village itself. It therefore</u></p>	Consequential Modification

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				<u>should not be regarded as a potential redevelopment site, including for the possibility of redevelopment for a permanent form of residential use, whereas its permitted and continued use as a mobile home site should be retained. For this reason, the 2005 Local Plan policy is included in this Local Plan (2021-2041) to ensure its original intention and purpose are protected. It is therefore replicated as Development Policy 10: Takeley Mobile Home Park.</u>	
AM60	N/A	7.10	108	Amend Paragraph 7.10 as follows: Provision of land to enable the delivery of a new primary school, and early years and childcare provision at Elsenham	For additional clarity.
AM61	N/A	7.10	108	Amend Paragraph 7.10 as follows: the safeguarding of land to facilitate the possible expansion of the existing Forest Hall Secondary School to serve Stansted Mountfitchet and the surrounding catchment	Consequential Modification relating to Inspectors Post Hearing Letter
AM62	N/A	7.14	109	Amend Paragraph 7.14 as follows: A high proportion of local housing will be affordable and available in different tenures with specialist and supported housing including those that are suited to our ageing population for looked after children, and people who wish to rent ⁵⁹ . <u>Footnote: Additional advice is available from ECC Developers' Guide to Infrastructure Contributions(Appendix J); EPOA's Essex Design Guide/Ageing Population; Extra Care Design Guide 2023; ECC Supported Living Accommodation Standards; ECC Design Guide for LD Complex Needs Accommodation for Adults with Disability</u>	For additional clarity.
AM63	N/A	7.20	110	Amend Paragraph 7.20 as follows: Land will be safeguarded to facilitate a possible extension to the existing Forest Hall School (Appendix 7).	Consequential Modification relating to Inspectors Post Hearing Letter
AM64	N/A	7.20	110-112	Amend Bullet One within Paragraph 7.20 as follows: <ul style="list-style-type: none"> Enhanced pedestrian and cycle connectivity with the town centre and Cambridge Road by developing active routes that can easily be accessed from all points of the development. Amend Paragraph 7.20 (2 nd bullet) as follows: provide a large green space in the north of Walpole Meadows creating a green pedestrian link that connects both strategic sites with the Public Rights of Way (PROW) network and with Pennington Lane, including a minimum of 7.5ha SANG high-quality Semi-Natural Accessible Greenspace with an approx. 2.3km circular walk. Add additional bullet point to Paragraph 7.20 as follows: <ul style="list-style-type: none"> Provision towards the delivery of a new 56 place early years and childcare facility. 	For additional clarity.
AM65	N/A	7.21	112	Amend Paragraph 7.21 as follows: Contribute land to ensure 2.1 ha is available overall, to enable the delivery of a new primary school and early years and childcare provision (approximately 1 ha needed from new allocation)	For additional clarity.
AM66	CP16	N/A	113	Amend fourth Paragraph of CP16 as follows: Development will be supported at the strategic site allocations where development meets the requirements set out within the Site Development Templates Frameworks (Appendix 4) and are in accordance with the Development Plan taken as a whole.	Correction.
AM67	CP17	N/A	117	Amend final Paragraph in CP17 as follows: The package may be further refined through the preparation development of the new Local Transport and Connectivity Plan 4 being developed by Essex County Council.	For additional clarity.
AM68	N/A	8.15	124	Amend Paragraph 8.15 as follows:	Correction

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				These will accommodate the non-strategic development sites (sites of less than 100 dwellings) which together will provide approximately 600 547 additional dwellings across the 8 Larger Villages in the plan period up to 2041. Windfall development is not included in the 600 547 dwellings allowed for in the Rural Area and will occur across the District where the relevant policies in this plan are met (for example, within the existing built areas of Larger Villages, where in accordance with Core Policy 3).	
AM69	N/A	8.19	125	Amend Paragraph 8.19 as follows: This means that the villages of Birchanger and Little Hallingbury are not appropriate locations for non-strategic allocations, and the housing requirement for these villages is set at the level of completions and commitments as at 1st April 2024 5 ¹ . Replace footnote 63 as follows and amend footnote numbers accordingly. UDC (2024) Rural Housing Methodology Topic Larger Villages and Newport Local Rural Centre Housing Requirement Topic Paper Update . https://www.uttlesford.gov.uk/media/13260/2024-07-05-Final-Uttlesford-Larger-Villages-and-Newport-Housing-Requirement-Topic-Paper/pdf/2024-07-05_Final_Uttlesford_Larger_Villages_and_Newport_Housing_Requirement_Topic_Paper.pdf?m=1722946068677	Correction
AM70	N/A	8.21	127	Amend Paragraph 8.21 as follows: The housing requirements are based on the settlement hierarchy, completions and commitments data at 1st April 2024 2025 , and the HELAA evidence, and have been informed by representations received during the Regulation 18 consultation.	Correction
AM71	N/A	Footnote 75	140	Amend footnote 75 as follows: https://www.uttlesford.gov.uk/article/4924/Local-Plan-evidence-and-backgroundStudies	Correction
AM72	N/A	9.11 Footnote 76	143/144	Amend Paragraph 9.11 as follows: and aligns with the Essex-wide recommended planning policy for Net Zero Carbon Development (in operation) published on in the Essex Net Zero Policy Planning Policy Position For Next Zero Carbon Homes And Buildings In Greater Essex – November 2023 set out in the Essex Design Guide Amend footnote 76 as follows: https://www.essexdesignguide.co.uk/media/2954/net-zero-carbon-planning-policy-for-greater-essex-november-2023.pdf Update other footnotes accordingly.	For additional clarity.
AM73	N/A	9.12	144	Amend Paragraph 9.12 as follows: c. minus the amount of onsite renewable energy generation (where it prevents the need for production of an equal amount of conventional grid generation and its associated carbon)	Correction
AM74	N/A	9.15	145	Amend Paragraph 9.15 as follows: including Climate Action Commission funded by the Essex Climate Action Commission	Correction
AM75	N/A	9.15 Footnotes 82 and 83	146	Amend footnotes 82 and 83 as follows: <u>Introba technical evidence 'Essex net zero policy study' - https://www.essexdesignguide.co.uk/climate-change/essex-net-zero-policy-study/</u>	Correction

¹ UDC (2024) Rural Housing Methodology Topic Paper Update. Available here: <https://www.uttlesford.gov.uk/2023-Draft-Plan-Evidence-Base>

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				<u>Three Dragons study - https://www.essexdesignguide.co.uk/climate-change/essex-net-zero-evidence/net-zero-carbon-viability-and-toolkit-study/</u>	
AM76	N/A	9.21 Footnote 85	147	Amend footnote 85 as follows: <u>https://www.essexdesignguide.co.uk/climate-change/essex-net-zero-evidence/</u>	Correction.
AM77	N/A	9.27 and 9.30	151	Amend Paragraphs 9.27 and 9.30 as follows: <u>Appendix 8 10</u>	Correction.
AM78	N/A	9.31	152	Amend Paragraph 9.31 as follows: Any schemes should have regard to the specific advice and guidance provided in the Essex Design Guide – Climate Change and the Historic Environment Essex Design Guide and/ or applicable Historic England Guidance and Best Practice. Insert a footnote linking to the Essex Design Guide Climate Change and Historic Environment Add footnote 91 as follows: <u>https://www.essexdesignguide.co.uk/media/2700/climate-change-and-the-historic-environment.pdf</u> Update other footnotes accordingly.	Correction.
AM79	N/A	9.36	154	Amend Paragraph 9.36 (add new sentence at the end)as follows: <u>The role of green infrastructure within a development design should be considered given its contribution to urban cooling in line with Core Policy 39: Green and Blue Infrastructure.</u>	For additional clarity.
AM80	N/A	9.43 9.44	155	Amend Paragraphs 9.43 and 9.44 as follows: RIGS <u>RICS</u> One Click	Correction.
AM81	N/A	Table 9.1	156	Amend Table 9.1 next to Category D replacing the value of <100-with <u><1000.</u>	Correction.
AM82	CP24	N/A	157	Amend Core Policy 24 as follows: <u>Appendix 8 10</u>	Correction.
AM83	N/A	9.43	157	Amend Paragraph 9.43 (new sentence added at the end) as follows: <u>Further guidance is also available through the Essex Embodied Carbon Policy Study (June 2024) on how embodied carbon can be addressed through the design of a development.</u>	For additional clarity.
AM84	N/A	9.54	161	Amend Paragraph 9.54 as follows: by encouraging walking and cycling and the use of public transport <u>and car sharing</u>	For additional clarity.
AM85	N/A	9.66	163	Amend Paragraph 9.66 as follows: Therefore, it is acknowledged that some level of car travel and parking considerations <u>and car sharing between drivers</u> will remain important for Uttlesford.	For additional clarity.
AM86	N/A	Paragraph 9.88	169	Add new supporting text following paragraphs 9.88 as follows: <u>9.89. In 2022, domestic transport accounted for 28% of total domestic emissions in the UK. Domestic transport saw an increase of 2% in emissions compared to 2021 and a decrease of 10% compared to pre-pandemic levels in 2019². The Climate Crisis Strategy³ sets out the Government’s area-based CO2 emissions data for the district. This assessment shows that in Uttlesford District to reach net zero carbon emissions by 2030 there would need to be a reduction of 576 Kilo Tonnes CO2 (317 of which is attributed to</u>	Consequential Modification

² Department for Transport Official Statistics. Greenhouse gas emissions from transport in 2022. Published 12 December 2024.

³ <https://uttlesford.moderngov.co.uk/documents/s22640/CLIMATE%20CHANGE%20STRATEGY.pdf>

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
				<p><u>Transport). Therefore, as transport is a significant contributor to the overall carbon emissions, development proposals are required to deliver a range of sustainable transport interventions to reduce the carbon emissions attributed to transport.</u></p> <p><u>9.90. In order to understand whether the sustainable transport measures are successful in reducing the transport related carbon emissions that result from development proposals, any submitted Transport Assessments should include a Transport Related Carbon Emissions Quantification Statement (Quantification Statement). The Quantification Statement is intended to be a section in the Transport Assessment that sets out the transport related carbon emissions baseline and demonstrate the positive impacts, in relation to carbon reduction, of any sustainable transport interventions that the development proposes.</u></p> <p><u>9.10. A Transport Related Carbon Emissions Quantification Statement will include the following:</u></p> <ul style="list-style-type: none"> i. <u>A baseline assessment of the Transport Related Carbon Emissions that would result from the development if no sustainable transport interventions (including EV charging) were proposed or delivered, and</u> ii. <u>An assessment of the positive impacts that will result, in relation to carbon reduction, from the implementation of the proposed sustainable transport measures and interventions.</u> <p>Update following paragraphs numbers where necessary.</p>	
AM87	N/A	9.111	177	<p>Add new Paragraph after Paragraph 9.111 as follows:</p> <p><u>Airport-related parking outside the Airport boundaries often has a detrimental impact on local communities and the efficient use of the highway network. Local streets and road can become dominated by inconsiderate airport users who are seeking to avoid using the official Airport car-parks, this is often called 'Fly-Parking'. Development proposals will be required to demonstrate how the transport and movement proposals for the site will include proposals to deter 'Fly-Parking' in order to maintain the efficient use of the highway and prioritise residents and the local community. Development proposals which propose Airport parking outside the Airport boundaries including where Airport parking is ancillary use will not be permitted.</u></p> <p>Amend paragraph numbering accordingly.</p>	For additional clarity.
AM88	N/A	9.119	181	<p>Amend Paragraph 9.119 (add additional reference) as follows:</p> <p>This is reflected in the <u>Essex Waste Strategy (2024)</u>¹¹⁶, Essex Minerals Local Plan (2014) and Essex and Southend-on-Sea Local Plan</p> <p><u>Add Footnote 116: Essex County Council, Essex Waste Strategy, 2024, https://www.essex.org/waste-strategy-Essex</u></p> <p>Update other footnotes accordingly.</p>	For additional clarity.
AM89	N/A	9.126	185	<p>Amend Paragraph 9.126 (add new sentence) as follows:</p> <p><u>While the Environment Agency has not produced specific guidance, the Council recommends following the example processes set out in the guidance on WFD Assessment for Nationally Significant Infrastructure Projects</u>¹²⁶.</p> <p><u>Add footnote 126: Planning Inspectorate, Nationally Significant Infrastructure Projects: Advice on the Water Framework Directive, 2024. https://www.gov.uk/guidance/nationally-significant-infrastructure-projects-advice-on-the-water-framework-directive</u></p> <p>Update other footnotes accordingly.</p>	For additional clarity.
AM90	CP34	N/A	186	<p>Amend Core Policy 34 as follows:</p> <p>The Council will expect new development to connect to mains foul drainage and will restrict the use of non-mains drainage for foul water disposal, in line with Environment Agency <u>and Lead Local Flood Authority</u> guidance. The location of, and likely impact on, the private water supplies within the District must also be taken into account."</p>	For additional clarity.

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
AM91	CP34	N/A	186	Amend Core Policy 34 (to add an additional footnote) as follows: Development proposals should demonstrate they will not cause contamination of groundwater ¹²⁷ Add footnote 127: <u>Environment Agency (2019) The Environment Agency's Approach to Groundwater Protection, available online: https://assets.publishing.service.gov.uk/media/5AB38864E5274A3DC898E29B/Environment-Agency-Approach-to-Groundwater-Protection.PDF, particularly refer to Statements G1 and G9-13.</u> Update other footnotes accordingly.	For additional clarity.
AM92	N/A	9.136	189	Include additional footnote after 'deep borehole SuDS' <u>Subject to appropriate consideration for the risk of contamination in accordance with Core Policy 34</u>	For additional clarity.
AM93	N/A	9.144	191	Amend Paragraph 9.144 as follows: It is important that development proposals consider flood risk in the context of other policies within Chapter 9 , particularly <u>Core Policy 34: Water Supply and Protection of Water Resources</u> , <u>Core Policy 37: Sustainable Drainage Systems</u> and <u>Core Policy 39: Green and Blue Infrastructure</u> .	For additional clarity.
AM94	N/A	9.145	191	Additional sentence to the end of Paragraph 9.145 as follows: <u>Development proposals should also consider whether the use of natural flood management projects would be appropriate to alleviate flow and flooding issues downstream. They would also ensure that the river environment is improved in accordance with Core Policy 35: Watercourse Protection and Enhancement.</u>	For additional clarity.
AM95	N/A	9.146	193	Add new sentence to the end of Paragraph 9.146: <u>The Council also expects development that requires surface water connections to be connected to the public sewerage network to engage with the relevant sewerage undertaker at the earliest opportunity and have regard to their surface water drainage guidance.</u>	To provide clarity to the paragraph although this would be a last resort.
AM96	N/A	9.148	193	Add new sentence to end of Paragraph 9.148 as follows: <u>SuDS should be included as part of the landscape strategy and early engagement with the Lead Local Flood Authority is encouraged to ensure all opportunities to increase amenity, biodiversity and multifunctional areas have been considered.</u>	For additional clarity.
AM97	N/A	9.149	193	Amend Paragraph 9.149 as follows: Source control techniques, such as green roofs, permeable paving and swales,	Correction.
AM98	N/A	9.149	193	Include additional text after the paragraph: <u>This being subject to appropriate consideration for the contamination risk in accordance with Core Policy 34: Water Supply and Protection of Water Resources.</u>	For additional clarity.
AM99	N/A	9.151	193	Add text below to end of Paragraph 9.151 as follows: <u>and considered against Core Policy 32a. London Stansted Airport should be consulted regarding any new development within 13km of the Airport, to ensure early input into any viability and requirements of the SuDS proposed.</u>	For additional clarity.
AM100	CP37	N/A	194	Amend the last two bullet points of requirement iv within CP37 as follows: <ul style="list-style-type: none"> • Improve the quality of water discharges and be used in conjunction with water use efficiency measures, <u>and</u> • Function effectively over the lifetime of the development, <u>and</u> 	Correction.
AM101	N/A	9.154	195	Amend Paragraph 9.154 as follows: Important sites within Uttlesford include the statutorily protected national designations (<u>National Nature Reserves</u> , Sites of Special Scientific Interest; SSSIs <u>and Local Nature Reserves</u>) and non-statutorily protected Local <u>Wildlife Sites, Local Geological Sites and Special Roadside Verges</u> Nature Reserves and Country Wildlife Sites.	For additional clarity.
AM102	N/A	9.158	196	Amend Paragraph 9.158 as follows: Developments that can make a positive contribution to the network of Habitat Sites <u>other ecological sites</u> by creation, expansion or connection	Correction.
AM103	N/A	9.163	197	Amend Paragraph 9.163 as follows:	For additional clarity.

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				Natural England, and the National Trust, Uttlesford District Council and neighbouring authorities have developed a Mitigation Strategy outlining a package of on-site Strategic Access Management Measures (SAMM) to protect and restore the condition of Hatfield Forest mitigate the impacts of new residential development.	
AM104	N/A	Footnote 137	197	Correct typo in 'Resreational': 137 Uttlesford District Council Essex Coast Resreational Disturbance Avoidance and Mitigation Strategy (RAMS)	Correction.
AM105	N/A	9.165	200	Amend Paragraph 9.165 as follows: All development should adopt an approach that is environment and landscape-led to maximise the beneficial provision of Green and Blue infrastructure for people and nature in accordance with Core Policy 39: Green and Blue Infrastructure. Well-designed green and blue infrastructure is an important means of delivering against the objectives of other policies in the Plan, including: Core Policy 35: Watercourse Protection and Enhancement; Core Policy 36: Flood Risk; and Core Policy 37: Sustainable Drainage Systems. It can also help to ensure that the sites identified in Core Policy 38: Sites Designated For Biodiversity or Geology remain connected to each other and the wider countryside.	For additional clarity.
AM106	CP39	N/A	202	Amend Bullet Point 1 in CP39 as follows: demonstrate that they have taken a green and blue infrastructure design-led approach to development schemes, and utilised Uttlesford's green and blue infrastructure design checklist, to ensure green infrastructure is fully considered and well-integrated into developments from the earliest stages	For additional clarity.
AM107	N/A	Footnote 141	202	Amend footnote 141 as follows: LUC Uttlesford Green and Blue Infrastructure Strategy GBI study 2023 www.uttlesford.gov.uk/reg-19-evidence	For additional clarity.
AM108	N/A	Footnote 143	203	Amend footnote 143 as follows: UDC, Uttlesford Design Code, 2024. www.uttlesford.gov.uk/reg-19-evidence UDC Biodiversity Net Gain Evidence, 2024. https://uttlesford.moderngov.co.uk/documents/s36276/Biodiversity%20Net%20Gain.pdf	Correction.
AM109	N/A	Footnote 144	204	Insert new footnote 144: 9.175 To support declining local species populations 143 new homes should include integrated habitats including, those for bats, birds (including swifts) and pollinators, in line with the standards set out in the Uttlesford Design Code¹⁴⁴ as well as permeable boundaries to facilitate wildlife movement. Where new tree planting is required, native species should be used referring to the Essex Tree Palette ^{144,145} . ¹⁴⁴ UDC, Uttlesford Design Code, 2024. www.uttlesford.gov.uk/reg-19-evidence Amend subsequent footnotes to reflect this addition.	Correction.
AM110	N/A	9.177	204	Amend Paragraph 9.177 (Bullet Point 2) as follows: are included in Local Nature Recovery Strategies, or	Correction.
AM111	N/A	9.178	204	Amend Paragraph 9.178 as follows: Biodiversity Net Gain is calculated using the most recent Defra Statutory Biodiversity Metric	Correction.
AM112	N/A	9.187	208	Amend Paragraph 9.187 as follows: Planning system plays a vital role in making sure all new development considers pollution levels and ways to minimise these. Pollution can come from many sources, including light, noise, air, odour, and vibrations, all of which can have a damaging effect on the local environment, amenities and health and well-being of residents and visitors and soil contamination that could impact negatively on land or water bodies (both surface water and groundwater). The NPPF requires that local plans aim to minimise pollution and other adverse effects on the natural environment and encourage the re-use of degraded, or contaminated brownfield land. The use of brownfield sites for development presents a positive opportunity for remediation of despoiled, degraded, derelict, contaminated or unstable land.	For additional clarity.
AM113	N/A	9.192	210	Amend Paragraph 9.192, second sentence as follows:	Grammar correction

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				Uttlesford is dissected bisected by the M11 motorway and the A120 trunk road which support Stansted International Airport in the south of the District.	
AM114	N/A	9.198	212	<p>Amend Paragraph 9.198 as follows:</p> <p>Each year, London Stansted Airport commissions and publishes a suite of noise contours, which are modelled in the Civil Aviation Authorities' (CAA's) ANCON modelling system. and the Civil Aviation Authority annually produces Noise Exposure Contours for London Stansted Airport which reflect each departure route and glide and are available on their website. Calculation of exposure to aircraft noise considers takes into account the level of use of each departure route and glide path, the number of aircraft movements on each path and aircraft type. Noise contours are calculated for each year and can be provided for future scenarios using assumptions when required. Monitoring of aircraft noise will help to make sure that the policy continues to be applied to the most appropriate area. Noise sensitive developments include residential uses.</p> <p><u>The summer (mid-June to mid-September) average mode daytime LAEQ 16-hour (0700-2300) and night-time 8hr (2300-0700) noise contours for Stansted Airport that are published annually, and the longer-term forecast contours approved by airport planning permissions, will be used for the purposes of planning application decision making relating to noise sensitive development.</u></p>	For additional clarity.
AM115	N/A	Footnote 158	213	<p>Amend footnote 158 as follows:</p> <p>Uttlesford District Council Noise Assessment Technical Guidance (June 2017). https://www.uttlesford.gov.uk/media/6973/Noise-Assessment-Technical-Guidance-June-2017/pdf/UDC_Noise_Technical_Guide_final_draft.pdf?m=1498825184667</p>	For additional clarity.
AM116	N/A	Footnote 161	224	<p>Replace weblink for Footnote 161 as follows:</p> <p>https://www.essex.gov.uk/sites/default/files/2024-07/Developers%20Guide%202024.pdf</p>	Correction.
AM117	N/A	10.18	225	<p>Amend Paragraph 10.18 as follows:</p> <p>This has been a boost to local or neighbourhood centres, as well as smaller and independent stores.</p>	Correction.
AM118	N/A	10.42	230	<p>Amend Paragraph 10.42 as follows:</p> <p>The town centres of Saffron Walden, Great Dunmow, Stansted Mountfitchet and Thaxted and the five local centres of Elsenham, Great Chesterford, Hatfield Heath, Newport and Takeley are identified on the Policies Map and Appendix 15.</p>	Correction.
AM119	N/A	10.51	234	<p>Amend Paragraph 10.51 as follows:</p> <p>We are committed to improving health and well-being outcomes for residents, and to reduce health inequalities in accordance with the NPPF, PPG, other Government policy¹⁷⁰, the Council's Health and Wellbeing strategy...</p> <p>Add new footnote 170 as follows:</p> <p><u>Department of Health and Social Care (2020) Tackling Obesity: Government Strategy.</u> <u>www.gov.uk/Government/publications/tackling-obesity-Government-Strategy</u> <u>Office for Health Improvement and Disparities 2024.</u> <u>www.gov.uk/government/organisations/office-for-health-improvement-and-disparities</u></p> <p>Update other footnotes accordingly.</p>	For additional clarity.
AM120	N/A	11.2	241	<p>Add new bullet point in the contents page of Chapter 11, underneath Core Policy 64. The new bullet to read as follows:</p> <ul style="list-style-type: none"> • <u>Core Policy 64a: Registered Parks and Gardens</u> 	Consequential Modification
AM121	N/A	11.13	243	<p>Amend Paragraph 11.13 (add new sentence at the end) as follows:</p> <p><u>In addition, major development proposals should make use of the Uttlesford Quality Review Panel (a local sub-panel of the Essex Quality Review Panel) at an early and appropriate stage in the schemes development and as agreed with Development Management Officers. Certain strategic and large schemes will be required to use the UQR process, refer to Core Policy 52a.</u></p>	For additional clarity.
AM122	N/A	11.16	248	<p>Amend paragraph 11.16 as follows:</p>	For additional clarity.

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
				This section sets out the more detailed policy requirements for housing provision covering both market, affordable and specialist and supported housing,	
AM123	N/A	11.17	248	Amend paragraph 11.17 as follows: This includes the delivery of specialist and supported accommodation to deliver the latest appropriate requirements.	For additional clarity.
AM124	N/A	11.21	249	To amend Paragraph 11.21 as follows: Given the likely level of need the Council will require all dwellings (across all tenures) to meet the M4(2) standards and 40 5 % of market homes meeting M4(3)(a), rising to 20 10 % M4(3)(b) for affordable dwellings.	Consequential Modification
AM125	N/A	11.23	249	Add new supporting text at the end of Paragraph 11.23 as follows: <u>Exceptions to the M4(2) or M4(3) requirements on the grounds of practical achievability could include, for example, instances where:</u> <ul style="list-style-type: none"> • <u>A small block of flats is proposed, such that it is not of a scale that would make a lift viable or practical</u> • <u>Specific plots cannot reasonably be levelled at ground floor, owing to the topography.</u> • <u>Dwellings are sited in areas of flood risk where the raising of the entrance height is Necessary to mitigate this risk.</u> 	Consequential Modification relating to Inspectors Post Hearing Letter
AM126	N/A	11.66	268	Amend Paragraph 11.66 (add new sentence to end) as follows: <u>Consideration must be given to the Essex Design Guide on Climate Change and the Historic Environment, that sets out a best practice approach to understanding heritage assets</u>	For additional clarity.
AM127	N/A	11.74	271	Add new Footnote to Paragraph 11.74 as follows: Footnote 195: https://www.uttlesford.gov.uk/conservation-area-appraisals Update other footnotes accordingly.	For additional clarity.
AM128	N/A	11.78	273	Amend sub-heading above paragraph 11.78 as follows: Scheduled Ancient Monuments <u>and Registered Parks and Gardens</u>	Consequential Modification
AM129	N/A	11.81	273	Amend Paragraph 11.81 as follows: 11.81 Where an archaeological <u>or heritage</u> assessment is required by Core Policy 64: Archaeological Assets <u>and/or Core Policy 64a: Registered Parks and Gardens.</u> the assessment must, as a minimum, define the significance of the assets <u>including any contribution made to their setting</u> and the impact of the proposed development, thus allowing an informed and reasonable planning decision to be made. <u>Such assessment should be undertaken by an appropriately qualified professional.</u>	Consequential Modification
AM130	N/A	11.85	275	Amend paragraph 11.85 as follows: Development proposals which would have an adverse impact upon the character, form and fabric of the heritage asset of local importance and/ or would have a detrimental impact on the setting of the asset, will be assessed on a case-by-case basis, balancing the scale and significance of the harm, against the positive impact of enabling development. <u>A balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.</u>	For additional clarity.
AM131	N/A	11.89	276	Add extra sentence to the end of Paragraph 11.89 as follows: <u>The Local Plan can also help to enable and support healthy lifestyles through the delivery of high-quality and well-designed development, which helps people to have resilience to cope with the challenges and changes through the course of their lives.</u>	For additional clarity.
AM132	N/A	11.92	277	Amend Paragraph 11.92 as follows: - the social, economic and environmental factors that shape people's lives <u>the quality and length of life</u>	For additional clarity.

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AM133	N/A	11.102	280	Add additional sentences to the end of the paragraph as follows: <u>The Council will use the Sport England Sports Facility Calculator to inform indoor sports facility requirements associated with development proposals.</u>	For additional clarity
AM134	67	N/A	281	Amend the second to last paragraph of Core Policy 67 as follows: In determining the nature of new or improved sports and recreation provision the Council will be guided by the most up to date evidence, including the latest UDC Open Space; Indoor and Built Facilities; and Playing Pitch and Outdoor Sports Strategy and Sport England's Playing Pitch and Built Facilities <u>Sports Facility</u> Calculators.	Correction
AM135	N/A	11.111	284	Add additional sentence at the end of Paragraph 11.111 as follows: <u>Core Policy 67 will apply to open space and sports venues and Core Policy 68 will apply to all other community uses identified above</u> Amend Paragraph 11.111 as follows: Other community uses include health care facilities, <u>emergency services</u> , community centres, education provision and library services.	For additional clarity.
AM136	N/A	11.112	284	Amend Paragraph 11.112 (add new sentence at the end) as follows: <u>Where healthcare facilities are declared surplus or identified as part of an Estates Strategy or Service Transformation Plan where investment is needed towards modern, fit for purpose infrastructure and facilities, there will be no requirement to retain any part of the site in alternative community uses.</u>	For additional clarity.
AM137	CP68	NEW	284	Add new paragraph after 11.112 <u>Where a community use or facility is considered to be no longer viable and is proposed to be removed or demolished, evidence will be required to demonstrate that such facilities are surplus to requirements. The evidence will be determined on a case-by-case basis through the development management process and could take the form of some or all of the following:</u> <ul style="list-style-type: none"> <u>submission of trading accounts or as appropriate for a community-based enterprise such as the previous three years audited accounts</u> <u>demonstration that efforts have been made to secure grants or other funding, or that engagement has taken place to secure the active involvement of other organisations with an interest in community service provision, and</u> <u>demonstration that opportunities to accommodate other uses which may increase viability have been explored.</u> 	Consequential Modification relating to CP68
AM138	N/A	12.3	288	Amend Paragraph 12.3 as follows: The revised NPPF (2023) requires the Council to demonstrate a 5-year land supply at the point of Plan submission and Examination, but otherwise does not require a rolling five-year housing supply to be demonstrated for the first five years following plan adoption. Beyond this five-year period, it would be necessary for the Council to resume monitoring a five-year supply of housing supply-annually. Should there be significant under delivery of housing within the District, a more substantial 20% buffer may apply.	Correction
AM139	N/A	Appendix 2-4 Transport. Bullet 5	6	Amend Bullet 5 under Transport Heading as follows: Safeguard <u>and improve</u> PROW	For additional clarity
AM140	N/A	Appendix 2-4 Introduction Flood Risk and Drainage Bullet 4	7	Amend Bullet 4 under Flood Risk and Drainage Heading as follows: Liaise with the Environment Agency <u>and Lead Local Flood Authority</u> to ensure that flood risk and surface water drainage has been appropriately considered and mitigated	For additional clarity
AM141	N/A	Appendix 2a	12	Amend Bullets 1 and 9 under Infrastructure Heading as follows:	Correction.

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
		Infrastructure Bullets 1 and 9		Essex County Council's Developers Guide to Infrastructure <u>Contributions</u> Waste Infrastructure <u>Impact</u> Assessment	
AM142	N/A	Appendix 3a 3A figure 3A	17	Add to key as follows: <u>Education Safeguarded Land</u>	Correction
AM143	N/A	Appendix 3a Landscape New Bullet	20	Add a new Bullet Point under Landscape Heading as follows: <u>Applicants should consult Natural England on proposed SANG open space in advance of submission of the application to ensure appropriate SANG standards are met</u>	For additional clarity
AM144	N/A	Appendix 3a Infrastructure	21	Amend Bullets under Infrastructure Heading as follows: Essex County Council's Developers Guide to Infrastructure <u>Contributions</u> Waste Infrastructure <u>Impact</u> Assessment Add new Bullet as follows: <u>Liaise with ECC as the Minerals and Waste Planning Authority on minerals and waste matters</u>	For additional clarity
AM145	N/A	Appendix 3b Landscape New Bullet	26	Add a new Bullet Point under Landscape Heading as follows: <u>Applicants should consult Natural England on Proposed SANG open space in advance of submission of the application to ensure appropriate SANG standard are met</u>	For additional clarity
AM146	N/A	Appendix 3b Infrastructure Sections	17 and 29	Add new Bullet under Infrastructure Headings as follows: <u>Liaise with ECC as the Minerals and Waste Planning Authority on minerals and waste matters</u>	For additional clarity
AM147	N/A	Appendix 3c Landscape New Bullet	29	Add a new Bullet Point under Landscape Heading as follows: <u>Applicants should consult Natural England on Proposed SANG open space in advance of submission of the application to ensure appropriate SANG standards are met</u> Add a new Bullet Point under Green Infrastructure and Biodiversity Heading as follows: <u>Due to the potential bird strike safety issues associated with surface level SUDS within a development adjacent to Stansted Airport, any proposed alternative to store run-off prior to discharge back to the environment, such as underground tanks, should be demonstrably capable of discharging clean water back into the Shermore Brook</u>	For additional clarity
AM148	N/A	Appendix 3c Design Principles	30	Amend Bulley Point 1 under Design Principles heading as follows: 18 ha employment site in a flexible B2, B8 and Class E (g)(i) <u>and E (G)(III)</u> use.	Correction
AM149	N/A	Appendix 3d Transport	33	Amend last Bullet under Transport heading as follows: Contributions <u>and/ or developer works</u> are required to transport and highway infrastructure as identified in the IDP	For additional clarity
AM150	N/A	Appendix 4a	39	Add new Bullet Point under Infrastructure heading as follows: <u>Liaise with ECC as the Minerals and Waste Planning Authority on Minerals and Waste Matters</u>	For additional clarity
AM151	N/A	Appendix 8	13	Delete the label for map on Page 13 and replace with: Amend title to Appendix 8 as follows: Safeguarded Land for Transport Uses in relation to Core Policies <u>Y 8 and 14</u>	Correction.

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Modification Number.	Core Policy No.	Paragraph No.	Page No.	Suggested Modification	Reason for Change
				Delete first map on page 13 entitled: Land Safeguarded for longer term expansion of the Secondary School at Takeley, Takeley (NB: this was an incorrect title).	
AM152	N/A	Appendix 10	17	Amend the title on Page 17 as follows: Core Policy 2223 : Net Zero Operational Carbon.	Correction
AM153	N/A	Appendix 10	18	Add the following text to the end of the second paragraph: <u>The Essex Design Guide also includes net zero technical specifications guidance to support the delivery of net zero across Essex.</u>	ECC recommendation in UTT3B
AM154	N/A	Appendix 10	26	Amend Title for Table 2 on Page 26 to be <u>Table 3</u> .	Correction
AM155	N/A	Appendix 10	26	Amend column titled Terrace / semidetached house to Terrace / Semidetached/ detached house	For clarity (matches ECC net zero policy)
AM156	N/A	Appendix 18 Monitoring Framework SO10	48	Add to the Policies list as Follows: <ul style="list-style-type: none"> • <u>Core Policy 66: Planning for Health</u> • <u>Development Policy 6: Hot Food Takeaways</u> 	For additional clarity
AM157	N/A	Appendix 18 Monitoring Framework SO11	49	Add to the Policies list as Follows: <u>Core Policy 19: Rural Area Housing Requirement Figures</u>	Correction
AM158	N/A	Appendix 18 Monitoring Framework SO11	51	Replace Strategic Objective 11 as follows: <u>Strategic Objective 12</u> <u>Prioritise increased opportunities for high-quality and safe travel by public transport and active travel encouraging modal shift away from the car.</u>	Correction
AM159	N/A	Appendix 5,6,7,8,9,11, 12,13	11-13, 29-30	Add text label below map as follows: <u>For illustrative and figurative purposes only</u>	For additional clarity
AM160	N/A	Appendix 19 Glossary	57	Replace glossary for 'major development' as follows: Major Development – Over 10 units, 1000 sqm of non-residential floor space or 0.5 Ha For housing, development where 10 or more homes will be provided, or the site has an area of 0.5 hectares or more. For non-residential development, where it means additional floorspace of 1,000m2 or more is created, or a site has a total site area of 1 hectare or more, or as otherwise provided in the Town and Country Planning (Development Management Procedure) (England) Order 2015.	For additional clarity