

Site Allocations and Management of Development (SamDev) Plan

Schedule of Further Main Modifications

August 2015

Further Main Modifications Consultation

This schedule contains further proposed Main Modifications suggested to the Inspector by the Council in response to the issues raised through the recent Main Modification consultation, representations to the submission plan and during the examination hearing sessions held in November and December 2014. The Inspector is inviting comments on whether these proposed modifications would make the SAMDev Plan sound. They are published for a 4 week consultation period between 3rd August 2015 and 28th August 2015. All responses will be considered by the Inspector before making her assessment on the soundness of the Plan.

All Policy Numbers, paragraph numbers and figure numbers in the Schedule of Further Main Modifications are taken from the SAMDev Plan Pre-Submission Draft Published in March 2014. The proposed Further Main Modifications are listed in the order they appear in the pre-submission version of the plan. The Pre-submission Draft can be viewed here:
www.shropshire.gov.uk/media/1057564/CD1-SAMDev-Pre-Submission-Draft-Plan.pdf

For each Further Main Modification, information on the proposed change and the reason for that change is given along with consideration of the implications for Sustainability Appraisal and Habitats Regulations Assessment. Where new wording is proposed to the SAMDev Plan it has been underlined. Where it is proposed to delete wording this is shown as ~~struck through~~. Further changes to proposed modifications are shown in **bold**. Each Further Main Modification has been given a reference number beginning 'FMM..'

All responses to the consultation should be made on the SAMDev Plan Further Main Modifications Response Form and clearly reference the specific modification being referred to. The Response Form and Guidance Notes about the form are available via:
<http://shropshire.gov.uk/planning-policy/samdev-examination/main-modifications-consultation/>

Please note that the Inspector is only inviting representations on the proposed changes outlined in the Schedule of Further Main Modifications. Comments that do *not* relate to a proposed change will *not* be considered by the Inspector.

Representations must be submitted to the Programme Officer. Representations received by the Programme Officer after 5pm on 28th August will *not* be accepted and will *not* be considered by the Inspector.

The Programme Officer's e-mail address is programme.officer@shropshire.gov.uk.

Further information about the Further Main Modifications Consultation is available via:
<http://shropshire.gov.uk/planning-policy/samdev-examination/>

Ref	Page	Policy/ Paragraph	Further Main Modification	Reason for Further Modification	SA / HRA Required?
FMM1	48	Policy MD8(4i)	<p>Amend to read:</p> <p>4. “The following infrastructure specific criteria will also apply: <i>Renewable Energy Infrastructure</i></p> <p>i. In the case of wind energy proposals, <u>proposals will be assessed against national policy guidance; pending the development of new local policy as part of the proposed Plan Review particular attention will also be paid to the potential for adverse impacts on the safe operation of military and civilian aircraft, impacts on telecommunications equipment and to potential adverse impacts from shadow flicker, amplitude modulation and electro-magnetic interference;</u>”</p>	For consistency with the recent Written Ministerial Statement on wind turbines.	Neither required. The modification is required for consistency to changes with national policy guidance and does not affect the findings of the submission Plan SA.
FMM2	50	Paragraphs 4.74-4.75	<p>4.74 For wind energy proposals, <u>applications will be considered against national policy guidance, including the Written Ministerial Statement of 18 June 2015;</u> the policy identifies a number of specific considerations which give rise to local concern and upon which specific reassurance will be sought. Applicants for such proposals should provide sufficient information to allow a qualitative assessment of the potential impacts against relevant national, local or good practice standards including:</p> <p>i. British Horse Society standards (2010) for the buffer distance between wind turbines and bridleways;</p>	For consistency with the recent Written Ministerial Statement on wind turbines.	Neither required. The modification is required for consistency to changes with national policy guidance and does not affect the findings of the submission Plan SA.

Ref	Page	Policy/ Paragraph	Further Main Modification	Reason for Further Modification	SA / HRA Required?
			<p>ii. ETSU R-97 standards for noise assessment;</p> <p>iii. The policies of the AONB Management Plan.</p> <p>4.75 In the case of commercial scale wind energy proposals, the Council would expect a financial contribution proportionate to the scale of the wind turbine(s) to an appropriate local community fund. Heads of Terms to show how the community benefit package will be delivered (to be secured under a planning obligation under s106 of the Town and Country Planning Act 1990 through a “Unilateral Undertaking”) should be submitted with the planning application. Further guidance on renewable energy development will be provided as part of a supplementary planning document;</p>		
FMM3	133	S8.2	<p>Amend draft SAMDev to read:</p> <p>S8.2 <u>“Mitigation measures will be required to remove any adverse effects from residential development in the Ellesmere area on the integrity of the Cole Mere and White Mere Ramsar sites and the Fenns, Whixall, Bettisfield, Wem and Cadney Mosses SAC/Ramsar site in accordance with Policy MD12.”</u></p>	<p>Amendment to proposed main modification MM147. Additional clarification of the EU designated sites which could be affected.</p>	<p>Neither required. Modification is made in response to the HRA completed for the SAMDev Plan to comply with legislative requirements.</p>
FMM4	136	5.90a	<p>Amend draft SAMDev to read:</p> <p>5.90a <u>“The Plan HRA indicated that development in the Community Hub of Cockshutt and the Community Clusters of Dudleston and Street Dinas, Tetchill, Lee and Whitemere, and Welsh Frankton, Perthy, New Marton and Lower Frankton, Welshampton and Lyneal and Dudleston Heath and Elson may</u></p>	<p>Amendment to proposed main modification MM150. Additional clarification of development locations in which</p>	<p>Neither required. Modification is made in response to the HRA completed for the SAMDev Plan to</p>

Ref	Page	Policy/ Paragraph	Further Main Modification	Reason for Further Modification	SA / HRA Required?
			<u>adversely affect the integrity of the Cole Mere and White Mere Ramsar sites and Fenns, Whixall, Bettisfield, Wem and Cadney Mosses SAC/Ramsar. Mitigation measures are required to remove the harm arising from increased recreational pressure and adverse effects on water quality on these internationally designated sites in accordance with Policy MD12. Further information is available in the SAMDev Habitats Regulation Assessment.”</u>	mitigation could be required and of the EU designated sites which could be affected.	comply with legislative requirements.
FMM5	200	5.168a	Amend draft SAMDev to read: 5.168a <u>“The Plan HRA indicated that development of site BA035 in the Community Hub of Baschurch and the Community Cluster of Weston Lullingfields, Weston Wharf and Weston Common may adversely affect the integrity of the Fenemere Ramsar Site. Mitigation measures may be required to remove the harm arising from hydrological impacts on this internationally designated site in accordance with Policy MD12. Further information is available in the SAMDev Habitats Regulation Assessment.”</u>	Amendment to proposed main modification MM200. Additional clarification of development locations in which mitigation could be required.	Neither required. Modification is made in response to the HRA completed for the SAMDev Plan to comply with legislative requirements.