

BBEST GENERAL CONFORMITY - PLAN v12



This basic conditions statement has been prepared to explain how the proposed BBEST Neighbourhood Development Plan has been prepared in accordance with relevant legislation and guidance.

The Plan is accompanied by a consultation statement and a Design Guide. It is supported by relevant evidence cited within it. Where that evidence has been commissioned by, or provided specifically for, the NPF (material with an * in the Plan), it is available on the BBEST website.

This document covers the following:

1. Preparation of Plan with full regard to national policies and advice.
2. Contribution to sustainable development
3. General conformity with strategic policies of Local Plan
4. Compatibility with EU obligations
5. A 'basic conditions' statement

1. National policies and advice

1.1. The Plan has been prepared with full regard to national policies and advice contained in guidance issued by the Secretary of State. This is cited within the Plan. In particular the following paragraphs and chapters are directly connected with NPPF advice and goals.

1.2. The table on pages 4 & 5 gives the detail against each policy, as well as the Local Plan references.

ENVIRONMENT AND GREEN SPACES

- NPPF Paragraph 96
- NPPF Paragraph 97
- NPPF Paragraph 98
- & Chapter 8

SUSTAINABLE AND BALANCED COMMUNITY

- NPPF, Paragraph 11
- NPPF, Paragraph 91

BROOMHILL DISTRICT CENTRE

- NPPF, Paragraph 92 a
- NPPF, Chapter 7

ACTIVE TRAVEL

- NPPF, Paragraph 103
- NPPF, Paragraph 111

DEVELOPMENT, DESIGN AND HERITAGE MANAGEMENT

- NPPF Chapter 12
- NPPF Chapter 16

2. Sustainable Development

2.1. The Plan has been prepared to support sustainable development within the Neighbourhood. This has been a theme throughout all work on the Plan.

2.2. In particular the Plan:

- Has social, economic and environmental aims.
- Suggests many ways in which the local community can be strengthened and enhanced.
- Is designed to ensure that moving around the area, particularly on foot, is as safe and convenient as possible.
- Supports the creation of a vibrant retail centre, and the continuation of a high-quality setting for the important businesses and institutions in the area.
- Provides a variety of means to support and improve the environment.
- Strongly encourages good urban design, and is designed to help with the appropriate re-use and refurbishment of buildings.
- Aims to help ensure that the high-quality architectural heritage of the area is made best use of, and that the historic buildings and settings in the area remain in productive use and realise their potential.

3. Strategic policies of Local Plan

3.1 The Plan has been prepared in close collaboration with Sheffield City Council (SCC), who have provided detailed advice on the Plan, and its connection with the UDP and Core Strategies (which together comprise the 'adopted Development Plan'). These are regularly cited within the Plan.

3.2. We have been advised by SCC that many of the existing adopted strategic plan policies with which the Neighbourhood Plan is in compliance, *are now considered to carry significantly reduced weight*. However, SCC's emerging Development Plan is yet to be placed in the public domain for consultation, so any emerging policies carry no weight.

3.3. Planning Practice Guidance (PPG) Note: Paragraph: 008 Reference ID: 41-009-20190509, states:

A draft neighbourhood plan ... must be in general conformity with the strategic policies of the development plan in force if it is to meet the basic conditions.

PPG further states:

The reasoning and evidence informing the [emerging] local plan process is likely to be relevant to the consideration of the basic conditions.

3.4. The Neighbourhood Plan has where possible used the most up to date evidence available to it in order to inform its policy objectives and detailed wording, it is the case that the policy framework within the Neighbourhood

Plan remains in compliance with existing adopted Development Plan, which is the plan in force, and with the NPPF objectives.

3.5. The table on pages 4 & 5 gives the detail against each policy, as well as the NPPF references.

4. EU Obligations

A screening has been carried out by SCC and the Plan is regarded as meeting all relevant obligations. The SEA screening report and HRA Stage 1 screening report were based on the Reg 14 Pre-Submission version of the BBEST Neighbourhood Plan. It is considered that there have been no significant or material changes to plan content which would require the Screening Reports to be reviewed.

5. Basic conditions for the Plan

BBEST can confirm that:

- the Plan is being submitted by a qualifying body, the BBEST Neighbourhood Planning Forum, as designated by the Localism Act
- the Plan is a neighbourhood development plan, covering planning policy
- the period of the Plan is proposed, as 2020-2035
- the Plan does not relate to 'excluded development' and it does not relate to more than one neighbourhood area
- there are no other neighbourhood plans in place within the neighbourhood area.

Neighbourhood Plan Policies	Relevant Development Plan Policies	Relevant paragraphs or chapters of the NPPF
EN1 PROTECTING BIODIVERSITY	BE6, GE11, GE13, H14, [H17]	Paragraphs 96, 97 and 98 and Chapter 8
EN2 ECOLOGICAL NETWORKS	CS73, CS74, BE6, GE10, H14	Paragraphs 96 ,97 and 98 and Chapter 8
EN3 LOCAL GREEN SPACE	CS73, CS74, [LR4], LR5, [LR8], [LR10], [LR11], H16,	Paragraphs 96, 97 and 98 and Chapter 8
EN4 TREES & TREE COVER	CS74, GE15, BE6, BE15, BE16, H14.	Paragraphs 96, 97 and 98 and Chapter 8
SBC1 CREATION OF HOUSES IN MULTIPLE OCCUPATION	CS41, CS74, H5, H10, H14.	Paragraphs 11, and 91, and Chapter 12.
SBC2 HOUSING TO MEET LOCAL NEEDS	CS31, CS74, H10, H14	Paragraphs 11, 91, and 122, and Chapter 12.
SBC3 HOUSING DENSITY	CS31, CS74, H10, H14	Paragraphs 11, 91 and 122, and Chapter 12.
BDC1 PROMOTING BROOMHILL CENTRE	CS14, CS34, BE4, BE11, S4, S5, S7, S10, S12	Paragraph 92, and Chapter 7
BDC2 DEVELOPMENT OF CENTRAL RETAIL AREA (PRECINCT) & IMPROVING THE CENTRAL PUBLIC REALM	CS74, CS34, BE4, BE11, S4, S7, S10, [S12]	Paragraph 92, and Chapter 7
AT1 ACCESS AND MOVEMENT ON FOOT	CS51, CS53, CS54, CS55, BE10, [T7], T8	Paragraphs 103, and 111.
AT2 SUSTAINABLE SAFETY FRAMEWORK	Policy 8a City Transport Strategy	Paragraphs 103, and 111.
AT3 AIR QUALITY	CS51, CS66,	Paragraphs 103, and 111.
DDHM1 KEY DESIGN PRINCIPLES	CS74, [BE1], [BE2], BE5, BE6, BE15, BE16, BE17, BE19, BE20, H14	Chapter 12, and Chapter 16
DDHM2 DEVELOPMENT WITHIN THE CROOKES VALLEY CHARACTER AREA	CS74,[BE1], [BE2], BE5, BE 16, BE17, BE19	Chapter 12, and Chapter 16
DDHM3 DEVELOPMENT WITHIN THE BROOMHILL DISTRICT CENTRE CHARACTER AREA	CS74, [BE1], [BE2], BE4, BE5, BE13, S4, S7, S11	Chapter 12, and Chapter 16
DDHM4 SIGNAGE WITHIN THE	CS74, [BE1], BE13, S4, S7, S11	Chapter 12, and Chapter 16

BROOMHILL DISTRICT CENTRE CHARACTER AREA		
DDHM5 DEVELOPMENT WITHIN THE HOSPITALS, SOUTH EAST AND SOUTH WEST CHARACTER AREAS	CS74,[BE1], [BE2], BE5, BE16, BE17, BE19	Chapter 12, and Chapter 16
DDHM6 DEVELOPMENT WITHIN THE NORTH EAST AND NORTH WEST CHARACTER AREAS	CS74,[BE1], [BE2], BE5, BE16, BE17, BE19	Chapter 12, and Chapter 16
DDHM7 DEVELOPMENT WITHIN THE ENDCLIFFE CHARACTER AREA	CS74,[BE1], [BE2], BE5, BE16, BE17, BE19	Chapter 12, and Chapter 16