

Annex G: Proposed changes arising from recommendations of the LDF Working Group and other minor editorial or factual changes

	Section	Change recommended at LDF WG	Proposed Change
Section 1. Background			
1	Para 1.22	Check that the results on eco-footprint reflect the latest information and include tonnages as referred to in Section 18.	The 2006 figures are the most up to date eco-footprint data. Paragraph 1.22 amended to read: 'If all the biologically productive land and sea on the planet is divided by the number of people inhabiting it, our available footprint is 1.8 gha per person. <u>The most up to date eco-footprint data from the Stockholm Environment Institute York Centre, identifies that in 2006 York's eco-footprint was 4.72 gha per person, just over the UK average of 4.64 gha per person....</u> '
2	Para 1.23	Strengthen reference to legal requirements, particularly sentence that refers to '...exceed <u>acceptable</u> levels of air quality...' to reflect that we are already exceeding legal limits set by European legislation.	Added the following to Para 1.23, line 11: '...further areas may exceed <u>legally</u> acceptable levels of air quality.' Para 1.23, last sentence – amended as follows 'The LDF has an important role in helping <u>the Council to meet it's legal requirement to comply with national air quality objectives. Through helping to protect and improve air quality by ensuring appropriate patterns of development the LDF can help York become a low emission city.</u>

3	Para 1.28	Check most appropriate way to express the average earnings – mean, medium or mode. This needs to be checked in a number of other places, including Annex C (SA).	<p>Paragraph 1.28 amended to read:</p> <p>‘A key challenge for the LDF is to deliver sufficient housing of the right type and mix to meet the City’s needs. Affordability is also a key issue for York. There is currently a significant gulf between average earnings and average house prices. <u>The Council’s Strategic Housing Market Assessment (2007) gives the most up to date mean gross household income figure of £29,743 per annum, the median gross household income is lower at £23,750 per annum.</u> The mean average income of newly forming households is not sufficient to enable them to purchase on the open market...’</p>
Section 2. Vision			
4	Para 3 on pg 17	Strengthen wording on air quality to make reference to legal requirement to meet objectives	Addressed by changes made to the background section.
Section 4. Green Belt			
5	Para 4.4	Expand paragraph to outline the specific elements that are important to preserving historic character and setting of York such as areas preventing coalescence, areas retaining rural setting etc... reflecting local characteristics.	<p>Added to paragraph 4.4: <u>‘Specifically these are identified as: areas which retain, reinforce and extend the pattern of historic green wedges; areas which provide an impression of a historic city situated within a rural setting; the setting of villages whose traditional form, character and relationship with the surrounding agricultural landscape of which is substantially unchanged; and areas which prevent the coalescence of settlements to retain their individual identity.’</u></p>

Section 5. City Centre			
6	CS2 – 2. Principles	Include additional principle referring to provision of a city centre swimming pool.	Added point x. to part 2 of CS2 which reads <u>'investigate land availability to build a city centre swimming pool if there is a proven need'</u>
7	CS2 – 3. vi.	Include more wording from para 5.20 to reflect that civic/open space will also be part of the Castle Piccadilly proposal.	Added text to point vi. of part 3 of CS2 <u>'creating a world class civic space around'</u> .
8	CS2 – 3. vi.	Look at wording of Civic Park to ensure that it fully reflects the area that it is intended to cover.	Replaced 'at St George's field' with <u>'where the Rivers Ouse and Foss meet, and where the Eye of York and Clifford's Tower are found'</u> in point vi. of part 3 of CS2.
9	CS2 – 4. Access & Movement	Include reference to cycling – 'The LDF will support the prioritisation of pedestrian <u>and cycle</u> movement, <u>including secure cycle parking</u> , and improvement of linkages...'	Reworded CS2, part 4: 'The LDF will support the prioritisation of pedestrian <u>and cycle</u> movement, <u>including secure cycle parking</u> , and improvement of linkages...'

10	Pg 36 – Areas of Change	Include Micklegate as an additional Area of Change.	<p>Added new 3. viii: Micklegate – <u>‘Revitalising the environment of Micklegate and connecting streets and protecting the retail and leisure offer.’</u></p> <p>Added new paragraph after 5.22: <u>‘Micklegate - Micklegate is the historic entrance to the City from the South and has a richness of architecture emphasised by the slope and curve of the street. Micklegate is often lively in the evening but quieter during the day when businesses do not benefit from footfall from the core of the City Centre despite a variety of independent shops, restaurants and pubs. Through the City Centre AAP improvements can be made to the area including enhancements to the streetscape of Micklegate and connecting streets with improved surfaces, street furniture and crossing points. Junctions connecting with the street can be redesigned in favour of pedestrian movement. Wayfinding and orientation improvements in the ‘Heart of the City’ will help to better incorporate the Micklegate area into the retail and visitor ‘circuit’. Through the City Centre AAP the Council will also seek to protect the historic character of the street and enhance and protect the offer of independent retailing.’</u></p>
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Section 6. York Northwest

11	York Northwest - General	Include reference to safeguarding land for tram train, even if delivery is not currently certain.	<p>Added to paragraph 6.13: <u>‘Tram-train could also offer an important public transport link between the site, the City and the wider region. Given the long term nature of this project, appropriately located land should be reserved as part of the development and incorporated into the wider phased approach to sustainable transport.’</u></p> <p>Added to paragraph 6.18: <u>‘Tram-train could offer an important public transport link between the site and the wider region. As a result of the long term nature of this project, appropriately located land and financial contributions towards tram-train halt facilities should be reserved as part of the development and incorporated into the wider phased approach to sustainable transport through the masterplanning process.’</u></p>
12	York Northwest - General	Include requirement for the development to be exemplary.	<p>Amended 1st bullet point of Strategic Objectives to: <u>‘To create new <u>exemplar</u> sustainable and inclusive communities...’</u></p> <p>Amended 1st sentence of CS3 to: <u>‘The LDF will provide a new piece of City with <u>exemplar</u> mixed development’</u></p>
13	York Northwest - General	It should be made clearer that the site is intended to be an Eco-District/Settlement	<p>Inserted the following text into policy CS3 and CS4: <u>‘The site is being promoted within the <u>Leeds City Region as an Urban Eco-Settlement, with sustainable living as the core concept in the creation of the new development.</u> Development will seek to deliver PPS1 standards for Eco Towns within the context of its brownfield location.’</u></p>

14	York Central targets	Include target on associated community and education type uses.	Added to 3 rd bullet point: <u>'and associated social infrastructure to meet the needs of the development, including sports, leisure, health, education and community facilities and open space.'</u>
15	CS3 – principle ix.	Strengthen principle given aims for no/low car development.	Amended ix to read: <u>'to ensure as many trips as possible are able to be taken by sustainable travel modes and to promote and facilitate modal shift from the car.'</u>
16	British Sugar targets	Include target on leisure, education and open space type uses.	Added to 1 st bullet point: <u>'and associated social infrastructure to meet the needs of the development, including sports, leisure, health, education and community facilities and open space.'</u>
17	CS4 iii	Include reference to leisure facilities.	Amended iii to read: 'a local centre/community hub incorporating health, education, <u>leisure</u> and community facilities...'
18	Paragraph 6.18	Include reference to making links to neighbouring sites.	Added to paragraph 6.18 (following new text on tram-train): <u>'This should also consider the opportunities to link to areas adjoining the Strategic Allocation.'</u>
Section 9. Aiding Choice			
19	Targets	Need temporary pitches for Gypsies and Travellers.	Target amended as follows: Delivery of sites for 36 additional <u>permanent</u> Gypsy and Traveller pitches by 2031. Moved CS8 viii ('make temporary plots available within larger sites.') to after CS8 v. so that all larger Gypsy and Traveller, as well as Showpeople, sites are required to provide temporary pitches to meet seasonal, commercial and irregular demand.
20	CS8 v.	The policy should also refer to the amenity of neighbours.	Amended clause v) to read: "provide adequate levels of privacy and residential amenity for occupiers ";

21	Para 9.10	Delete 'commonly' from line 9 and replace with more appropriate wording that reflects that negative effects 'can' be experienced. Include text recognising the impact that HMOs have on family housing and affordability in the private rented sector, alongside implications for non students seeking accommodation in the private rented sector.	Para 9.10, reworded lines 7-11 as follows ' <u>...which can often have negative affects-effects. explored in the Housing in Multiple Occupation Technical Paper (2011). These commonly can include a rise in anti social behaviour, increases in crime levels, parking pressures and decreased demand for local shops and services, sometimes leading to closures. It can also put pressures on family housing as owner occupiers and buy to let landlords compete for similar properties and have implications for non students seeking accommodation in the private rented sector. The impacts of concentrations of student housing in York, is explored in the Houses in Multiple Occupation Technical Paper (2011)'</u>
22	Para 9.11 & 9.12	Include text to indicate that higher densities (than those set out in the policy) would be encouraged in certain locations/ circumstances.	Added the following after the first sentence of para 9.11: ' <u>As would be expected, mixed development sites (those including flatted development) could achieve much higher net densities, however would not help achieve other aspirations to deliver greater levels of family housing. As such, policy CS9 guides net 'housing' density. Higher density development will be encouraged in those areas with access to a quality public transport service and a good mix of shops and services.'</u>
Section 11. Community Facilities			
23	Targets	Replace 'ten minutes (800m) walk' with 'five minutes (400m) walk' and replace '30 minute frequency' with '15 minute frequency'.	Targets amended as follows –'ten minutes (800m) walk' replaced with ' <u>five minutes (400m) walk</u> ' and '30 minute frequency' replaced with ' <u>15 minute frequency</u> '

24	Targets (last bullet)	Include reference to community leisure facilities.	Target (last bullet) amended as follows – ‘Meet community needs for city-wide and large scale built sports <u>and community leisure facilities</u> ’ For completeness, reference to ‘community leisure facilities’ also added to Policy CS11 criterion vi, para 11.2, the heading before para 11.7 and in para 11.7.
25	CS11 - vi	Include reference to <u>city centre</u> swimming pool.	The provision of a city centre pool is specifically referred to in Section 5. Policy CS11, criterion vi has been amended as follows – ‘...including new swimming pool provision and...’ to recognise that more than one pool might be developed in the plan period.
26	Para 11.6	Reword sentence on Neighbourhood Plans to make it more flexible – the legislation may not come out in the way expected.	Para 11.6, amended as follows – ‘...the Government <u>will intend to introduce...</u> ’ Replaced ‘Neighbourhood Plans’ with ‘ <u>neighbourhood plans</u> ’
27	Para 11.7	Make general reference to meeting needs emerging through the Sport and Active Leisure Strategy and remove specific reference to current needs such as ‘...16 publicly accessible badminton courts.’	Para 11.7, amended as follows – ‘Ongoing work to support Active York’s emerging ‘Sport and Active Leisure Strategy’ highlights current unmet demand for a community stadium <u>and a publicly accessible swimming pool space in line with Sport England’s capacity and accessibility standards.</u> ...a match quality water based synthetic pitch, three FA approved full size synthetic pitches and 16 publicly accessible badminton courts. The LDF will facilitate the delivery of these new city wide and large scale built sports facilities. ’
A World Class Centre for Education and Learning for All			
28	Divider page	Change divider page photos.	Photo on divider page changed.

Section 15: Sustainable Transport			
29	Page 85 – Targets	The targets should make reference to reducing CO ₂ emissions.	It is not possible to include a specific breakdown of the level of reduction in CO ₂ emissions that would be achieved from transport measures outlined in the policy. Therefore no target has been included. Added new paragraph 15.7: <u>'The measures outlined in the policy and those to be identified through the emerging LTP3, will contribute to reducing transport emissions, having a positive effect on regulated air quality pollutants and greenhouse gases. The Council is currently preparing a Low Emission Strategy for the City which will aim to accelerate the uptake of low emission vehicles and technology. For further information, please see Section 16 'Air Quality'.'</u>
30	Page 85 – General comment	Check the latest position on Tram – Train and include reference to it.	Added to the end of Policy part ii: <u>'The LDF will also support the longer term ambition to improve rail provision along the Harrogate railway line through the introduction of tram-train.'</u> Added to end of Paragraph 15.3: <u>'Tram-train is a longer term ambition to make improvements to provision along the Harrogate railway line. Whilst it is not a specific infrastructure scheme within the plan period, the LDF recognises it as a longer term project and will seek to ensure that it is not prejudiced by developments coming forward in the period to 2031, specifically the York Northwest Strategic Allocations (Section 6).'</u>
31	Page 85 – Targets & para 15.2	Replace the distance of 800m with 400m and 30 minute frequent bus service with 15 minute frequency.	Amended targets (1 st bullet point) to: <u>'All new developments are located within a five minute (400 metres) walkable route...'</u>

			<p>Reworded 1st bullet point in para 15.2 to: ‘within a <u>five minute (400 metres) walkable route...</u>’</p> <p>Reworded 3rd bullet point in para 15.2 to: ‘within a <u>five minute (400 metres) walkable route of a frequent public transport service (15 minute or higher frequency).</u>’</p> <p>Added further wording to Paragraph 15.2: ‘<u>Although it is recognised that in some circumstances developments will not be able to achieve these standards.</u>’</p>
32	Page 87 – Policy	The softer transport issues such as ticketing needs to be strengthened and reflect the LTP3 position. Add more wording to text on smarter choices.	Added to part iii of Policy CS18: <u>Further measures to improve the public transport offer will be progressed through the emerging LTP3, such as cross ticketing between different transport providers.</u>
Section 16: Air Quality			
33	Page 90 – Strategic Objectives	Alter nitrogen oxide to nitrogen dioxide	Reference amended as follows – Nitrogen <u>dioxide</u>
34	Page 90 – Targets	The air quality targets are not objectives but legal requirements. These need to be amended to reflect EU breaches to legal requirements and need to be in compliance as soon as practically possible rather than by 2030. It was suggested that the targets could be linked to the Low Emission Strategy	<p>Para 16.1, line 6, amended as follows – ‘...exceed <u>legally</u> acceptable levels...’</p> <p>Targets amended as follows: ‘national annual mean NO2 legal requirements at all relevant locations in the City.’ ‘national annual mean PM10 legal requirements at all relevant locations in the City.’ ‘revocation of all Air Quality Management Areas by 2031.’</p>
35	Page 91 – Figure 16.1	Amend the key to read: <ul style="list-style-type: none"> • Above the air quality objective (>40 	Key amended as follows – Above the air quality objective (> 20 40 ug/m ³). Above Approaching the air

		<p>ug/m³)</p> <ul style="list-style-type: none"> Approaching the air quality objective (>35 – 40 ug/m³) 	quality objective (>35 – 40 ug/m ³).
Section 17: Green Infrastructure			
36	Page 93 – Targets	<p>Recreational open space – achieve the standards set out in the PPG17 Study.</p> <p>Add target on ‘Increase amount’ of recreational open space provision.</p>	<p>New target added: <u>‘Work towards achieving the open space standards set out in current evidence base’</u></p> <p>Amended target: ‘No loss of recreational open space provision for which there is identified need, <u>and overall increase in provision of recreational open space.</u>’</p>
Section 18: Sustainable Design and Construction			
37	Pages 98-99 Targets and Policy	Interim targets need to be considered between 2011 and 2016 for domestic and 2019 for non domestic in relation to the Code for Sustainable Homes and BREEAM.	<p>Target, 3rd bullet point, amended to include interim targets:</p> <p>‘All development proposals of 10 dwellings or more or non-residential schemes over 1000m² to meet the following <u>minimum</u> requirements:</p> <p><i>Residential Developments:</i> Code for Sustainable Homes Level 3*** (or equivalent) up to and including 2013, Code for Sustainable Homes Level 4**** (or equivalent) from 2014 and zero carbon standard from 2016 onwards; and</p> <p><i>Non-residential Developments:</i> ‘very good’ standard as set out in the Building Research Establishment, Environmental Assessment Method (BREEAM) up to and including 2014, ‘excellent’ standard as set out in BREEAM from 2015 and zero carbon from 2019 onwards.’</p>

			<p>Policy CS21, section 2, amended to include interim targets:</p> <p>‘For development proposals of 10 dwellings or more or non-residential schemes over 1000m² the following <u>minimum</u> standards will apply, unless it can be demonstrated that it is not feasible or viable:</p> <p><i>Residential Developments:</i> Code for Sustainable Homes Level 3*** (or equivalent) up to and including 2013, Code for Sustainable Homes Level 4**** (or equivalent) from 2014 and zero carbon standard from 2016 onwards; and</p> <p><i>Non-residential Developments:</i> ‘very good’ standard as set out in the Building Research Establishment, Environmental Assessment Method (BREEAM) up to and including 2014, ‘excellent’ standard as set out in BREEAM from 2015 and zero carbon from 2019 onwards.’</p> <p>Paragraph 18.12 amended to read:</p> <p>‘Policy CS21 requires <u>as a minimum</u> large residential developments to achieve Code for Sustainable Home Level 3*** (or equivalent) up to and including 2013, Level 4**** (or equivalent) from 2014 and zero carbon from 2016 onwards. In addition the policy requires <u>as a minimum</u> all large non-residential developments to achieve BREEAM standards ‘very good’ up to and including 2014, ‘excellent’ from 2015 and zero carbon from 2019 onwards. These measures are essential in order for the City of York Council to reduce it’s eco</p>
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			and carbon footprint.'
38	Page 99 – Paragraph 18.2	Check the most up to date figures for the eco and carbon footprints.	Paragraph 18.2 amended to read: The <u>latest</u> eco-footprint <u>data</u> for York (<u>2006</u>) indicates that we need 4.72 global hectares (gha) per person to support our current lifestyles and demand for food, energy and waste disposal. The impact of our lifestyles on the global environment and climate change can also be measured in terms of carbon dioxide emissions. In York the carbon footprint is currently calculated at 12.61 tonnes per person (based on the <u>latest</u> Stockholm Environment Institute York Centre figures 2006). This footprint is above average for the UK, which is 12.10 tonnes per person and above the regional average which is 12.21 tonnes per person.
39	Page 100 Paragraph 18.6	Be less prescriptive about the range of renewable technologies available in York.	Paragraph 18.6 amended to read ' The range of technologies <u>could</u> include:'
40	Page 101 Paragraph 18.6	Delete 'domestic' from last three bullet points.	The word 'domestic' has been deleted from the last three bullet points.
Section 23: Delivery and Monitoring (changes made due to changes suggested by members in other Sections)			
41	Table 23.1 – page 125 / 126 (CS11: Community Facilities)		Amended Local Indicators (1 st and 2 nd bullet points) to reflect members request that 800m be changed to 400m and 30 minute frequency be changed to 15 minute frequency in the Targets to Section 11 (Community Facilities).
42	Table 23.1 – page 128 (CS 18: Strategic Transport)		Amended Local Indicator (3 rd bullet point) to reflect members request that 800m be changed to 400m in the Targets to Section 15 (Sustainable Transport)

43	Table 23.1 – page 128 (CS19: Air Quality)		<p>Amended wording in first and second bullet points in ‘Local Indicators’ to reflect changes suggested by members to the Targets in Section 16 (Air Quality).</p> <p>Wording added to beginning of both first and second bullet points ‘<u>Amount of reduction in Annual Mean.....</u>’</p> <p>Also added Local Indicator ‘<u>% above or below legal requirements for NO2 and PM10</u>’</p>
44	Table 23.1 – page 130 (CS21: Sustainable Design and Construction)		<p>Amended Local Indicators to reflect changes suggested by members to the Targets in Section 18 (Sustainable Design and Construction)</p> <p>Fifth bullet point of Local Indicators deleted and replaced with the following:</p> <ul style="list-style-type: none"> • No. of new residential developments (10+ dwellings) that meet the Code for Sustainable Homes Level 3*** (or equivalent) up to and including 2013, Code for Sustainable Homes Level 4**** (or equivalent) from 2014, and zero carbon standard from 2016 onwards; <p>Sixth bullet point of Local Indicators amended as follows:</p> <ul style="list-style-type: none"> • Number of new non-residential developments (over 1,000 m²) that meet ‘very good’ standards (BREEAM) <u>up to and including 2014, ‘Excellent’ standards (BREEAM) from 2015 and Zero Carbon</u>

			Standards from 2019 onwards.
Sustainability Appraisal			
45	Baseline page 16	Check most appropriate way to express the average earnings – mean, medium or mode	Added in new ASHE 2010 data table to illustrate the results. Also referenced the 2007 SHMA household income figure.
46	Page 42		To respond to Members' requested change to CS2, SA has updated the analysis in the matrix for CS2 as well as in the policy analysis on page 42 of the SA document as follows: <i>"...promoting pedestrian permeability and cycle routes..."</i>
47	Page 43		To respond to Members' requested reference to tram-train, the SA has included a summary of analysis regarding the impacts of a long-term strategy for tram-train in the analysis as follows: <i>"... In the longer term, the tram-train may also help with frequent sustainable transport access to the site."</i>
48	Page 46	Provide more explanation on last section re. Implications of windfalls on achieving policy CS7.	Further detail has been added to expand on the detrimental effects for policy CS7 as follows: "Firstly, this is in relation to meeting the different types and tenures of properties specified by the SHMA given that windfalls, by their nature, cannot be planned and therefore the supply is unpredictable. This unpredictability creates uncertainty as to the types of properties going to be developed to meet the required demand and if the ratio of housing to flats will be met over the lifetime of the plan. Secondly, but also in relation to the unpredictable nature of windfalls, there is some uncertainty with regards to maximising the amount of affordable homes gained given that windfalls cannot be planned for reducing the certainty of delivery for affordable homes. In

			addition to this, the majority of windfall sites tend to come forward on brownfield land and these sites typically have higher development costs due to necessary remediation work, which may further minimise the number of affordable dwellings developed.
49	Page 73		Following changes to the sustainable design and construction policy, the SA has included further comments as follows: <i>“The SA also welcomes the interim measures from 2011 to ensure a stepped approach is taken to meeting high environmental standards through design and construction in the future.”</i>
50	Annex 2: Policy CS3, page 19		Added in analysis regarding tram-train based upon Preferred Options analysis (objective S6 and S8)
51	Annex 2: Policy CS4, page 25		Added in analysis regarding tram-train based upon Preferred Options analysis (objective S8)
52	Annex 2: Policy CS8 page 46		To respond to amendments to policy CS8 regarding temporary pitches, added in wording to explain the change as follows: <i>“...they wish to live, <u>particularly given the provision of both temporary and permanent pitches.</u>” (Objective S9).</i>
53	Annex 2;Policy CS18, Page 90		Added in analysis regarding tram-train based upon Preferred Options analysis (Headline objective S8).
54	Annex 2: Policy CS21. page 102		Following changes to the sustainable design and construction policy, the SA has included further comments (objective EC3 and EN6).

List of editorial changes

Key Diagram

- Slightly adjust the position of Deighton village to make it closer to A19.
- Reposition York College of Law.
- Slightly adjust the position of Askham Bryan College to between Askham Bryan village and A64.
- Re-label river to south of York.

Section 1: Background

- Page 11, para 1.46 - for completeness following Members' comments a reference to 'community leisure facilities' has been added. The reference to a swimming pool has been replaced with 'new swimming pool provision'. The 'Council's emerging Sport and Active Leisure Strategy' has also been replaced with 'Active York's emerging Sport and Active Leisure Strategy'.

Section 6: York Northwest

- Page 44, Figure 6.2 – make slight amendments to map to remove Holgate Villa and add small areas adjacent to Holgate Park and land up to Water Lane.

Section 8: Housing Growth and Distribution

- Page 56, paragraph 8.1 – replace 'local service centres and large villages' with 'large villages and villages'.
- Page 56, paragraph 8.3 – replace 'local service centres' with 'large villages'.

Section 9: Aiding Choice in Housing Market

- Page 57, targets second bullet point – replace 2030 with 2031.

Section 11: Community Facilities

- Page 69, paragraph 11.7 – replace the 'Council's emerging Sport and Active Leisure Strategy' with 'Active York's emerging Sport and Active Leisure Strategy'.

Section 15: Sustainable Transport

- Page 88, Figure 15.1 – Haxby railway station removed as not a listed scheme in the document.

Section 17: Green Infrastructure

- Page 93, Targets, third bullet point – amend (SSI) to read (SSSI).

Section 23: Monitoring and Delivery (Table 23.1)

- Page 125, CS11 (Community Facilities) – first bullet point of National Indicators, replace word ‘dwellings’ with ‘developments’.

Sustainability Appraisal

- Baseline page 16 - swapped sentence “*The preservation of York’s heritage assets...*” to next baseline discussion box.
- Page 46 - added in the following to the first bullet point “...in the housing market and *this may lead to...*”
- Page 56 - Changed “..of York...” to “...*off* York...”