



ROECLIFFE AND WESTWICK PARISH COUNCIL

Neighbourhood Development Plan 2019-2032
Basic Conditions Statement

JANUARY 2020

ROECLIFFE AND WESTWICK NEIGHBOURHOOD DEVELOPMENT PLAN: BASIC CONDITIONS STATEMENT.

1. Legal Requirements

1.1 This Statement has been prepared by Roecliffe and Westwick Parish Council to accompany its submission to the Local Planning Authority, Harrogate Borough Council, of the Roecliffe and Westwick Neighbourhood Development Plan (“the Neighbourhood Plan”) under Regulation 15 of the Neighbourhood Planning (General) Regulations 2012 (“the Regulations”).

1.2 The Neighbourhood Plan has been prepared by Roecliffe and Westwick Parish Council, a qualifying body, for the Neighbourhood Area, covering Roecliffe and Westwick parish, as designated by Harrogate Borough Council on 4th September 2015.

1.3 The policies described in the Neighbourhood Plan relate to the development and use of land in the designated Neighbourhood Area only. The plan period of the Neighbourhood Plan extends until the end of 2032 and it does not contain policies relating to excluded development in accordance with the Regulations.

1.4 This Statement addresses each of the four ‘basic conditions’ required by the Regulations and explains how the Neighbourhood Plan meets the requirements of paragraph 8 of Schedule 4B to the 1990 Town & Country Planning Act.

1.5 The Regulations state that a Neighbourhood Plan will be considered to have met the basic conditions if:

- Having regard to national policies and advice contained in guidance issued by the Secretary of State, it is appropriate to make the Neighbourhood Plan;
- The making of the Neighbourhood Plan contributes to the achievement of sustainable development;
- The making of the Neighbourhood Plan is in general conformity with the strategic policies contained in the development plan for the area of the authority (or any part of that area);
- The making of the Neighbourhood Plan does not breach, and is otherwise compatible with, EU obligations.

2. Introduction and Background

2.1 Roecliffe is a village and, with Westwick, forms a civil parish in the Harrogate district of North Yorkshire, England. It is situated near the A1 road motorway west of Boroughbridge. It is on the banks of the River Ure and the community is centred on the village green which doubles up as the school playing field. The village has a pub, The Crown Inn and a primary school. The village itself is surrounded by scenic views with St Mary's Church, Roecliffe as its main attraction in the heart of the village. The church is believed to be the only church in the country with an entirely vaulted roof. Close to Roecliffe village is the market town of Boroughbridge and separating the two communities is the important local employment area of Bar Lane industrial estate. The parish had a population in 2011 (Census) of 238 people. 2015 population estimates saw this increase to 250.

2.2 The neighbourhood planning process has developed a coherent vision for the future of the parish:

“The distinctive and welcoming character and appearance of Roecliffe & Westwick shall be preserved and enhanced, with particular reference to the Conservation Area and the defined Development Limits by ensuring positive management of future developments and avoiding high density housing.

A safer and more secure environment will be developed, particularly as regards highways, so that Roecliffe & Westwick continues to be a safe and peaceful rural community. Existing green space, footpaths and bridleways will be protected and preserved, to improve the quality of life for all people who live, may come to live and work in Roecliffe & Westwick; but also to enhance the visual appearance of the area and for the benefit of visitors. To continue building a stronger community spirit and greater cohesion, local residents will continue to be consulted and involved in delivery of all aspects of the Plan.”

2.3 In addition it has developed policies under the following key themes:

- A. Preservation and enhancement of the historic and built environment
- B. New housing development
- C. Village facilities and services
- D. Footpaths, cycleways and bridleways
- E. Green Space
- F. Local economy

2.4 After consultation with the community, a draft Neighbourhood Plan was produced and between April and June 2019 the Regulation 14 (pre-submission) consultation was undertaken. Responses from this consultation have been considered, and some changes made to the policies in the plan as a result. It is now ready to be submitted to Harrogate Borough Council, the Local Planning Authority.

3. Conformity with National Planning Policy

3.1 The Neighbourhood Plan (NDP) has been prepared with regard to national policies as set out in the National Planning Policy Framework (NPPF) of April 2012 (revised February 2019). It is also mindful of the National Planning Guidance (NPPG) published by the Government in April 2014 in respect of formulating Neighbourhood Practice Plans.

3.2 Set out in Table 1 below, is a brief summary of how each policy has regard to the NPPF. The particular paragraphs referred to in the table are those considered the most relevant to each policy but are not intended to be an exhaustive list of all possible relevant paragraphs.

Table 1: Roecliffe and Westwick NDP conformity with the National Planning Policy Framework (NPPF)

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
A. Preservation and enhancement of the historic and built environment			
A1 Design and Development	<p>New development proposals should demonstrate that they preserve and enhance the distinct rural feel of the village of Roecliffe and its surrounding rural environment by:</p> <ul style="list-style-type: none"> • Respecting the local character, historic, archaeological and natural assets of the surrounding area, in particular the Conservation Area, and taking every opportunity, through design and materials, to reinforce local distinctiveness and a strong sense of place. • Ensuring that developments outside the Conservation Area do not adversely affect the setting and character of the Conservation Area. • Maintaining space and proportion of building plots, in keeping with the historic and present style of the village. • Ensuring that new structures do not dominate the village streetscape. • Incorporating landscaping to mitigate the impact of development. Planting programmes for new development should incorporate native arboreal species local to the area. • Prohibiting the removal of any trees that have a significant amenity value, without the support of an arboriculture report by a reputable company. • Using traditional bricks and pantiles as the dominant construction material for new buildings and boundary walls. • Maintaining the consistent two-storey eaves height found throughout the Conservation Area, with the exception of one storey out buildings. • New buildings should incorporate architectural detailing which represent the local vernacular and maintains local distinctiveness • Providing pitched roofs and windows that do not dominate the street scene. 	124 – 128, 130	<p><i>Character/distinctiveness is important in the local context and encourage through the NPPF.</i></p> <p><i>Policy seeks to encourage appropriate and sensitive development.</i></p>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<ul style="list-style-type: none"> • Ensuring proposals for external lighting which require planning permission demonstrate how they respect local character, residential amenity and biodiversity. • Allowing for innovation in design where this is of high quality and in keeping with the locality. 		
A2 Design of extensions	<p>In addition to the requirements of Policy A1 the following shall apply to the design of extensions where planning permission is required:</p> <ul style="list-style-type: none"> • Extensions, including garages, should not cause the property to dominate its neighbourhood and street scene, and space will be retained between buildings and the street similar to the space between neighbouring properties. • Extensions will be in materials to complement the existing or neighbouring houses. • Original character features should be retained and replicated in the extension. • Dormer windows shall be avoided on front elevations. They should be set back from the eaves, side/party walls and set down from ridgelines. • Door architraves, window styles and frames should closely reflect the style of the original building. 	124-128, 130	<p><i>Character/distinctiveness is important in the local context and encourage through the NPPF.</i></p> <p><i>Policy seeks to encourage appropriate and sensitive development.</i></p>
A3 Community involvement	<p>Planning applications for ten or more new dwellings should be accompanied by a Statement of Community Involvement. This statement should include:</p> <ul style="list-style-type: none"> • An explanation of how the community has been consulted about the proposals; • A demonstration that a range of means has been used to engage with local people; • A record of the views expressed by local people; • An explanation of how the proposals have responded to local people's views; 	128	<p><i>Early engagement with developers is encouraged to ensure conformity and excellence in development proposal.</i></p>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<ul style="list-style-type: none"> • An explanation of how the proposal limits impact upon residential amenities. <p>Any subsequent application will only be supported if it is clear the feedback from the community has been taken into account as far as practicable.</p>		
A4 Key Views	<p>Development should consider the visual impact of proposals and ensure careful design to protect the following key views, and also identified on the policies map, in order to maintain the character and appearance of the parish of Roecliffe and Westwick.</p> <ul style="list-style-type: none"> • Key View 1 Of Roecliffe village when entering along Bar Lane from the east, with the backs of houses visible across small fields and paddocks. • Key View 2 From the footpath to the north-west across the fields from which views of Roecliffe village, church and Old Vicarage can be obtained. • Key View 3 From Bar Lane and Thorns Lane where a distant view of the houses and gardens can be seen beyond the small hedged tofts stretching to Thorns Lane. • Key View 4 The approach to the village is contained to the east by woodland. This contained entrance via narrow lanes between walls, hedges and woodland give way to the unexpected open vista of The Green. • Key View 5 The approach to the village is contained to the west by woodland at The Common and the water-filled clay pits at the former brick works. This contained entrance via a narrow lane between walls, hedges and woodland give way to the unexpected open vista of The Green, beyond the Crown Inn. 	124-125	<i>Recognises the importance of local character and how easily this is eroded through inappropriate development.</i>
B. New housing development			
B1 Small scale housing development	Development proposals will be welcomed where these are small-scale developments (i.e. less than 10 dwellings) and do not extend the village into the surrounding countryside outside the village of Roecliffe	77-79	<i>Supports small scale housing developments, preferably within the development limits of the</i>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<p>Development Limits (2016), except in exceptional circumstances where it can be shown that:</p> <p>a) The proposed site is well related to the built form of the village in terms of locations scale, character and appearance;</p> <p>b) There are no other suitable sites within the Development Limit;</p> <p>c) The development does not result in coalescence with the built up area of neighbouring Boroughbridge;</p> <p>d) The development does not have significant adverse impacts upon the heritage, landscape value, or archaeological remains of the surrounding countryside;</p> <p>e) Would not result in ribbon development.</p>		<i>village, thereby avoiding sprawl into the countryside, isolated developments, or the potential of merging with neighbouring Boroughbridge.</i>
B2 Development criteria Highways	Where appropriate, measures which enhance traffic management and the operation of the highways will be encouraged where such can be shown to have a positive impact upon highway safety in and around Roecliffe village. Any measure should be of a design appropriate to the character of the village.	102-104, 111	<i>Supports growth where traffic management is controlled due to the restrictions within the village's highways network.</i>
B3 Adequate car-parking provision	Residential car-parking In any new housing development should provide off-road car parking spaces in accordance with standards as set out by North Yorkshire County Council as a minimum. Development proposals must demonstrate that there will be no over-spill of residential car-parking onto Main Street, Roecliffe.	105-106	<i>Supports growth that manages car ownership, important in a rural context, so that highways are not constricted by car-parking.</i>
C. Village facilities and services			
C1 Maintaining key village facilities and services	<p>The following facilities have been identified as key village facilities:</p> <ul style="list-style-type: none"> • Roecliffe Church of England Primary School • St. Mary's Church, Roecliffe, and the churchyard. • Crown Inn <p>Development proposals that would result in the loss of these key facilities will only be permitted where:</p>	92, 124-127	<i>Recognises the importance of certain key buildings/services in the context of the village design.</i>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<p>a) A replacement facility which meets the community’s ongoing needs in a suitable location is provided before any development commences; or</p> <p>b) The facility can be demonstrated to have no reasonable prospect of ongoing community use on a viable basis and where all options for continuance have been explored; and</p> <p>c) There is no adverse impact upon residential amenity.</p>		
<p>C2 Non designated local heritage assets</p>	<p>Non designated local heritage assets will be conserved and enhanced, wherever possible, in a manner that reflects their historic significance and/or their importance to local distinctiveness, character and sense of place.</p> <p>Proposals for development that affect such assets should take full and proper account of the significance of the asset as well as the scale and impact of any harm or loss, benefit or enhancement, to the community. The following non designated local heritage assets have been identified:</p> <ul style="list-style-type: none"> • The Roecliffe “Best Kept Village” sign • Victorian “VR” Letter Box • The Old Vicarage, Roecliffe • Ivy Farm • The Old Methodist Chapel • Telephone Kiosk • Two war graves • Manor House <p>Their sympathetic enhancements will be supported and encouraged.</p>	<p>184-188, 196-199</p>	<p><i>Recognises assets within the parish that are not protected beyond Conservation Area designation and should be recognised in future planning applications as being of local significance.</i></p>
D. Footpaths, cycleways and bridleways			
<p>D1 Footpaths, cycleways and bridleways</p>	<p>Development proposals will take all reasonable opportunities to improve footpath and bridleway access, by, for example, facilitating new circular walks and new safer alternatives to existing routes. Any proposed routes and changes to existing routes will be expected to take advantage of</p>	<p>91-92, 96-98</p>	<p><i>Recognises the importance of the recreational and green value of a local network of PRowS. Supports PRowS for health and</i></p>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<p>features such as good views, amenity areas and also provide further planting as part of the proposals.</p> <p>The layout of any proposed development should take into consideration the possibility of future footpaths and bridleways and access links not directly provided by the developments.</p>		<p><i>community benefits.</i></p>
<i>E. Green Space</i>			
E1 Local Green Space	<p>In accordance with national policy on Green Belts the following areas are designated as Local Green Spaces where new development will only be allowed in very special circumstances:</p> <ul style="list-style-type: none"> • LGS1: The village green • LGS2: Roecliffe Common 	<p>99-101</p>	<p><i>Identifies key green spaces for preservation for their important significance to the community.</i></p>
E2 Green and Blue Infrastructure	<p>The following identified corridors will be improved and protected for the multiple benefits derived from them for the community, including:</p> <ul style="list-style-type: none"> • habitats preservation • flood risk mitigation • noise reduction • wildlife movement • health and recreational opportunities • Agriculture and food production. <p>Development proposals should not result in the disruption of the functioning of these corridors for the benefits outlined above:</p> <ul style="list-style-type: none"> • River Ure Corridor • Tutt and Bishop Monkton Corridor • Holbeck valley Bottom Corridor • Knaresborough to Boroughbridge dismantled railway corridor • River Tutt diversion screen • Bar Lane Green Gap 	<p>149-150, 155, 170-171, 174</p>	<p><i>Maintains the ecosystem service networks of the parish in order to achieve sustainable development.</i></p>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	<p>Development proposals within or adjacent to these corridors should seek to integrate strong green and blue infrastructure, including:</p> <ul style="list-style-type: none"> • New accessible public green spaces for formal and informal recreation. New green space should seek to address identified deficits in the area and/or vicinity of the development. • Retention of hedges, trees and landscape features. • Retention of existing street trees and those ‘off street’ which form part of the street scene and provision of new trees wherever practicable. Existing trees in the street scene should be conserved and replaced on a like for like basis, with native species, should felling be deemed inevitable. • Provision of porous surfaces wherever hardstanding is required off the carriageway. • Provide corridors for wildlife to move through, around or across a development site. 		
F. Local Economy			
F1 Local Business Support	<p>Development proposals which provide support and give encouragement to local businesses and ensure viability is maintained and strengthened will be supported provided that they:</p> <ol style="list-style-type: none"> a) Contribute to the character and vitality of the local area. b) Protect residential amenity c) Do not adversely impact upon road safety. 	83-84	<i>Supports all business development which is appropriate in the rural context of the parish.</i>
F2 Broadband / Connectivity	<p>To support more people working from home and to encourage local micro/small business growth, this Plan supports the technology infrastructure that serves to improve broadband speed throughout the Neighbourhood Area.</p> <p>Development proposals should demonstrate how they will contribute to and be compatible with internet connectivity. This should include plans</p>	84, 112-113	<i>Aims to ensure that business development is not constrained by technological issues.</i>

NDP Policy	Policy wording	NPPF paragraphs	Conformity with NPPF
	and a Connectivity Statement showing suitable infrastructure provision within the development to ensure all new developments are 'fibre-ready'.		
F3 Bar Lane Industrial Zone	<p>The area around the current Bar Lane Industrial Estate, as marked on the policies map, is designated an Industrial Zone. Business development schemes within this zone are encouraged provided that:</p> <ul style="list-style-type: none"> a. new buildings and structures are in keeping with its surroundings in terms of scale and design. b. adequate car-parking provision for on-site staff, commercial vehicles and visitors to the extent that there will be no over-spill onto the highway, except in exceptional circumstances. c. full account is taken of the impact upon residential amenity, in particular light and noise pollution from local industry. 	<p>83-84 106-107</p>	<p><i>Supports sustainable growth of a significant industrial area for the Borough, while recognizing its proximity and impact upon the village.</i></p>

4. General conformity with the strategic policies of the development plan

4.1 The development plan for Roecliffe and Westwick is the Harrogate Borough Council Core Strategy, adopted in November 2014. However, at the time of Submission of this draft Neighbourhood Plan, the new HBC Local Plan has been published and is expected to be adopted in the coming months. Advice to the Parish Council from HBC is to consider our Plan’s conformity with this new Plan, rather than the 2014 version, now very out of date. Table 2 below sets out how each policy is in general conformity with the strategic policies of the publication draft Harrogate Plan 2018.

Table 2: Conformity of Neighbourhood Plan policies with Harrogate Borough Council’s publication draft Local Plan

NDP Policy	Harrogate Borough Council references	Commentary on conformity of policies	Overall conclusion on conformity by policy theme
<i>A Preservation and enhancement of the historic and built environment</i>			
A1 Design and Development	HP2 Heritage assets HP3 Local distinctiveness	Recognises the importance of the Conservation Area and listed and non listed assets in the village. The special character of the community should be respected.	Conforms with HBC policy
A2 Design of extensions	HS8 Extension to dwellings	Supports extensions which are in keeping and do not impact adversely on residential amenity	Conforms with HBC policy.
A3 Community involvement	GS6 Sustainable development	Promotes working proactively and in partnership to develop solutions	Conforms with HBC policy.
A4 Key Views	HP3 Local distinctiveness NE4 Landscape value	Maintaining high quality vistas and views	Conforms with HBC policy
<i>B New Housing Development</i>			
B1 Small scale housing	GS2 Growth Strategy GS3 Development limits	Enables small scale housing development appropriate to the size of the village (secondary service village)	Conforms with policy, recognises Roecliffe’s

NDP Policy	Harrogate Borough Council references	Commentary on conformity of policies	Overall conclusion on conformity by policy theme
development			position in the settlement hierarchy and the limits on development.
B2 Development criteria Highways	T14 Delivery of new infrastructure	Supports upgrades to the highways network where these serve to help development in the village be more sustainable.	Conforms with HBC policy
B3 Adequate car-parking provision	T13 Car Parking provision	Seeks to maintain NY standards as set out by Highways Dept.	Conforms with NYCC/HBC policy
<i>C Village facilities and services</i>			
C1 Maintaining key village facilities and services	GS7 Health and Well-being HP8 Protection and enhancement of community facilities	Conserves aspects of village services important to well-being, especially in a rural context	Conforms with HBC policy
C2 Non designated local heritage assets	HP2 Heritage assets	Recognises the importance of non designated assets	Conforms with HBC policy
<i>D Footpaths, cycleways and bridleways</i>			
D1 Footpaths, cycleways and bridleways	GS7 Health and Well-being HP5 Public Rights of Way	Enables people to access the countryside for recreation	Conforms with HBC policy
<i>E Green Space</i>			
E1 Local Green	GS7 Health and Well-	Access to high quality green space in the village	Conforms with HBC policy

NDP Policy	Harrogate Borough Council references	Commentary on conformity of policies	Overall conclusion on conformity by policy theme
Space	being HP6 Protection of existing sport, recreation and open space facilities. NE6 Local Green Space		
E2 Green and Blue Infrastructure	GS7 Health and Well-being CC1 Flood risk and Sustainable drainage NE3 Protecting the natural environment NE5 Green infrastructure	Conserves green infrastructure for multiple benefits	Conforms with HBC policy
<i>F Local Economy</i>			
F1 Local Business Support	EC2 Expansion of existing business EC3 Employment development in the countryside EC4 Farm diversification	Supports expansion of business in countryside with restrictions.	Conforms – supports HBC policy
F2 Broadband / Connectivity	GS5 Supporting the District's economy TI5 Telecommunications	Enables growth in the countryside in clean, technology based industry in particular.	Conforms – supports HBC policy
F3 Bar Lane Industrial Zone	EC1 Protection and enhancement of existing employment	Bar Lane noted as key employment site – encourages development with restrictions	Conforms – supports HBC policy.

NDP Policy	Harrogate Borough Council references	Commentary on conformity of policies	Overall conclusion on conformity by policy theme
	areas. HP4 Protecting amenity	Recognising residents rights not to have to suffer impacts from noise, fumes, vibrations etc	

5. Contribution to Achieving Sustainable Development

5.1 A Sustainability Appraisal has not been undertaken as this is not a requirement for a Neighbourhood Plan. However, the Neighbourhood Plan has taken account of the need to contribute to the achievement of sustainable development.

5.2 The objectives of the Neighbourhood Plan have sustainability at their heart. The Plan aims to:

- To support future development that will ensure parish sustainability and a thriving community.
- To recognise, respect and enhance the historical prominence and distinctive character of the parish.
- To have good access to community facilities.
- To be a welcoming community which promotes the interests of all.
- To support businesses and local employment that contributes to the vitality and sustainability of the parish.
- To mitigate the adverse impacts of traffic.

5.3 Table 3 below has assessed the Neighbourhood Plan's policies in terms of how it will deliver sustainable development with regards to economic, social and environmental aspects. It shows that the Plan's policies are, in the main, either neutral in effect or will make Roecliffe and Westwick more sustainable.

Table 3: Assessment of sustainability of Neighbourhood Plan policies

NDP Policy	Factors			Comments on sustainability and contribution made to achieving sustainable development
	Economic	Social	Environmental	
A1 Design and Development	*	-	**	Encourages high quality development which is in keeping with the vernacular and does not erode character, whilst maintaining environmental quality.
A2 Design of extensions	-	-	*	Seeks to ensure that development is in keeping and character is not eroded.
A3 Community involvement	*	**	*	Ensures that the community are embedded in the process of development in their community – a cornerstone of sustainable development.
A4 Key Views	-	*	**	Maintains the important placing of the village in its landscape.
B1 Small scale housing development	**	**	*	Sustainable growth , not growth which overwhelms services and infrastructure is sought.
B2 Development criteria Highways	-	**	*	Development which is sensitive to the carrying capacity of local highways infrastructure.
B3 Adequate car-parking provision	*	**	*	Ensuring new development does not overwhelm the highways infrastructure with on-road cars, potentially causing problems for traffic through the village.
C1 Maintaining key village facilities and services	*	**	*	A key facet of the sustainability of the community is maintaining, where practical, village services.
C2 Non designated local heritage assets	-	*	**	Recognising the value to the community of assets which have not been listed so that they are maintained and cherished as a key part of local character.
D1 Footpaths, cycleways and bridleways	*	**	**	Health and well being, the visitor economy and the character of the parish are maintained by conserving and extending the PRoW network.
E1 Local Green Space	-	**	**	Important for the open aspect of the village and health and well being.
E2 Green and Blue Infrastructure	*	*	**	Critical to ensuring wildlife and people are able to access high quality green space and habitats as well as working to protect against flooding.

NDP Policy	Factors			Comments on sustainability and contribution made to achieving sustainable development
	Economic	Social	Environmental	
F1 Local Business Support	**	*	-	Sustaining local service business, agriculture and rural business, all supporting the local economy.
F2 Broadband / Connectivity	**	**	*	Spreading the benefits of access to the internet primarily for business development.
F3 Bar Lane Industrial Zone	*	*	*	Ensures that business is encouraged to grow on the site without having further negative impacts on the village or expansion into valued surrounding countryside.

Assessment of policies: ** very positive * positive - neutral x negative xx very negative

6. Compatibility with EU Obligations and legislation

6.1 The Neighbourhood Plan has regard to the fundamental rights and freedoms guaranteed under the European Convention on Human Rights and complies with the Human Rights Act.

6.2 A screening opinion for the purposes of Strategic Environmental Assessment and Habitats Regulations Assessment has been undertaken by Harrogate Borough Council, and informed by the Statutory Consultees; Historic England, Natural England and the Environment Agency, see appendix 1 below. The Screening Report concludes that the proposals in the Roecliffe and Westwick Neighbourhood Plan are not likely to have a significant environmental effect and that a full SEA is not required.

6.3 The Neighbourhood Area is in relatively close proximity (12 miles) to the Kirk Deighton Special Area of Conservation (SAC) - the only internationally-designated site within a 15 mile radius of the Roecliffe and Westwick Neighbourhood Area boundary. However, screening has determined that the Roecliffe and Westwick Plan's policies are very unlikely to have an impact upon this site and so does not require an appropriate assessment under the EU Habitats Regulations.

7. Overall conclusion

In conclusion, Roecliffe and Westwick Parish Council has presented a Neighbourhood Development Plan that conforms with both the National Planning Policy Framework and the Harrogate Borough Council Publication Draft Local Plan.

The Roecliffe and Westwick NDP plans positively for sustainable development across the designated Neighbourhood Area, recognising and responding to the need for stimulating and supporting housing growth and business development while seeking to conserve the best of the area in terms of its environmental quality and heritage assets. Policies are proposed across key themes identified through a substantive process of community engagement and working closely with the Borough Council's Planning Service. Policies are clear, based on strong evidence and provide a direct link to the sustainable development of the Neighbourhood Area, in promoting sustainable growth for residents in relation to new homes, business development, alongside strong conservation measures for the built and 'green' environments and opportunities for the local community to preserve and enhance existing assets and to increase provision.

APPENDIX ONE – SCREENING OPINION REPORT AGAINST THE NEED FOR A STRATEGIC ENVIRONMENTAL ASSESSMENT FOR THE ROECLIFFE AND WESTWICK NEIGHBOURHOOD PLAN.

The full document is submitted as a separate document to this report.

Roecliffe and Westwick
Neighbourhood Plan 2019-2032
Submission Draft December 2019

Strategic Environmental Assessment
and Habitat Regulations Assessment
Screening Report

January 2020

Harrogate
BOROUGH COUNCIL