

# **Longhoughton, Boulmer and Howick Neighbourhood Plan**

## **Basic Conditions Statement**

February 2025

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## 1. Introduction

- 1.1 This statement has been prepared by Longhoughton Parish Council (LPC). It accompanies the Submission Draft Longhoughton, Boulmer and Howick Neighbourhood Plan (LBHNP), which has been submitted to Northumberland County Council (NCC), the lead authority, under section 15 of the Neighbourhood Planning Regulations General (2012 – ‘the Regulations’).
- 1.2 The LBHNP has been prepared by LPC, the qualifying body for the Longhoughton Neighbourhood Area. The Neighbourhood Area was designated by Northumberland County Council on 26 October 2018. Following a formal boundary review, which came into force on 1 April 2021, the boundary of Longhoughton Parish was modified to transfer a small area of land from Craster Parish to Longhoughton Parish. The amended neighbourhood area was approved by Northumberland County Council on 11 August 2021 (a copy of the designation documents are included at Appendix 1).
- 1.3 The LBHNP relates to planning matters (the use and development of land) in the designated neighbourhood area and covers the period from 2025 to 2036. It does not contain policies relating to excluded development<sup>1</sup> as laid out in the regulations.
- 1.4 This statement sets out how the LBHNP has been prepared in accordance with the regulations and meets the ‘basic conditions’ set out in paragraph 8(2) of Schedule 4B to the 1990 Act. The regulations state that a neighbourhood plan will have met the basic conditions if:
  - a. having regard to national policies and advice contained in guidance issued by the Secretary of State, it is appropriate to make the neighbourhood development plan;
  - b. the making of the neighbourhood development plan contributes to the achievement of sustainable development;
  - c. the making of the neighbourhood development 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);
  - d. the making of the neighbourhood development plan does not breach, and is otherwise compatible with, EU obligations as incorporated into UK law; and
  - e. prescribed conditions are met in relation to the plan and prescribed matters have been complied with in connection with the proposal for the neighbourhood plan. The following prescribed condition relates to neighbourhood plans:
    - Regulation 32 of the Neighbourhood Planning (General) Regulations (as amended by the Conservation of Habitats and Species and Planning (various amendments) Regulations (2018) sets out a further basic condition in addition to those set out in the primary legislation: that the making of the neighbourhood development plan does not breach the requirements of Chapter 8 of Part 6 of the Conservation of Habitats and Species Regulations 2017.
- 1.5 Sections 2 – 5 of this statement provide information to demonstrate how the Submission Draft LBHNP meets the basic conditions.

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<sup>1</sup> Such as minerals and waste matters or nationally significant infrastructure projects.

## 2. National policies and advice

- 2.1 National Planning Policy is set out within the National Planning Policy Framework (December 2024 - NPPF) and guidance is set out within National Planning Practice Guidance (NPPG). The Submission Draft HNP has been prepared having regard to the NPPF and NPPG.
- 2.2 The LBHNP contains 12 policies. The table below provides a summary of how the policies have had regard to national policy and guidance. The paragraphs referred to are considered to be the most relevant to the policy and are not intended to be a comprehensive list of every possible relevant paragraph.

Table 1: Conformity with national policies and guidance

LBH NP policy	National policies and guidance	
	References	Comments on conformity
LBH1: Embedding energy efficiency and renewable energy	NPPF: 162-168	Policy LBH1 requires planning applications to demonstrate how they have embedded sustainable design and construction into the proposed development, referring to passive design, waste reduction, energy and water efficiency, EV charging and on site renewable energy generation. This accords with the provisions of paragraph 162 of the NPPF requires development plans to take a proactive approach to mitigating and adapting to climate change and paragraph 165 which states that plan should provides a positive strategy for renewable and low carbon energy development. Paragraph 167 highlights that local planning authorities should give significant weight to the need to support energy efficiency and low carbon heating improvements to existing buildings.
LBH2: Location of new development	NPPF: 84, 187-190  NPPG: 036/8-036-20190721, 041/8-041-20190721.	Policy LBH2 defines a settlement boundary for Boulmer and states that outside the settlement boundaries of Longhoughton and Boulmer, land will be considered to be open countryside. Whilst there is no specific reference to settlement boundaries within the NPPF, they play an important role in helping to protect the countryside, prevent the merging of settlements, maintain the character and form of settlements and protect ecological assets. Therefore the identification of settlement boundaries particularly conforms with paragraph 84 of the NPPF which seeks to avoid the development of isolated homes in the countryside.  The consideration of the location of new development is also relevant to the impact on the landscape of the Northumberland Coast National Landscape (paragraphs 189 and 190 of the NPPF

LBH NP policy	National policies and guidance	
	References	Comments on conformity
		are therefore relevant), as well as NPPG. Paragraph 187 of the NPPF also requires planning policies to recognise the intrinsic character and beauty of the countryside – this is also recognised within NPPG.
LBH3: New residential and tourist accommodation	NPPF: 192-195 NPPG: 009/8-009-20240214, 010/8-010-20190721	This policy was added into the plan as a result of the appropriate assessment process. It accords with the provisions of the NPPF to ensure that impacts from increasing levels of recreational disturbance on internationally and nationally designated sites, as a result of new residential and/or tourist accommodation can be addressed.
LBH4: Design	NPPF: 131-140 NPPG: Gov.uk/guidance/Design National design guide	Good design is a key aspect of sustainable development. The NPPF attaches great importance to achieving high quality, beautiful and sustainable buildings and places. It identifies that neighbourhood planning groups can play an important role in identifying the special qualities of each area and explaining how this should be reflected in development both through their own plans and by engaging in the production of design policy, guidance and codes by local planning authorities and developers. Policy LBH4 requires new development to conserve and enhance local distinctiveness and includes policy criteria which reflect the qualities of the plan area. The policy has been informed by the Longhoughton Boulmer and Howick Design Code which forms an annex to the plan.
LBH5: Housing	NPPF: 30, 61-74	<p>The NPPF highlights the government’s objective of significantly boosting the supply of homes (paragraph 61). Neighbourhood plans have an important role in supporting the delivery of the number, type and mix of homes that are required in the area. They must support the strategic development needs that are set out in local plans and not promote less development (paragraph 30). The NPPF also highlights that neighbourhood planning groups should consider opportunities for allocating small and medium sized sites for housing in their area.</p> <p>The housing needs assessment for the Parish and feedback from the early engagement on the plan highlighted a need for additional affordable housing development to support the sustainability of the local community.</p>

LBH NP policy	National policies and guidance	
	References	Comments on conformity
		Policy LBH5 proposes the allocation of three sites for development. The proposed allocations have been informed by a detailed master planning exercise. The policy requires the delivery of affordable housing and high quality design.
LBH6: New housing development within Boulmer	NPPF: 82  NPPG: Paragraph:009 Reference ID:67-009-20190722	<p>Policy LBH6 requires all new open market housing development within Boulmer Ward to be restricted to ensure occupation as a principal residence. Paragraph 82 of the NPPF states that within rural areas planning policies should be responsive to local circumstances. NPPG highlights that people living in rural areas can face challenges in terms of housing supply and affordability. It explains that a wide range of settlements can play a role in delivering sustainable development in rural areas, therefore blanket policies restricting housing development need to be supported by robust evidence.</p> <p>The evidence base accompanying the submission plan highlights the significant impact of the proliferation of second and holiday homes in the Parish, which is most concentrated within Boulmer Ward.</p>
LBH7: Small scale rural exception sites	NPPF: 82-84  NPPG: 011/ 67 - 011-20210524 to 015/ 67-015-20210524	<p>The NPPF states that in rural areas planning policies and decisions should respond to local circumstances and support housing developments that reflect local needs. Also that local planning authorities should support opportunities to bring forward rural exception sites that will provide affordable housing to meet needs and consider whether allowing some market housing on these sites would help facilitate this.</p> <p>NPPG reiterates the NPPF and encourages neighbourhood planning groups to produce policies that specify in further detail the proportions of market housing that would be considered acceptable and under what circumstances. Neighbourhood planning is identified as an appropriate way to identify and support the delivery of affordable housing on exception sites. Policy LBH7 accords with the provisions of both NPPF and NPPG by defining the criteria that should be met by any application for the development of an exception site, informed by the Longhoughton Housing Needs Assessment.</p>
LBH8: Landscape	NPPF: 135, 187-191	Approximately half of the Parish lies within the Northumberland Coast National Landscape and it

LBH NP policy	National policies and guidance References	Comments on conformity
	NPPG: 036/8-036-20190721	<p>also includes part of the North Northumberland Heritage Coast. Paragraph 189 of the NPPF explains that National Landscapes, along with National Parks and the Broads, have the highest status of protection. Paragraph 190 states that applications for major development should be refused other than in exceptional circumstances. Paragraph 135 requires development to be sympathetic to local character including landscape setting. Paragraph 187 is also clear that planning policies should recognise the intrinsic character and beauty of the countryside.</p> <p>NPPG states that where landscapes have a particular local value, it is important for policies to identify their special characteristics and be supported by proportionate evidence. Policies may set out criteria against which proposals for development affecting these areas will be assessed. Plans can also include policies to avoid adverse impacts on landscapes and to set out necessary mitigation measures, such as appropriate design principles and visual screening, where necessary. The cumulative impacts of development on the landscape need to be considered carefully.</p> <p>Policy LBH8 seeks to ensure that new development will maintain and where appropriate enhance important elements of the landscape within the plan area. It identifies a number of criteria to be met where relevant and appropriate to the development. This accords with the provisions of the NPPF and NPPG.</p>
LBH9: Community services and facilities	NPPF: 88, 96-98	<p>Paragraph 88 of the NPPF states that planning policies should enable the retention and development of accessible local services and community facilities such as local shops, meeting places, sports venues, open space, cultural buildings, public houses and places of worship. Paragraph 98 seeks to guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the ability of the community to meet its day to day needs.</p> <p>Policy LBH9 reflects the requirements of the NPPF as it identifies those facilities which have great importance to the local community and seeks to guard against their loss.</p>

LBH NP policy	National policies and guidance	
	References	Comments on conformity
LBH10: Local green space	NPPF: 88, 98, 106-108  NPPG: 007/ 37-007-20140306 to 022/ 37-022-20140306).	The Local Green Space and Protected Open Space Background Paper explains out how the 8 sites which are proposed to be designated as local green space by policy LBH10 meet the detailed requirements set out within the NPPF and NPPG. The sites do not have planning permission, nor are they designated for development, or an extensive tract of land. The sites are demonstrably important to the local community and are in close proximity to the community to which they serve.
LBH11: Protected open space	NPPF: 88, 98, 103-106  NPPG: 001/37-001-20140306,002/37-002-20140306, 003/37-003-20140306	<p>The NPPF highlights the importance of access to a network of high-quality open spaces for the health and well-being of local communities. In addition, that existing open spaces should not be built on unless key criteria are met. NPPG identifies that open space, which includes all open space of public value, can take many forms.</p> <p>The Local Green Space and Protected Open Space Background Paper describes the methodology for the identification of protected open space and describes the reasons spaces are proposed for designation of the 14 sites. Policy LHB11 identifies the open spaces and includes criteria which will be used for the assessment of development proposals which could result in the loss of protected open space. The criteria accord with the requirements of the NPPF and NPPG.</p>
LBH12: Walking and cycling network	NPPF: 109-111	The NPPF highlights that planning policies should provide for attractive and well-designed walking and cycling networks. Policy LBH12 provides support for development proposals that would improve or extend the walking and cycling network as well as the creation of greenways.



### 3. Sustainable development

- 3.1 The NPPF defines the Government's view of what sustainable development means in practice for the planning system in England. Paragraph 8 explains that there are three overarching objectives to sustainable development which are independent and need to be pursued in mutually supporting ways: economic, social and environmental. This section of the report illustrates the alignment of objectives and policies of the LBHNP with the three objectives of sustainable development. In many cases, the LBHNP aims and policies are applicable to more than one dimension of sustainable development, in these cases they have only been placed within one dimension.
- 3.2 The NPPF defines that the economic objective of the planning system is:  
*'to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure.'*
- 3.3 Table 2 illustrates the alignment of the LBHNP with the economic objective of sustainable development.

Table 2: Economic alignment

LBHNP Objective/ Policy	Commentary
Objective 3: Business	This plan objective seeks to support and encourage appropriate and sustainable levels of business growth and development across the parish. This objective supports the economic element of sustainable development.

- 3.4 The NPPF defines that the social objective of the planning system is:  
*'to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities' health, social and cultural well-being.'*
- 3.5 Table 3 illustrates the alignment of the LBHNP with the social objective of sustainable development.

Table 3: Social alignment

LBHNP Objective/ Policy	Commentary
Objective 2: Housing	Seeks to ensure that the location, quantity and type of housing built in the parish is appropriate and reflects the distinct character and needs of the villages. This objective supports the social, economic and environmental elements of sustainable development.
Objective 6: Community	Seeks to protect and support the development of key community facilities and infrastructure to ensure that the community is inclusive and sustainable. This objective primarily supports the social element of sustainable development.

LBHNP Objective/ Policy	Commentary
Objective 7: Transport and access	Seeks to promote access to facilities and services for all residents, creating safe and high quality roads, pavements and green routes. This objective therefore supports both the social and environmental elements of sustainable development.
Policy LBH5: Housing	The policy allocated three sites for housing development. The allocations would support the delivery of around 34 dwellings. The dwellings would help meet identified needs, particularly for affordable housing. The allocations are supported by masterplans to ensure that the developments deliver important environmental enhancements, including the provision of open space and that the proposals will be expected to deliver high quality development. The delivery of housing to help meet identified needs and enhancements to open space will support the social element of sustainable development. New housing will also support the economy of the area, delivering the economic element of sustainable development.
Policy LBH6: New housing development within Boulmer	The policy requires that any new housing development within Boulmer ward will be restricted in perpetuity to occupation as a principal residence. This will help support the vitality and viability of the local community, therefore delivering the social element of sustainable development.
Policy LBH7: Small scale rural exception sites	The policy supports the delivery of affordable housing adjacent to the Longhoughton and Boulmer settlement boundaries as an exception when defined criteria are met. The provision of affordable housing to meet local needs will help to deliver the social element of sustainable development.
Policy LBH9: Community services and facilities	The policy identifies eight facilities which are considered to have great importance to the local community and seeks to protect them from loss. The policy also supports applications which would sustain or protect the existing retail store, café, post office service, public house and tea room. This will therefore support the social element of sustainable development. The retention/ expansion of facilities within the parish will also reduce the need to travel and support the local economy. The policy therefore supports the delivery of the environmental and economic objectives.
Policy LBH10: Local Green Space	The policy identifies eight areas of local green space which are important to the local community. Their protection will ensure these sites are not lost to development other than in very special circumstances. Their protection will support the delivery of both the social and environmental objectives.
Policy LBH11: Protected Open Space	The policy identifies 14 areas of open space which are valued for the local amenity value and for informal/formal recreational purposes. Access to high quality open spaces and opportunities for health and recreation are important to the

LBHNP Objective/ Policy	Commentary
	health and well-being of local communities, as well as the environment of the area, therefore supporting the delivery of both the social and environmental objectives.

- 3.6 The NPPF defines that the environment objective of the planning system is:  
*‘to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.’*

- 3.7 Table 4 illustrates the alignment of the LBHNP with the environmental objective of sustainable development.

Table 4: Environmental alignment

LBHNP Objective/ Policy	Commentary
Objective 1: Sustainable development	Seeks to ensure that new development makes a positive contribution to social, environmental and economic needs and that any negative impacts, particularly those contributing to climate change, are adequately mitigated. This objective supports all three elements of sustainable development.
Objective 4: Environment	Seeks to ensure that the natural environment of the parish is protected and improved by conserving and enhancing the natural beauty of the Northumberland Coast National Landscape and its setting, as well as the integrity of internationally designated coastal sites. This objective primarily supports the environmental element of sustainable development but also the social and economic element given the benefits to local communities and businesses.
Objective 5: Historic environment	Seeks to protect and enhance the distinctive character of the villages and the historic environment of the parish. This objective primarily supports the environmental element of sustainable development but also the social and economic element given the benefits to local communities and businesses.
Policy LBH1: Embedding energy efficiency and renewable energy	This policy supports development which embeds a commitment to sustainable design and construction. This policy therefore supports both the environmental and social elements of sustainable development.
Policy LBH2: Location of new development	This policy supports appropriate development within the Longhoughton and Boulmer settlement boundary – defining a specific boundary for Boulmer. This policy will protect the countryside from unsuitable and unsustainable development. This approach will support the environmental element of sustainable development.
Policy LBH3: New residential and tourist accommodation	This policy seeks to ensure that the impacts arising from increasing levels of recreational disturbance on designated

LBHNP Objective/ Policy	Commentary
	sites can be addressed. It will support the delivery of the environmental element of sustainable development.
Policy LBH4: Design	This policy seeks to ensure that development conserves and enhances local distinctiveness by demonstrating high quality design, respecting both existing character and responding to the distinctive character of the area. It requires development to be informed by the Longhoughton, Boulmer and Howick Design Code. The policy therefore supports the environmental element of sustainable development.
Policy LBH8: Landscape	This policy requires new development to maintain and where appropriate enhance the positive elements of the landscape character of the parish. It includes a number of criteria which are required to be met by relevant development. The policy therefore supports the environmental element of sustainable development.
Policy LBH12: Walking and cycling network	The policy supports development proposals that would improve or extend the walking and cycling network, as well as the creation of greenways. This policy therefore supports both the environmental and social elements of sustainable development.

## 4. Development Plan – Strategic Policies

- 4.1 This section considers the extent to which the policies contained within the LBHNP are in general conformity with the strategic policies of the development plan for the neighbourhood area, which are contained within the Northumberland Local Plan (2022 – NLP). The strategic policies contained within the NLP are listed in appendix 2. Table 5 sets out how the LBHNP policies are in general conformity with the relevant strategic development plan policies.

Table 5: General conformity with the strategic policies

LBHNP Policy	NLP Strategic Development Plan Policy	
	Policy	Comments on conformity
Policy LBH1: Embedding energy efficiency and renewable energy	STP4	The policy accords with the provisions of NLP policy STP4 which supports proposals that contribute to meeting targets to reduce greenhouse gas emissions.
Policy LBH2: Location of new development	STP1	<p>Within NLP policy STP1, Longhoughton village is identified as a service village and is expected to provide a proportionate level of housing and be a focus for the wider rural area. No changes are proposed to the settlement boundary for Longhoughton village, as defined within the NLP as it was concluded that land is available within the existing boundary to support the delivery of a level of dwellings that would exceed the NLP minimum housing requirement.</p> <p>Boulmer and Howick are identified in STP1 as small villages and should support a proportionate level of development. Boulmer however is much larger than Howick and there has been increasing pressure for housing development. The plan therefore proposes a settlement boundary for Boulmer which would support sustainable growth, but also prevent development that would negatively impact on its character. Given the size and dispersed nature of Howick, it was concluded that it would not be appropriate to define a settlement boundary.</p> <p>The proposed policy approach reflects the role and position of the settlements within the local plan settlement hierarchy.</p>
Policy LBH3: New residential and tourist accommodation	ENV1	Policy ENV1 requires appropriate weight to be given to the hierarchy of international and nationally designated nature conservation sites. Policy LBH3 will ensure that any net increase in the number of residential units or tourist accommodation contributes to the Coastal Mitigation Service, therefore according with the provisions of policy ENV1.
Policy LBH4: Design	QOP1	The NLP highlights the importance of achieving high quality and inclusive design through the planning process. Policy LBH4 requires new development to embed high quality and sustainable design and includes policy criteria which reflect the

LBHNP Policy	NLP Strategic Development Plan Policy	
	Policy	Comments on conformity
		qualities of the plan area, this accords with the provisions of NLP strategic policy QOP1.
Policy LBH5: Housing	HOU2 HOU3 HOU6	<p>NLP policy HOU2 supports the delivery of housing to meet objectively assessed housing needs and housing priorities that are identified in up to date housing assessment. The level of housing proposed to be delivered on new land allocations has been informed by a housing needs assessment. NLP policy HOU3 identifies a minimum housing requirement for Longhoughton Parish of 88. The draft plan proposes allocations to deliver in excess of this requirement. Policy HOU6 supports the delivery of affordable housing and identifies the level of affordable housing that should be delivered on specific sites.</p> <p>Policy LBH6 proposes the allocation of 3 sites to meet locally identified needs, including the provision of affordable housing and specifically refers to the mix of new development being informed by evidence of housing needs.</p>
Policy LBH6: New housing development within Boulmer	STP1 HOU2	<p>NLP policy STP1 supports development which enhances the vitality of communities. HOU2 supports the delivery of dwellings which meet housing needs and priorities.</p> <p>The proliferation of second and holiday homes in Boulmer is having a negative impact on the sustainability of the local community. As a result policy LBH6 restricts new housing within Boulmer Ward to be occupied as a principal residence. This will accord with the provisions of STP1 and HOU2.</p>
Policy LBH7: Small scale rural exception sites	HOU2 HOU6	<p>NLP policy HOU2 supports the delivery of housing to meet objectively assessed housing needs and housing priorities that are identified in up to date housing assessment. NLP policy HOU6 supports the delivery of affordable housing and identifies the level of affordable housing that should be delivered on specific sites.</p> <p>Policy LBH7 supports the delivery of affordable housing on small scale rural exception sites to meet locally identified needs. It includes criteria that would need to be met in order for a proposal to be acceptable. These criteria are considered appropriate in the context of the strategic policies of the development plan.</p>
Policy LBH8: Landscape	STP1 QOP1 ENV1	<p>NLP policy STP1(i) requires that development in the open countryside should be sensitive to its surroundings. Policy QOP1 requires development to respect and enhance any significant views or landscape setting. Policy ENV1(1b) seeks to protect the character and/or significance of Northumberland's distinctive and valued natural, historic and built environments.</p> <p>Policy LBH8 provides a locally specific approach, highlighting the need for development to accord with the provisions of the design code and management plan. The policy includes several</p>

LBHNP Policy	NLP Strategic Development Plan Policy	
	Policy	Comments on conformity
		criteria against which development should be assessed and identifies important views (informed by the Design Code). These criteria are considered appropriate in the context of the strategic policies of the development plan.
Policy LBH9: Community services and facilities	STP5	There are no specific strategic policies within the development plan regarding community services and facilities. However, as they are vital to the health and wellbeing of the local community it could be argued that the policy is relevant to NLP policy STP5, to which it accords.
Policy LBH10: Local Green Space	STP5 STP6 QOP1 ENV1	<p>There are no specific strategic policies within either the NLP regarding local green space. However, they are of great importance to the character and identity of an area and valued for a wide range of issues including visual amenity, historic significance, recreational value, tranquillity and richness of wildlife. As a result, their identification accords with several NLP strategic policies, particularly:</p> <ul style="list-style-type: none"> <li>• STP5 (health and wellbeing) – the protection of green spaces will support the mental and physical health and wellbeing of the local community.</li> <li>• STP6 (green infrastructure) – LGS are part of the green infrastructure of the parish and their identification and protection will therefore accord particularly with part 2 of the policy which seeks to protect the GI network.</li> <li>• QOP1 (design principles) – refers to the importance of development making a positive contribution to local character and distinctiveness. LGS are an important part of the character of the area.</li> <li>• ENV1 (natural, historic and built environment) – requires the character and/ or significance of Northumberland's distinctive and valued natural, historic and built environments to be conserved, protected and enhanced. The assessment of proposed LGS within the parish included consideration of their visual amenity, historic significance and richness of wildlife.</li> </ul>
Policy LBH11: Protected Open Space	STP5 STP6 QOP1	<p>There are no specific strategic policies within either the NLP protected open space. However, they are important to the environment of an area and for recreation. As a result, their identification accords with several NLP strategic policies, particularly:</p> <ul style="list-style-type: none"> <li>• STP5 (health and wellbeing) – the protection of open spaces will support the mental and physical health and wellbeing of the local community.</li> <li>• STP6 (green infrastructure) – open spaces are part of the green infrastructure of the parish and their identification and protection will therefore accord particularly with part 2 of the policy which seeks to protect the GI network.</li> </ul>

LBHNP Policy	NLP Strategic Development Plan Policy	
	Policy	Comments on conformity
		<ul style="list-style-type: none"> <li>• QOP1 (design principles) – refers to the importance of development making a positive contribution to local character and distinctiveness. Open spaces are an important part of the character of the area.</li> <li>• ENV1 (natural, historic and built environment) – requires the character and/ or significance of Northumberland’s distinctive environment to be conserved, protected and enhanced.</li> </ul>
Policy LBH12: Sustainable transport	TRA1	Policy LBH12 provides support for development proposals that would improve or extend the walking and cycling network, as well as the creation of greenways. This approach accords with the provisions of NLP policy TRA1 which promotes sustainable transport choices including supporting, providing and connecting to networks for walking and cycling.



## **5. Legal obligations and prescribed conditions**

### European Convention on Human Rights

- 5.1 Throughout the preparation of the LBHNP emphasis has been placed to ensure that no sections of the community have been isolated or excluded. The LBHNP is fully compliant with the requirements of the European Convention on Human Rights. There is no discrimination stated or implied, nor any threat to the fundamental rights guaranteed under the convention.

### Strategic Environmental Assessment and Habitats Regulations

- 5.2 European Directive (2001/42/EC) on the assessment of the effects of certain plans and programmes on the environment is known as the Strategic Environmental Assessment (SEA) Directive. SEA is required for all plans that may have a significant effect on the environment. European Directive (92/43/EEC) on the Conservation of Natural Habitats and Wild Flora and Fauna protects habitats and species of European nature conservation importance. It is a requirement that a Habitats Regulations Assessment (HRA) is undertaken in line with the provisions set by the amended Conservation of Habitats and Species Regulations (2017) to assess the effects of the neighbourhood plan on European Sites.
- 5.3 SEA and HRA screening opinions were undertaken by NCC. The conclusion was that a HRA was required, this therefore triggered the need for a SEA. Both a SEA and HRA have been prepared alongside the LBHNP and have informed the policies contained within it.

## **6. Conclusion**

- 6.1 This statement, which is required under Regulation 15 of the Town and Country Planning (Neighbourhood Planning) Regulations 2012 has demonstrated that the LBHNP complied with the legal requirements of paragraph 8(2) of Schedule 4B of the Town and Country Planning Act 1990 (as amended), in that it:
- has regard to national policies and advice contained in guidance issued by the Secretary of State; and
  - will contribute to the achievement of sustainable development; and
  - is in general conformity with the strategic policies of the development plan for the area (contained within the Northumberland Local Plan); and
  - does not breach and is compatible with European Union and European Convention on Human Rights obligations, including the Conservation of Habitats and Species Regulations 2017.
- 6.2 The LBHNP also complies with the legal requirements set out in Paragraph 8(1) of Schedule 4B to the Town and Country Planning Act 1990.

## Appendix 1: Neighbourhood area designation document



### Neighbourhood Area Designation Application Decision Document

#### Neighbourhood Planning (General) Regulations 2012 (Regulation 7)

#### DECISION REGARDING APPLICATION FOR DESIGNATION OF LONGHOUGHTON PARISH AS A NEIGHBOURHOOD AREA

In accordance with Neighbourhood Planning (General) Regulations 2012 (Regulation 7) Northumberland County Council hereby gives notice on the designation of the Civil Parish of Longhoughton as the 'Longhoughton Neighbourhood Area' for the purposes of neighbourhood planning under Section 61G(1) of the Town and Country Planning Act 1990 as amended. The designated area is shown on the attached map.

Under Section 61H(1) of the Town and Country Planning Act 1990 as amended, the area has not been designated as a business area because it is not wholly or primarily business in nature. The relevant designation information is set out below:

Name of Neighbourhood Area	Longhoughton
Relevant qualifying body	Longhoughton Parish Council
Decision published	11 August 2021

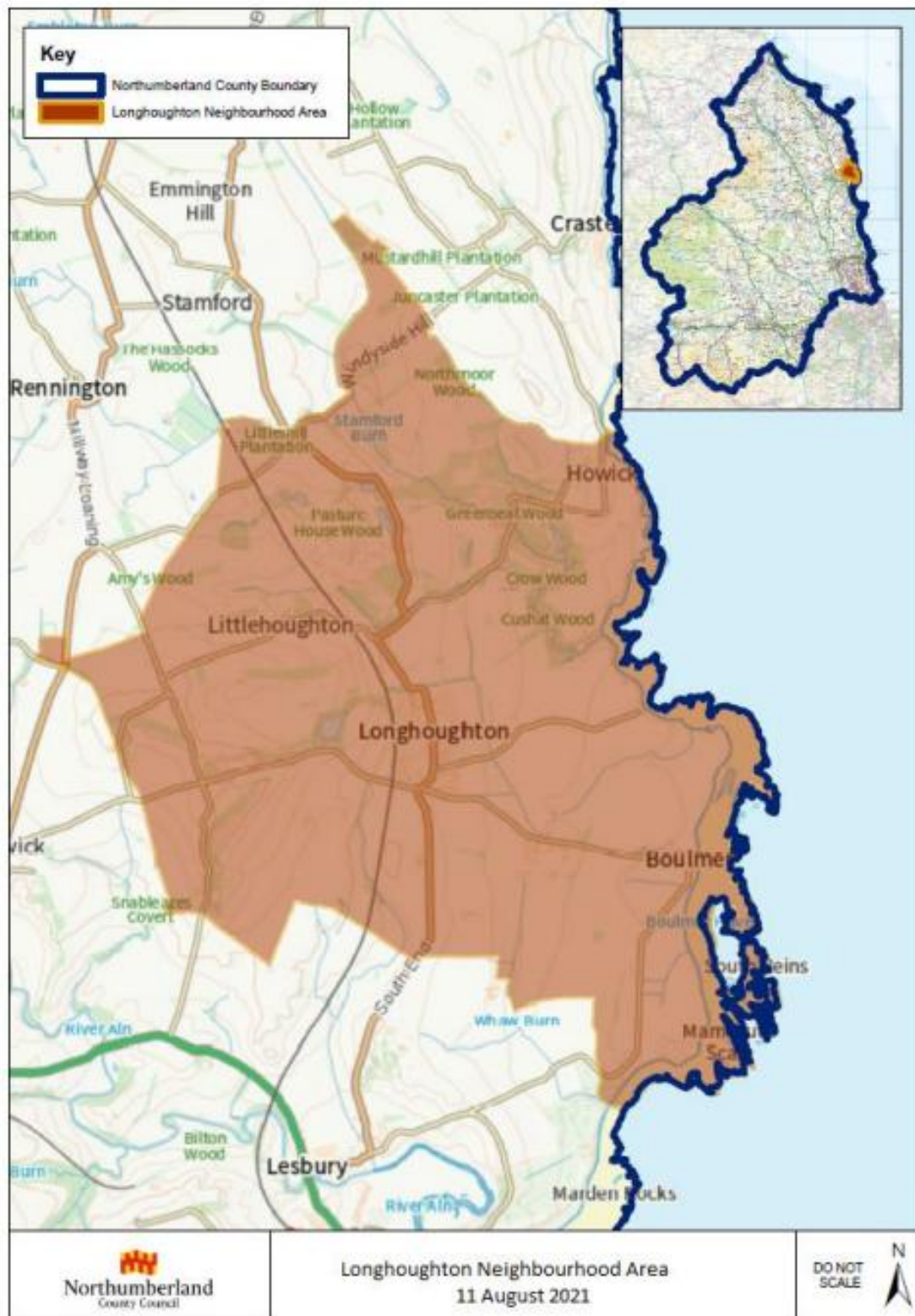
#### 1. Determination

Is the organisation making the area application under Section 61G of the 1990 Act?	Yes
Is the neighbourhood area considered appropriate?	Yes
Does the area overlap another designated area?	No
For joint area applications, have all relevant parish councils given their consent for inclusion of all or part of their area?	Not applicable
Are any modifications required to this or any adjoining neighbourhood area?	No

#### 2.

a) Parish/Parishes comprising the neighbourhood area: Longhoughton

b) Map of the neighbourhood area: See below.



## Appendix 2: Northumberland Local Plan – Strategic Policies

- Policy STP 1 - Spatial strategy
- Policy STP 2 - Presumption in favour of sustainable development
- Policy STP 3 - Principles of sustainable development
- Policy STP 4 - Climate change mitigation and adaptation
- Policy STP 5 - Health and wellbeing
- Policy STP 6 - Green infrastructure
- Policy STP 7 - Strategic approach to the Green Belt
- Policy STP 8 - Development in the Green Belt
- Policy STP 9 - Safeguarded land
- Policy ECN 1 - Planning strategy for the economy
- Policy ECN 2 - Blyth Estuary Strategic Employment Area
- Policy ECN 3 - West Hartford Prestige Employment Area
- Policy ECN 4 - 'Round 2' Enterprise Zones
- Policy ECN 5 - Large-scale windfall employment development
- Policy ECN 6 - General employment land - allocations and safeguarding
- Policy ECN 12 - A strategy for rural economic growth
- Policy ECN 13 - Meeting rural employment needs
- Policy TCS 1 - Hierarchy of centres
- Policy TCS 2 - Defining centres in Main Towns
- Policy TCS 3 - Maintaining and enhancing the role of centres
- Policy HOU 1 - Making the best use of existing buildings
- Policy HOU 2 - Provision of new residential development
- Policy HOU 3 - Housing requirements for neighbourhood areas
- Policy HOU 4 - Housing development site allocations
- Policy HOU 6 - Affordable housing provision
- Policy HOU 11 - Homes for older and vulnerable people
- Policy QOP 1 - Design principles
- Policy TRA 1 - Promoting sustainable connections
- Policy TRA 8 - Ports, harbours and beach launch facilities
- Policy ENV 1 - Impact of development on the natural, historic and built environment
- Policy MIN 1 - Environmental criteria for assessing minerals proposals
- Policy MIN 2 - Criteria for assessing the benefits of minerals proposals
- Policy MIN 3 - Mineral and landfill site restoration, aftercare and after-use
- Policy MIN 4 - Safeguarding mineral resources
- Policy MIN 6 - Safeguarding minerals related infrastructure
- Policy MIN 7 - Aggregate minerals
- Policy MIN 8 - Aggregate mineral site allocations - Sand and gravel
- Policy MIN 9 - Aggregate mineral site allocations - Crushed rock
- Policy MIN 10 - Coal
- Policy MIN 11 - Clays
- Policy MIN 12 - Natural building and roofing stone
- Policy MIN 13 - Conventional and unconventional oil and gas
- Policy MIN 14 - Peat
- Policy WAS 1 - Principles for the location of waste re-use, recycling and recovery facilities
- Policy WAS 3 - Waste disposal
- Policy WAS 4 - Safeguarding waste management facilities
- Policy INF 1 - Delivering development related infrastructure