

Delegated authority officer decision notice

Decision made by	Tim Oruye Head of Policy and Programmes
Lead officer contact details	Tom Gill Planning Policy Officer (Neighbourhood) Tel: 07510 921689 Email: thomas.gill@southandvale.gov.uk
Decision (Keep this succinct)	<ol style="list-style-type: none"> 1. To accept all modifications recommended by the Examiner; 2. To determine that the Sutton Courtenay Neighbourhood Plan, as modified, meets the basic conditions, is compatible with the Convention rights, complies with the definition of a neighbourhood development plan (NDP) and the provisions that can be made by an NDP; 3. To take all appropriate actions to progress the Sutton Courtenay Neighbourhood Development Plan to referendum
Key decision? (see notes below)	Yes, the neighbourhood plan covers part of the parish of Sutton Courtenay and part of the parish of Milton, and this decision affects two wards; part of the ward of Sutton Courtenay and part of the ward of Drayton
If key decision, has call-in been waived by the Scrutiny Committee chair(s)?	Yes.
Confidential decision, and if so under which exempt category?	No.
Delegated authority reference from the constitution	Head of Policy and Programmes ref 3.3.
Risks	<p>The local community will have the opportunity to vote on the neighbourhood plan at referendum; there is a risk that the local community will vote against the plan. This risk is low given the level of support shown for the plan as detailed in the consultation statement.</p> <p>The legislation makes provision for the council's decision at this stage to be challenged via a judicial review. The process undertaken and proposed accords with planning legislation.</p>
Reasons for decision	<ol style="list-style-type: none"> 1. The Sutton Courtenay Neighbourhood Development Plan (the plan) as modified by the Examiner's recommendations, has had regard to policies and advice contained in guidance issued by the Secretary of State. A requirement to have regard to policies and advice does not require that such policy and advice must necessarily be followed, but it is intended to

have and does have to a significant effect. A neighbourhood plan must not constrain the delivery of important national policy objectives. The principal document in which national planning policy is contained is the National Planning Policy Framework (NPPF) and this conclusion is reached bearing this in mind. It should be noted that the NPPF was revised on 20 December 2023. The revised NPPF replaces the previous NPPF published in March 2012 and revised in July 2018, February 2019, July 2021 and September 2023. The advice within National Planning Practice Guidance (“NPPG”) has also been borne in mind in reaching this conclusion.

2. Paragraph 13 of the NPPF is clear that neighbourhood plans should support the delivery of strategic policies contained in local plans and spatial development strategies. Qualifying bodies should plan positively to support local development, shaping and directing development in their area that is outside these strategic polices. More specifically paragraph 29 of the NPPF states that neighbourhood plans should not promote less development than set out in the strategic policies for the area or undermine those strategic policies.
3. Beyond this, the content of a draft neighbourhood plan will determine which other aspects of national policy are or are not a relevant consideration to take into account. The basic condition allows qualifying bodies, the independent examiner and local planning authority to reach a view in those cases where different parts of national policy need to be balanced.
4. Having considered all relevant information, including representations submitted in response to the Plan, the Examiner’s considerations and recommendations, the council has come to the view that the Plan recognises and respects relevant constraints. The Plan has developed a positive suite of policies that seek to bring forward positive and sustainable development in the neighbourhood area. There is a clear focus on maintaining the character, quality and appearance of the neighbourhood area, as well as aims to enhance biodiversity and wildlife, as supported by National Planning Policy Framework paragraph 185. The Plan also contains policies which focus on the delivery of sustainable development, as supported by National Planning Policy Framework paragraph 29.
5. The plan, as modified by the Examiner’s recommendations, contributes to the achievement of sustainable development. This condition relates to the making of the plan as a whole. It does not require that each policy in it must contribute to sustainable development. Sustainable development has three principal dimensions – economic, social and environmental. It is clear that the submitted Plan has set out to achieve sustainable development in the neighbourhood area. In the economic dimension, the plan includes a policy for Economy

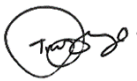
and Employment (SC16). In the social role, it includes policies on the Housing Needs (SC9), Design, Heritage and Setting (SC10), Community Facilities (SC13), Village Hall (SC14) and Traffic Management (SC17). In the environmental dimension, the plan positively seeks to protect its natural, built, and historic environment. It includes policies on Green Gaps (SC1), Landscape Character and Value (SC2), Key Views and Vistas (SC3), Green and Blue Infrastructure (SC4), Local Green Spaces (SC5), Biodiversity (SC6), Flooding and Drainage (SC7), Design Heritage and Setting (SC10), Mineral and Waste Restoration (SC11) and Sustainable Construction and Infrastructure (SC15).

6. As a whole, the council is satisfied that the policies in the plan pursue net gain across each of the different dimensions of sustainability in a mutually supportive way.
7. The plan, as modified by the Examiner's recommendations, is in general conformity with the strategic policies contained in the current Development Plan for the area. Sutton Courtenay is identified as a 'larger village' in the Core Policy 3 of the Vale of White Horse Local Plan Part 1 ('LPP1'). The Plan delivers a local dimension to the strategic context and supplements the detail already included in the adopted Vale of White Horse Local Plan Parts 1 and 2. The Plan delivers a local dimension to the strategic context and supplements the detail already included in the adopted Vale of White Horse Local Plan 2031.
8. The Plan, as modified by the Examiner's recommendation, would not breach, and be otherwise incompatible with EU obligations, retained in UK law, including the following Directives: the strategic Environmental Assessment (2001/42/EC); the Environmental Impact Assessment Directive (2011/92/EU); the Habitats Directive (92/43/EEC); the Wild Birds Directive (2009/147/EC); the Waste Framework Directive (2008/98/EC); the Air Quality Directive (2008/50/EC); and the Water Framework Directive (2000/60/EC). In addition, no issue arises in respect of equality under general principles of EU law or any EU equality directive.
9. In order to comply with the basic condition on the European Union legislation, Vale of White Horse District Council undertook a screening exercise (dated November 2021) on the need or otherwise for a Strategic Environmental Assessment (SEA) to be prepared for the Plan. As a result of this process, it concluded that the Plan is not likely to have any significant effects on the environment and accordingly would not require SEA.

10. The Council screened the Plan's potential impact on EU Special Areas of Conservation (SACs), and this was completed in November 2021. The HRA screening report concluded that the Plan would not have any likely significant effects on the integrity of European sites in or around Vale of White Horse, either alone or in combination with other plans or programmes and that an Appropriate Assessment is therefore not required.
11. The Plan, as modified by the Examiner's recommendations, is in all respects fully compatible with Convention rights contained in the Human Rights Act 1988. There has been full and adequate opportunity for all interested parties to take part in the preparation of the Plan and to make their comments known.
12. The Plan, as modified by the Examiner's recommendations, complies with the definition of an NDP and the provisions that can be made by an NDP. The Plan sets out policies in relation to the development and use of land in the whole of the neighbourhood area; it specifies the period for which it is to have effect and it does not include provision about development that is 'excluded development'.
13. The council is satisfied that it is not necessary to extend the referendum area beyond the boundaries of the designated neighbourhood area as they are currently defined.
14. The individual modifications proposed by the Examiner are set out in Appendix 1 alongside the council's decision in response to each recommendation and the reason for them. The Examiner's Report is available at Appendix 2.
15. The Examiner noted in his report, paragraph 7.134, that it will be appropriate to make any necessary changes to the general text to achieve consistency with the modified policies and to accommodate any administrative and technical changes. To ensure that the plan reads as a coherent document, the qualifying body and the council have agreed factual, consequential, and typographical updates. These are set out in Appendix 3.
16. The modifications set out in Appendix 1 and Appendix 3, both separately and combined, produce no likely significant environmental effects and are unlikely to have any significant effects on the integrity of European Designated Sites.

	<p>17. The council has taken account of all the representations received.</p> <p>18. The Counting Officer is responsible for determining the date of the referendum. The Electoral Service team advises that the referendum is planned for 11 April 2024.</p>
<p>Alternative options rejected</p>	<p>Make a decision that differs from the Examiner’s recommendation</p> <p>If the council deviates from the Examiner’s recommendations, the council is required to:</p> <ol style="list-style-type: none"> 1. Notify all those identified on the consultation statement of the parish council and invite representation, during a period of six weeks, 2. Refer the issue to a further independent examination if appropriate. <p>Refusing to progress the Plan</p> <p>The council can decide that it is not satisfied with the plan proposal with respect to meeting basic conditions, compatibility with Convention rights, definition and provisions of the NDP even if modified. Without robust grounds, which are not considered to be present in this case, refusing to take the Plan to a referendum could leave the Council vulnerable to a legal challenge.</p> <p><u>Reason for rejecting alternative options</u></p> <p>These options were rejected because the district council is minded to agree with all of the Examiner’s modifications and his conclusion that the Plan, as modified, meets the basic conditions and relevant legal requirements.</p>
<p>Legal implications</p>	<p>The process undertaken and proposed accords with planning legislation.</p>
<p>Financial implications</p>	<p>The Government makes funding available to local authorities to help them meet the cost of their responsibilities around neighbourhood planning. A total of £20,000 can be claimed for each neighbourhood planning area. The council becomes eligible to apply for this additional grant once the council issue a decision statement detailing the intention to send the plan to referendum.</p> <p>The Government grant funds the process of progressing neighbourhood plans through the formal stages, including the referendum. Any costs incurred in the formal stages in excess of Government grants is borne by the council. Staffing costs associated with supporting community groups and progressing neighbourhood plans through the formal stages are funded by the council. It is expected that costs associated with progressing this neighbourhood plan can be met from with existing neighbourhood planning budget.</p>

Climate implications	<p>The Plan contributes to the achievement of sustainable development. Sustainable development can be summarised as meeting the needs of the present without compromising the ability of future generations to meet their own needs.</p> <p>In terms of climate and ecological implications, the Plan seeks to have a positive impact, containing an objective concerned with protecting and enhancing the rural habitat and ecological diversity of the plan area, and minimising the impact of any development on the key visual landscapes. The plan also contains a Biodiversity policy (SC6) with the purpose of supporting development which protects or enhances urban and rural biodiversity, and proposals which result in a biodiversity net gain.</p>			
Equalities implications	No implications.			
Other implications	There are no other implications.			
Background papers considered	<ol style="list-style-type: none"> 1. Sutton Courtenay Neighbourhood Plan and supporting documents 2. National Planning Policy Framework (2023) 3. National Planning Policy Guidance (July 2014 and subsequent updates) 4. Vale of White Horse Local Plan Part 1 5. Vale of White Horse Local Plan Part 2 6. Vale of White Horse District Council SEA/HRA Screening Statement November 2021 7. Representations submitted in response to the Sutton Courtenay Plan 8. Relevant Ministerial Statements 			
Declarations/ conflict of interest?	None			
Consultees		Name	Outcome	Date
	Legal legal@southandvale.gov.uk		No Comments	09/02/24
	Finance Finance@southandvale.gov.uk	Nicole Tyreman	No Comments	08/02/24
	Climate and biodiversity climateaction@southandvale.gov.uk	Jessie Fieth	Agree to take forward	07/02/24
	Equality and diversity equalities@southandvale.gov.uk	Equalities Team	No Comments	06/02/24

	Strategic property property@southandvale.gov.uk		No Comments	09/02/24
	Communications communications@southandvale.gov.uk	Andrea Busiko	No Comments	08/02/24
	Relevant Cabinet member	Councillor Andy Foulsham	No Comments	09/02/24
	Ward councillors	Councillor Richard Webber	No Comments	09/02/24
		Councillor Andy Cooke	No Comments	09/02/24
Decision maker's signature To confirm the decision as set out in this notice.	Signature:  Date: 19/02/2024			

Appendix 1: Examiner's recommendations

Policy/Section	Examiner's recommendations	Council's Decision	Justification/Reason
The initial parts of the Plan (Sections 1 to 4)	Revise Figure 1.1 so that it more properly highlights the difference between the parish and the neighbourhood area.	Agree	The council agrees with this modification; the modification will ensure the parish boundary and the Neighbourhood Area are clearly distinguishable.
Policy SC1: Green Gaps	<p>Replace the policy with:</p> <p>'The Plan identifies two Green Gaps between Sutton Courtenay and Didcot/Milton as shown in Figure 6.3:</p> <ul style="list-style-type: none"> • Green Gap 3j; and • Green Gap 4a. <p>Development proposals within the identified Green Gaps which would either individually or cumulatively, affect the integrity of the gap and the physical and visual separation between Sutton Courtenay and Didcot/Milton will not be supported.'</p> <p>Revise Figure 6.3 accordingly.</p> <p>Delete paragraphs 6.1.4 and 6.1.6 to 6.1.15.</p> <p>Replace paragraph 6.1.6 with:</p> <p>'Based on the work undertaken, the Plan proposes the identification of two Green Gaps. In both cases they are intended to maintain the physical and visual</p>	Agree	The council consider the modifications to this policy and supporting text necessary; the modifications remove proposed Green Gaps which covered large parcels of land and in a lot of cases simply extend to the neighbourhood area boundary, which then continues to be open countryside beyond the neighbourhood plan boundary. Core Policy 4 of the Vale of White Horse Local Plan Part 1 and Development Policy 29 of Local Plan Part 2 seek to ensure that the character of individual settlements is retained and that physical and visual separation between settlements is maintained. Green Gaps have been successfully implemented where they identify the minimum area necessary to prevent the coalescence of two built up areas - e.g., the last remaining field. The two remaining Green Gaps cover single fields separating the built-up edge of Sutton Courtenay from neighbouring Milton and the industrial estate.

	separation between Sutton Courtenay and Milton Park (to the south) and Milton (to the west). Green Gap 4a is a rectangular field to the immediate west of Sutton Courtenay Lane. Its southern boundary has been drawn to take account of the Milton Park Local Development Order. Green Gap 3j is located to the north and west of Green Gap 4a. It will safeguard the separation between Sutton Courtenay and Milton.		
Policy SC2: Landscape Character and Value	Replace '(shown in figure 6.5)' with '(shown in figures 6.4 and 6.5)'	Agree	The council consider the modifications to the policy necessary to bring the clarity required by the NPPF. The changes ensure that Figure 6.4: Landscape Character Areas, which displays the locations of the Character Areas referred to in the Policy, is referenced accordingly alongside Figure 6.5: Landscape Typologies by Novell Tullett. This modification will enable the policy to be applied in an appropriate and consistent manner, as required by national planning policy and guidance.
Policy SC3: Key Views and Vistas	<p>Replace the opening element of the policy to read:</p> <p>'Development proposals should maintain and where practicable enhance the following key views and vistas (and as shown in figure 6.7):'</p> <p>Delete View 25 North towards The Village Hall over agricultural land lying to the east of Harwell Road.</p> <p>Replace Figure 6.7 with the 'Key View location maps REVA' supplied by SCPC in its response to the clarification note</p>	Agree	The council consider the modifications to the policy necessary to bring the clarity required by the NPPF; the amended policy wording sets out requirements for development proposals rather than anticipating the outcome of planning applications. Additionally, the council agrees with the examiner's recommended modification to remove the proposed View 25 as this is located in an inaccessible location, and to replace Figure 6.7 to ensure all views listed in the Policy are

	On the revised figure ensure that Key Views 1, 5, 8, 18 and 20 do not extend to land outside the neighbourhood area.		shown and that they do not extend outside the neighbourhood area. Both of these modifications ensure that the policy is clear and does not attempt to influence development outside of the neighbourhood area boundary.
Policy SC4: Green and Blue infrastructure	Replace the second section of the policy with: ‘Wherever practicable, development proposals should provide access for wildlife to the Green and Blue Infrastructure Network, improve pedestrian access and contribute to or improve the connectivity and maintenance of the Network.’	Agree	The council consider the modification to the policy necessary to bring the clarity required by the NPPF; it ensures that the policy can be applied in a proportionate way by recognising that it may not always be practicable to deliver access to the Green and Blue Infrastructure Network.
Policy SC5: Local Green Spaces	In the list of proposed Local Green Spaces delete LGS2 and LGS17. Replace the policy wording with: ‘Development proposals on the identified Local Green Spaces will only be supported in very special circumstances.’ At the end of paragraph 6.4.16 add: ‘Policy SC5 follows the matter-of-fact approach in the NPPF. If development proposals come forward on the local green spaces within the Plan period, they can be assessed on a case-by-case basis by the District Council. It will be able to make an informed judgement on the extent to which the proposal concerned demonstrates the ‘very special circumstances’ required by the policy’ Delete LGS 2 and LGS17 from Figure 6.11.	Agree	The council consider the modification to the policy necessary to bring the clarity required by the NPPF and to ensure the designated Local Green Spaces meet the requirements set out in the NPPF; proposed LGS2 and LGS17 do not meet the requirements of Local Green Spaces as set out in paragraph 106 of the NPPF; LGS2 is an overgrown parcel of land which cannot be considered to be “demonstrably special and holds a particular local significance”, likewise, LGS17, at 26ha, is an “extensive tract of land” and not “local in character” as required by paragraph 106 c) of the NPPF. The modification to the policy wording itself and the supporting text ensure that the policy follows the matter-of-fact approach to LGS set out in the NPPF.

<p>Policy SC6: Biodiversity</p>	<p>Replace 'New development will be supported where proposals:' with 'As appropriate to their scale, nature and location, development proposals should:'</p> <p>Replace the fourth and fifth bullet points with:</p> <ul style="list-style-type: none"> • 'Avoid any unacceptable impacts on priority habitats or result in the loss of woodlands, amenity trees or hedgerows including those as highlighted in figures 6.13 and 6.14 in accordance with Local Plan Core Policy 46. • Avoid any unacceptable impacts on priority species in accordance with Local Plan Core Policy 46.' 	<p>Agree</p>	<p>The council consider the modification to the policy necessary to bring the clarity required by the NPPF; the modifications ensure that the policy can be applied in a proportionate way throughout the Plan period by clarifying that many of the criteria in the policy will not be relevant to all types of proposals and ensure that the policy sets out requirements for development proposals rather than anticipating the outcome of planning applications. The final two bullet points have also been recast to reflect the modification to the opening element of the policy and to ensure it is clear and unambiguous.</p>
<p>Policy SC7: Flooding and drainage</p>	<p>Replace the policy with:</p> <p>'Development proposals should demonstrate that surface water drainage will not add to the existing site runoff or cause any adverse impact to neighbouring properties or their setting. This should be achieved through a detailed flood risk assessment in respect of sites that fall within Flood Zones 2 and 3 and sites that have historical evidence of flooding as shown in figures 7.1, 7.2, 7.3, 7.6 and 7.11 (in addition to the Evidence Base Document: Flood Report).</p> <p>As appropriate to their scale, nature and location, development proposals should incorporate Sustainable urban Drainage Systems (SuDS) principles. Such systems should be detailed within a site-specific flood risk assessment and designed to</p>	<p>Agree</p>	<p>The council consider the modification to the policy and supporting text necessary to bring the clarity required by the NPPF; the modifications ensure that the policy can be applied in a proportionate way throughout the Plan period by clarifying that many of the criteria in the policy will not be relevant to all types of proposals, ensure that the policy sets out requirements for development proposals rather than anticipating the outcome of planning applications and reposition a section of the submitted policy into the supporting text as the wording used is explanatory in nature.</p>

	<p>current policy and best practice, including taking account of climate change, to manage rainfall run-off rates and volumes to existing predevelopment rates and mimic the natural drainage regime of the site.</p> <p>Wherever practicable, SuDS should be designed in a way which contributes towards the landscaping and biodiversity of the site concerned and make provision for their future maintenance.'</p> <p>Incorporate paragraph 7.1.16 into 7.1.15</p> <p>Replace paragraph 7.1.16 with: 'Policy SC7 addresses these various matters. For the purposes of the policy [at this point insert the second paragraph of the submitted policy].'</p>		
<p>Policy SC8: Residential development Within the Built-up Area Housing</p>	<p>Replace the policy with:</p> <p>'Proposals for residential development within the built-up area of Sutton Courtenay will be supported where they respond positively to the special character of the village and the relevant details in the Sutton Courtenay Character Appraisal and Design Code.'</p> <p>Incorporate paragraph 8.1.8 into paragraph 8.1.7</p> <p>Replace paragraph 8.1.8 with: 'Policy SC8 addresses these matters. It seeks to ensure that proposals for residential development within the built-up area of Sutton Courtenay respond positively to the special character of the village and the relevant details in the Character Appraisal and Design Code. The policy has been designed so that</p>	<p>Agree</p>	<p>The council consider the modification to the policy and supporting text necessary to bring the clarity required by the NPPF; the policy has been recast to be more general and to avoid restating the design principles included within the Joint Design Guide within the policy itself. The modifications instead relocate the references to the Joint Design Guide into the supporting text. The modifications also ensure that the policy has a clearer link to the Sutton Courtenay Character Appraisal and Design Code.</p>

	it operates in a complementary way with the Joint Design Guide (2022) produced by the Vale of White Horse District Council and South Oxfordshire District Council. The Design Guidance is supplementary planning guidance. It sets out a series of development principles.'		
Policy SC9: Housing Needs	<p>Replace the opening element of the policy with:</p> <p>'As appropriate to their scale, nature and location, proposals for new housing should respond positively to the most up-to-date assessment of local housing needs. The following types of residential development will be supported:'</p> <p>At the beginning of each of the criteria add: 'proposals which'</p>	Agree	The council consider the modification to the policy necessary to ensure the policy is not overly onerous by recasting it to be less restrictive and supportive of development which addresses the issues identified as opposed to requiring their delivery. The modifications also ensure that the policy can be applied in a proportionate way throughout the Plan period by clarifying that many of the criteria in the policy will not be relevant to all types of proposals.
Policy SC10: Design, Heritage, and Setting	<p>Replace 'It should be demonstrated that proposals:' with 'As appropriate to their scale, nature, and location, it should be demonstrated that development proposals:'</p> <p>Delete the final paragraph.</p>	Agree	The council consider the modification to the policy necessary to ensure that the policy can be applied in a proportionate way throughout the Plan period by clarifying that many of the criteria in the policy will not be relevant to all types of proposals.
Policy SC11: Mineral and Waste Restoration	<p>Replace the opening element of the policy with:</p> <p>'Following the restoration of the site concerned, development proposals for nature conservation and/or recreation of land previously used for the extraction of minerals will be supported where they meet the following criteria:'</p>	Agree	The council consider the modification to the policy necessary to bring the clarity required by the NPPF and to ensure that the policy does not stray into dealing with excluded development; the modifications replace the submitted opening element of the policy, which asked for land that has fully completed its restoration period

	<p>In a) replace 'detriment' with 'unacceptable harm'</p> <p>In c) replace 'adverse impact on' with 'any unacceptable harm to'</p> <p>In e) replace 'harm' with 'unacceptable harm'</p> <p>Add an additional criterion to read: 'h) the recreation uses can be sensitively incorporated within the immediate locality without creating an unacceptable harm to the amenity of residential properties.'</p>		<p>following mineral extraction to continue to be maintained in accordance with the agreed restoration proposals, with a new paragraph that simply shows support for applications that meet set criteria. The modifications also improve the clarity of the policy by making a number of minor changes to the language used and by relocating a section of the current second paragraph as an additional criterion.</p>
Policy SC12: Riverside Related Development	<p>Delete 'Within the neighbourhood area'</p> <p>Delete the final paragraph of the policy.</p> <p>At the end of paragraph 9.4.2 add: 'Major development within the defined riverside corridor (highlighted in blue in Figure 9.23) should be accompanied by a landscape and visual impact assessment which demonstrates the landscape and visual effects of the proposal.'</p>	Agree	<p>The council consider the modification to the policy and supporting text necessary to bring the clarity required by the NPPF; the modification remove an unnecessary reference to the neighbourhood area and repositions the second part of the policy into the supporting text as it deals with a process matter rather than a land use issue.</p>
Policy SC13: Community facilities	<p>Reverse the order of the policy.</p> <p>In the first part of the policy (as submitted) replace 'be resisted' with 'not be supported'</p> <p>In the second part of the policy (as submitted) replace 'The facilities this policy applies to include (this list is not exhaustive):' with 'The Plan identifies the following community facilities:'</p>	Agree	<p>The council consider the modification to the policy necessary to bring the clarity required by the NPPF; the modifications make it clearer what community facilities the policy applies to and ensures that the policy wording is clear and concise.</p>
Policy SC14:	<p>Replace the first part of the policy with: 'Proposals</p>	Agree	<p>The council consider the modification to the</p>

Village Hall	<p>for a new or replacement community/village hall on the existing site will be supported where it would result in an improvement of the facilities currently available.'</p> <p>Replace the opening element of the second part of the policy with: 'If a replacement village hall is proposed elsewhere in the Neighbourhood Area.'</p>		policy necessary to bring the clarity required by the NPPF; the modifications ensure the policy can be applied in a proportionate and consistent way throughout the Plan period.
Policy SC15: Sustainable construction and infrastructure	<p>Replace the opening element of the policy with:</p> <p>'Where practicable, and as appropriate to their scale, nature, and location, development proposals (including the retrofitting of existing buildings) should incorporate measures to combat the effects of climate change into their designs and layouts including:'</p> <p>Delete the final paragraph (on heritage assets).</p>	Agree	The council consider the modification to the policy necessary to bring the clarity required by the NPPF; the modifications ensure that the policy can be applied in a proportionate way throughout the Plan period by clarifying that many of the criteria in the policy will not be relevant to all types of proposals and also remove the final paragraph relating to heritage assets which deals with a process matter rather than a land use policy and is already suitably covered within the supporting text.
Policy SC16: Economy and Employment	<p>Replace the policy with:</p> <p>'Development proposals for workspace for existing or new small-scale businesses will be supported where they otherwise comply with the development plan and:</p> <ul style="list-style-type: none"> • can be satisfactorily accommodated in the local highway; and • can be satisfactorily accommodated into the immediate locality in relation to light and noise pollution and the overall amenity of the 	Agree	The council consider the modification to the policy necessary to bring the clarity required by the NPPF; the modifications refocus the policy so that it takes a positive approach and ensures that the policy can be applied in a proportionate and consistent way throughout the Plan period.

	area.'		
Policy SC17: Traffic management	Delete the second bullet point	Agree	The council consider the modification to the policy necessary to ensure that the policy does not duplicate existing policy and legislation; the section relating to electric vehicle parking is now addressed nationally in Part S of the Building Regulations
Other Matters - General	Modification of general text (where necessary) to achieve consistency with the modified policies and to accommodate any administrative and technical changes.	Agree	Modifying the general text to ensure it is consistent with amended policies/supporting text is necessary to provide the clarity required by national policy and guidance.

Appendix 2 – Examiner’s Report

The Examiner’s Report is available here:

<https://www.whitehorsedc.gov.uk/wp-content/uploads/sites/3/2024/01/Sutton-Courtenay-Neighbourhood-Development-Plan-Examiners-Report.pdf>

Appendix 3 – Consequential and/or Factual Changes

Please note that new text is shown in bold and deleted text as strike through.

Section	Agreed change	Justification/Reason
Throughout Plan	Update latest reference to NPPF to be December 2023	Factual correction.
Throughout plan	Update NPPF page number references to those found in the NPPF December 2023 version.	Factual correction.
Throughout plan	Update maps and figure references	Consequential correction; amending for changes made as a result of examiner's modifications.
Throughout plan	Replace footnote: DRAFT FOR SUBMISSION REFERENDUM VERSION TO 2031 v1.8 – Feb 20243	Factual correction.
Front Page	"Submission Draft Referendum Version to 2031" "Published February 20243 v1.8"	Factual correction.
Page 1 - 4	Update page numbers for Table of Contents Update Table of Contents to remove references to elements deleted in line with Examiner's recommendations.	Consequential amendment.
Page 4	"Appendix 4 – Heritage Listed Buildings and Locally Important Assets"	Factual correction.
Page 4	Insert "Please note that the Character Appraisal and Design Code and Evidence Base Documents can be found at https://www.suttoncourtenay-pc.gov.uk/"	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.

Page 5	Insert " Parish Online https://www.parish-online.co.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 10	<p>Update figure 1.2 to be reflective of the current stage of the Plan</p> <p>Replace: "The Neighbourhood Plan has reached the stage of submission. The submission draft consultation is the final stage in preparing a Neighbourhood Plan prior been through public consultation and to independent examination. It is the final for public consultation to influence the content of their Neighbourhood Plan has now been in accordance with the Examiner's recommended modifications and reached the stage of Referendum.</p> <p>Following this pre-submission stage, the Neighbourhood Plan and supporting documents will be submitted to The Vale of White Horse District Council (VoWHDC). VoWHDC will consult on this draft of the Neighbourhood Plan for a minimum six weeks. All comments will be collated and passed to the Examiner for consideration as part of the examination process."</p>	Factual correction.
Page 11	"The National Planning Policy Framework (NPPF) was published by the Government in 2012 and was revised in February and June 2019 and again, in July 2021 and more recently at the end of 2023"	Factual Correction
Page 19	Insert " (please see https://www.suttoncourtenay-pc.gov.uk/ for more information) "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.

Page 28	Insert “(see https://www.suttoncourtenay-pc.gov.uk/)”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 28	“In accordance with this prescribed procedure the approach in the above document , the land encompassing the village of Sutton Courtenay was...”	Consequential Amendment
Page 36	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 41	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 44	Insert “ View 25 – please note that this view has been deleted ”	Consequential Amendment
Page 44	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 44	“View 21 Ginge Brook at site of former ford”	Typographical Amendment
Page 46	“Figure 6.8 illustrates the location of the PRroW network in the village and surrounding countryside.	Typographical Amendment
Page 54	Insert “ LGS2 – please note that this potential LGS has	Consequential Amendment

	been deleted LGS17- please note that this potential LGS has been deleted”	
Page 54	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 59	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 67	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 73	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 77	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 79	Insert “ https://www.suttoncourtenay-pc.gov.uk/ ”	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.

Page 98	Insert https://www.suttoncourtenay-pc.gov.uk/ Insert https://data.southoxon.gov.uk/SAV/JDG.html#gsc.tab=0	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 103	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 105	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 109	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 110	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 113	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 118	Insert " https://www.suttoncourtenay-pc.gov.uk/ "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.

Page 123	Insert " https://www.suttoncourtenay-pc.gov.uk "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 127	Insert " Please see https://www.suttoncourtenay-pc.gov.uk/ for more details of each document "	Factual Correction as the qualifying body consider these should have been included originally to provide clarity as to where the relevant information can be found.
Page 132 – 135	Update Appendix 6 – Extract from Character Appraisal and Design Guide.	Consequential Amendment – update to Key Views in Design Guide as per Examiner's recommended modifications
Design Code – Page 16	Remove: " View 25 North towards The Village Hall over agricultural land lying to the east of Harwell Road – This view forms an important physical and visual separation between between Sutton Coutenay and Didcot. " Insert: " Please note that view 25 has been deleted following Independent Examination "	Consequential Amendment
Design Code – Page 17	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Design Code – Page 18	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Design Code – Page 63	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.

Design Code – Page 64	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 7	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 10	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 13	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 18	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 19	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 20	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 21	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green	Update with clearer map	Factual Correction as the original versions

Gaps Report – Page 22		were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 23	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 24	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 25	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.
Countryside and Green Gaps Report – Page 36	Insertion of new map showing status of Green Gaps following Examination	Consequential amendment to reflect the Examiner’s recommendations relating to the Green Gaps in the Plan.
Countryside and Green Gaps Report – Page 37	Update with clearer map	Factual Correction as the original versions were not clear enough to accurately inform readers of their content.