

Blaenau Gwent County Borough Council
Cyngor Bwrdeisdref Sirol Blaenau Gwent



Statement of Focussed Changes
Datganiad o Newidiadau
Canolbwyntiedig

Deposit Local Development Plan
Cynllun Adeneuo Datblygu Lleol

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STATEMENT OF FOCUSSED CHANGES



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1.0 INTRODUCTION

1.1 The Blaenau Gwent Local Development Plan (LDP) provides the land use planning framework for the County Borough from 2006-2021. In May 2011 the Council undertook a 6-week public consultation on its Deposit LDP. In July 2011, a further 6-week public consultation was undertaken in respect of Alternative Sites that were submitted during the Deposit consultation.

1.2 This document sets out the changes that the Council considers appropriate to make to the Local Development Plan following consideration of the representations. There are two types of changes:

Part 1 - Focussed Changes (FC): These are changes to the Plan which in the Council's view are not fundamental and do not go to the heart of the Plan. They are changes that have been made as a result of the outcome of public consultation, in light of new evidence or changing circumstances. These changes improve the soundness of the plan; and

Part 2 - Minor Changes (MC): These changes are minor in nature and represent improvements to the Plan's effectiveness such as improvements to wording or factual corrections. They do not have any implications for the overall soundness of the plan.

1.3 A Sustainability Appraisal (SA) has been undertaken on the Focused and Minor Changes. The findings of the appraisal are set out in a separate document.

Making a Representation

1.4 The Council is undertaking a six-week consultation on the Focussed Changes between Thursday 19th January and Thursday 1st March 2012. The Council would welcome your views. Representations should be made on the appropriate representation form which can be downloaded from the Council website (www.blaenau-gwent.gov.uk), are available from main Council Offices, libraries and Communities First and Development Trust Offices or can be provided directly to you by the Planning Policy Team.

1.5 Where you wish to make representations to more than one Focussed Change, you must use a separate form for each representation. **Representations must be received by noon on the 1st March 2012. Late representations will not be accepted.**

1.6 The Focussed Changes consultation is not an opportunity for representors to add to their original representation. **Comments should only relate to the Focussed Changes highlighted in bold and grey in this document.**

1.7 The Council will collate all the representations to the Focussed Changes consultation and submit them to the Welsh Government with the Plan for examination. The Council is not required to respond to the representations.

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Further Advice

- 1.8 If you require any further advice or assistance in respect of this or other LDP documents or wish to be placed on the Council's consultation database, please contact the Planning Policy Team at:

Regeneration Division
Blaenau Gwent County Borough Council
Business Resource Centre
Tafarnaubach Industrial Estate
Tredegar
NP22 3AA

Alternatively, e-mail planningpolicy@blaenau-gwent.gov.uk or contact us on (01495) 354740/355538/355501

2.0 PART 1: FOCUSSED CHANGES

FOCUSSED CHANGE 1: CHANGES TO HOUSING REQUIREMENT FIGURE, DELETION OF 2 HOUSING SITES AND CHANGES TO HOUSING NUMBERS

FC1.A: Amend Objective 2 to read as follows:

By 2021, the population will have increased from **68,914** to **70,849** as a result of natural change and people being attracted to the area. The overall population structure will be generally in line with that of Wales.

FC1.B: Amend Objective 3 to read as follows:

By 2021, **3,500** new houses will have been built, approximately 1,000 of which will be affordable. New housing sites alongside improvements to existing houses will have helped create sustainable communities.

FC1.C: Amend paragraph 5.5 to read as follows:

A key challenge for the area is to halt the declining population. A major part of this Strategy is to enable the growth in population from **68,914** to **70,849**. To accommodate this growth **3,500** new houses will be required between 2006-2021. A major part of this growth is a result of the increase in one-person households. Over 80% of new housing will be provided in the Northern Strategy Area with **52%** in Ebbw Vale, mainly at two strategic sites which are Ebbw Vale Northern Corridor and 'The Works'. Tredegar will accommodate **22%** and Upper Ebbw Fach **14%** of the housing.

FC1.D: Amend paragraph 5.13 to read as follows:

There is little opportunity to provide housing due to lack of suitable sites, thus only **12%** of new houses are allocated in this area. The Plan concentrates on regenerating the area through encouraging re-use of under-used and derelict properties.

FC1.E: Amend Policy SP4 Delivering Quality Housing criterion 1a to read as follows:

1. To stem out-migration and attract people to the area:
 - a. Provision **is** made for the development of **3,932** new dwellings **in order to deliver the 3,500 new dwellings required** to increase the population to **70,849 by 2021**;

FC1.F: Amend paragraph 6.30 to read as follows:

The LDP provides a framework for the development of **3,500** new dwellings in Blaenau Gwent over the Plan period. The construction and distribution of this number of dwellings will assist in halting the process of depopulation and ensure a stable level of growth in the future. According to the WAG 2008 population projection the population is estimated to rise from **68,914** in 2006 to **70,849** in 2021. The **corresponding** WAG household projection identifies that **3,925** households will be required to meet this growth in population. **The housing requirement figure** has been translated to a dwelling requirement of **3,500** due to the need to reduce the vacancy rate from 5.7% to 4% over the Plan period. **To provide sufficient land to accommodate the projected growth, the LDP makes provision for the construction of 3,932 dwellings. This represents 432 (12%)**

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units more than the requirement figure of 3,500, to allow for choice and flexibility. Full details of these calculations are provided in the Population and Housing Background Paper.

FC1.G. Amend Policy SP5 Spatial Distribution of Housing Sites criteria a and c to read as follows:

- a. In order to create a network of sustainable linked hubs provision for new housing will be located in the following hub areas:

Ebbw Vale	1,614 dwellings
Tredegar	696 dwellings
Upper Ebbw Fach	438 dwellings
Lower Ebbw Fach	358 dwellings

- b. An allowance for completions to date, windfall contributions, small sites, conversions and demolitions totalling 826 dwellings is made across the County Borough.

- c. The delivery of the housing requirement figure will be increased in five-year periods recognising the step change required to reach the higher completion figures.

2006-2011	700
2011-2016	1,300
2016-2021	1,500

FC1.H: Delete paragraph 6.35 (amended version moved to paragraph 6.30)

FC1.I: Amend paragraph 6.36 to read as follows:

In order to create a network of sustainable hubs, land has been allocated in the four hub areas in accordance with the capacity of the areas. Over 80% of the growth is located in the Heads of the Valleys area with **52%** of the growth being centred within the principal hub of Ebbw Vale. This reflects the importance of Ebbw Vale, Brownfield opportunities and the limited number of suitable sites available in the South of the County Borough.

FC1.J: Amend Paragraph 6.37 to read as follows:

In recognition of the step change required to increase the build rate from current low levels it is considered appropriate to increase the requirement figure over five year periods. This will in no way change the overall requirement for the Plan period but enables the transition from the lower UDP figure to the higher LDP requirement. **The figures will be used in the Housing Land Availability Study to identify the 5-year requirement, they are not intended to restrict development. The phased delivery figures and the phasing of sites included in Chapter 9 are only indicative and if the situation alters, it is acceptable for developments to come forward early.**

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FC1.K: Delete H1.4 Jesomondene Stadium, Cefn Golau from Policy H1 and the proposals map; and amend urban boundary to exclude the site as shown on map 1 attached at appendix 3.

FC1.L: Delete H1.5 Business Resource Centre, Tredegar from Policy H1 and the proposals map and identify the area within EMP2.5 the Employment Protection Area for Tafarnaubach as shown on maps 2 and 3 attached at appendix 3.

FC1.M: Amend figures in Table H1 to read as follows:

Policy Number	Site Name	Area (Ha)	Units
Ebbw Vale			
H1.1	Willowtown	0.63	22
<i>MU1</i>	<i>Ebbw Vale Northern Corridor</i>	28	700
		Total	722
Tredegar			
H1.2	Cartref Aneurin Bevan	0.38	13
H1.3	Greenacres	0.50	18
H1.6	Land adjacent to Chartist Way	2.89	101
		Total	132
Upper Ebbw Fach			
H1.7	Garnfach School, Nantyglo	0.81	28
H1.8	Crawshay House, Brynmawr	0.71	25
H1.9	Infants School and Old Griffin Yard, Brynmawr	1.04	36
H1.10	Hafod Dawel Site, Nantyglo#	0.74	44
H1.11	West of the Recreation Ground, Nantyglo	0.42	15
H1.12	Land to the East of Blaina Road, Brynmawr	0.72	25
H1.13	Land to the North of Winchestown, Nantyglo	0.43	15
<i>MU3</i>	<i>NMC Factory and Bus Depot</i>		60
		Total	248
Lower Ebbw Fach			
H1.14	Six Bells Colliery Site, Six Bells	1.47	40
H1.15	Warm Turn, Six Bells	0.93	32
H1.16	Roseheyworth Comprehensive, Abertillery	0.95	33
H1.17	Former Mount Pleasant Court, Brynithel#	0.52	18
H1.18	Hillcrest View, Cwmtillery#	0.83	22
H1.19	Quarry Adjacent to Cwm Farm Road, Six Bells	0.64	22
H1.20	Land at Farm Road Swffryd	3.72	130
		Total	297
TOTAL			1,399

FC1.N: Amend paragraph 8.28 to read as follows:

In order to stimulate growth in the residential market, the LDP has allocated land for the construction of a further 1,399 dwellings above that which already has planning permission (1,707). The number of units on these sites was identified through the use of an average density of 35 per hectare. These figures are, however, indicative and higher or lower densities may be acceptable where the proposed development

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addresses other policy considerations including design and sustainability (Policy DM1). The units have been allocated across a range of sites in order to offer choice and flexibility. This will contribute to the diversification of the housing stock and secure viable sustainable futures for settlements in the north of the County Borough. Settlements in the south of the County Borough will rely more heavily on small sites and windfall development.

Reason for Proposed Change

Reason for Focussed Change: To update the housing requirement figure in line with the latest WG population and housing projections and amend the Plan to reflect the two deleted housing sites. Further clarity is provided to the figures as requested by WG.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 2: AFFORDABLE HOUSING - CLARIFICATION

FC2.A: Amend Objective 3 to read as follows:

By 2021, 3,500 new houses will have been built, approximately **1,000** of which will be affordable. New housing sites alongside improvements to existing houses will have helped create sustainable communities.

FC2.B: Amend Policy SP4 Delivering Quality Housing criterion 2a to read as follows:

2. To ensure that local housing need is met and sustainable linked communities are created:
 - a. A mix of dwelling types, sizes and tenure including **at least 335 affordable dwellings will be delivered to meet the needs of Blaenau Gwent's current and future population;** and

FC2.C: Amend paragraph 6.32 to read as follows:

Of major importance to the Strategy is the delivery of sustainable linked communities. To create sustainable communities, developments must include a mix of dwelling types, sizes and tenure, including new affordable dwellings. The Local Housing Market Assessment (2006) identifies that **86 units per annum need to be provided which equates to 1,290 over the Plan period. This figure deals with the backlog, current and anticipated need over the Plan period. The level of need has also taken account of any impact of the private rental sector given that this sector could be affordable to some who could not afford to buy or obtain a mortgage on market housing.** The Affordable Housing Viability Study (2010) identifies that housing sites can deliver 10% affordable units without social housing

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grant. The Plan is therefore able to deliver **335 new affordable dwellings, through the use of planning obligations on qualifying sites and based on an estimate of the number of affordable housing exception dwellings coming forward** over the Plan period.

FC2.D: Delete paragraph 6.33 and replace as follows:

The target of at least 335 units delivered through the planning system forms part of a wider total of 1,000 affordable housing units which it is estimated could be provided using all other delivery mechanisms. Further information in respect of these figures is contained in the Affordable Housing Background Paper (2011). Guidance in relation to the provision of affordable housing is contained in the Supplementary Planning Guidance on Planning Obligations.

FC2.E: Amend paragraph 7.61 of Policy DM8 to read as follows:

To ensure the delivery of affordable housing in accordance with the identified need, the Council will seek the provision of **at least 10% affordable housing on sites of 10 residential units and over or sites that exceed 0.28 hectares in size (gross site area). The percentage is by definition a minimum threshold and a higher percentage of affordable housing provision will be sought where the development can support it.** When adjacent sites taken together exceed these thresholds affordable housing will be sought.

FC2.F: Amend paragraph 7.62 of Policy DM8 to read as follows:

The Council's Empty Property Strategy identifies over 200 properties that are long term vacant. These properties can have a significant adverse impact on the character and appearance of a settlement. In order to address this issue and increase the overall provision of affordable homes the Council will, in certain circumstances, seek financial contributions from developers. **For instance, where the application of the 10% requirement would create 'part' of an affordable dwelling. The Council will expect the whole dwelling to be provided on site and the 'partial dwelling' to be provided via a developer contribution in-lieu of on-site provision. It may also occur where on-site provision is not considered appropriate and off site units cannot be delivered as an alternative site is not available.**

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance maximising affordable housing delivered through the planning system and provide further clarity on the sources of affordable housing.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

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FOCUSSED CHANGE 3: GYPSIES AND TRAVELLER - NEED

FC3.A: Amend Policy SP4 criterion 2b to read as follows:

- b. Provision will be made for **4** pitches for unmet gypsy and traveller accommodation.

FC3.B: Amend paragraph 6.34 to read as follows:

The Blaenau Gwent Gypsy & Traveller Housing Needs Assessment (**September 2011**) identifies the need for a further **4** pitches in Blaenau Gwent.

FC3.C: Amend Policy GT1 Gypsy and Traveller Accommodation as follows:

Land is allocated south of the Cwmcrachen Gypsy and Traveller Site to accommodate **4** pitches

FC3.D. Amend paragraph 8.31 to read as follows:

The Blaenau Gwent Gypsy & Traveller Housing Needs Assessment (**September 2011**) identifies the need for a further **4** pitches in Blaenau Gwent. It is proposed that this demand is met through an extension to the existing site at Cwmcrachen.

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance and provide further clarity.

Evidence on which proposed change is based: An update to the Gypsy and Traveller Study (September 2011) and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 4: GROWTH – LOCATION IN EBBW VALE

FC4: Amend Policy SP1 Northern Strategy Area criterion b. to delete reference to growth in town centre, to read as follows:

Promoting Ebbw Vale as the principal hub for Blaenau Gwent, where the majority of social and economic growth will be accommodated **including** major retail expansion, administrative and cultural developments.

Reason for Focussed Change: To provide clarity on what the Plan is delivering.

Evidence on which proposed change is based: Based on where most development is happening in the Plan.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

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Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 5 – IMPROVE THE PROTECTION OF THE ENVIRONMENT

FC5.A. Amend objective 12 to read as follows:

The **valuable landscape of Blaenau Gwent has been protected, enhanced and managed and together with the** natural heritage, helped foster sustainable tourism and promoted community pride

FC5.B: Amend paragraph 6.6 of Policy SP1 as follows:

The Ebbw Vale Northern Corridor site is allocated for mixed-use including housing, employment and leisure. One of the strengths of the site is its position relative to the Heads of the Valleys Road and its role as a Northern gateway into the centre of Ebbw Vale. Over 70 hectares of land is or will become available over the Plan period part of which is a strategic employment site located in a prime position along the Heads of the Valleys Road. **The site offers opportunities to respond to community needs and integrate environmental aspects for positive benefits.**

FC5.C: Amend Policy SP10 Protection and Enhancement of the Natural Environment by the deletion of the word preserved, the deletion of criterion c and the amendment of criterion a to read as follows:

Blaenau Gwent's unique, natural environment and designated landscape will be protected, and, where appropriate, enhanced. This will be achieved through:

- a. Protecting national, European and international nature conservation sites in line with national planning policy **as well as other species and habitats identified as priorities for nature conservation;**
- b. Protecting those attributes and features which make a significant contribution to the character, quality and amenity of the landscape;
- c. Maintaining and enhancing the Green Infrastructure including creating a network of local wildlife sites and wildlife corridors, links and stepping stones;
- d. Ensuring that development retains, protects and enhances features of ecological or geological interest, and provides for the appropriate management of these features;
- e. Ensuring development seeks to produce a net gain in biodiversity by designing in wildlife, and ensuring any unavoidable impacts are appropriately mitigated for;

FC5.D: Amend paragraph 6.66 to read as follows:

The local natural environment has seen considerable changes over the past 30 years. As the pressures put upon it by heavy industry have subsided, the visual and wildlife qualities that are unique to the area have significantly increased. The Strategy aims to protect and enhance the local landscape, biodiversity and geodiversity. This will be achieved through the identification, protection and enhancement of international, European, national and locally important sites as well as habitats and species across the Borough. **In accordance with the Habitats Directive (Council Directive 92/43/EEC) development will not be permitted where it adversely affects the integrity of these sites. Blaenau Gwent does not contain any European sites, although several SACS are in close proximity. It does, however, contain 2 SSSIs which are sites of national importance.**

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Designated landscapes include local designations such as Special Landscape Areas as well as national designations such as national parks. Relevant authorities have a legal duty under section 62(2) of the Environment Act 1995 to have regard to the purposes for which National Parks are designated. Thus any development within Blaenau Gwent should not have an unacceptable impact on the setting of Brecon Beacons National Park which is in close proximity.

FC5.E: Amend paragraph 6.68 to read as follows:

The natural environment is diverse and widespread including specific biodiversity protection for areas and habitats and species including national and local designations. It is important that these are protected from inappropriate development but, where the need for the development outweighs the nature conservation importance of the site and it can be demonstrated that the development cannot reasonably be located elsewhere, mitigation and/ or compensation will be required to ensure that there is no net loss of biodiversity. Mitigation will be necessary to offset any negative effects and where this is not possible, compensatory provision equivalent **in value** to that lost as a result of the development will be necessary. Mitigation may mean on-site or off-site mitigation and will be delivered through S106 agreements and planning conditions. However, development will be encouraged to result in a net improvement in terms of biodiversity by taking account of it as part of any development.

FC5.F: Amend Policy DM15 Biodiversity Protection and Enhancement criterion 2 to read as follows:

- a. It maintains or enhances the ecological or geological importance of the designation **and species**, or
- b. The need for the development outweighs the nature conservation importance of the site/**species** and it can be demonstrated that the development cannot reasonably be located elsewhere and compensatory provision will be made equivalent to that lost as a result of the development.

FC5.G: Amend paragraph 7.82 to read as follows:

Blaenau Gwent is an area with a rich and diverse natural environment, including specific biodiversity protection for areas and habitats and species including international, national and local designations. **Proposals which are likely to have a significant effect on** international and nationally designated sites will be assessed in accordance with national planning policy. This element of the Policy applies to locally designated sites, for example, the 137 Sites of Importance for Nature Conservation (SINCS) and 6 Local Nature Reserves. It also applies to sites which contain habitats and species identified as priorities in either the UK or Local Biodiversity Action Plan (LBAP) and landscape features which may provide ecological corridors or 'stepping stones' between habitats

FC5.H: Amend Policy MU1 Ebbw Vale Northern Corridor as follows:

In accordance with Policy SP1 land is allocated north of Ebbw Vale Town Centre for the construction of approximately 700 dwellings, a commercial leisure hub, road side services, employment, a strategic mixed-use employment site **and a network of green links**.

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Development of the site will be guided by the Ebbw Vale Sustainable Regeneration Framework Supplementary Planning Guidance document.

FC5.I: Amend paragraph 8.9 to read as follows:

The Ebbw Vale Sustainable Development Framework has assessed the development potential of the area and has identified the following elements:

- **Strategic mixed-use employment site** – on land at Rhyd-y-Blew (13.2 ha);
- **Employment and road side services** - at Bryn Serth (10.5 ha);
- **Commercial leisure hub** – commercial leisure and associated A3 uses (4 ha); and
- **Residential** - 700 units including 10% affordable housing on three parcels of land (23 ha) *(It should be noted that not all of the existing facilities are required to relocate to enable the provision of 700 dwellings).*
- **A network of green links – to allow the effective integration of the SINCs and other key habitat areas.**

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance and provide further clarity on the environment.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Meeting held with Countryside Council for Wales on the 27th October to discuss their representations. Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 6: DESIGN

FC6: Amend criterion b of Policy DM2 Design and Placemaking as follows:

- b. They are of good design which reinforces local character and distinctiveness of the area **or improves areas of poor design and layout;**

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance and provide further clarity.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

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Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 7: IMPROVING WATER QUALITY

FC7.A: Amend Policy SP10 Protection of the Natural Environment by the addition of a further criterion as follows:

- f. **Ensuring development proposals do not have an unacceptable adverse impact upon the water environment and contribute to improving water quality where practicable**

FC7.B: Add an additional paragraph after paragraph 6.68 as follows:

The natural environment also covers water. This policy promotes the protection and improvement of the quality and quantity of controlled waters within the County Borough, including the surface and groundwater resource. Development will not be allowed if it is demonstrated that there is likely to be adverse impact on the water resources, both locally and regionally. Policy DM3 provides more detail and should be referred to when considering development proposals affecting the water environment.

FC7.C: Amend Policy SP10 cross reference box as follows:

Relevant Objectives, Development Management Policies, Allocations and Background Paper

- **Objectives:** 12 and 13
- **Development Management Policies:** **DM3**, DM15, DM16 and DM17
- **Allocations:** ENV1, ENV2 and ENV3
- **Background Paper:** Environment

FC7.D: Amend Policy DM3 Air and Water Pollution through the addition of an additional criterion to read as follows:

Development proposals will be permitted where:

- a. They do not have an adverse impact upon the water environment or pose an unacceptable risk to the quality of controlled waters (including groundwater and surface water); and
- b. **They contribute to improving water quality wherever practicable; and**
- c. They do not result in airborne emissions which have an unacceptable effect on the health, amenity or natural environment of the surrounding area, taking into account cumulative effects of other proposed or existing sources of air pollution in the vicinity.

FC7.E: Amend Paragraph 7.24 to read as follows:

The EU Water Framework Directive (2000/60/EC) establishes a strategic approach to water management and a common means of protecting and setting environmental objectives for all ground waters and surface waters. It aims to protect and restore clean water and ensure its long-term sustainable use. National planning policy emphasises that planning controls should be used to ensure incompatible uses of land are separated, in order to avoid potential conflict between different types of development. At present the County Borough's rivers and groundwater are

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failing to reach the 'Good Status' required by the Water Framework Directive due to sewer overflows, pollution from industrial estates and old mines **and issues with fish migration**. The Council is proactively working to help clean, protect and preserve Blaenau Gwent's rivers through a number of environmental projects.

FC7.F: Amend Paragraph 7.25 to read as follows:

Development will only be allowed where adequate provision is made for the necessary infrastructure to **secure the protection of** water quality and quantity **and, wherever practicable, improve water quality**. Consideration will be given to the quality and quantity of the water resource and how this impacts upon the wider environment in terms of **improving fish migration through removal of obstructions**, preventing further deterioration of aquatic ecosystems associated habitats, fisheries, promoting the sustainable use of water and controlling water abstractions. Planning permission may be granted subject to conditions to secure the necessary measures, or developers may be required to enter into Planning Obligations. Applications that cannot provide adequate protection of watercourses, ground and surface water will be refused.

FC7.G: Amend Policy DM3 cross reference box as follows:

Relevant Objectives, Strategic Policies and Allocations

- **Objectives:** 5
- **Strategic Policies:** SP10
- **Allocations:** MU1, MU2, MU3, AA1, R1, H1, HC1, GT1, T1, T2, T4, T5, T6, EMP1, ED1, CF1, TM1, L1, M4, W1

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance to improve water quality.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: The Environment Agency (EA) have been consulted on the proposed change and are supportive of the amendments.

FOCUSSED CHANGE 8: GYPSIES AND TRAVELLERS – CRITERIA BASED POLICY

FC8: Amend the title of Policy DM10 and amend the policy by rewriting criterion b and deleting criterion e to read as follows:

DM10 **Caravan** Sites for Gypsies and Travellers

New sites will be permitted where:

- a. The site is well related to community facilities and services;
- b. **Adequate landscaping and planting with appropriate trees and shrubs helps the site blend into its surroundings;**

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- c. The site is capable of being provided with foul and surface water drainage, including appropriate infrastructure and facilities to manage wastes;
- d. The site can accommodate residential and home-based business uses without detriment to the amenity and character of the area; and
- e. In the case of a transit or touring site, it has good access to the primary highway network.

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with WG Circular 30/2007.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: Ensuring appropriate provision for gypsies and travellers supports the delivery of the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 9: ASSESSMENT OF MINERAL APPLICATIONS AND APPLICATIONS IN MINERAL SAFEGUARDING AREAS

FC9.A: Amend Criteria a and b of Policy DM19 Criteria for the Assessment of Mineral Applications to read as follows:

Proposals for mineral extraction and associated development, including the tipping of mineral waste and the reworking of tips, will be permitted where:

- a. **For non-energy minerals a** proven need has been established for the material involved, either in a local, regional or national context;
- b. **Where appropriate,** an assessment has been made that demonstrates that it would not be feasible to supply the mineral from secondary sources;

FC9.B: Amend Policy DM20 Mineral Safeguarding by the deletion of criterion b. as follows:

~~b. There is an overriding need for the development and prior extraction cannot reasonably be undertaken; or~~

Reason for Proposed Change

Reason for Focussed Change: To ensure conformity with national guidance and enable flexibility in the application of policy DM19.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

STATEMENT OF FOCUSSED CHANGES

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change

FOCUSSED CHANGE 10: GREEN WEDGE BETWEEN TREDEGAR AND EBBW VALE

FC10.A: Amend the boundary of Policy ENV1.2 on the proposals map to extend the Green Wedge as shown on map 4, attached at appendix 3.

FC10.B: Amend the boundary of Policy MU1 on the proposals map to enable the extension of the Green Wedge as shown on map 5, attached at appendix 3.

FC10.C: Amend the boundary of Policy EMP1.8 on the proposals map to enable the extension of the Green Wedge as shown on map 6, attached at appendix 3.

Reason for Proposed Change

Reason for Focussed Change: To enable the protection of an ecological corridor and strengthen the green wedge.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHAGNE 11: ALTERATION TO CYCLE ROUTE

FC10: Amend the proposals map by deleting the identified cycle route T1.7 Bedwellty Pits, Tredegar to County Borough and replacing with the new route as identified on map 7, attached at appendix 3.

Reason for Proposed Change

Reason for Focussed Change: To update the Plan in relation to progress with the identification of an appropriate route.

Evidence on which proposed change is based: Representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

STATEMENT OF FOCUSED CHANGES

Additional Consultation: Meeting held with Sustrans on 24th November 2011. Outside the Focused Changes consultation itself, it is considered that no further consultation is required on this focused change.

FOCUSSED CHANGE 12: TREFIL QUARRY – INTERIM DEVELOPMENT ORDER (IDO)

FC12A: Amend the boundary of Policy M2.1 on the proposals map to reflect the boundary of the IDO, as shown on map 8, attached at appendix 3.

FC12B: Amend paragraph 8.82 to read as follows:

Mineral Buffer zones are shown around all quarries and mineral operations, including dormant sites. The purpose of the buffer zone is to safeguard mineral reserves for future working, by ensuring they are not sterilised by alternative development, but also to ensure the environmental effects of quarrying/mining do not adversely affect sensitive development (including residential areas, hospitals and schools). However, development such as extensions to existing properties, small infill development within settlement boundaries would normally be permitted. Mineral Buffer Zones have been identified around the limestone quarry at Trefil, the open cast coal recovery operation at Six Bells and around Blaentillary Drift, which is located in Torfaen County Borough.

In the case of the buffer zone at Trefil the boundary is identified around the dormant part of the quarry in addition to the active part. Whilst dormant sites retain permission, full modern conditions would be applied to the extant permission in accordance with national guidance prior to any working recommencing on site. National guidance also recognises the importance of determining the future use of dormant sites to give certainty to local communities that may be affected by future mineral operations. Having regard to this, the Council will consider an appropriate strategy for the future use and restoration of the site which may include a Prohibition Order.

Reason for Proposed Change

Reason for Focused Change: To accord with national guidance regarding dormant mineral sites.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focused change accords with the LDP Strategy.

National Policy: The focused change accords with the requirements of national policy.

Additional Consultation: Outside the Focused Changes consultation itself, it is considered that no further consultation is required on this focused change.

STATEMENT OF FOCUSED CHANGES

FOCUSSED CHANGE 13: TREFIL QUARRY – PREFERRED AREA AND BUFFER ZONE

FC13.A: Amend the proposals map to delete part of the Preferred Area of Policy M4.1 as shown on map 9, attached at appendix 3.

FC13.B: Amend the buffer around Preferred Area of Policy M4.1 to reflect the amendment to Preferred Area as shown on map 10, attached at appendix 3.

Reason for Proposed Change

Reason for Focussed Change: To accord with national guidance regarding protection of the environment.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: A meeting was held with the owners of the site and CCW on 27th October 2011. CCW still hold an objection to the boundary of the site.

FOCUSSED CHANGE 14: DELIVERY AND IMPLEMENTATION – SURVEY REQUIREMENTS TABLE

FC14: Amend table to identify further allocations, an additional column, amend title of an existing column and amend a number of survey requirements, as identified in appendix 1 attached.

Reason for Proposed Change

Reason for Focussed Change: To provide further clarity and meet HRA requirements.

Evidence on which proposed change is based: Representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

FOCUSSED CHANGE 15: MONITORING

FC15: Amend Monitoring table as identified in appendix 2 attached.

Reason for Proposed Change

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Reason for Focussed Change: To accord with national guidance and provide further clarity.

Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP.

LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

National Policy: The focussed change accords with the requirements of national policy.

Additional Consultation: Outside the Focussed Changes consultation itself, it is considered that no further consultation is required on this focussed change.

STATEMENT OF FOCUSSED CHANGES

3.0 PART 2 – MINOR CHANGES

3.1 All the Minor Changes contained in Part 2 of this document:

- Accord with the Community Strategy and other relevant Plans and Strategies
- Accord with the requirements of national policy
- Outside of the Focussed Changes consultation itself, do not require specific separate consultation.

No.	Minor Change	Justification
1.0 INTRODUCTION		
MC.1	Amend Paragraph 1.1 to read as follows: A Local Development Plan (LDP) guides the future development of an area. The LDP provides a clear vision for how new development can address the challenges faced by the County and where, when and how much new development can take place up to 2021. The aim is to provide developers and the public with certainty about the planning framework for Blaenau Gwent, excluding the area that falls into Brecon Beacons National Park. The Brecon Beacons National Park Authority is preparing a Local Development Plan for the whole area. Once adopted, the Council will have to comply with this LDP when making decisions on planning applications unless there are good reasons to do otherwise.	Reason for Focussed Change: To accord with national guidance and provide further clarity. Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.2	Amend Paragraph 1.13 to read as follows: The Council has worked with representatives from public, private and voluntary organisations, through a series of facilitated workshops, to identify issues and options in the context of general work on the choice of strategy and specific research studies. These events are documented and are part of the evidence base. The Council has also undertaken public consultation on the preferred strategy. The views and information from these processes have all helped to form the LDP. In preparing the Deposit Plan, the Council has worked closely with neighbouring local planning authorities to ensure cross boundary issues have been taken into account.	Reason for Focussed Change: To provide further clarity in relation to the Plan's relationship with existing and emerging LDPs of neighbouring plan areas. Evidence on which proposed change is based: National guidance and representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.3	Move paragraph 7.3 to follow heading HOW TO USE THIS DOCUMENT (before paragraph 1.16)	Reason for Focussed Change: To make the document more user-friendly Evidence on which proposed change is based: Representations submitted to the Deposit LDP.

STATEMENT OF FOCUSED CHANGES

		LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
3.0 BLAENAU GWENT CONTEXT AND CHALLENGES		
MC.4	<p>Add the following paragraph to Chapter 3.0 Blaenau Gwent Context and Challenges to sit under challenge 11:</p> <p>The Welsh language is integral to the character, culture and history of Wales. Whilst Blaenau Gwent does not have a large Welsh speaking population as found in other parts of the Country, the Council is keen to ensure that the spatial planning system protects and enhances Welsh culture and language where possible.</p>	<p>Reason for Focused Change: To provide clarity on how the needs and interests of the Welsh language have been taken into account.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
6.0 STRATEGIC POLICIES		
MC.5	<p>Amend policy SP2 Southern Strategy Area – Regeneration to read as follows: Proposals in the Southern Strategy Area will be required to regenerate the area by: -</p> <ol style="list-style-type: none"> Ensuring that the district hub of Abertillery is well connected with it's hub area, Ebbw Vale and the wider region through safe, frequent and reliable public transport links; Supporting Abertillery District Town Centre in developing complementary roles around culture, leisure and tourism; Delivering 'Activity Tourism' opportunities in the area; Ensuring the removal of dereliction by promoting the reuse of under used and derelict land and buildings; Delivering regeneration schemes which provide residential development and infrastructure; and Building on the unique identity of the area by protecting and enhancing the built heritage and the natural environment. 	<p>Reason for Focused Change: To provide further clarity and conform with national guidance.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.6	<p>Amend 6.17 to read as follows: Abertillery District Town Centre will explore opportunities to develop complementary roles around leisure and tourism. The Guardian at Parc Arrael Griffin is already proving to be a popular tourist attraction which Abertillery should look to benefit from. One of the strengths of Abertillery District Town Centre is the position of the centre relative to woodland and upland landscapes. There are opportunities to develop new infrastructure to enable people</p>	<p>Reason for Focused Change: To provide further clarity.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>

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	to use these environments and to explore the scope for mountain biking as a way of 'opening up' the natural setting of the town. The recent refurbishment of the Metropole and investment in the town centre will enhance the cultural role of Abertillery, in terms of the arts and entertainment. The cultural role has already been enhanced in the southern strategy area through the restoration of Llanhilleth Institute, which was part of an overall regeneration package.	
MC.7	Amend Policy SP3 criterion 2b to read as follows: Opportunities to improve the retail offer will be implemented ;	Reason for Focused Change: To provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.8	Replace Paragraph 6.52 as follows: New development will be directed away from areas of flood risk identified in TAN 15: Development and Flood Risk as high risk (Zone C). Emergency services and highly vulnerable development will not be permitted in zone C2 but where other development has to be considered in those areas it will only be permitted if it can be justified on the basis of the tests outlined in TAN 15. As part of the justification test for development in zone C, a FCA will need to be carried out to demonstrate that the risks and consequences of flooding can be managed appropriately. Any development would only be allowed where it can be justified in that location and satisfies a FCA.	Reason for Focused Change: To accord with national guidance and provide further clarity Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.9	Amend Paragraph 6.59 to read as follows: The Business Competitiveness Study (2009) identified a shortfall in local cultural facilities. Projects such as Parc Bryn Bach, Abertillery's Metropole Cultural and Conference Centre and the Guardian at Parc Arrael Griffin are making a difference, but further opportunities exist. The sector can contribute effectively to addressing the issues of employability by offering opportunities for less experienced people as well as providing high, quality cultural and leisure jobs.	Reason for Focused Change: To provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.10	Amend Paragraph 6.61 by the deletion of: (subject to ministerial decision and Judicial Review)	Reason for Focused Change: To provide clarity and update the Plan. Evidence on which proposed

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		<p>change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.11	<p>Amend title of policy SP11 to refer to Historic Environment rather than Built as follows: SP11 Protection and Enhancement of the Historic Environment</p>	<p>Reason for Focused Change: To better reflect the content of the policy which relates to the broader historic environment</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.12	<p>Amend Paragraph SP11 through the deletion of: in line with national planning policy and guidance</p>	<p>Reason for Focused Change: To accord with national guidance.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
<p>7.0 DEVELOPMENT MANAGEMENT POLICIES</p>		
MC.13	<p>Amend Paragraph 7.9 to read as follows: Much of the Blaenau Gwent area was subject to past underground mining activities and is therefore within a Coal Mining Referral Area. Maps highlighting the Coal Mining Referral Areas are held for inspection within the Council, with responsibility for determining the extent and effects of these constraints resting with the developer. Where development is proposed in these areas, the developer should consult with the Coal Authority. The Local Planning Authority will be guided by advice from the Coal Authority and the Council's own technical staff whether development is acceptable and whether conditions requiring ground stability precautions should be attached to permissions. In other instances development may affect landslip areas. In such instances applications will need to be supported by a geotechnical investigation and stability report to identify any remedial</p>	<p>Reason for Focused Change: To provide clarity by explaining the process of the Coal Authority Development Referral Areas and what is required of developers.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>

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	measures to deal with any instability. This investigation may show that the development proposed is not possible on safety or economic grounds. In many cases, geotechnical investigations will be required prior to an application being determined.	
MC.14	<p>Amend Paragraph 7.10 to read as follows: The disturbance of contaminated land can have risks to public health and the environment. Where development is proposed on sites known, or suspected to be contaminated, or where the site is in the vicinity of a former landfill site, the developer will be required to carry out a risk assessment at the planning application stage. This must establish any possible pollutant pathways and identify all necessary mitigation measures, if any, to reduce the risks and allow development to proceed.</p>	<p>Reason for Focused Change: To provide clarity by explaining when a risk assessment should be carried out for contaminated sites.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.15	<p>Amend Paragraph 7.32 as follows: The Community Infrastructure Levy (CIL) is a new charge which local authorities in England and Wales are empowered, but not required, to levy on most types of new development in their areas. The proceeds of the levy will provide new local and sub-regional infrastructure to support the development of an area in line with local authorities' development plans. Although no formal decision has yet been taken by Blaenau Gwent, it is anticipated that this issue may be finely balanced, due to the existing known barriers to regeneration, and may result in the decision to set a nominal CIL rate of no CIL Rate.</p>	<p>Reason for Focused Change: To provide further clarity.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.16	<p>Amend Paragraph 7.36 to read as follows: In the case of renewal and windfall applications the range of requirements sought in relation to development proposals will be determined on a case by case basis, taking into account the location and nature of the development and the local infrastructure on which it would impact. Individual Council Departments will elaborate on their requirements as part of the planning application process. The level of provision required will be supported by a robust evidence base according to the capacity of existing facilities and the priorities of the relevant Department at any given time and do not therefore form part of the LDP.</p>	<p>Reason for Focused Change: To provide further clarity.</p> <p>Evidence on which proposed change is based: Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.17	<p>Amend Policy DM7 criterion b to read as follows: In the case of a change of use to residential, the unit must have been vacant for a minimum of 12 months and/or genuine efforts have been</p>	<p>Reason for Focused Change: To accord with national guidance and provide further clarity.</p> <p>Evidence on which proposed</p>

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	<p>made to market the premises for retail / commercial use.</p> <p>Amend Paragraph 7.58 as follows:</p> <p>Planning applications for the change of use to residential would need to be supported by evidence of a 12 month history of vacancy and/or a lack of response to genuine efforts to market the premises for retail / commercial use over a significant period. The Council will closely scrutinise the evidence put forward to demonstrate that the units are no longer required for retail purposes.</p>	<p>change is based:</p> <p>Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.18	<p>Amend the title of Policy DM9 to refer to Affordable Housing rather than Rural to read as follows:</p> <p>DM9 Affordable Housing Exception Sites</p> <p>Amend Paragraph 7.64 accordingly:</p> <p>The purpose of the Affordable Housing Exception Policy is to release sites for affordable housing where there is a shortage of available sites to meet need. Exception sites for affordable housing will only be appropriate where there is a genuine local need for affordable housing within the settlement in question and where the need cannot be met on an alternative site. The Council will require a legal agreement restricting the occupancy of dwellings to local people in need of affordable housing. Further advice on this is contained in Supplementary Planning Guidance on Planning Obligations.</p>	<p>Reason for Focused Change: To accord with national guidance and provide further clarity.</p> <p>Evidence on which proposed change is based:</p> <p>Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.19	<p>Amend paragraph 7.86 to read as follows:</p> <p>The Strategic GI in Blaenau Gwent (see Appendix 1 in Environment Background Paper) consists of the mountain ridges and river corridors. The mountain ridges are designated as Special Landscape Areas (SLA), and protected under Policy ENV2 whilst the river corridors are designated as Sites of Importance for Nature Conservation (SINCs) and are afforded protection under Policy ENV3. Below this strategic level there is Local GI such as cycle paths, informal open space, parks, other SINCs and nature reserves.</p>	<p>Reason for Focused Change: To provide clarity by confirming that non-river SINCS form part of the Local Green Infrastructure</p> <p>Evidence on which proposed change is based:</p> <p>Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.</p>
MC.20	<p>Amend paragraph 7.96 to read as follows:</p> <p>Restoration proposals should be phased to commence as early as possible. The authority will, where appropriate, encourage progressive restoration at the earliest opportunity. After-uses may include agriculture, forestry/woodland, public open space, recreation, nature conservation or other development. They should favour the creation</p>	<p>Reason for Focused Change: To accord with national guidance and provide further clarity.</p> <p>Evidence on which proposed change is based:</p> <p>Representations submitted to the Deposit LDP.</p> <p>LDP Strategy, other relevant</p>

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	of landscapes which are characteristic of the area and priority habitats identified in the Local Biodiversity Action Plan.	Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.21	Amend Policy DM21 criterion 6a to read as follows: 6. The following criteria are also met: In the case of regional scale facilities, its location relates closely to and benefits from an easy access to key transport corridors and, where practicable makes use of sustainable transport modes;	Reason for Focused Change: To provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.22	Add SP7 to cross reference box of policy DM21	Reason for Focused Change: To provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
8.0 ALLOCATIONS AND DESIGNATIONS		
MC.23	Amend Paragraph 8.12 by the deletion of: (subject to ministerial decision and Judicial Review)	Reason for Focused Change: To provide clarity and update the Plan. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.24	Amend HC1.7 through the deletion of # which indicated that it was a 100% affordable housing scheme.	Reason for Focused Change: To provide clarity on the site in terms of affordable housing provision. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.25	Amend paragraph 8.29 to change the number of sites which are 100% affordable as follows: The 12 sites identified as likely to come forward for 100% affordable housing are as a result of planning permissions or the availability of social	Reason for Focused Change: To update the Plan in terms of the above change. Evidence on which proposed change is based: Representations submitted to

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	housing grant and land ownership. In addition all other sites will be expected to contribute towards addressing affordable housing need in accordance with Policy DM8.	the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.26	Amend Paragraph 8.41 to read as follows: The A465 is identified as part of the Trans European Network (TENS) and is a key strategic link in the national trunk road network connecting West Wales with the Midlands and the North of England. It also forms a major sub regional artery along the Heads of the Valleys corridor from Swansea in the west to Abergavenny in the east. The planned dualling of 25 miles of road is significant, as indeed is the potential impact on communities situated along and adjacent to the Heads of the Valleys corridor. There is the expectation that the improvement will generate new and sustained economic activity and investment.	Reason for Focused Change: To provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.27	Amend Paragraph 8.56 to read as follows: The lower plateau of the Six Bells Colliery Site has been identified for a new primary school, as part of the redevelopment of the whole of the Six Bells Colliery Site. The new school is likely to be developed in the 3rd phase of the Plan (2016-2021).	Reason for Focused Change: To update the Plan in terms of when the school is likely to be developed. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.28	Add the following text at the end of paragraph 8.73 Brecon Beacons National Park do not identify any Special Landscape Areas. Blaenau Gwent's SLA boundaries match Caerphilly's SLAs and VILLs but do not reflect those identified in Torfaen as they used a different approach by relying entirely on LANDMAP. Although Blaenau Gwent used LANDMAP it supplemented this with additional local criteria.	Reason for Focused Change: To explain the lack of consistency of SLA coverage between neighbouring authorities. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.29	Amend the proposals map by the addition of limestone north of Trefil Quarry as identified on map 11 attached at appendix 3.	Reason for Focused Change: To rectify a minor drafting error on the proposals map. Evidence on which proposed change is based: Representations submitted to

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		the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy
MC.30	Amend Paragraph 8.79 to read as follows: In accordance with national planning policy the LDP identifies safeguarding areas. The areas identified are based on the ‘Former Gwent Aggregates Safeguarding Study’, this ruled out weaker sandstones and sand and gravel reserves. The areas mapped accord with those identified by the neighbouring authorities of Caerphilly and Torfaen (though Torfaen added a 200m buffer to the resource areas) but differs to Brecon Beacons National Park which safeguards different resources. The identification of safeguarding areas does not carry any presumption that planning permission would be granted for their extraction. The purpose of safeguarding is to ensure that known resources are not needlessly sterilised by permanent development (Policy DM20).	Reason for Focused Change: To accord with national guidance and provide further clarity. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
MC.31	Amend the settlement boundary to include part of the Land adjacent to the former Remploy Site as identified on map 12 attached at appendix 3.	Reason for Focused Change: To enable the redevelopment of this brownfield land as part of the redevelopment of the former Remploy site. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.
9.0 DELIVERY AND IMPLEMENTATION		
MC.32	Amend phasing of development for ED1.2 as follows: Phase 3	Reason for Focused Change: to update the Plan in relation to the timing of development at this site. Evidence on which proposed change is based: Representations submitted to the Deposit LDP. LDP Strategy, other relevant Plans and Strategies: The focussed change accords with the LDP Strategy.

APPENDIX 1

Delivery and Implementation – Survey Requirements for Allocations

APPENDIX 1

SURVEY REQUIREMENTS FOR ALL ALLOCATIONS

The table below indicates the surveys that have been highlighted through the candidate site assessment process. These should be undertaken on a site by site basis and submitted to the Local Planning Authority as part of any future planning application. It should be noted that the surveys listed with the Appendix are in addition to any other surveys that may arise from polices contained in the Plan such as design and access statements.

Where sites already have the benefit of planning consent, the information necessary to determine the application will already have been submitted to the Local Authority. However, in the event of any future applications or renewals of planning consent, it may be necessary for additional survey information to be submitted to reflect changing circumstances and planning guidance. Developers are therefore advised to enter into pre-application discussions with the Local Authority to determine whether additional surveys will be required.

Policy Number	Site Name	Planning Consent	Transport Assessment	TAN 11 Noise Assessment	BS4142 Noise Assessment	Noise Assessment	BS5387 Tree Survey	Full ecological survey including trees and significant vegetation	Biodiversity Constraints and Enhancement Plan	Flood Consequences Assessment	Ground Investigation Preliminary Risk Assessment	Project Level Habitat Regulation Assessment	Archaeological Desk Based Assessment
MU1 Mixed Use Allocations													
MU1	Ebbw Vale Northern Corridor	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓	
MU2	The Works	✓											
MU3	NMC Factory and Bus Depot		✓					✓	✓				
R1 Retail Allocations													
R1.4	Market Street, Ebbw Vale				✓		✓				✓		

Policy Number	Site Name	Planning Consent	Transport Assessment	TAN 11 Noise Assessment	BS4142 Noise Assessment	Noise Assessment	BS5387 Tree Survey	Full ecological survey including trees and significant vegetation	Biodiversity Constraints and Enhancement Plan	Flood Consequences Assessment	Ground Investigation Preliminary Risk Assessment	Project Level Habitat Regulation Assessment	Archaeological Desk Based Assessment
H1 Housing Allocations													
H1.1	Willowtown School, Ebbw Vale							✓	✓		✓		
H1.2	Cartref Aneurin Bevan, Tredegar						✓	✓	✓				
H1.3	Greenacres, Tredegar						✓	✓	✓		✓		
H1.4	Jesmondene Stadium, Cefn Golau		✓					✓	✓		✓		
H1.5	Business Resource Centre, Tafarnaubach			✓			✓	✓	✓		✓		
H1.6	Adj Chartist Way, Tredegar		✓				✓	✓	✓		✓		✓
H1.7	Garnfach School, Nantyglo						✓		✓				✓
H1.8	Crawshay House, Brynmawr						✓	✓	✓				✓
H1.9	Infants School & Old Griffin Yard, Brynmawr						✓	✓	✓		✓		
H1.10	Hafod Dawel Site, Nantyglo	✓											
H1.11	West of the Recreation Ground, Nantyglo							✓	✓		✓		
H1.12	Land to the East of Blaina Road, Brynmawr						✓				✓		
H1.13	Land to the North of Winchestown, Nantyglo							✓	✓		✓		
H1.14	Six Bells Colliery Site, Six Bells						✓	✓	✓		✓		
H1.15	Warm Turn, Six Bells			✓		✓	✓	✓	✓		✓		
H1.16	Roseheyworth Comprehensive,						✓	✓	✓				

Policy Number	Site Name	Planning Consent	Transport Assessment	TAN 11 Noise Assessment	BS4142 Noise Assessment	Noise Assessment	BS5387 Tree Survey	Full ecological survey including trees and significant vegetation	Biodiversity Constraints and Enhancement Plan	Flood Consequences Assessment	Ground Investigation Preliminary Risk Assessment	Project Level Habitat Regulation Assessment	Archaeological Desk Based Assessment
ED1 Education Facility Allocation													
ED1.2	Lower Plateau Six Bells Colliery Site					✓		✓	✓	✓	✓		
CF1 Community Centre Allocation													
CF1	Former Sirhowy Infants School	✓											
TM1 Tourism and Leisure Allocation													
TM1.1	Eastern Valley Slopes					✓	✓	✓	✓				
TM1.2	Garden Festival					✓	✓	✓	✓		✓		
TM1.3	Blue Lakes					✓	✓	✓	✓				
TM1.4	Bedwellty House and Park	✓											
TM1.5	Parc Bryn Bach (including a hotel)					✓	✓	✓	✓				
TM1.6	Nantyglo Roundhouse and Towers					✓	✓	✓	✓				
TM1.7	Cwmtillery Lakes						✓	✓	✓		✓		
M4 Preferred Areas													
M4.1	Trefil Quarry			✓	✓		✓	✓	✓				✓
M4.2	Tir Pentwys Tip			✓	✓		✓	✓	✓				✓
M4.3	Land South East of Cwm			✓	✓		✓	✓	✓				
W1 Land for Waste Management													
W1.1	Land south of Waun y Pound					✓		✓	✓	✓	✓		
W1.2	Silent Valley							✓	✓				

APPENDIX 2

Monitoring Framework

APPENDIX 1 – MONITORING FRAMEWORK

Monitoring is a fundamental part of the LDP process. It provides an opportunity for the implementation and effectiveness of planning policies to be assessed, and forms the basis for review of the Plan, where necessary. The LDP is subject to a 4-year review period.

WAG guidance requires that local authorities prepare an Annual Monitoring Report (AMR) to be submitted each year. The AMR assesses the effectiveness of policies in the LDP against various indicators and targets, identifies any significant contextual changes that have taken place, highlights any policies which are not functioning effectively and seeks to rectify any gaps in monitoring or data collection.

The AMR is the principal mechanism through which the implementation of policies in the LDP is measured and ensures that policies are based on up-to-date evidence.

The Monitoring Framework sets out the mechanism by which the implementation of the Policies and Plan Strategy will be assessed. However, the LDP Manual advises that it is not appropriate for every Policy to be monitored. The Monitoring Framework proposes to monitor the LDP Strategy. It makes sense to monitor the Policies that have been included in the Plan specifically for the purpose of realising the Strategy i.e. the Strategic Policies. These are also the point from which the Development Management Policies and Allocation Policies are derived. The successful implementation of the Development Management Policies and Allocation policies will assist in realising the Strategy and therefore the Strategy Policies provide a reasonable gauge of how other Policies are fairing and whether there are any Policies not being implemented.

The Monitoring Framework comprises the following items:

Monitoring Aim:

This sets the outcome the Strategic Policy is aiming to deliver.

Indicator:

An indicator is the measure used to monitor the performance of a particular policy.

APPENDIX 1: MONITORING FRAMEWORK

Core Indicators:

The LDP Manual (2006) sets out a number of core output indicators, which are considered by the Welsh Assembly Government to be essential for assessing implementation of national policy.

Local Indicators

In addition to the Core Indicators, the Council has identified Local Indicators to further help demonstrate the direction of travel of the LDP towards the delivery of the LDP objectives and Strategic Policies.

Source Data:

This identifies the data set that will be used to provide the statistical input to the monitoring item.

Monitoring Target:

Sets out the position, as it would be at the end of the Plan period if the Policy were implemented as intended. It also provides 'stepping stone' targets to enable us to monitor progress. The monitoring target is in the form of a time factor and a level that is anticipated will be achieved. It should be noted that some monitoring targets will not have 'stepping stone targets and will have one for the end of the period. That is because there isn't an appropriate intermediate level that could be used or the policy will be realised in one hit e.g. site allocation.

Trigger level:

This, in essence is a level to which a Policy has diverged from the monitoring target to such an extent that it could identify that the Policy is failing to be implemented or needs to be amended. In identifying trigger levels consideration needs to be given to quantify what constitutes a significant variation from the base level. This will be different for each monitoring aim.

APPENDIX 1: MONITORING FRAMEWORK

TABLE 1: STRATEGIC POLICY (SP) 1 NORTHERN STRATEGY AREA – SUSTAINABLE GROWTH AND REGENERATION

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure sustainable growth and regeneration in the north of the Borough				
SP1 Objectives 1 & 7	Amount of major retail, office and leisure development (sq m) (CI 1)	BGCBC planning applications (annual assessment)	85% of all new retail, office and leisure developments to be developed in the northern strategy area	+/- 20% (below 65% or over 85%)
	Number of net additional affordable and general market dwellings built per annum (CI 2)	Joint Housing Land Availability Study (annual assessment)	85% of all new dwellings to be developed in the northern strategy area	+/- 20% (below 65% or over 85%)
	Net employment land supply/development (ha /sq m) per annum (CI 10)	Employment Land Database (annual assessment)	85% of all new employment development to be developed in the northern strategy area	+/- 20% (below 65% or over 85%)
	Amount of development, including housing, permitted on allocated sites in the development plan as a % of development plan allocations and as a percentage of total development permitted (ha and units) (CI 4)	BGCBC planning applications	50% of all allocations by 2016 100% of all allocations by 2021 75% of total development permitted	-10% No trigger +10%
	Delivery of mixed use allocations (LI 27)	BGCBC Planning Applications	The Works Completion of 3.5 ha of employment land, 200 houses, the learning zone, leisure centre and sport fields and theatre by 2016	Developments not started by 2016

APPENDIX 1: MONITORING FRAMEWORK

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure sustainable growth and regeneration in the north of the Borough				
			<p>at The Works</p> <p>Annual completion of 50 houses (delivery phases 2 and 3 2011-2021) at The Works</p> <p>Ebbw Vale Northern Corridor</p> <p>Completion of employment development on Rhyd y Blew and Bryn Serth and a commercial and leisure hub</p> <p>Annual completion of 70 houses (delivery phases 2 and 3 2011-2021)</p> <p>NMC Factory and Bus Depot</p> <p>Completion of commercial/leisure/ community facility</p> <p>Annual completion of 12 houses in delivery phase 3 (2016-2021)</p>	<p>+/- 10% for 3 consecutive years</p> <p>Failure to deliver</p> <p>+/- 10% for 3 consecutive years</p> <p>Failure to deliver</p> <p>+/- 10% for 3 consecutive years</p>

APPENDIX 1: MONITORING FRAMEWORK

TABLE 2: STRATEGIC POLICY (SP) 2 SOUTHERN STRATEGY AREA – REGENERATION

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure regeneration in the south of the Borough				
SP2 Objectives 1, 6, 11 & 12	Amount of major retail, office and leisure development (sq m) (CI 1)	BGCBC planning applications (annual assessment)	15% of all new retail, office and leisure developments to be developed in the southern strategy area	+/-5% (below 10% or above 20%)
	Number of net additional affordable and general market dwellings built per annum (CI 2)	Joint Housing Land Availability Study (annual assessment)	15% of all new dwellings to be developed in the southern strategy area	+/-5% (below 10% or above 20%)
	Net employment land supply / development (ha/sq m) per annum (CI 10)	Employment Land Database (annual assessment)	15% of all new employment development to be developed in the southern strategy area	+/-5% (below 10% or above 20%)
	Number of leisure/tourism developments completed per annum (LI 14)	BGCBC – Tourism section	Completion of the tourism and leisure development at Cwmtillery Lakes by 201624	0% completion Site not started by 201624
	Number of land reclamation schemes completed per annum (LI 6)	BGCBC planning applications	Completion of the land reclamation scheme at Pit Head Baths, Llanhilleth by 201624	0% completion Site not started by 201624

APPENDIX 1: MONITORING FRAMEWORK

TABLE 3: STRATEGIC POLICY (SP) 3 – THE RETAIL HIERARCHY AND VITALITY AND VIABILITY OF THE TOWN CENTRES

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure town centres thrive through the implementation of the retail hierarchy				
SP3 Objective 1	Amount of major retail, office and leisure development (sq m) (CI 1)	BGCBC planning applications	80% of retail expansion, administrative and cultural development to be located in Ebbw Vale town centre	- 10%
	Number of A1 uses in primary retail areas as a percentage of all units in the primary retail area (LI 1)	Annual Town Centre Health Check	Increase the % of A1 uses in Ebbw Vale's primary retail area from a base level of 61% (2009)	- 10% of base level
			Increase the % of A1 uses in Abertillery's primary retail area at a base level of 45% (2009)	-10% of base level
			Increase the % of A1 uses in Brynmawr's primary retail area from a base level of 61% (2009)	-10% of base level
		Increase the % of A1 uses in Tredegar's primary retail area at a base level of 67% (2009)	-10% of base level	

APPENDIX 1: MONITORING FRAMEWORK

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure the Improvement of viability in the Town Centres				
SP3 Objective 1	Annual vacancy rate in Town Centres (LI 2)	Annual Town Centre Health Checks	Vacancy rate in Ebbw Vale Town Centre at a base level of 11.5% (2009) Vacancy rate in Abertillery Town Centre at a base level of 20% (2009) Vacancy rate in Brynmawr Town Centre at a base level of 11% (2009) Vacancy rate in Tredegar Town Centre at a base level of 12% (2009) Vacancy rate in Blaina Local Town Centre at a base level of 25% (2009)	+ 5% of base level + 5% of base level + 5% of base level + 5% of base level

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TABLE 4: STRATEGIC POLICY (SP) 4 – DELIVERING QUALITY HOUSING

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To secure construction of 3,500666 net additional dwellings by 2021 and halt population decline				
SP4 Objectives 2 & 3	Number of net additional affordable and general market dwellings built per annum (CI 2)	Joint Housing Land Availability Study	Completion of 700 820 dwellings in delivery phase 1 (140 per annum in delivery phase 1 2006 - 2011)	+ /- 310% for 3 consecutive years
			Completion of 1,300 320 dwellings in delivery phase 2 (260 per annum in delivery phase 2 2011 - 2016)	+ /- 510% for 3 consecutive years
			Completion of 1,500 26 dwellings in delivery phase 3 (300 per annum in delivery phase 3 2016 - 2021)	+ /- 510% for 3 consecutive years
	Population level of Blaenau Gwent (LI 3)	Mid year estimate of population	Increase population to 69,1143 by 2011	+ /- 1%
			Increase population to 69,968 by 2016	+ /- 1%
			Increase population to 704,849 100 by 2021	+ /- 1%

APPENDIX 1: MONITORING FRAMEWORK

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
	Percentage of vacant residential properties (LI 28)	Census data 2011	Decrease vacancy rate to 5% by 2011	+/-0.5%
Monitoring Aim				
To ensure the delivery of 1,000,799 affordable dwellings, 33525 of which through planning obligations				
SP4 Objective 3	Number of net additional affordable dwellings and general market housing built per annum (CI 2)	BGCBC Annual Survey of Affordable Housing	<p>11108 affordable dwellings provided on developments using Social Housing Grant in delivery phase 1 (22 per annum by 2006-2011)</p> <p>11208 affordable dwellings provided on developments using Social Housing Grant in delivery phase 2 (22 per annum by 2011-2016)</p> <p>112409 affordable dwellings provided on developments using Social Housing Grant in delivery phase 3 (22 per annum 2016-by 2021)</p>	<p>-10% for 3 consecutive years</p> <p>-10% for 3 consecutive years</p> <p>-10% for 3 consecutive years</p>
		Land Registry Data	Change in average sales values (Affordable Housing Viability Study March 2010)	+/- 10%

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Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
		BGCBC planning applications	Building Regulations and Code for Sustainable Homes	A change which would impact on viability of development

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TABLE 5: STRATEGIC POLICY 5 – SPATIAL DISTRIBUTION OF HOUSING SITES

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure that housing is delivered in all areas in accordance with the strategy				
SP5 Objective 3	Number of net additional affordable and general market housing dwellings built in the Plan area per annum (C1 2)	Housing Land Availability Study	Completion of 5248% of new dwellings in Ebbw Vale by 2021	+ /- 10% for 3 consecutive years
			Completion of 228% of new dwellings in Tredegar by 2021	+ /- 10% for 3 consecutive years
			Completion of 143% of new dwellings in Upper Ebbw Fach by 2021	+ /- 5% for 3 consecutive years
			Completion of 11% of new dwellings in Lower Ebbw Fach by 2021	+ /- 5% for 3 consecutive years
	The housing land supply taken from the current Housing Land Availability Study (TAN 1) (CI 3)	Housing Land Availability Study	Maintain 5 year supply	Below 5 years supply
	Net additional Gypsy and Traveller units (LI 4)	BGCBC planning applications	64 gypsy traveller units by 2021	Failure to deliver 100%
	Amount of development, including housing, permitted on allocated sites in the development plan as a % of development plan allocations and as a	BGCBC planning applications	75% of housing units on allocated sites	-10%

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	percentage of total development permitted (C1 4)			
Monitoring Aim				
To ensure the delivery of housing in accordance with the strategy to increase build rates over the Plan period				
SP5 Objective 3	Number of net additional affordable and general market housing dwellings built in the Plan area per annum (C1 2)	Joint Housing Land Availability Study	<p>Completion of 700820 dwellings in delivery phase 1 (140 per annum in delivery phase 1 2006 - 2011)</p> <p>Completion of 1,300320 dwellings in delivery phase 2 (260 per annum in delivery phase 2 2011 - 2016)</p> <p>Completion of 1,50026 dwellings in delivery phase 3 (300 per annum in delivery phase 3 2016 - 2021)</p>	<p>+ /- 150% for 3 consecutive years</p> <p>+/- 150% for 3 consecutive years</p> <p>+ /- 150% for 3 consecutive years</p>

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TABLE 6: STRATEGIC POLICY 6 – ENSURING ACCESSIBILITY

Policy / Objective Number	Monitoring Aim	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure improved connectivity within Blaenau Gwent and with the wider area				
SP6 Objective 4	Number of highway and public transport schemes implemented (LI 5)	BGCBC – Transport section and WAG	<p>Completion of the bus priority scheme along the Brynmawr to Newport bus corridor, the bus interchange improvement at Ebbw Vale, Peripheral Distributor Road through The Works, online improvements between PDR and A465; and the dualling of the A465 Heads of the Valleys Road by 2016</p> <p>Completion of the rail link from Parkway to Ebbw Vale, new town rail station with bus interchange at Ebbw Vale, extension of rail link to Abertillery, new station and park and ride at Abertillery, new station at Cwm, provision of hourly rail service between Ebbw Vale and Newport, bus interchange improvement at Brynmawr, online improvements to the A4046 south of Cwm online improvement to the A4048 south of Tredegar; and online improvements to the A467 south of Abertillery by 2021</p>	<p>0% completion Schemes not started by 2016</p> <p>0% completion by 2024 Failure to deliver</p>

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Policy / Objective Number	Monitoring Aim	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure improved connectivity within Blaenau Gwent and with the wider area				
			Completion of community network (walking and cycle routes) by 2021	0% completion by 2021 Failure to deliver

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TABLE 7: STRATEGIC POLICY 7 – CLIMATE CHANGE

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim To ensure that more of the County Borough's electricity and heat requirements are generated by renewable and low/zero carbon energy				
SP7 Objective 6	The capacity of renewable energy developments installed per annum (CI 5)	BGCBC planning applications	38% of electricity to be delivered by renewable low/zero carbon energy 6% of heat to be delivered by renewable low/zero carbon energy	15% to be delivered by 2016 38% to be delivered by 2021 3% to be delivered by 2016 6% to be delivered by 2021
Monitoring Aim To ensure the efficient use of land				
SP7 Objective 6	Average density of housing development permitted on allocated sites (CI 6) Amount of development, including housing, permitted on allocated sites in the development plan as a % of development plan allocations and as a % of total development permitted (ha and units) (CI 7)	BGCBC planning applications BGCBC planning applications	100% of sites close to public transport corridors to be 35 units per hectare Above 35 per hectare on sites close to public transport corridors 100% of allocated sites to be developed by end of plan period 70% of all development to be on allocated sites	100% - 10% for 3 consecutive years No trigger -10%

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Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
	Amount of new development permitted on previously developed land (brownfield redevelopment and conversions) expressed as a percentage of all development permitted (CI 8)	BGCBC planning applications	80% of new development to be on brownfield land	- 120% for 3 consecutive years
	The number of land reclamation schemes completed per annum (LI 6)	BGCBC planning applications	Completion of Parc Bryn Bach and Llanhilleth Pithead baths by 2016 Completion of Pennant Street and Cwmcraehen by 2021	0% completion Scheme not started by 2016 0% completion by 2021 Failure to Deliver
Monitoring Aim To ensure all development accords with the objectives of sustainability				
SP7 Objectives 5 & 6	The number of new homes and non residential developments built to Code 4 (and above) for Sustainable Homes and BREEAM Excellent as a percentage of all developments required to meet the standards(LI 7)	BGCBC planning applications	25% of new homes to meet level 4 or above Code for Sustainable Homes (Annual Assessment) 20% of non residential developments to meet BREEAM	- 10% for 3 consecutive years - 10% for 3 consecutive years
Monitoring Aim To avoid development in areas at high risk of flooding				
SP7 Objective 6	Amount of development (by TAN 15 paragraph 5.1 development category) permitted in C1 and C2 floodplain areas not meeting all TAN 15 tests (C1 9)	Environment Agency BGCBC planning applications	No permissions for highly vulnerable or Emergency Services within flood zone C2 100% of those permitted to meet the justification test and have shown that the consequences of flooding can be managed at an acceptable level.	3 or more 1 or more

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TABLE 8: STRATEGIC POLICY 8 – SUSTAINABLE ECONOMIC GROWTH

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure sufficient employment land is provided to increase economic activity				
SP8 Objectives 8 & 9	Net employment land supply / development (ha/sq m) (CI 10)	Employment land database	Completion of 23ha of employment land in delivery phase 2 (annual completion of 4.6 ha 2011-2016) Completion of 27 ha of employment land in delivery phase 3 (annual completion of 5.4 ha 2016-2021)	+/- 250% for 3 consecutive years +/- 250% for 3 consecutive years
	Employment rate for Blaenau Gwent (LI 8)	Nomis – official labour market statistics	Increase employment rate from 61.7% at 2009 to: <ul style="list-style-type: none"> • 65.6% - 2016 • 69.4% - 2021 	-3%
	Percentage of economic inactive wanting a job (LI 9)	Nomis – official labour market statistics	Reduce percentage of economic inactive wanting a job from 8.4% at 2009 to: <ul style="list-style-type: none"> • 7.35% - 2016 • 6.3% - 2021 	+1%
Monitoring Aim				
To ensure the diversification of the economic base				
SP8 Objective 8	Official labour market statistics for Blaenau Gwent identifying number of employees in different sectors (L1 10)	Nomis – official labour market statistics	Maintain the number of employee jobs in manufacturing at 5,300 (2008) Increase the number of employee jobs in construction industry from	-2% -1%

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			800 (Blaenau Gwent, 2008) to 982 (Wales, 2008)	
			Increase the number of employee jobs in services industry from 12,700 (Blaenau Gwent, 2008) to 13,797	- 2%
			Increase the number of employee jobs in tourism related industry from 1,100 (Blaenau Gwent, 2008) to 1,625 (Wales, 2008)	1%
Delivery of learning infrastructure (LI 11)	BGCBC planning applications and survey	Completion of new primary school at Ysgol Gymraeg, Brynmawr by 2011	0% completion by 2011	
		Completion of the learning zone by 2016	0% completion Learning zone not started by 2016	
		Completion of the and new primary school on the lower plateau of Six Bells Colliery Site in the 3 rd phase of the Plan by 2016	School not started within the 3 rd phase of the plan	
Delivery of health infrastructure (LI 12)	BGCBC planning applications and survey	Completion of Aneurin Bevan Hospital by 2011	0% completion by 2011	
		Completion of primary care resource centres by 2021	0% completion by 2021 Failure to Deliver	

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TABLE 9: STRATEGIC POLICY 9 – ACTIVE AND HEALTHY COMMUNITIES

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To increase opportunities for people to participate in active and healthy activities				
SP9 Objective 11 & 12	Amount of greenfield and open space lost to development (ha) which is not allocated in the Plan (CI 11)	BGCBC planning applications	0% of greenfield and open space lost to development No significant net loss	+20% 1 development resulting in significant loss for 3 consecutive years or 3 developments resulting in significant loss for 1 year
	Hectares of recreational open space per 1000 population (FIT standard) (LI 12)	BGCBC – Open Space Assessment	Working towards FIT standards of 2.4 hectares of recreational open space per 1000 projected population (current standard 1.2 hectares)	Decrease
	Number of eligible applications making provision for open space or providing a contribution as a percentage of all eligible applications (LI 13)	BGCBC planning applications	100% of eligible applications (ten or more dwellings), to make provision for open space or provide a contribution	-20%
	Number of tourism/leisure facilities completed per annum (LI 14)	BGCBC planning applications	<p>Completion of Bedwellty House and Park by 2014</p> <p>Completion of Parc Bryn Bach, including a hotel, Eastern Valley Slopes, Garden Festival, Cwmtillery Lakes and Blue Lakes by 2016</p> <p>Completion of Nantyglo Roundhouse and Towers and</p>	<p>0% completion by 2014</p> <p>0% completion by 2016 Schemes not started by 2016</p> <p>0% completion by 2021 Failure to Deliver</p>

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Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
	Number of people with access to natural greenspace within 400m of their home as a percentage of all people (LI 15)	BGCBC – Access to Green Space Study	community cycle routes by 2021 Increase the number of people with access to natural greenspace within 400m of their home from the current level (2007) of 65% to: <ul style="list-style-type: none"> • 77% - 2016 • 80% - 2021 	-5%

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TABLE 10: STRATEGIC POLICY 10 – PROTECTION AND ENHANCEMENT OF THE NATURAL ENVIRONMENT

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure the protection preservation and enhancement of the natural environment				
SP10 Objective 12	The amount of SSSI, lost to development per annum (LI 16)	BGCBC Planning applications	No net loss of area of SSSI to development	Loss -4%
	The amount of protected woodland and trees lost to development per annum (LI 17)		No net loss of protected woodland and trees	Loss -4%
	The amount of SINCs and LNRs lost to development per annum (LI 18)		No net loss of SINCs / LNRs lost to development	-1%
	The number of mitigation schemes secured annually in comparison to number of schemes which result in loss of SINC/LNR (LI 19)		100% schemes which result in loss of SIN/LNR to provide compensatory provision	-1025%
	Number of developments which have an adverse effect on European sites (LI 20)	CCW records	All applications to have no adverse effect on the status of European sites	No triggerAny permission granted under Regulation 62 of the Conservation of Habitats and Species Regulations 2010
	Percentage of groundwater of good status (LI 29)	Environment Agency	No decrease in the percentage of groundwater of good status	Decrease
	Background air pollution (L1 30)	BGCBC	No decrease in air quality within the County Borough	Decrease

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TABLE 11: STRATEGIC POLICY 11 – PROTECTION AND ENHANCEMENT OF THE BUILT ENVIRONMENT

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure that listed buildings and archaeological sites are protected preserved and where appropriate enhanced				
SP11 Objective 13	Number of listed buildings and historic sites (LI 21)	BGCBC planning applications	No applications to result in the loss of listed buildings	Greater than 1 for 3 or more consecutive years
	Number of listed buildings or archaeological sites enhanced (LI 22)	BGCBC planning applications	All applications for listed buildings or archaeological sites to enhance the building or site	No trigger
	Number of listed or local buildings of historical value brought into use for tourism (LI 23)	BGCBC – Tourism	Increase the number of listed or local buildings of historical value brought into use for tourism – 1 per 5 year delivery phase	Less than 1 in the 5 year delivery phase

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TABLE 12: STRATEGIC POLICY 12 – SECURING AN ADEQUATE SUPPLY OF MINERALS

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure a 10 year land bank and provision of 3Mt of aggregates				
SP12 Objective 14	Number of years land bank of permitted aggregate reserves (LI 24)	South Wales Regional Aggregates Working Party – Annual Survey	100% provision of a 10 year landbank (measured annually) through the plan period	Less than 10 year supply
	The extent of primary land-won aggregates permitted expressed as a percentage of the total capacity required, as identified in the regional waste Plan (CI 12)		100% of 3Mt	Less than 100% at 2016

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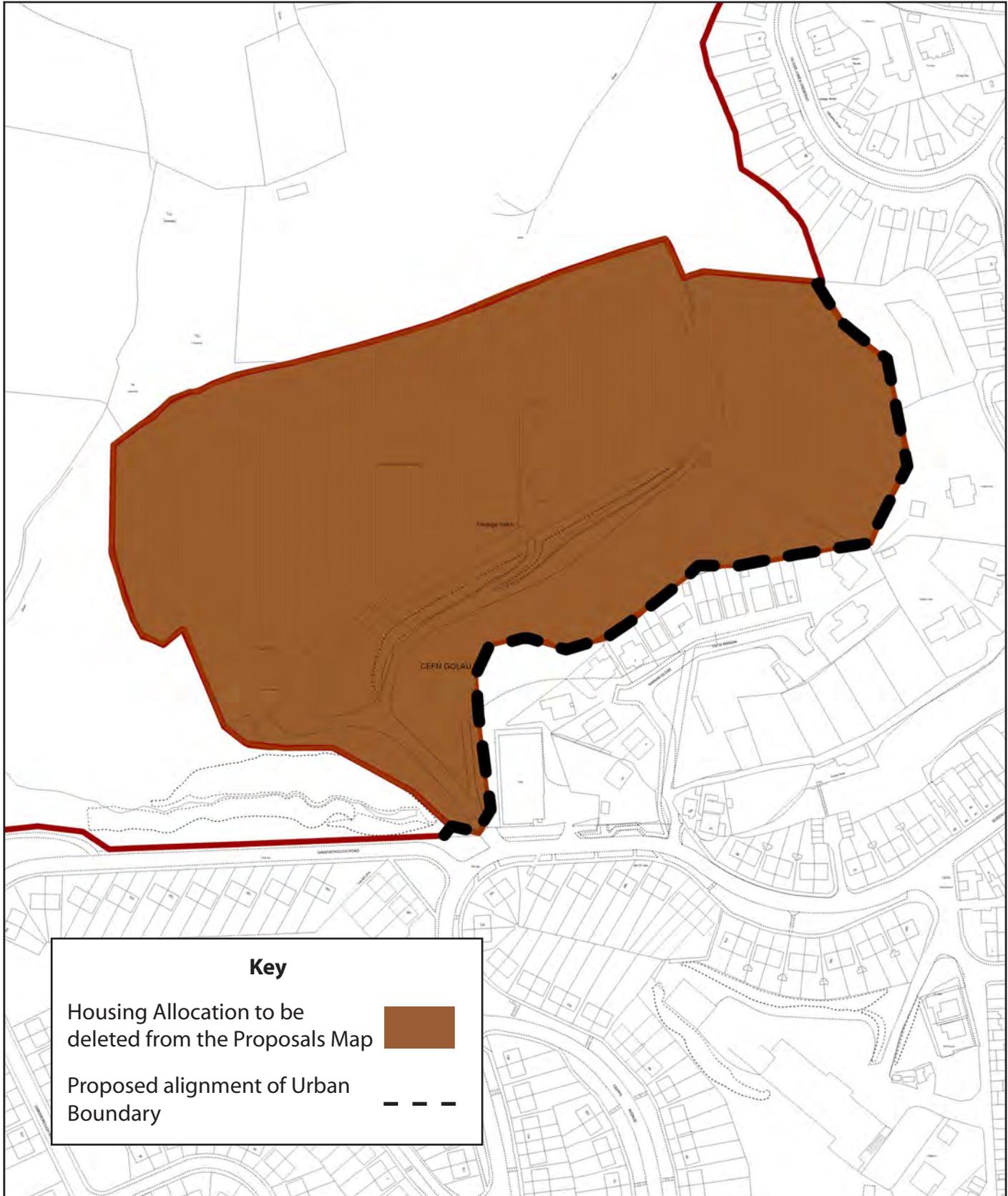
TABLE 13: STRATEGIC POLICY 13 – DELIVERING SUSTAINABLE WASTE MANAGEMENT

Policy / Objective Number	Indicator	Source Data	Monitoring Target	Trigger Points to Consider Review
Monitoring Aim				
To ensure the delivery of sustainable waste management				
SP13 Objective 15	Amount of waste management capacity permitted expressed as a percentage of the total capacity required, as identified in the regional waste Plan (CI 13)	BGCBC planning application and surveys	46,000 tonnes by 2021	33% completion by 2016 Failure to Deliver 100% completion by 2021
	Delivery of regional waste facility (LI 25)	BGCBC - Waste Section	Completion of regional waste management facilities by 2016	100%-Waste facility not started by 2016
	Amount of waste arising, and managed by management type (L1 26)	BGCBC Waste Section	Meet Wise About Waste Targets for: Re-use & recycling / composting for municipal waste of: 09/10 12/13 15/16 19/20 40% 52% 58% 64% Minimum proportion of reuse/recycling/composting from kerbside collection: 12/13 15/16 19/20 80% 80% 80%	No trigger

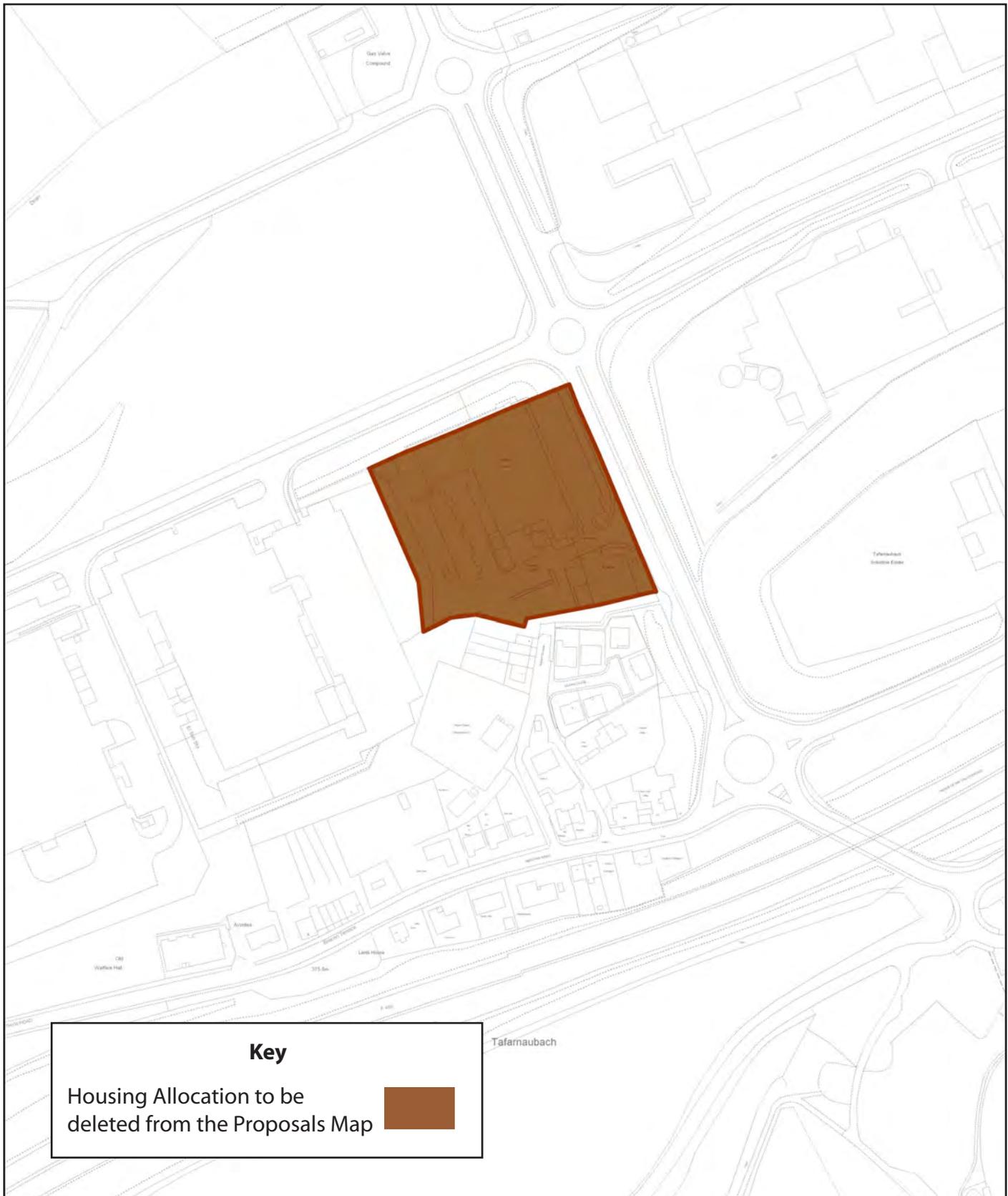
APPENDIX 3

Maps

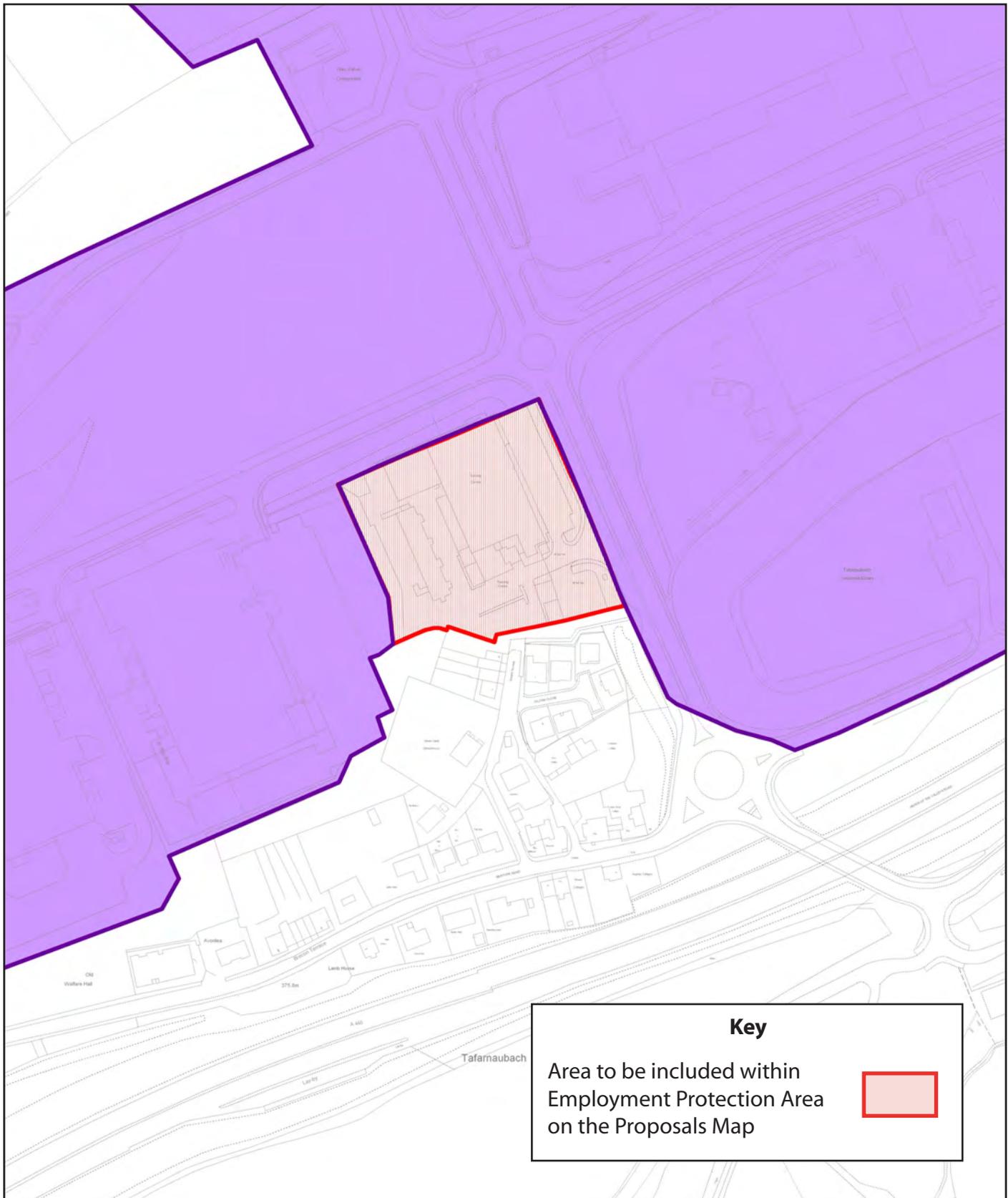
Date: 25/11/2011 Scale: 1:2500	Focussed Change: FC1.K	MAP 1	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	H1.4 Jesmondene Stadium, Cefn Golau		
Change Proposed:	Delete Housing Site and amend Urban Boundary to exclude the site.		



Date: 25/11/2011 Scale: 1:3000	Focussed Change: FC1.L	MAP 2	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	H1.5 Business Resource Centre, Tafarnaubach		
Change Proposed:	Delete housing site.		



Date: 25/11/2011 Scale: 1:3000	Focussed Change: FC1.L	MAP 3	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	H1.5 Business Resource Centre, Tafarnaubach		
Change Proposed:	Include site within Employment Protection Area (EMP 2.5).		

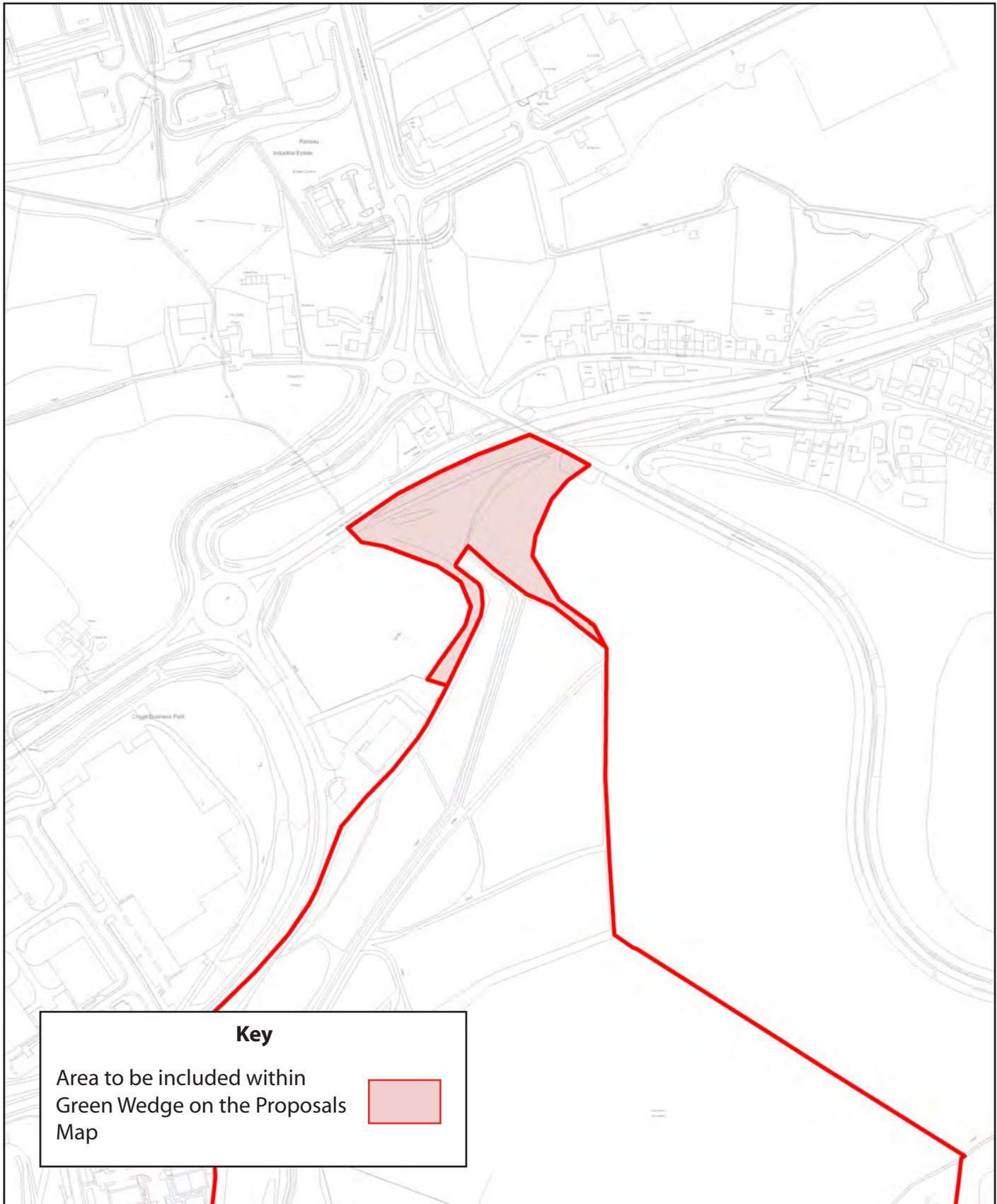


Key

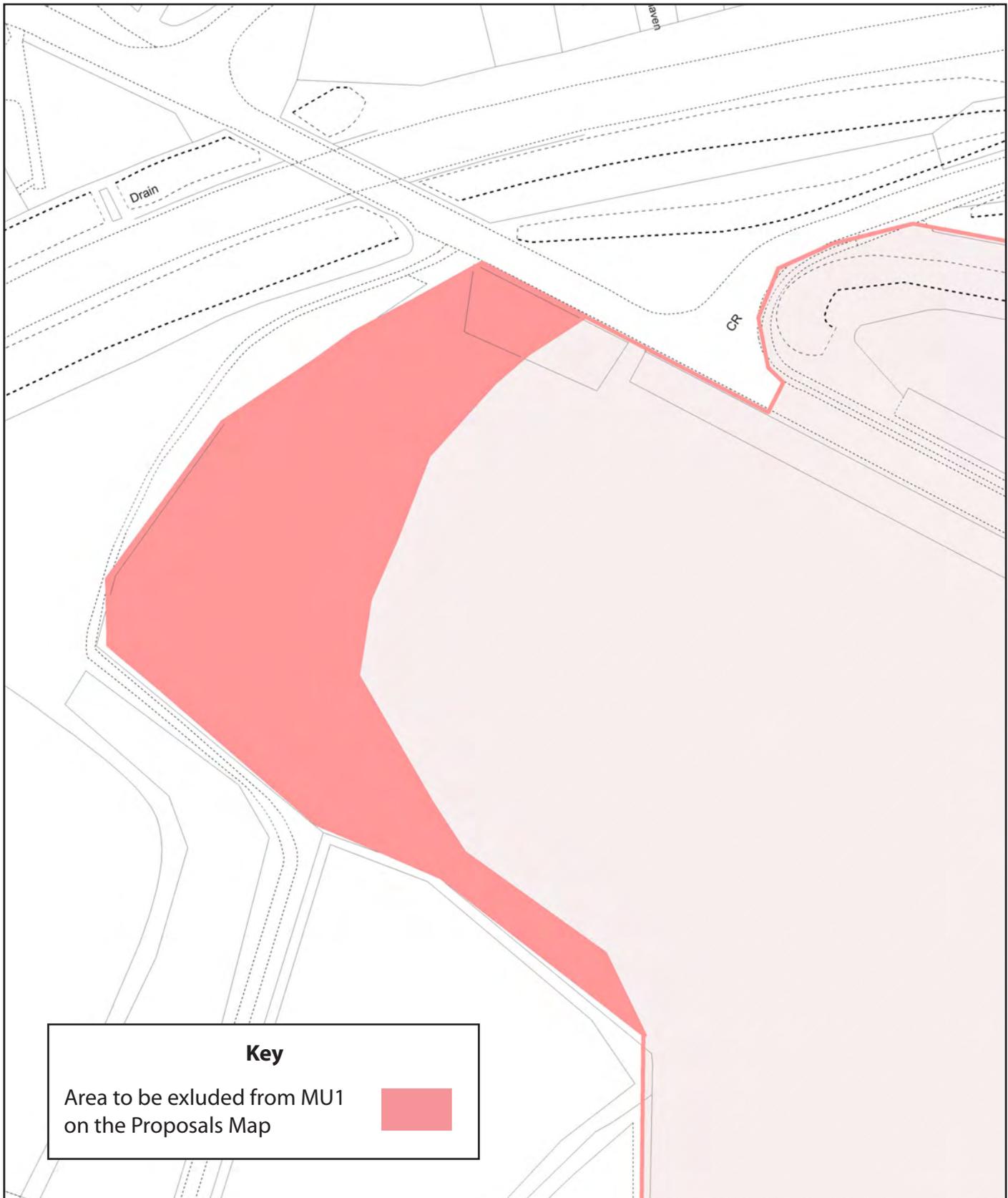
Area to be included within
 Employment Protection Area
 on the Proposals Map



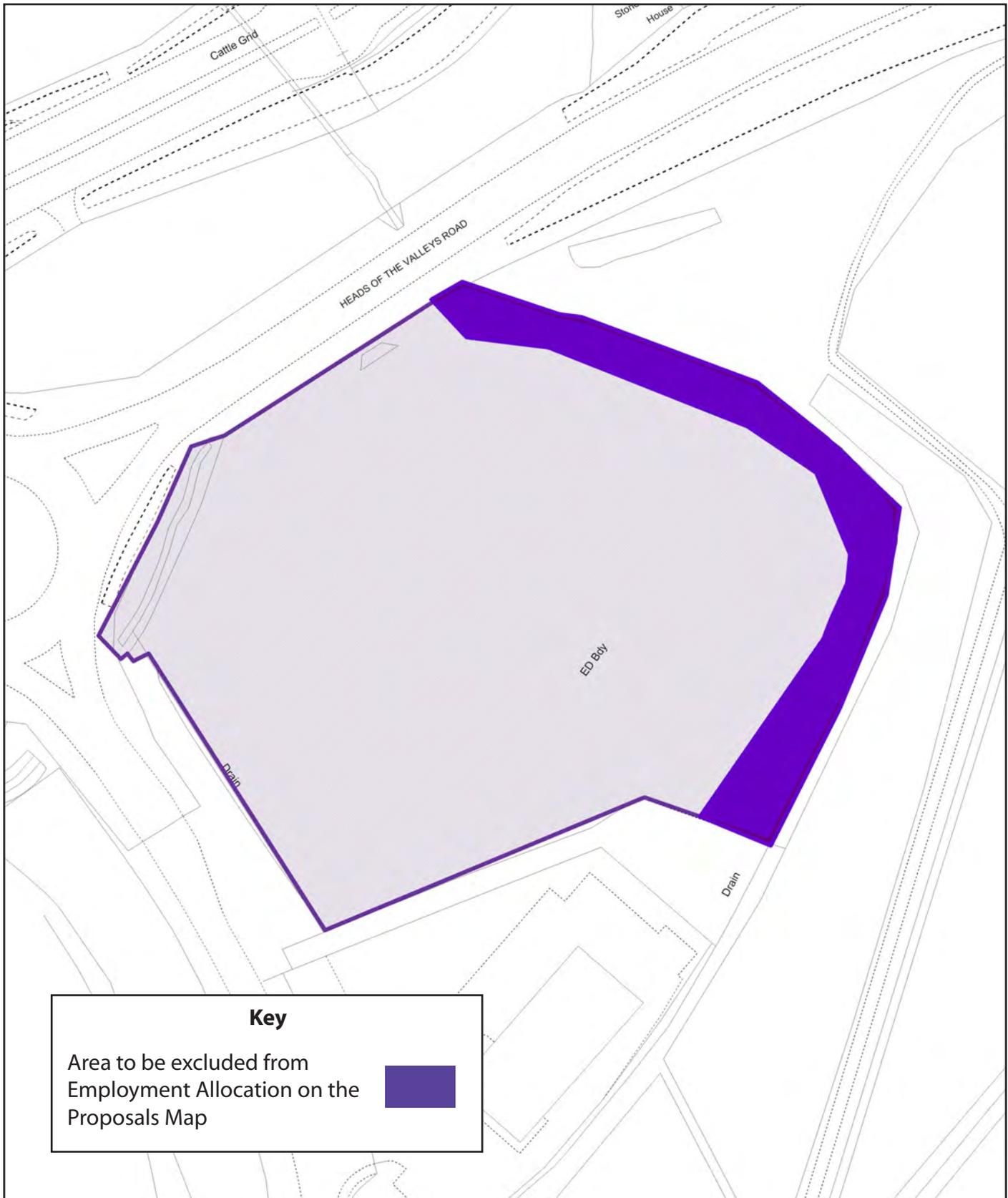
Date: 25/11/2011 Scale: 1:5000	Focussed Change: FC10.A	MAP 4	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	ENV1.2 Green Wedge		
Change Proposed:	Extend Green Wedge.		



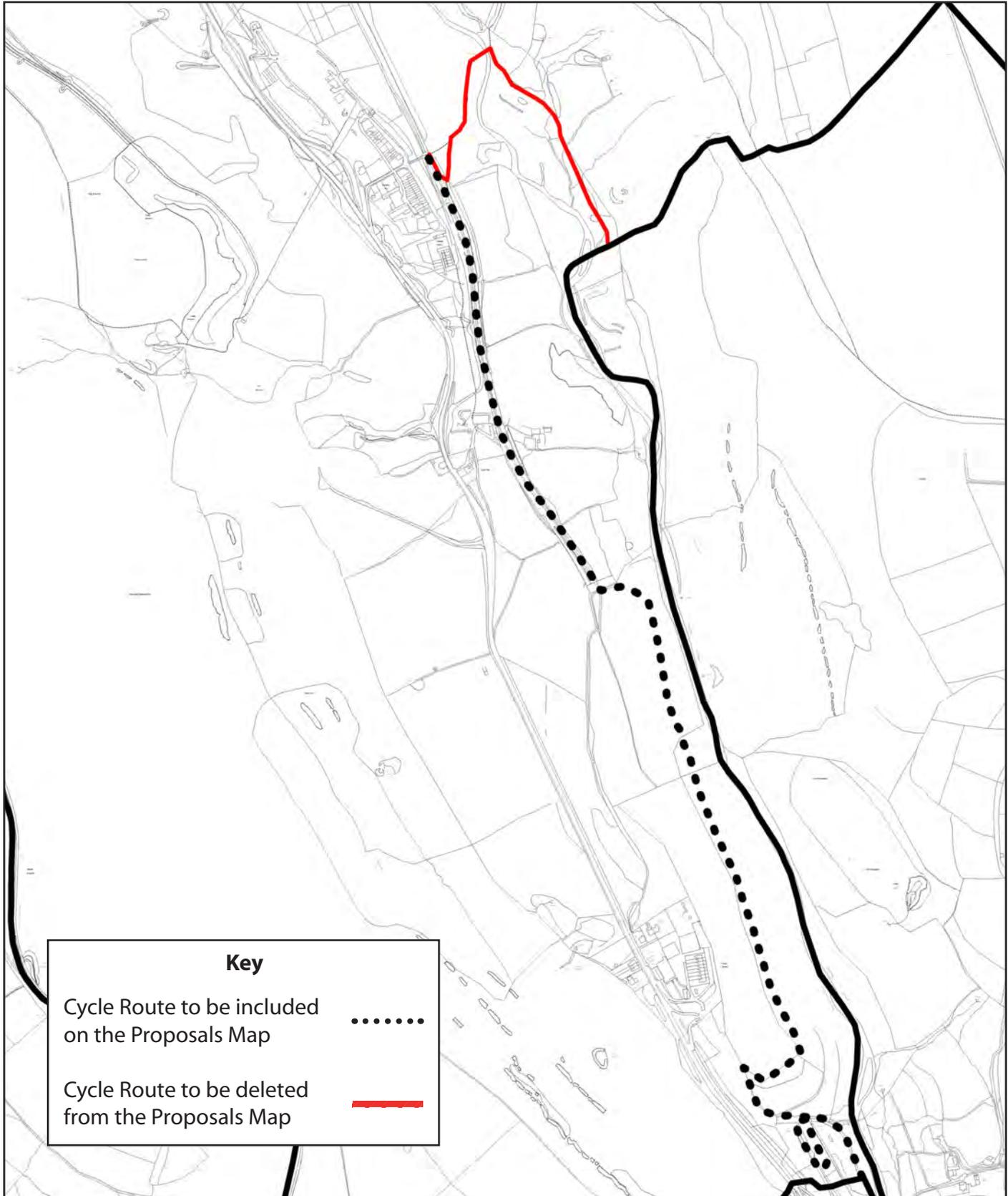
Date: 25/11/2011 Scale: 1:1250	Focussed Change: FC10.B	MAP 5	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	MU1 Ebbw Vale Northern Corridor		
Change Proposed:	Amend boundary of Policy MU1 (to enable the extension of the Green Wedge).		



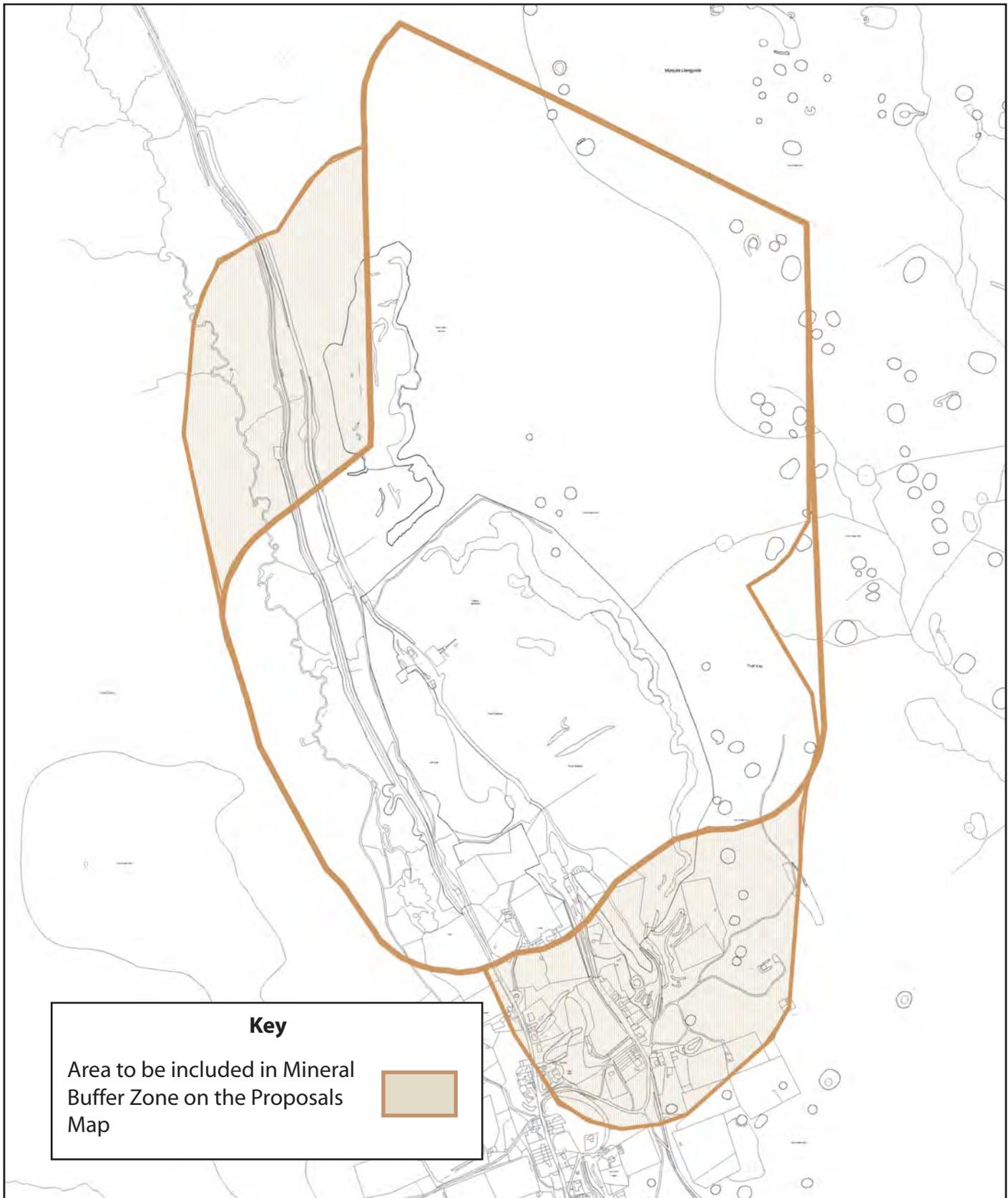
Date: 25/11/2011 Scale: 1:1250	Focussed Change: FC10.C	MAP 6	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	EMP1.8 Crown Business Park Platform A		
Change Proposed:	Amend the boundary of Policy EMP1.8 (to enable the extension of the Green Wedge).		



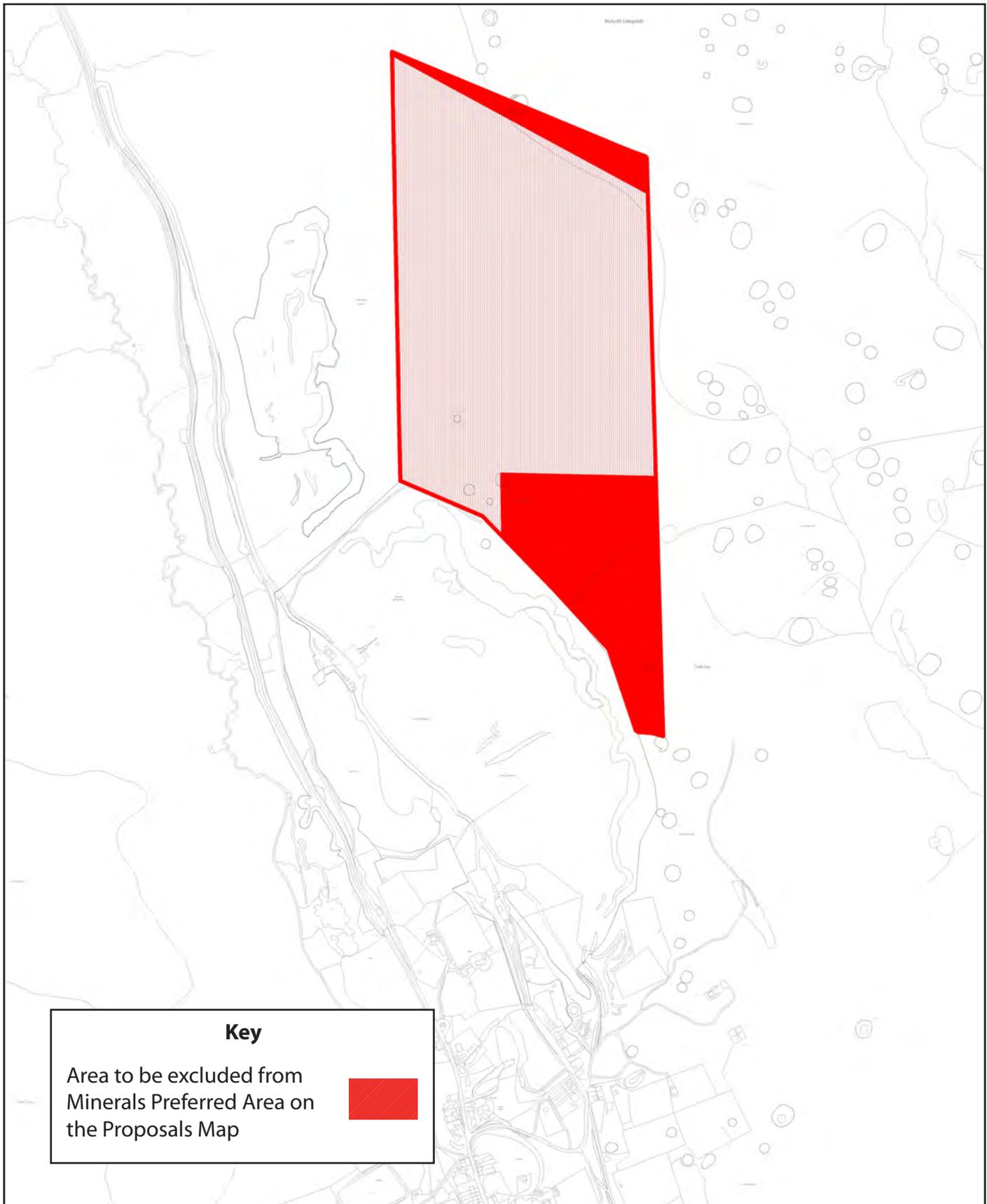
Date: 25/11/2011 Scale: 1:9000	Focussed Change: FC11	MAP 7	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	T1.7 Cycle Route Bedwellty Pits, Tredegar to County Borough		
Change Proposed:	Amend Cycle Route.		



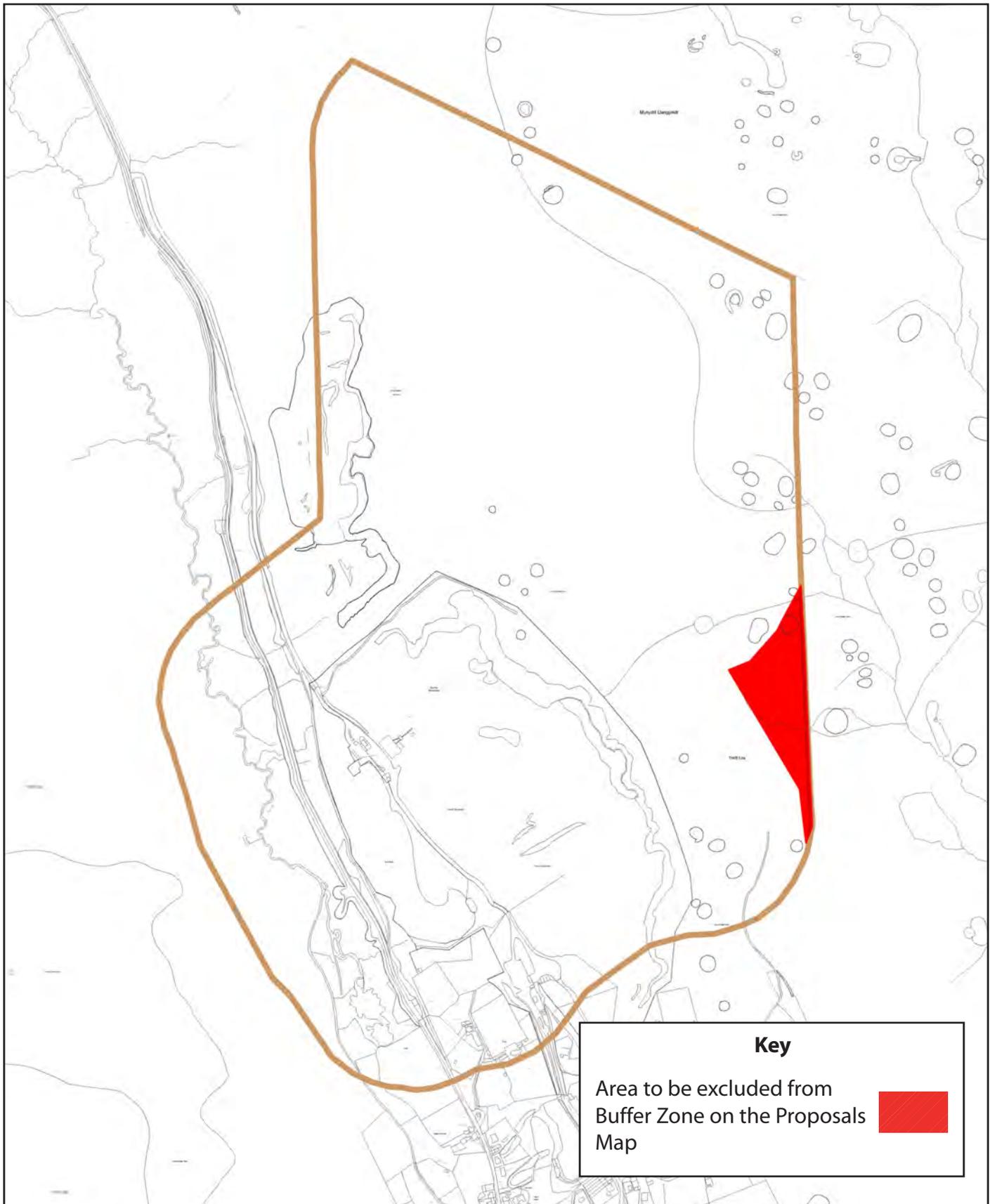
Date: 25/11/2011 Scale: 1:11000	Focussed Change: FC12.A	MAP 8	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	M2.1 Trefil Quarry		
Change Proposed:	Extend boundary of Buffer Zone.		



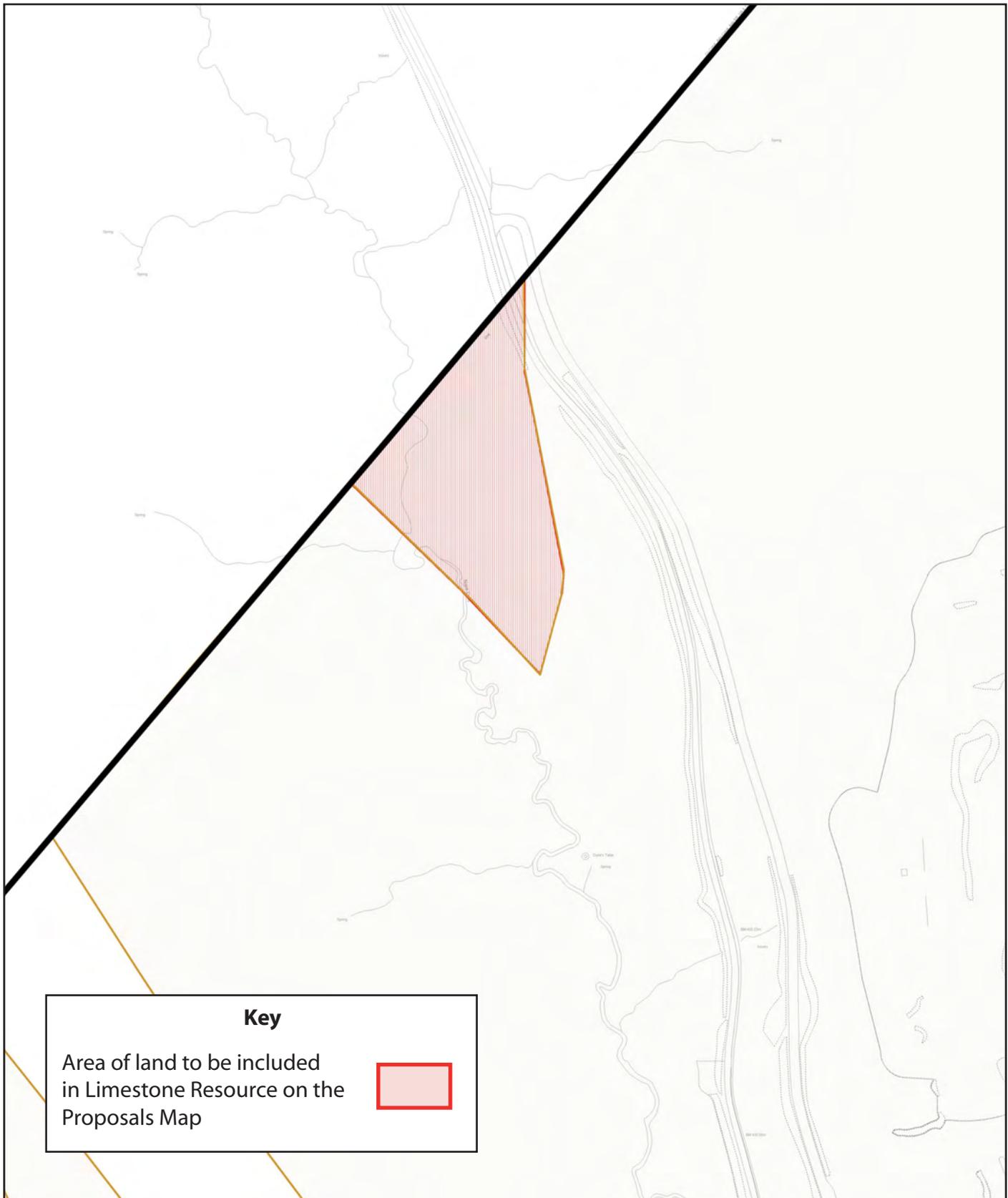
Date: 25/11/2011 Scale: 1:6000	Focussed Change: FC13.A	MAP 9	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	M4.1 Trefil Quarry		
Change Proposed:	Amend boundary of the Preferred Area.		



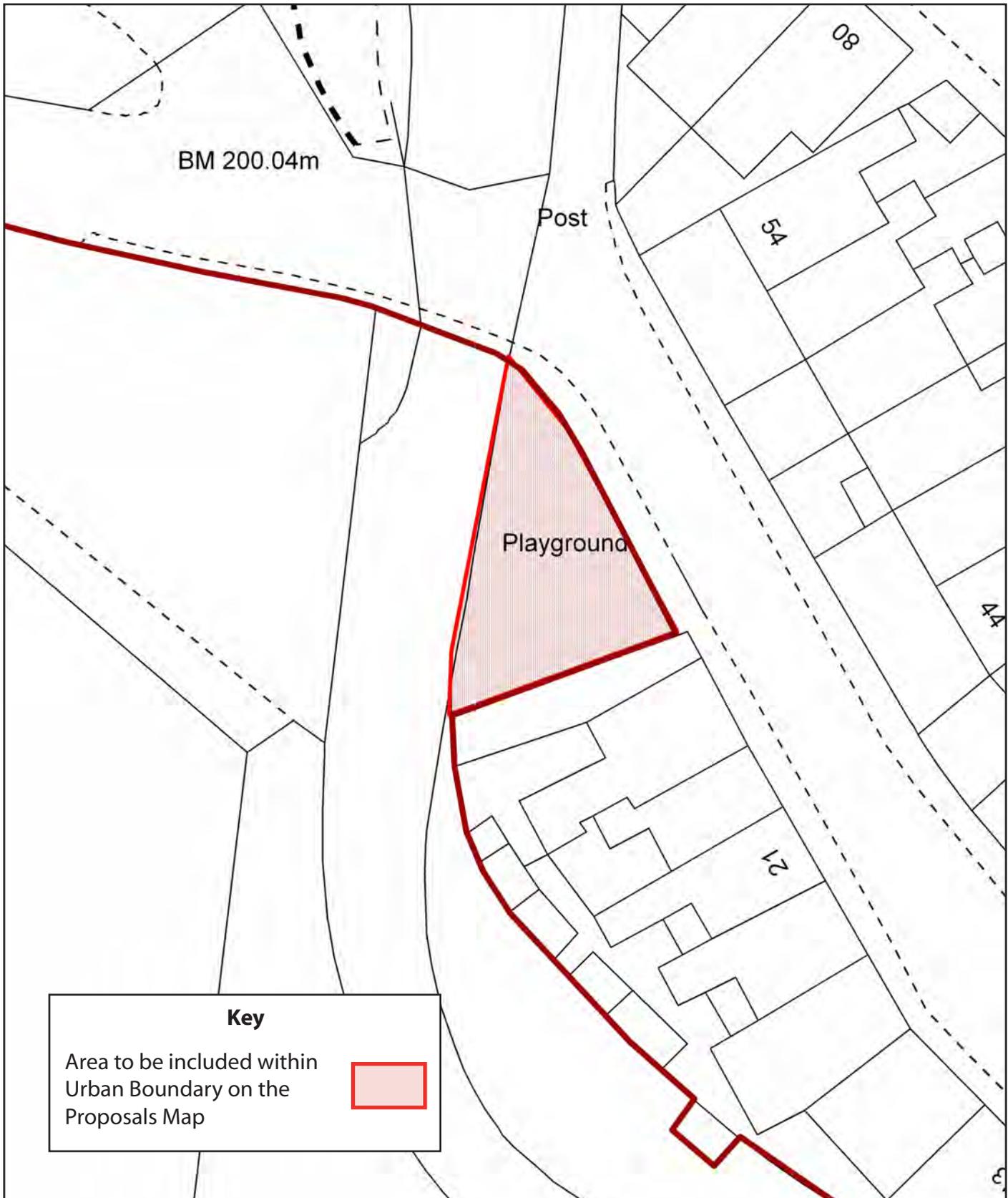
Date: 25/11/2011 Scale: 1:10000	Focussed Change: FC13.B	MAP 10	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	M4.1 Trefil Quarry		
Change Proposed:	Amend boundary of the Preferred Area.		



Date: 25/11/2011 Scale: 1:4000	Minor Change: MC29	MAP 11	 Blaenau Gwent County Borough Council Regeneration Division
Ref:	M1 Safeguarding of Minerals		
Change Proposed:	Addition of area to the Limestone Resource (North of Trefil).		



Date: 25/11/2011 Scale: 1:300	Minor Change: MC31	MAP 12	 Blaenau Gwent <small>County Borough Council</small> Regeneration Division
Ref:	AS (SB) 04		
Change Proposed:	Amendment to urban boundary at Remploy, Abertillery.		



For further information please contact:

Planning Policy Team
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Tafarnaubach Industrial Estate
Tredegar, Blaenau Gwent
NP22 3AA

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