Land Use & Social Infrastructure

DRAFT POLICY HEADINGS

INTRODUCTION

The NDP will deliver the right mix of land uses and social infrastructure by encouraging a diversity of land uses by providing opportunities for a range of different community uses throughout the parish

Development must provide the right mix of services for a growing population, with particular regard for the economic and social needs of an ageing population, whilst maintaining the landscape that makes the Parish unique.

LAND USE & SOCIAL INFRASTRUCTURE DRAFT POLICY FRAMEWORK

DRAFT POLICY HEADINGS	NDP OBJECTIVE	POLICY OBJECTIVE / RATIONALE
IN01 Community Infrastructure **Planning Applications for new developments of housing and employment sites, within the Parish will not be permitted, unless the infrastructure and community facilities needed to serve it adequately, either exist in advance or will be provided as part of the development.** **Planning applications for the provision of health, dental and well-being services, which can demonstrate that they are designed in ways sensitive to town and/or landscape settings, will be supported. (See BE8)**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.* *3. Design Quality: To encourage sustainable quality developments which reflect the rich heritage to support business and community use.*	Community engagement has highlighted the shortage of essential services within the Parish, including water management, internet connectivity, mobile data coverage, education and health. With a growing and ageing population, the provision of these services to all members of the community is essential.
IN03 Superfast Broadband **Planning Applications for new developments must include the ability for the residents or business owners to access superfast broadband at the Ofgem target level of 30Mb/s** **Planning applications for the installation of poles or masts to support superfast broadband and/or mobile data coverage will be approved where the siting and**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.*	Community engagement has shown patchy mobile data coverage in the Parish and very poor internet connectivity outside the centre of Cranbrook and Sissinghurst. In the Business and Employment survey • 35% cited poor internet speeds and reliability limiting growth. • 100% complained of patchy coverage in the parish • 40% cited poor mobile phone limiting their business growth. The NDP Design event identified the need and opportunity to

character of the structure: (See BE6) **a) Is of the minimum physical dimensions necessary to fulfil its function;** **b) is located to minimise visual impact;** **c) Does not require the removal of mature trees;** **d) Does not interfere with any other radio or microwave networks in the area** **e) Provides access for multiple properties, where practicable, to reduce the number of installations required.**		enhance connectivity across the parish and develop sustainable transport solutions fit for the future.
IN04 – Electric Charging Points **Planning Applications for fast-charging points for electric vehicles, will be supported, where they can demonstrate that are designed in ways sensitive to their town and/or landscape settings. :** **(See BE6)**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.*	In the Business and Employment survey 25% of businesses surveyed cited lack of public transport as growth limiting. Community engagement showed a need for greater public transport in order for residents to access those services outside the parish. Applications that support environmentally friendly public transport solutions would help alleviate this.
IN? – Change of Use **Planning applications requiring change of use, for example but not limited to:** ● **extensions** ● **new buildings** ● **facilities** **that seek to address lack of adult**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.* *3. Design Quality: To encourage sustainable quality developments which reflect the rich heritage to support business and community use.*	Whilst the quality of our existing secondary education establishments was recognised there are few opportunities for young people to obtain tertiary and vocational skills. In the Business and Employment survey 37% of businesses surveyed cited lack of core skills is limiting business growth.

education and vocational training opportunities, and which can demonstrate that they are designed in ways sensitive to their town and/or landscape settings, will be supported: (See BE7)		
IN05 – Shared Open Space **Planning applications for the creation of shared open spaces in the centre of Cranbrook, with mixed-use, for the benefit of the community, and which can demonstrate that they are designed in ways sensitive to town and/or landscape settings, will be supported.** (See BE10)	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.* *3. Design Quality: To encourage sustainable quality developments which reflect the rich heritage to support business and community use.*	The provision of shared retail and amenity spaces and services that meet the needs of the whole population Encourage and support innovative ideas for the creation of shared open spaces for retail, farmer's market, and day time and night time entertainment in the centre of Cranbrook.
IN? **Planning applications for the provision of amenities for young adults, which can demonstrate adherence to the policies of Heritage, Landscape and Design, will be supported.** (See BE11)	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.*	With a growing population there is clear need to encourage the provision of services that support young adults. This would include but not be limited to. - Health - Education - Sport
IN06 – Renewable Energy **Planning applications for micro-generation of renewable energy will be supported where a positive environmental impact, with no adverse impact to the town and landscape settings, will be supported**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.*	The parish recognises its responsibility to the landscape and environment, whilst supporting development that meets the needs of the residents. Applications that meet both requirements are preferred.

IN? **The Cranbrook Ball field and Sissinghurst Jubilee field are to protected from development in perpetuity.**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.* *3. Design Quality: To encourage sustainable quality developments which reflect the rich heritage to support business and community use.* *1. Heritage & Environment: To ensure that development reflects the distinct and historic characters of both the built and rural landscape.*	Both green spaces are mentioned in the history of the town and continue to be used and enjoyed by the residents of the parish. Their green spaces are key to the rural nature of the settlements environment, whilst providing much needed recreational resources. The Parish aims to protect these scarce resources to protect our landscape and to provide services to the residents.
IN07 – Water Management **Planning applications must demonstrate water management strategies, considering environmental impacts, both up and down stream.**	*6. Infrastructure: To support the delivery of the community, health, and education infrastructure necessary for a growing population.* *3. Design Quality: To encourage sustainable quality developments which reflect the rich heritage to support business and community use.*	The parish recognises its responsibility to the landscape and environment, whilst supporting development that meets the needs of the residents. Given that the settlements are mostly located along the course of the Crane Valley, management of and the effects on, this key aspect of the landscape are crucial to the Parish. Applications that meet both requirements are preferred.
IN08 - Lighting **Exterior, Street and public lighting, must**	*3. Design Quality: To encourage sustainable quality developments*	The High Weald has some of the darkest skies in the South East. Sky Quality Meter (SQM) readings indicate skies as dark as 21.09

| comply with The Institute of Lighting Professional Standards for Areas of Outstanding Natural Beauty. (See embedded file) | which reflect the rich heritage to support business and community use.

1. To ensure that development reflects and enhances the distinct historic characters of both the built environment and the rural landscape | mags/arcsec2 – a figure that corresponds to a Silver Tier International Dark Sky Reserve, described by the International Dark Sky Association as being: "Night-time environments that have minor impacts from light pollution and other artificial light disturbance, yet still display good quality night skies and have exemplary night-time lightscapes."

The unusually dark skies over the High Weald AONB have been identified as worthy of conservation by the International Dark Sky Association (IDSA). (http://www.highweald.org/look-after/dark-skies.html) However light pollution is rapidly increasing and our dark skies may not exist for much longer. |
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guidance-notes-light-pollution-2011.pdf

NOTES

It is recognised that most of the policies under Land Use & Social Infrastructure cross-relate to other policy areas such as Business & Employment, Landscape, Heritage and Heritage. Any repetition serves to emphasise the importance of the policies.

The following points from the NDP Exhibition posters have been addressed as follows;

Maintain the Characteristics of the historic gateways entrances to both Cranbrook & Sissinghurst. Better addressed by policies within Landscape, Design Quality and Heritage & Environment

Support for microgeneration - I-7

Protect and enhance sports and recreation provision - I-1, I-6, I-8

Identify a suitable site for Cranbrook Town FC – This is a project, not a policy, but is supported by I-1, I-6, I-8

Support a plan for Community Centre – I-1, I-5, I-6

Support new Primary care facilities – I-1, I-6

Identify a site for a new children's play area - I-1, I-6, I-8

Water management plan – I-9

Identify a suitable site for the Sissinghurst Village Hall - This is a project, not a policy, but is supported by I-1, I-6, I-8

Support flexible use of buildings – I-4, I-5, I-6

Access to superfast Broadband – I-2

Commitment to Public toilets - This is a project, not a policy, but is supported by I-1, I-6, I-8