

SCHEDULE OF MODIFICATIONS TO THE DRAFT SUBMISSION PLAN

This schedule sets out a series of minor modifications the Council wishes to make to the Draft Submission Plan (October 2020). They are not considered to be “main modifications” which are ‘changes that materially affect the policies’ (see extract from PPG at the end of this schedule).

Should the Inspector identify any main modifications that he/she believes are necessary to make the plan sound, then it is expected that these will emerge during the course of the examination and there will be opportunity for the Council to formally consider them prior to them being published and inviting representations upon them.

Unless otherwise stated, new text is shown as follows: **new** and deleted text is shown as follows: ~~deleted~~

MINOR MODIFICATIONS

This schedule captures the minor or ‘additional’ (ie non-main) modifications that the Council is seeking to make to the submission version of the plan. It is intended that a tracked change version of the Draft Submission Plan that incorporates these changes will be submitted alongside this schedule.

| No. | Page | Policy/ Paragraph | Representation(s) | Proposed Text | Comments |
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| Draft Submission Plan | | | | | |
| 1 | 7 | Para. 20 | KDBH Neighbourhood Forum | There are now three neighbourhood development plans that have been ‘made’, and they formed part of the development plan for the Borough before this plan was adopted. Whilst they were prepared under the provisions of the 2013 Local Plan, they will remain part of the development plan for the Borough where there is no conflict with the strategic policies of this plan. Others that come forward will need to reflect the strategic policies of this plan. | In response to representation and to reflect the status of existing ‘made’ neighbourhood plans. |
| 2 | 7 | Para. 22 | SMBC | Insert additional sub-section after Paragraph 22 with subheading: ‘Plan Period This plan covers the period from 2020 to 2036.’ | To clarify the plan period for the plan |
| 3 | 18 | Challenge H | SMBC | Add bullet point: Increase pedestrian and cycling connectivity across the Borough. | To respond to TfWM’s wider representations on prioritising pedestrian and cycling movements |
| 4 | 24 | Borough Vision – Overview box | SMBC | Add to the end of the second paragraph: ‘... can capitalise on this potential as part of the important contribution from the UK Central Hub.’ | To recognise the importance of the UKC Hub. |
| 5 | 32 | Para. 78 | SMBC | Amend paragraph to state ‘Arden Cross Limited, the delivery vehicle formed by the consortium of landowners for Site UK1 (HS2 Interchange triangle) has produced a masterplan setting out an overall vision for the site and a set of comprehensive development principles to coordinate delivery of the site’ | To update and for consistency across the plan |
| 6 | 33 | Policy P1 (3.viii) | Individual | Replace the word incorporating to ‘maximising’ low carbon energy principles | In response to representation and to strengthen policy |
| 7 | 34 | Policy P1 (4.ii) | Arden Cross Ltd | Remove ‘passenger facilities’ from list of proposals the Council will support. | In response to representation and to reflect new passenger facilities do not now form part of the Birmingham Airport Masterplan. |
| 8 | 34 | Policy P1 (4.iv) | SMBC | Amend final part of sentence to read ‘taking account of the phasing set out in the Hub Framework Growth and Infrastructure Plan (2018) and Arden Cross Masterplan (2020), or future updates.’ | To ensure consistency across policies P1 and UK1. |
| 9 | 35 | Policy P1 (4.xiv) | Prologis and Stoford | To add ‘as set out in Policy UK2’ after employment development | In response to representation. |
| 10 | 36 | Para. 86 | SMBC | Amend second sentence to state ‘It updatesd...’ | In response to representations and to ensure consistency in housing figures |
| 11 | 37 | Para. 90 | HS2 Ltd | Include after second sentence ‘The schedule 17 submissions dealing with the HS2 Interchange station and Automated People Mover have now been approved by the Council’ | In response to representation. |
| 12 | 38 | Para. 92 | Arden Cross Ltd | Remove paragraph referring to garden community approach | In response to representations and to reflect development principles in the Arden Cross Masterplan. |

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| 13 | 42 | Para. 110 | IM Properties | Amend the first sentence to state '2ha' remaining to be developed | In response to representation and for consistency with Policy P3 (which the table at paragraph 143 indicates 2ha). |
| 14 | 62 | Policy P4D | Various | Add text at end of point 2 After 12 months the plot will revert to the developer and will be built out for market housing. | To provide clarification of what happens if a self and custom housebuilding plot is not built out after 12 months. |
| 15 | 63 | Policy P4E (5.i) | SMBC | Site specific factors which may make step-free access unsuitable or unviable | To be consistent with PPG (Paragraph: 008 Reference ID: 56-008-20160519) |
| 16 | 65 | Para. 203 | SMBC | Additional text at the start of paragraph Extra Care, or Housing with Care can be very important in supporting a higher level of independence for longer and providing a more gradual transition as care needs increase. The support of a community and the informal provision of care by residents are also important. | In response to representations |
| 17 | 66 | Para. 211 | SMBC | Where application of the 5% requirement for M4(3) results in a fraction of a wheelchair user dwelling, provision will be rounded to the nearest whole dwelling. | Unnecessary as Justification text; appropriate for the SPD |
| 18 | 66 | Para. 213 | SMBC | Specialist provision can take the form of specialist housing and care homes housing is defined in paragraph 010 of National Planning Policy Guidance. P4E will make provision for Extra Care or Housing with Care dwellings, which are part of the overall housing need identified in Policy P5, and additional care bedspaces for elderly people. | In response to representations |
| 19 | 66 | Para. 214 | SMBC | Specialist Extra Care or Housing with Care will provide | In response to representations |
| 20 | 82 | Para 259 Para 261 Para 264 Para 265 | SMBC | Amend para 259: To support Solihull's Transport Strategy 'Solihull Connected' the Council has adopted is currently developing a Cycling and Walking Strategy for the Borough. Amend para 261: The Cycling and Walking Strategy presents the Council's overall approach to active travel in the Borough. The strategy will sets out our vision for how we will deliver cycling and walking infrastructure, how we will improve the capability and confidence of our residents to cycle and walk more often and how we will ensure new developments cater for cycling and walking. Amend para 264: Alongside As part of the strategy is the , we will also be producing a Local Cycling and Walking Infrastructure Plan (LCWIP). LCWIPs are a new Government approach to identify cycling and walking improvements required at a local level. Amend para 265: The Solihull LCWIP will enables a long-term approach to developing developing a local cycling and walking network within the Borough. The overall aim of the Solihull LCWIP will be is to improve cycling and walking infrastructure across the Borough over the next 10 years. | To reflect the recent adoption of the Council's Cycling and Walking Strategy and the Local Cycling and Walking Infrastructure Plan. |
| 21 | 84 | Policy P8A | SMBC | Amend paragraph 1: The Council will support the principle of proposals for the delivery of METRO and SPRINT as part of an inter-connected network of rapid-transit lines across the region, particularly along the following three four corridors in Solihull that provide access to the UK Central Hub and Birmingham City Centre : | To correct an error. |
| 22 | 85 | Para. 269 | Transport for West Midlands SMBC | Together with Solihull Connected and Movement for Growth, along with the emerging Local Transport Plan for 2021 , the Local Plan will work to improve accessibility and ease of movement within, and from the Regeneration Area North Solihull to create opportunities for improved connectivity to key centres for employment and education. | In response to representation recognising that The West Midlands Strategic Transport Plan "Movement for Growth" is currently being reviewed and will be replaced with a new Local Transport Plan in 2021. Replace 'Regeneration Area' with 'North Solihull' to describe the wider area. |
| 23 | 85 | Para. 271 | William Davis Ltd | In this respect Policy P7 sets out an expectation that major development should be located within a 400m walking distance of a high frequency bus service offering a daytime frequency of 15 minutes or better. For rail, high frequency is defined as 3 or more services per hour during peak periods. | To clarify what is meant by high frequency services. |
| 24 | 86 | Para. 279 | Transport for West Midlands | Insert a new paragraph after paragraph 279 as follows: As applications come forward the Council will look to work with applicants, developers and freight operating companies to promote steps to bring forward efficient and sustainable road freight operations in our borough. Examples may include promoting use of ultra-low emission vehicles or paying consideration to environmental impacts, road safety issues and traffic congestion. | In response to representation. |

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| 25 | 89 | Para. 291 | Extra MSA | Since then revised planning applications have been submitted and subsequently refused by the Council. are currently being assessed by the Council and Highways England. However, the option to appeal the decisions is still open and until the development management process is fully resolved, Whilst the applications are under active and detailed consideration it is not considered necessary to address the issue further through this review of the development plan. | In response to representation to update the current position on the Motorway Service Areas. |
| 26 | 93 | Para. 307 | SMBC | Carbon budget for Solihull to be inserted into justification on adoption of the Net Zero Action Plan. | To include the agreed carbon budget targets for the Borough. |
| 27 | 99 | Para. 323 | SMBC | Solihull is well-placed to deliver on these ambitions as the Council has a proven track record of securing biodiversity gains... | Typographical error |
| 28 | 102 | Policy P11 (4) | Environment Agency | Development within areas identified as being at risk from groundwater flooding must be subject to full and careful investigation before infiltration measures are proposed, in order to minimise flood risk on the site and reduce risks elsewhere. The use of infiltration systems in areas deemed to be at risk from groundwater flooding must be agreed with the Council as Lead Local Flood Authority. On previously developed land where there is contamination known or suspected, any infiltration proposals must be agreed with the Environment Agency. The quantity and quality of groundwater resources should be protected. | In response to representations. |
| 29 | 103 | Policy P11 (13) | Environment Agency | 13. Developers must demonstrate that the layout and design of a development, including the finished floor levels, and the drainage system take account of both fluvial and surface water flows in extreme events so as to avoid flooding of properties, both within and outside the site. 13. New development sites must be resistant and resilient to flooding, to accord with the NPPF. Drainage systems must be designed so that flooding does not occur on any part of or off the site in a 1 to 30 year rainfall event, unless an area is designated to hold or convey water as part of the design, or in any part of a building or plant susceptible to water in a 1 to 100 year rainfall event. The design of the site should ensure that flows resulting from events in excess of a 1 to 100 year rainfall event, are managed so as to minimise the risks to people and property, including flows from adjacent land where relevant. 14. Finished floor levels must be no lower than 300mm above average surrounding ground level. Where at risk from fluvial flooding, finished floor levels must be a minimum of 600mm above the 1 to 100 year plus climate change flood level, or for minor development where detailed modelling of the latest climate change allowances has not been undertaken, no lower than 600mm above the 1 in 1,000 year flood level. All development layouts should direct the most vulnerable elements of a development to the areas of lowest risk, including access routes wherever possible whilst also ensuring layouts are such that proposals do not result in an impediment to flow. 15. Where development results in the loss of flood plain storage, compensatory storage should be provided on a level for level and volume for volume basis. Mitigation measures should be provided up to the 1 in 100 (1% AEP) plus climate change fluvial flood event including the requirement for safe access and egress. | Move information from justification (paragraphs 347 & 348) to policy. In response to representations. |

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| 30 | 104 | Para. 334 | Environment Agency | The European Water Framework Directive became part of UK law in 2003 and requires improvements to the quality of water bodies, including rivers, lakes, reservoirs, canals and aquifers. These requirements are reflected in the Environment Agency's River Basin Management Plans, with the Humber River Basin Management Plan setting out the Water Framework Directive target for each water body to achieve 'good' status. At March 2016, one part of the River Blythe was classified 'bad', three parts 'poor' and one part 'moderate'. For the length of the River Cole within the Borough, a decline has been measured from 'moderate' status in 2009 to 'poor' status in 2015. The Council requires well designed development in the right locations with appropriate drainage processes that can contribute towards River Basin Management Plan objectives. Where viable, surface drainage features shall be deployed in accordance with the Construction Industry Research Information Association (CIRIA) sustainable drainage systems manual, with approved proprietary engineered pollution control features used only if surface features are demonstrated not to be viable. The European Water Framework Directive also establishes groundwater quality standards and measures to prevent or limit pollutants into groundwater. | In response to representations. |
| 31 | 104 | Para. 336 | Environment Agency | The Council has undertaken an update to the Water Cycle study for the Borough, in consultation with the Environment Agency and Severn Trent Water. The study demonstrates that the level of development and the site allocations proposed in the plan are capable of being delivered without significant water and sewerage infrastructure improvements. However, the policy requires all new development to contribute to Water Framework Directive and River Basin Management Plan objectives by protecting and improving the quality of water bodies through the provision of appropriate sewerage infrastructure and sustainable drainage techniques. Developers will be expected to demonstrate that they have thoroughly assessed the impact of their proposals on surface and ground water systems, and incorporated any necessary sewerage and drainage mitigation measures to ensure the quantity and quality of water resources are protected. | In response to representations. |
| 32 | 106 | Para. 347, 348 | Environment Agency | 347. New development sites must be resistant and resilient to flooding, to accord with the NPPF. Drainage systems must be designed so that flooding does not occur on any part of or off the site in a 1 to 30 year rainfall event, unless an area is designated to hold or convey water as part of the design, or in any part of a building or plant susceptible to water in a 1 to 100 year rainfall event. The design of the site should ensure that flows resulting from events in excess of a 1 to 100 year rainfall event, are managed so as to minimise the risks to people and property, including flows from adjacent land where relevant. Finished floor levels must be no lower than 300mm above average surrounding ground level. Where at risk from fluvial flooding, finished floor levels must be a minimum of 600mm above the 1 to 100 year plus climate change flood level, or for minor development where detailed modelling of the latest climate change allowances has not been undertaken, no lower than 600mm above the 1 in 1000 year flood level. Where relevant, the layout of buildings should direct the most vulnerable elements of a development to the areas of lowest risk, including access routes wherever possible. 348. Where development results in the loss of flood plain storage, compensatory storage should be provided on a level for level and volume for volume basis. Mitigation measures should be provided up to the 1 in 100 (1% AEP) plus climate change fluvial flood event including the requirement for safe access and egress. | Moved from justification to main policy. In response to representations. |
| 33 | 107 | P12 (1) | Environment Agency | The Council will promote and control new development to prevent the production of waste within the Borough wherever possible, in accordance with the principles of the Circular Economy , and will encourage prevention from existing buildings and uses. | In response to representations |
| 34 | 107 | P12 (1) | Environment Agency | At end of paragraph add Developers will be expected to demonstrate that waste production will be minimised through the production of Whole Life plans for new buildings | In response to representations |
| 35 | 108 | P12 (8ii) | SMBC | 'particularly in or accessible from the North Solihull Regeneration Area' | To address error |

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| 36 | 109 | P12 (8ix) | British Horse Society | The impacts on transport infrastructure, including the potential for the use of alternative modes to road transport, opportunities for extensions of footpaths and bridleways , and highway safety | In response to representations |
| 37 | 109 | P12 (9) | Environment Agency | In considering non-waste management development proposals, the Council will take into account any adverse impact on existing waste management infrastructure , the strategically important waste management sites and the potential of the Area of Search for waste management facilities identified in this plan. | In response to representations |
| 38 | 111 | Para. 357 | SMBC | Second sentence 'including in North Solihull Regeneration ' | To address error |
| 39 | 112 | P13 (6) | Individual | Preferred areas for primary sand and gravel extraction were identified in the adopted Solihull Local Plan 2013 at Marsh House Farm (MIN3), Hornbrook Farm (MIN1) and west of Berkswell Quarry (MIN2), which will provide around 2.0 million tonnes and are defined on the Policies Map. Two further areas are identified as Specific Sites for sand and gravel extraction as extensions to the existing quarries at land south-east of Meriden Quarry (MIN4), and land south-east of Berkswell Quarry (MIN5), which will provide a further 2.1 million tonnes and are also defined on the Policies Map. | In response to representations |
| 40 | 116 | Para. 368 | Environment Agency | Insert after fourth sentence: The provision of buffers to rivers should be wide enough to accommodate natural changes to the river's location. | In response to representations |
| 41 | 121 | Para. 387 | SMBC | This will be complementary to the Coventry, Solihull and Warwickshire Superfast Broadband Connecting Solihull & Warwickshire project which the Council is part of. This is a project that is helping to deliver the broadband initiative, particularly in the rural areas. | To recognise the change in name of the project |
| 42 | 147 | Policy P20 (13) | Individual | 13. The Council will support proposals for new or improved indoor sports and leisure facilities providing that the development: | In response to representations. |
| 43 | 148 | Para. 471 | Individual | National Planning Guidance is clear that existing open spaces, sports and recreational buildings or land should not be built on unless development proposals meet the exceptions set out in the NPPF. Policy P20 advocates strong protection of open space, sports and recreational facilities, and where proposed development would result in the loss of a facility or area of open space, the policy requires appropriate compensation for the loss. Such compensatory measures could include re-provision or the enhancement of existing open space or facilities, and be in accordance with the priorities for action outlined in adopted Council strategies such as the Green Spaces Strategy (reviewed 2014). Playing Pitch Strategy (2019) and Mitigation Strategy (2020). The Mitigation Strategy has identified the potential of new sports hubs in the Borough to mitigate the loss of existing playing pitch capacity as a result of a number of the housing allocations in the Local Plan. This work is ongoing and the Council is working in partnership with Sport England, Governing Bodies, local clubs, landowners and site promoters. | In response to representations. |
| 44 | 151 | Policy P21 | Heyford Developments Ltd | 6. Contributions secured through planning obligations may be pooled to address need or cumulative impacts arising from more than one development proposal. The Infrastructure Funding Statement will inform decision making on the use of planning obligations. | In response to representation |
| 45 | 158 | Para. 525 | SMBC | Initial enabling works in the vicinity of Balsall Common commenced in January 2019 with the main works due for completion by 2025, ready for the line to open in 2026 with the line expected to be open between 2029-33. | To be consistent with paragraph 280 |
| 46 | 160 | 539 | Berkswell PC | Add due to its contribution towards maintaining a rural character to the approach to the settlement from the east after the second comma. | In response to representation |
| 47 | 165 | BC3 (2i) | Historic England | Replace existing wording with conservation or enhancement of heritage assets and their settings; | In response to representations |
| 48 | 166 | Para. 558 | Historic England | The Heritage Impact Assessment for Site BC3 identifies potential harm to the setting of the Grade II* Berkswell Windmill and recommends mitigation by leaving undeveloped the paddocks adjacent Windmill Lane and any areas where development would adversely affect the functionality of the Windmill or the view cone from the south-west. | In response to representations |
| 49 | 167 | BC4 (2iv) | SMBC | Provision of a significant area of public open space forming a buffer to Waste Lane and to the Relief Road , including a play area and allotments | To address error |

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| 50 | 168 | Para. 560 | SMBC | The northern part of the site and land to the east between the site and the Relief Road will be public open space. | To address error |
| 51 | 170 | BC6 (3iv) | Berkswell PC and others | Appropriate measures to promote and enhance sustainable modes of transport including pedestrian and cycle connectivity towards Berkswell rail station, Balsall Common centre, Berkswell Primary School and Balsall Common health centre | In response to representations |
| 52 | 174 | Para. 592 | SMBC | Pupils arising from Site 4BL1 will be accommodated at the recently expanded Tidbury Green Primary school. A new two-form entry primary school, however, will be required to serve sites BL2, BL3 and the approved development at The Green (former site 11) Sites 11, 12 and 265. The draft concept masterplans show the school situated on Site 12 BL2 | To replace references to superseded site reference numbers |
| 53 | 177 | Para. 605 | Sport England [13929] | The larger site is currently occupied by Highgate United FC, Leafield FC Wychall Wanderers FC and Old Yardleians Rugby Football Club, and re-provision will be required for these sports pitches. | In response to representations |
| 54 | 177 | Para. 605 | SMBC | Tyburn Farm pastures have been confirmed as part of a LWS as part of the Local Plan Review process, it is the area north of Tythe Barn Lane running up to the canal. | Correct road name |
| 55 | 187 | Para. 658 | Resident | Hockley Heath has an infrequent bus services running through the village connecting Birmingham Solihull and Stratford and a more frequent service linking to Dorridge/Solihull & Cheswick Green/Shirley | To correct error |
| 56 | 189 | HH1 (2.iii) | SMBC | Amend public open space provision to 0.7ha to accord with Concept Masterplan (October 2020). | To correct error |
| 57 | 195 | Policy KN1 (2.i) | Historic England | Preserving the setting of the Grade 1 I Listed Grimshaw Hall | Typographical error |
| 58 | 197 | Para. 714 | IM Land | The Council therefore believe that 'very special circumstances' will need to be demonstrated exist to support the relocation of the sports pitches and associated facilities. | In response to representation |
| 59 | 198 | Para. 716 | SMBC | In making the recommendations, the guiding principle is to ensure that development cannot be seen from within the grounds of Grimshaw Hall and the concept masterplan for the site 8 seeks to reflect this. | To replace reference to superseded site reference number |
| 60 | 198 | Para. 717 | SMBC | The site is subject to some further constraints including Purnells Brook Woodland and Purnells Brook Meadow Local Wildlife Sites, (although the former which runs along the extreme western edge of the site), as well as a number of significant trees. These will need to be carefully considered in the design of any future scheme. No development will be permitted on the Purnells Brook Meadow LWS and an appropriate buffer should be provided to the Purnells Brook Woodland LWS. | To correct an error as Purnells Brook Meadow is not a designated Local Wildlife Site |
| 61 | 198 | Para. 719 | SMBC | Development of Site 8 KN1 at Hampton Road is consistent with Option G of the Spatial Strategy for the significant expansion of rural villages. | To replace reference to superseded site reference number |
| 62 | 203 | Policy ME1 (Heading) | Meriden Parish Council | Policy ME1 – West of Meriden (Between Birmingham Road and Maxstoke Road Lane) | Typographical error |
| 63 | 205 | ME1 (2.viii) | SMBC | Amend public open space provision to 0.7ha to accord with Concept Masterplan (October 2020). | To correct error |
| 64 | 213 | SO1 (2.ii) | SMBC | Amend public open space provision to 5.7ha to accord with Concept Masterplan (October 2020). | To correct error |
| 65 | 201 | Paragraph 732 | Meriden Parish Council | 'There is a frequent bus service...' | In response to representation |
| 66 | 202 | Paragraph 738 | Meriden Parish Council | 'Any additional facilities should be focused in towards the v illage centre...' | In response to representation and to accord with policy P19. |
| 67 | 203 | Paragraph 748 | Meriden Parish Council | 'This will provide a significant source of funding...' | In response to representation |
| 68 | 216 | Para. 816 | TfWM | Amend first sentence of paragraph to state 'The WMCA Investment Prospectus 2020 and HS2 Connectivity Package recognises...' | In response to representation but is better reflected in the UKC chapter |
| 69 | 218 | Para. 828 | Arden Cross Ltd | Remove paragraph | Not necessary information, the background is set out in more detail in the topic paper |

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| 70 | 218 | Para. 830 | Arden Cross Ltd | Delete first sentence Reword – The NEC Masterplan includes provision for up to 2,500 dwellings on the site and it is anticipated that of these 2,240 will be provided within the plan period. The Arden Cross Masterplan anticipates that up to 3,000 homes can be delivered on Site UK1, of these 500 will be delivered in the plan period, as the site won't be fully available until after HS2 has been completed. | In response to representation and amended to align with paragraph 89, the table in Policy P5 and supporting paragraph 222 |
| 71 | 219 | Para. 838 | Arden Cross Ltd | Replace paragraph with the following text: Development Principles - It is important that there is an overall place making vision for the Hub based on a clear set of development principles to support the creation of a sustainable high quality environment and to ensure the necessary infrastructure is in place to deliver and support growth aspirations for the site. The Arden Cross Masterplan (2020) has set out a comprehensive set of principles for delivering the vision and development of the Arden Cross site. These will be key in supporting the development of the Hub Area. | In response to representation and to reflect the Arden Cross Masterplan |
| 72 | 220 | Para. 842 | Arden Cross Ltd | Remove ' designed around the idea of the garden community ' | In response to representations and to reflect development principles in the Arden Cross Masterplan |
| 73 | 221 | Policy UK1 heading | Arden Cross Ltd | Amend policy heading to read ' Policy UK1 – Arden Cross and HS2 Interchange ' | In response to representation |
| 74 | 224 | Para. 858 | Arden Cross Ltd | Insert new sentence to end of justification to state ' The Council will work with key stakeholders to produce a SPD to help guide development across the UKC Hub area. | In response to representation and to ensure consistency with Policy P1 |
| 75 | 225 | Para. 864 | Warwickshire Wildlife Trust | Include additional sentence to paragraph 864 to state ' In delivering development on the site the Concept Masterplan will need to take into account the Castle Hill Meadows Local Wildlife site and other constraints which will affect the developable area ' | In response to representation and because the concept masterplan is not yet available to acknowledge the presence of the LWS. |
| Policies Map | | | | | |
| 76 | | Policies Map | TfWM | Include Rapid Transit Routes as listed in Policy P8A. | In response to representations. |
| 77 | | Policies Map | Individual | Amend Key to state: Preferred Area/ Specific Mineral Sites | In response to representations. |
| 78 | | Policies Map | Individual | Amend Key to state: Mineral Safeguarding Area/ Area of Search | In response to representations. |
| Concept Masterplans | | | | | |
| 79 | | CMP - BC1,2,3,6 KN1 | Historic England | Site Analysis key, Zone of significance on the Setting of the listed building in accordance with Heritage Impact Assessment | In response to representation |
| 80 | | CMP - Throughout | Historic England | Use of English Heritage (or Historic England) logo not permitted and should be changed | In response to representation |
| 81 | | CMP - Throughout | Historic England | Listed Building Grades should be in roman numerals | In response to representation |
| 82 | | CMP - BC4 | SMBC | Amend first sentence of second paragraph The alignment of the by-pass will provide the new green belt boundary will be immediately to the east of the site. The corridor of the by-pass should accord with that shown on the Policies Map. The semi-improved grassland on the north-western field should be improved grassland, in accordance with the Ecological Assessment | To address inconsistency with Draft Submission Plan/Policies Map/ evidence |
| 83 | | CMP - BC4 | SMBC | Amendments to the Indicative Concept Masterplan: The corridor of the by-pass should accord with that shown on the Policies Map. The semi-improved grassland on the north-western field should be improved grassland, in accordance with the Ecological Assessment | To address inconsistency with Draft Submission Plan/Policies Map/ evidence |
| 84 | | CMP - BC5 | Balsall PC and others | The accesses to Wootton Green Lane to west of site should be deleted as unsuitable from highway perspective | To address inconsistency with evidence |

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| 85 | | CMP – BL2&BL3 | Site Promoter | Amend key to clarify areas of public open space versus undeveloped land/open countryside on the masterplan | In response to representations |
| 86 | | CMP – BL2&BL3 | Site Promoter | Amend key to clarify areas of development subject to 'heritage impact assessment' on the masterplan. | In response to representations |
| 87 | | CMP | Individual | Include site boundary on HA1 Concept Masterplan | |
| 88 | | CMP | Individual | Amend boundary on Concept Masterplan document to be consistent with Policies Map on the site boundary of SO1 'East of Solihull'. | In response to representations. |
| 89 | | CMP | KDBH Neighbourhood Forum and others | Amend proposed access points onto Grove Road to be consistent with the text. | In response to representations and to address inconsistencies |

Extract from Planning Practice Guidance:

“What if modifications are required to make a submitted local plan sound?”

If asked to do so by the local planning authority, under section 20(7C) of the 2004 Planning and Compulsory Purchase Act as amended) the Inspector must recommend ‘main modifications’ (changes that materially affect the policies) to make a submitted local plan sound and legally compliant, except that a failure of the duty to cooperate cannot be rectified by a main modification. The local planning authority can also put forward ‘additional modifications’ of its own to deal with more minor matters.

Where the changes recommended by the Inspector would be so extensive as to require a virtual re-writing of the local plan, the Inspector is likely to suggest that the local planning authority withdraws the plan. Exceptionally, under section 21(9)(a) of the Planning and Compulsory Purchase Act 2004, the Secretary of State has the power to direct a local planning authority to withdraw its submitted plan.

The Inspector will require the local planning authority to consult on all proposed main modifications. Depending on the scope of the modifications, further Sustainability Appraisal and Habitats Regulations Assessment may also be required. The Inspector’s report on the plan will only be issued once the local planning authority has consulted on the main modifications and the Inspector has had the opportunity to consider the representations on these.

Whether to advertise any ‘additional modifications’ is at the discretion of the local planning authority, but they may wish to do so at the same time as consulting on the main modifications.

Paragraph: 057 Reference ID: 61-057-20190315”