

Open Space/Sport and Recreation and Land Assessment

Policy LP63 of the Local Plan advises that the Council will seek to secure well-designed new and improved open space, sport and recreation facilities in the district to encourage all residents to be as physically active as possible and promote a healthy lifestyle for all. New housing developments will be required to provide or contribute towards new open space or the improvement of existing provision in the area, unless the developer clearly demonstrates that it is not financially viable for the development proposal.

Principle 7 of the Design Guide SPD indicates that the integration of green infrastructure and accessible open space must be considered early in the design process by assessing the site's context; the ability to make connections with wider green infrastructure networks; and the multi-functional role green infrastructure can perform.

There is no on-site open space proposed as part of the application scheme, as was the case with the previously approved application.

The applicant would expect off site contributions to be required as was the case with the previous application.