

Appendix B - Issues

Theme 1 – <u>The Protection of the Historic and Natural Environment Theme</u>	Explanation of the issue:
<p>A. Sensitive Landscape</p> <p>B. Sensitive Historic Environment</p> <p>C. Number of Listed Buildings</p>	<p>A. North Wiltshire has two AONBs and 31 SSSIs. The pressure for development is often in locations within sensitive landscapes. The river valleys, in a number of the main settlements of the District, are particularly valued.</p> <p>B. The built historic environment in North Wiltshire is highly valued and the presence of no less than 65 Conservation Areas gives some indication to the protection currently afforded to these valued areas. The design of development within these areas must accord with their surroundings.</p> <p>C. North Wiltshire has an unusual diversity and number of Listed Buildings (over 5500 Listed Buildings). These buildings are important and valued urban features, attracting tourists into North Wiltshire.</p>

Theme 2 – <u>The Delivery of Services that are important to Social and Cultural Well-being Theme</u>	Explanation of the issue:
<p>A. Affordable Housing / Meeting specialist housing needs</p> <p>B. Public Transport</p> <p>C. Planning for Change – ex MOD sites / Agriculture</p> <p>D. Infrastructure (Services)</p> <p>E. Infrastructure (Social)</p>	<p>A. Lack of affordable homes. Our recent Housing Needs Assessment stated:</p> <p style="padding-left: 40px;">'Overall, the need for additional affordable housing represents over 100% of the estimated future newbuild in the District (700 units per annum, calculated from information in the Draft Local Plan 2011). It would be sensible to suggest that in the light of the affordable housing requirement shown, the Council will need to maximise the availability of affordable housing from all available sources (including newbuild, acquisitions, conversions etc)'.¹</p> <p>In addition, there are pressures upon the District in respect of the provision of sufficient transit sites and permanent site for the needs of Gypsies and Travellers. NWDC has commissioned further needs Assessment work to support further policy development.</p> <p>B. North Wiltshire is 81% rural and there is a high dependency on private car use to reach services and facilities. Public transport is therefore a key issue for those who do not have access to a car, such as the young and elderly, therefore it is important to encourage alternative forms of transport. There is pressure from the public for the re-opening of railway stations.</p> <p>C. Many areas in North Wiltshire are facing an uncertain future, with expected release of MOD sites and changes in agriculture.</p> <p>D. Water and Sewerage, as demand increases, whether from within or outside the District, pressure is put on our water supply and sewer systems. Developments affecting the road networks need careful consideration.</p> <p>E. Increased pressure within the District on Doctors, Dentists, schools and community facilities. Through past consultation², people have expressed concern that services have reached</p>

¹ Draft North Wiltshire Housing Needs Assessment, Fordham Research, July 2005

² People's Voice Questionnaire – September 2004

	capacity and/or that they wish to see appropriate increases in provision when new development takes place
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<p>Theme 3 – <u>The Delivery of Economic Development, Regeneration and Growth Theme</u></p>	<p><i>Explanation of the issue:</i></p>
<p>A. Economic Development</p> <p>B. Growth in Road Traffic & Parking</p>	<p>A. Importance of maintaining North Wiltshire's Economic Role in the South West and reducing unemployment rates across the district. In order to allocation appropriate sites for economic development there is a requirement to assess sites against the communities' aspirations (through consultation), sustainable development criteria and the Structure Plan and the Regional Spatial Strategy's direction of development.</p> <p>B. In the ten year period between 1991 – 2001 household car ownership increased by over 35%. This has had an impact on both road traffic level and parking across the District.</p>
<p><u>Issues Common To All Themes</u></p>	<p><i>Explanation of the issue:</i></p>
<p>A. Inward migration</p> <p>B. Sustainability</p>	<p>A. The South West Regional Assembly, has indicated, within the Regional Spatial Strategy consultation document that a rise in population of ½ million over the next 20 years can be expected and should be planned for in the South West of England. The increase in population will not be through natural increase, but rather a result of in migration to the area. North Wiltshire will invariably attract people, as it is an attractive, largely rural District with good communication links. The management of inward migration is a key issue facing North Wiltshire, as the increase demand on a limited housing supply could increase average house prices higher³ and the increase in population will put pressure on services and facilities across the District.</p> <p>B. There is continually growing recognition that sustainable development is a key issue facing North Wiltshire, in not only a national, but global context. The design, type and location of development can assist in the reduction of CO2 omissions, aiding in the reduction of the Greenhouse Effect.</p>

³ Joseph Rowntree Foundation. Current average house prices in North Wiltshire (mean average prices for 2 and 3 bed dwellings), £164,159. House price to income ratio, 3.56. (2004)