

**SCHEDULE OF ACTIONS MATTER 8: APPROACH TO SITE ALLOCATIONS  
AND GREEN BELT RELEASE (Actions 8.8 and 8.9)**

**Proposed Green Belt boundary amendments**

|     |   |
|-----|---|
| 8.8 | Council to reflect on proposed GB boundary amendment GB(Major)1 and produce a note explaining justification for the release, in the context of NPPF para 139b |
| 8.9 | Produce a note to state if GB(Major) 2 was considered for housing   |

**1 Introduction**

1.1 During the Local Plan Examination Hearing session on Matter 8 (Site Allocations and Green Belt), the Council were asked to justify some of the other changes being proposed to the Green Belt boundary, particular the changes referenced GB(Major)1 and GB(Major)2. This note sets out some further information for the Inspector.

1.2 As well as the proposed site allocations involving Green Belt release, a number of other changes to the Green Belt have been suggested as part of the overall review of the existing boundaries.

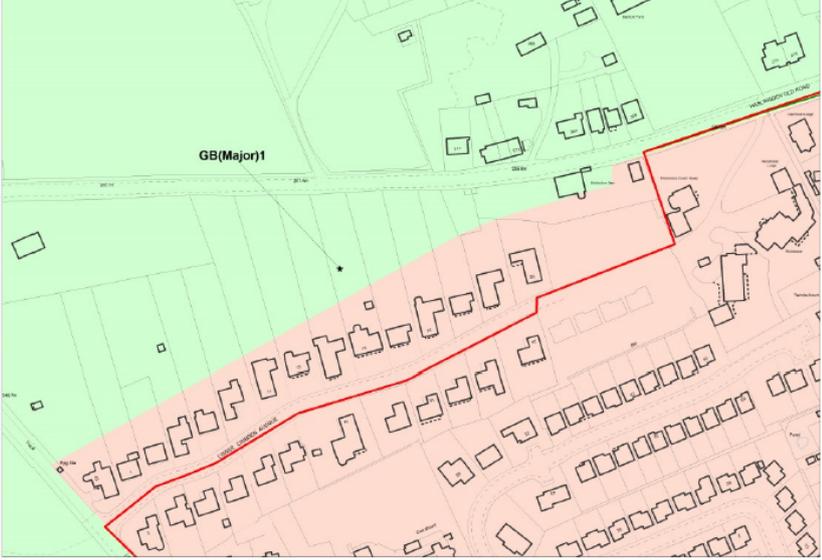
1.3 This review was carried out in accordance with NPPF paragraph 139 which sets out several criteria which should be considered when defining Green Belt boundaries in Local Plans. This criteria includea:

b) not including land which it is unnecessary to keep permanently open; and

f) defining boundaries clearly, using physical features that are readily recognisable and likely to be permanent.

## 2 Proposed changes

### GB(Major)1

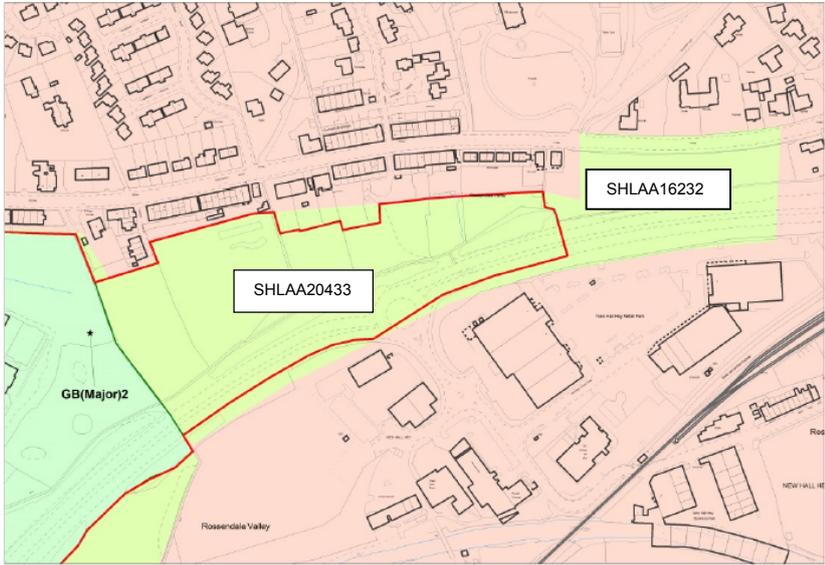
|  |   |   |           |
|--|---|---|-----------|
| <b>Boundary Ref</b>  | GB(Major)1  | <b>Previous Boundary ref (if applicable)</b>  | RCGL(GB)1 |
| <b>Address</b>   | Land to rear of Lower Cribden Avenue, Rawtenstall   |   |           |
| <b>Proposal</b>  | It is proposed to remove some land from the existing urban boundary and include it within the Green Belt. |   |           |
| <b>Map Key</b>   |   |   |           |
| Existing Urban Area and Boundary   |                          |  |           |
| Proposed New Urban Area and Boundary                                       |                          |   |           |
| Existing Green Belt Area and Boundary                                      |                          |   |           |
| Proposed New Green Belt Area and Boundary                                  |                          |   |           |
| Countryside  | White areas   |   |           |
| Maps are not at a standard scale   |   |   |           |
| Crown copyright and database rights [2019].<br>Ordnance Survey [100023294] |                         |   |           |

2.1 During the Examination hearings, the Council was asked to consider whether this change will accord with NPPF para 139b in relation to retaining the openness of the Green Belt in light of the fact that the change will involve including built development within the Green Belt. They should also consider what effect the change would have on dwellings now proposed to be included in Green Belt which were not previously.

2.2 The change was made in order to create a more defensible boundary as the current boundary cuts through gardens and is not clear nor defensible, in line with Para 139(f) of the NPPF.

2.3 On reflection, and after taking advice from the Council's Green Belt consultants (LUC), it is considered that it would not be appropriate to introduce existing built development into the Green Belt. This would not be consistent with one of the aims of Green Belt, which is to keep land permanently open. The Council accept that the Green Belt boundary should remain as it is currently in this location and continue to keep the large rear gardens of properties on Lower Cribden Avenue in the Green Belt.

## GB(Major)2

|   |   |  |           |
|---|---|--|-----------|
| <b>Boundary Ref</b>   | GB(Major)2  | <b>Previous Boundary ref (if applicable)</b>                                       | RCGL(GB)3 |
| <b>Address</b>  | Land between Haslingden Road and A56 Bypass, Rawtenstall                          |  |           |
| <b>Proposal</b>   | It is proposed to withdraw some land from the Green Belt.                         |  |           |
| <b>Map Key</b>  |   |  |           |
| Existing Urban Area and Boundary  |  |  |           |
| Proposed New Urban Area and Boundary                                    |  |  |           |
| Existing Green Belt Area and Boundary                                   |  |  |           |
| Proposed New Green Belt Area and Boundary                               |  |  |           |
| Countryside   | White areas   |  |           |
| Maps are not at a standard scale  |   |  |           |
| Crown copyright and database rights [2019]. Ordnance Survey [100023294] |  |  |           |

2.3 The Green Belt in this location is a very narrow strip surrounded by urban development. The Green Belt Review concludes the parcel (Parcel 17) only has a moderate role in preventing the merging between Rawtenstall and Haslingden. The study identifies the parcel as a potential release as this is unlikely to have a substantial negative effect on adjoining parcels or the wider Green Belt. The proposed change is to ensure the Green Belt boundary is defined clearly on the ground, recognisable and permanent.

2.4 Land to the east of the proposed settlement boundary amendment was assessed for housing (ref SHLAA16232: Land adj. 130 Haslingden Rd., Rawtenstall). This was not considered suitable due to the steep slope, which exists on the site, and also access constraints.

2.5 The remainder of GB(Major) 2 was not previously assessed but a new assessment has now been undertaken (ref. SHLAA20433; the full assessment can be found in the response to Action 8.6). This area includes rear gardens to existing properties and woodland. The land here is also sloping, any development would be in close proximity to the A682 and there are access constraints. It is not therefore considered to have development potential.

2.5 The above tables and site plans are taken from the document prepared as part of the pre-hearing questions requested by the Inspector. Please see the Council's website to view the document in full:

[https://www.rossendale.gov.uk/downloads/file/15166/el1002di\\_proposed\\_green\\_belt\\_and\\_urban\\_boundary\\_changes\\_-\\_main\\_document](https://www.rossendale.gov.uk/downloads/file/15166/el1002di_proposed_green_belt_and_urban_boundary_changes_-_main_document)