

## SCHEDULE OF PROPOSED CHANGES

Part of Document/Site Reference	REFERENCE	PAGE/ PARAGRAPH	COUNCIL'S PROPOSED CHANGE
Have Your Say	PC1	Page i	<p>Have your say</p> <p><del>We are interested to hear the views of everyone including residents, businesses, community groups and all other stakeholders on the Site Allocations document. This is the final stage of preparation of this document and it allows you to have a further say on the Site Allocations Development Plan Document and whether you are satisfied with its 'soundness'.</del></p> <p><del>This document, supporting documents and representation forms can be viewed on the Council's website at <a href="http://www.threerivers.gov.uk/Default.aspx/Web/LocalDevelopmentFramework">www.threerivers.gov.uk/Default.aspx/Web/LocalDevelopmentFramework</a>.</del></p> <p><del>Hard copies can also be viewed and representation forms obtained from the Council's offices in Rickmansworth and at all public libraries in the District.</del></p> <p><del>A separate sustainability appraisal report has been prepared on an independent basis for the Council. This document appraises the environmental, social and economic implications of the policies. The appraisal can be viewed on the Council's web site, at the Council's reception and at the libraries in the District.</del></p> <p><del>How:</del></p> <p><del>You can let us have your comments by filling in the Site Allocations Representation Form and returning it to us</del></p> <p><del>By email: <a href="mailto:TRLDF@threerivers.gov.uk">TRLDF@threerivers.gov.uk</a></del></p> <p><del>In Writing: Development Plans, Three Rivers District Council, Three Rivers House, Northway, Rickmansworth, WD3 1RL</del></p> <p><del>The closing date for responses is 21 December 2012.</del></p>
	PC2	Page 2	<ul style="list-style-type: none"> <li>• <del>The East of England Plan</del></li> </ul>
Sustainability Appraisal	PC3	Page 2 Paragraph 1.10	<p><del>The full Sustainability Appraisal and Strategic Environmental Assessment report is available on our website and at the Council Offices and libraries in the District. Comments on the Sustainability Appraisal are welcomed.</del></p>
H(3)	PC4	Page 8	<p><del>Individual employment sites within the broad area have not been specifically identified.</del></p> <p><del>Part of site is within floodzone. Flood Risk assessment would be required to support planning applications on the site.</del></p>
	PC5	Page 8	<p>Part of the site (north of Masters Yard) is identified as a wildlife site. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.</p>
	PC6	Page 8	<p><u>A number of waste sites are located to the north of the site. Parts of the site are in Source Protection Zones 1 and 2. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning</u></p>
H(7)	PC7	Page 11	<p>Comments</p> <p><u>The site lies within Source Protection Zone 2. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>
H(9)	PC8	Page 12	<p>Comments</p> <p><u>The site lies within Source Protection Zone 3. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>
H(12)	PC9	Page 14	<p>Comments</p> <p><u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>
H(13)	PC10	Page 14	<p>Development would need to relate to the conservation area and listed building.</p> <p><u>The site lies within Source Protection Zone 2. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>
H(14)	PC11	Page 15	<p>Comments</p> <p><u>The whole site is located above a principal aquifer (chalk), which is highly sensitive to contamination. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>
H(16)	PC12	Page 16	<p>Comments</p> <p>Development may include retail store with residential above.</p> <p>Development would need to safeguard parking provision for the station.</p> <p><u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p>

H(19)	PC13	Page 18	Comments <u>The site lies within Source Protection Zone 3. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u>
H(24)	PC14	Page 21	Comments Site near to wildlife site. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
	PC15	Page 21	Comments <u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u>
H(25)	PC16	Page 22	<u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site</u>
H(26)	PC17	Page 23	Site near to wildlife site. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
	PC18	Page 23	<u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u>
H(27)	PC19	Page 24	<u>Part of site near to</u> <u>within a</u> wildlife site. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey
	PC20	Page 24	<u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u>
H(28)	PC21	Page 25	Site includes area of wildlife site. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
	PC21a	Page 25	Site boundary amended to exclude Little Tolpits Cottage.
H(33)	PC22	Page 28	Site adjacent to wildlife site and Local Nature Reserve. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
H(36)	PC23	Page 29	Site adjacent to wildlife site and Local Nature Reserve. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
H(37)	PC24	Page 3	Site adjacent to wildlife site and Local Nature Reserve. Measures to avoid adverse impacts <u>and enhance biodiversity</u> will need to be provided by developers, supported by adequate ecological survey.
E(a)	PC25	Page 33	<del>Allocation for employment.</del> <u>Part of zone is within a floodzone. Flood Risk assessment would be required to support planning applications on the site.</u>  <u>Adjacent to a SSSI and a Local Nature Reserve. Measures to avoid adverse impacts and to enhance biodiversity will need to be provided by developers, applications would need to be supported by an adequate ecological survey.</u>
	PC26	Page 33	<u>Minimum of 8m buffer must be provided to ditch on site.</u>  <u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u>
E(b)	PC27	Page 34	<u>Adjacent to a SSSI and Local Nature Reserve. Measures to avoid adverse impacts and to enhance biodiversity will need to be provided by developers; applications would need to be supported by an adequate ecological survey.</u> <u>Groundwater protection zone.</u> <del>Allocation for employment.</del>
	PC28	Page 34	Footpath link <u>and/ or green corridor</u> between Croxley Common Moor and Hampermill Lakes will be supported.
E(c)	PC29	Page 35	<u>Part of site is within a floodzone. Flood risk assessment would be required to support planning applications on the site.</u>  <u>Minimum 8m buffer must be provided to river on site.</u> <del>Allocation for employment.</del>
E(d)	PC30	Page 36	<u>Part of site is within a floodzone. Flood risk assessment would be required to support planning applications on the site.</u>

			<p><u>Minimum 8m buffer must be provided to ditch on site.</u></p> <p><u>Part of the site is adjacent to a wildlife site. Measures to avoid adverse impacts and to enhance biodiversity will need to be provided by developers; applications would need to be supported by an adequate ecological survey.</u></p> <p><u>The site lies within Source Protection Zone 1. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site.</u></p> <p><u>Allocation for employment.</u></p>
<b>E(e)</b>	<b>PC31</b>	<b>Page 37</b>	<p><u>Individual employment sites within the broad area have not been specifically identified.</u></p> <p><u>Minimum 8m buffer must be provided to River Gade.</u></p> <p><u>Part of the site (north of Masters Yard) is identified as a wildlife site. Measures to avoid adverse impacts and enhance biodiversity will need to be provided by developers, supported by adequate ecological survey.</u></p> <p><u>A number of waste sites are located to the north of the site. Parts of the site are in Source Protection Zones 1 and 2. A preliminary risk assessment to determine whether there is contamination of the site and whether further remediation works will need to be undertaken would be required to support planning applications on the site</u></p> <p><u>Primrose Hill Playing Fields would need to be retained, or replaced with at least equivalent facilities, as part of any redevelopment.</u></p> <p><u>Allocation for mixed use.</u></p>
<b>S(b)</b>	<b>PC32</b>	<b>Page 43</b>	<u>Minimum of 8m buffer must be provided to watercourses on site.</u>
<b>South Oxhey</b>	<b>PC33</b>	<b>Page 73</b>	Amend land Use Plan Legend to "Mixed Use: Community, retail, <u>supporting services</u> and offices with residential above.