



APPENDIX 19
CLYST HONITON NEIGHBOURHOOD PLAN
POLICY MONITOR



Rob Martin

Policy	Outcomes	Indicators of achievements	Delivery Agencies	Key Actions Required/Review
<i>C1: Community facilities and services</i>	<p>Planning application success/failure of securing the 4 community facilities.</p> <p>Number of facilities that have been enhanced.</p> <p>Number and type of change of use applications.</p> <p>Extension versus conversion of community facilities.</p>	Number and types of development permitted.	<p>East Devon DC as LPA Clyst Honiton PC Heavitree Brewery.</p> <p>Duke of York Landowner.</p> <p>Clyst Honiton PCC</p>	<p>To record annually the net development completions for the community facilities listed within the policy.</p> <p>To record annually any change of use applications</p> <p>Key points / conditions of that have been accepted in planning applications agreed by EDDC.</p> <p>To record annually any loss of the 4 listed community facilities.</p>
<i>C2: New Community Building</i>	New Community Building in place	Community Building Open and being used in a viable way.	<p>Clyst Honiton PC East Devon DC as LPA Devon CC as Highways Authority Developers Church Commission</p>	Await the NDO project coming forward or other development with proposal to provide community building.
<i>C3: New Community Facilities and Services</i>	River Clyst Park in place	<p>River Clyst Park Developed and open</p> <p>Other new facilities in place,</p>	<p>Clyst Honiton PC East Devon DC as LPA Devon CC</p>	To monitor the progress of the RCP and enhance facilities if possible

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		which have: <ul style="list-style-type: none"> • Scale & Design in keeping • No adverse impact on surroundings • Any environmental impact minimized • Leisure and recreation facilities expanded • Parking provided • Access for pedestrians and cyclists 	Developers Church Commission	To ensure that the new facilities comply with policies
DS1: Development of High-Quality Design	Planning application success/failure of securing the design elements.	New developments built that provide buildings with the following: <ul style="list-style-type: none"> • Built in the Local Character • Built of appropriate Materials • Conserve local Heritage Assets • Provide secure streets and spaces • Are climate change resilient • Retain and enhance trees, hedgerow, and verge retention • Provide pedestrian and cycleway links and enhancements 	Clyst Honiton PC East Devon DC as LPA Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy

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		<ul style="list-style-type: none"> • Provide low impact parking with permeable surfaces • Provide climate resilient planting • Prevent future climate related flood risk. • Provide airport-sensitive development 		
Policy DS2: Sustainable Design and Construction of Buildings	Energy efficient homes that are insulated against heat loss and noise pollution	Assessment of each planning application for such insulation prior to approval	Clyst Honiton PC East Devon DC as LPA Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy
DS3: Communications Infrastructure	All premises with high-speed connection availability No visually intrusive communications infrastructure	All buildings provided with fibre technology from the network The local network connected with fibre technology All communications facilities to be underground or of low profile.	Clyst Honiton PC East Devon DC as LPA Openreach Connection Companies	To monitor and record compliance with this policy To annually analyse and report on use of policy
DS4: Sustainable Drainage	A reduction in surface water run-off A reduction in sewage discharges into the River Clyst	Planning applications that provide evidence of proposals to have: <ul style="list-style-type: none"> • permeable paving for driveways and parking areas; 	Clyst Honiton PC East Devon DC as LPA Environment Agency South-West Water	To monitor and record compliance with this policy To annually analyse and report on use of policy

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		<ul style="list-style-type: none"> • water harvesting and water storage features; • green roofs; • swales; • soakaways; • retention ponds; • filter strips; and/or • retention basins. <p>In addition, proposals should look to provide:</p> <ul style="list-style-type: none"> • water treatment and the removal of pollutants; • infiltration and groundwater replenishment; • recreation and amenity space provision; and/or • biodiversity and habitat creation. 		
Policy DS5: Flood Risk Management	A reduction in flooding and improvements in water quality.	Planning applications that enhance biodiversity and habitat creation without damaging the river environment, and/or An acceptable micro-hydro renewable energy scheme.	Clyst Honiton PC East Devon DC as LPA Developers Environment Agency South-West Water	To monitor and record compliance with this policy To annually analyse and report on use of policy
DS6: Storage Spaces	Appropriate storage for waste & recycling containers and bicycles	Planning applications that provide these with:	Clyst Honiton PC East Devon DC as LPA	To monitor and record compliance with this policy

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	scooters and mobility aids.	<ul style="list-style-type: none"> • Minimal visual impact on the public realm, • Minimum obstruction to pedestrians and vehicular access and, • Minimum space for the storage of 2 bikes per dwelling. • Minimum space to accommodate containers provided by the district council for waste and recycling. 	Developers	To annually analyse and report on use of policy
Policy DS7: Provision of charging points	All new housing with electricity charging points	Charging points provided in housing, employment, commercial, leisure for: <ul style="list-style-type: none"> • Electric or low emission vehicles • Electric bicycles 	Clyst Honiton PC East Devon DC as LPA Energy Companies	To monitor and record compliance with this policy To annually analyse and report on use of policy
DS8: Provision and Use of Renewable Energy.	New development optimized for renewable energy to comply with zero-carbon targets	Planning applications that propose to: <ul style="list-style-type: none"> • Retrofit significant heritage assets to reduce energy demand and to generate renewable energy • Refurbish or extend to maximise contribution to the energy efficiency of a 	Clyst Honiton PC East Devon DC as LPA Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy

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		building and/or provision of renewable energy sources		
Policy DS9: Community Led Renewable Energy Production.	Community-Led Renewable energy schemes in place	That such schemes are producing energy and putting it back into the grid without having a material effect on the: <ul style="list-style-type: none"> • Countryside setting • Ammenities of local residents • Biodiversity • Airport safety, and • Natural screening is provided • Livestock farming can continue 	Clyst Honiton PC East Devon DC as LPA Energy Companies	To monitor and record compliance with this policy To annually analyse and report on use of policy
E1: Supporting a Rural Economy	Holiday accommodation provided in Zone B but not on Hill Barton	The accommodation is in place having the following conditions, they: <ul style="list-style-type: none"> • are on previously developed land or through the conversion of existing redundant buildings. • are in keeping with the existing scale and form. • are physically located adjacent to or well related to an existing dwelling. 	Clyst Honiton PC East Devon DC Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy

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		<ul style="list-style-type: none"> are consistent with the existing countryside landscape setting; and would not result in adverse impacts to residential amenity, biodiversity or highway safety. 		
E2: Rural Economy: Live-Work Units	Live Work units are provided in Zone B	<p>Live Work units have been provided in Zone B, but not on Hill Barton so that:</p> <ul style="list-style-type: none"> The residential element is only to be occupied in conjunction with the operation of the dedicated working space. The units were provided as a change of use of existing or a brownfield site Any existing footprints were not extended 	Clyst Honiton PC East Devon DC as LPA Developers	<p>To monitor and record compliance with this policy</p> <p>To annually analyse and report on use of policy</p>
E3: Opportunities for New and/or Improved Business Development in Zone A (Fig 6)	The three identified sites have been redeveloped	<p>Home Farm Business Park Exeter Inn Car Park, and Old School Business Park have been redeveloped taking into account they are:</p> <ul style="list-style-type: none"> in keeping with their setting 	Clyst Honiton PC East Devon DC as LPA Developers	<p>To monitor and record compliance with this policy</p> <p>To annually analyse and report on use of policy</p>

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		<ul style="list-style-type: none"> • in conformity with existing village character • ensuring residential amenity is not impacted • built with car parking • built keeping the village road as a cul-de-sac • part of a safe road network • mitigated for noise and flooding • Old School Building has been reutilized 		
Policy SA1: Slate and Tile Site.	The successful development of the Slate & Tile Site	<p>The site has provided 9 dwellings with:</p> <ul style="list-style-type: none"> • All 1 and 2 bed properties. • 50% of the affordable housing allocation as social rented houses for those with a local connection • Development has incorporated mitigation features for aircraft related noise, road noise and flooding. • It acknowledges the site's key gateway location . • It has "off street location" parking. 	Clyst Honiton PC East Devon DC as LPA Developers Landowners	<p>To monitor and record compliance with this policy</p> <p>To annually analyse and report on use of policy</p>

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		<ul style="list-style-type: none"> It provides safe vehicular, pedestrian and cycle access. 		
Policy H1: Self – Build and Custom Build Houses.	Self-build and custom-build dwellings have been provided.	The number self-build and custom-build dwellings that have been provided.	Clyst Honiton PC East Devon DC as LPA Developers Individuals	To monitor and record compliance with this policy To annually analyse and report on use of policy
NE1: Landscape and Biodiversity	Developments have preserved an enhanced the Landscape and Biodiversity	<p>The following have been addressed in development proposals:</p> <ul style="list-style-type: none"> Retaining and integrating existing landscape features. Requiring biodiversity gains of at least 10% on all development Using locally distinctive landscape and boundary treatments. Creating new habitats and enhancing wildlife connectivity. Responding positively to the surrounding landscape setting 	Clyst Honiton PC East Devon DC as LPA Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy
Policy NE2: Green Landscaped Corridor	The GLC has been safeguarded	Only minor works associated with managing and improving the wildlife corridor have been	Clyst Honiton PC East Devon DC as LPA	To monitor and record compliance with this policy

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		undertaken		To annually analyse and report on use of policy
Policy NE3: River Clyst Park	River Clyst Park is safeguarded as POS and has been enhanced	The enhancements to include: <ul style="list-style-type: none"> • Easy access to the site for those walking and using appropriate terrain mobility vehicles, • interpretation/information boards, • litter bins, and • cycle stands. 	Clyst Honiton PC East Devon DC as LPA	To monitor and record compliance with this policy To annually analyse and report on use of policy
Policy N4: Local Green Spaces	The Green Spaces are retained	No development on the identified green spaces: <ul style="list-style-type: none"> • The churchyard • Adjacent to the noticeboard • Beside the pumping station • The parish field • The green verges at the entrance to the village and on both sides of the B3174 in Clyst Honiton village. 	Clyst Honiton PC East Devon DC as LPA Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy
AC1 – Parking Provision	Car parking provided on new non-residential developments	Non-residential car parking is provided taking into account: <ul style="list-style-type: none"> • The type of development • Permeable surfacing • Accessibility • Staff & Visitor numbers • Turning and manoeuvrability 	Clyst Honiton PC East Devon DC as LPA Devon CC as Highways Authority Developers	To monitor and record compliance with this policy To annually analyse and report on use of policy

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	Additional off-street parking spaces for Clyst Honiton village residents is provided	<ul style="list-style-type: none"> • Disabled provision • Bicycle storage • Electric charge points • Peak visiting times • Designing out crime <p>Off-street parking is provided taking into account:</p> <ul style="list-style-type: none"> • the Village Character Area in which parking is located, • residential amenity, • pedestrian and road safety, and • flood risk (including local surface water flooding). 		
AC2: Public realm improvements to Clyst Honiton village road, its road junctions and the enhancement of the historic core.	Improvements to the Clyst Honiton village realm	<p>The provision of:</p> <ul style="list-style-type: none"> • safe pedestrian zones, • street furniture and seating, • cycle parking, • appropriate planting, • infrastructure to ensure safe vehicular access to and from Ship Lane. 	Clyst Honiton PC East Devon DC as LPA Devon CC as Highways Authority	<p>To monitor and record compliance with this policy</p> <p>To annually analyse and report on use of policy</p>
AC3: Active Travel Provision	Developments which have provided new or extended cycle paths	<p>The following have been provided:</p> <ul style="list-style-type: none"> • New Routes • Clyst Park route N° 3 	Clyst Honiton PC East Devon DC as LPA Devon CC as Highways Authority	<p>To monitor and record compliance with this policy</p> <p>To annually analyse and report on use of policy</p>

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		<ul style="list-style-type: none"> • Bypass site route N° 7 • Orange Meadow route N° 9 as well as those linking to: <ul style="list-style-type: none"> • Sky Park Fitness Trail • Clyst Valley Trail • WW2 Fighter Pen • Clyst Valley Regional Park, and • National Cycle Network Route 2 and Route 34 (Exe Estuary Trail) • Killerton Trail and Ashclyst Forest • Crealy Theme Park and Resort 	Developers	