

Annexe to Reasons for Conditions
(as required by Article 31 of the Town and Country Planning
(Development Management Procedure) (England) Order 2010)

Fareham Core Strategy (Adopted August 2011)

Policy CS17 – High Quality Design

All development, buildings and spaces will be of a high quality of design and be safe and easily accessed by all members of the community. Proposals will need to demonstrate adherence to the principles of urban design and sustainability to help create quality places. In particular development will be designed to:

- Respond positively to and be respectful of the key characteristics of the area, including heritage assets, landscape, scale, form, spaciousness and use of external materials,
- Provide continuity of built form, a sense of enclosure with active frontage to the street and safety of the public realm,
- Ensure permeable movement patterns and connections to local services, community facilities, jobs and shops,
- Create a sense of identity and distinctiveness and one that is legible,
- Enable and/or encourage a mix of uses and diversity in an area,
- Ensure that the public realm has pedestrian priority, is safe, secure, functional and accessible, and is constructed of quality materials and well maintained,
- Enable buildings to provide flexible accommodation, which can be adapted to suit all members of a community throughout their lifetime,
- Provide green infrastructure, including landscaping, open spaces, greenways and trees within the public realm, and
- Provide appropriate parking for intended uses taking account of the accessibility and context of a development and tackling climate change.

National Planning Policy Framework (NPPF) Para 72

The Government attaches great importance to ensuring that a sufficient choice of school places is available to meet the needs of existing and new communities. Local Planning authorities should take a proactive, positive and collaborative approach to meeting this requirement, and to development that will widen choice in education. They should:

- give great weight to the need to create, expand or alter schools; and
- work with schools promoters to identify and resolve key planning issues before applications are submitted.