



## **ALTERATIONS AND ADDITIONS TO PLANNING COMMITTEE**

**3<sup>rd</sup> December 2024**

The text related to the National Planning Policy Framework under **SUMMARY OF POLICIES REFERRED TO IN THIS AGENDA** (pg 5 of Agenda) should be substituted in full with the following text:

### **NATIONAL PLANNING POLICY FRAMEWORK**

The National Planning Policy Framework (NPPF) was updated in December 2023. It sets out the Government's planning policies for England and how these should be applied.

Paragraph 2 confirms that planning law requires that applications for planning permission be determined in accordance with the development plan, unless material considerations indicate otherwise. The NPPF is a material consideration in planning decisions and should be read as a whole.

Paragraph 7 says that the purpose of the planning system is to contribute to the achievement of sustainable development. Achieving sustainable development meant that the planning system has three overarching objectives; an economic objective; a social objective; and an environmental objective. A presumption in favour of sustainable development is at the heart of the Framework.

The presumption in favour of sustainable development does not change the statutory status of the development plan as the starting point for decision-making. Where a planning application conflicts with an up-to-date development plan (including any neighbourhood plans that form part of the development plan), permission should not usually be granted. Local planning authorities may take decisions that depart from an up-to-date development plan, but only if material considerations in a particular case indicate that the plan should not be followed.

### **Item 7**

**21/01545/OUT – Land North of Warren House, Roxwell Road, Writtle, Chelmsford, Essex**

#### **Additional condition recommended:**

Condition 40 – Road construction

Any roads to be used for the collection of refuse shall be constructed to a standard capable of carrying a 26 tonne vehicle.

Reason:

In the interests of highway safety and to ensure that the development is accessible for refuse and recycling trucks in accordance with Policy DM23 of the Chelmsford Local Plan.