## Appendix 1 - Glossary

**Affordable Housing:** Housing for sale or rent, for those whose needs are not met by the market, (including housing that provides a subsidised route to home ownership and/or is essential for local workers); and which complies with one or more of the following definitions[90]:

a) Social Rent: meets all of the following conditions: (a) the rent is set in accordance with the Government's rent policy for Social Rent; (b) the landlord is a registered provider; and (c) it includes provisions to remain at an affordable price for future eligible households, or for the subsidy to be recycled for alternative affordable housing provision.

b) Other affordable housing for rent: meets all of the following conditions: (a) the rent is set in accordance with the Government's rent policy for Affordable Rent, or is at least 20% below local market rents (including service charges where applicable); (b) the landlord is a registered provider, except where it is included as part of a Build to Rent scheme (in which case the landlord need not be a registered provider); and (c) it includes provisions to remain at an affordable price for future eligible households, or for the subsidy to be recycled for alternative affordable housing provision. For Build to Rent schemes affordable housing for rent is expected to be the normal form of affordable housing provision (and, in this context, is known as Affordable Private Rent).

c) Discounted market sales housing: is that sold at a discount of at least 20% below local market value. Eligibility is determined with regard to local incomes and local house prices. Provisions should be in place to ensure housing remains at a discount for future eligible households.

d) Other affordable routes to home ownership: is housing provided for sale that provides a route to ownership for those who could not achieve home ownership through the market. It includes shared ownership, relevant equity loans, other low cost homes for sale (at a price equivalent to at least 20% below local market value) and rent to buy (which includes a period of intermediate rent). Where public grant funding is provided, there should be provisions for the homes to remain at an affordable price for future eligible households, or for any receipts to be recycled for alternative affordable housing provision, or refunded to Government or the relevant authority specified in the funding agreement.

**Air Quality Management Area (AQMA):** Areas designated by local authorities because they are not likely to achieve national air quality objectives by the relevant deadlines.

**Article 4 Direction:** A direction made under Article 4 of the Town and Country Planning (General Permitted Development) (England) Order 2015 which withdraws permitted development rights granted by that Order.

**Authority Monitoring Report (AMR):** A report which provides information on the extent to which planning policies in the development plan are being successfully achieved and measures performance against the programme set out in the Local Development Scheme and other relevant matters.

**Biodiversity**: Biodiversity is a term commonly used to describe the variety of life on Earth which encompasses the whole of the natural world and all living things with which we share the planet.

It includes plants, animals, even invisible micro-organisms and bacteria which, together, interact in complex ways with the inanimate environment to create living ecosystems.

**Biodiversity Action Plan (BAP):** Summarizes what is known about the most important areas of natural habitats and priority species, and how they provide a place for animals and plants to survive. The Local BAP identifies the priority habitats (spaces where plants and creatures live) and species (insects, birds and other animals) in Leicester, Leicestershire and Rutland, and targets actions to maintain and enhance the wildlife.

**Biodiversity Net Gain (BNG):** "Development that leaves the environment in a measurably better state than beforehand" (DEFRA, 2018). The point at which the quality and/or quantity of habitats or species increases in comparison to the original condition or baseline i.e. enhancement over and above the level required to mitigate or compensate for detrimental impact.

**Brownfield Land:** See Previously Developed Land.

**Carbon Sequestration:** The process of capturing and storing atmospheric carbon dioxide.

**Circular Economy:** Aims to keep materials, components, products and assets at their highest utility and value at all times. In contrast to the 'take, make, use, dispose' linear model of production and consumption, material goods are designed and produced to be more durable, and to be repaired, refurbished, disassembled and reused in perpetuity - thereby minimising resource use, eliminating waste and reducing pollution.

**Climate Change:** Changes in climate due to human activity resulting in global warming and greater risk of flooding, droughts and heat waves. Climate change adaptation refers to adjustments made to natural or human systems in response to the actual or anticipated impacts of climate change, to mitigate harm or exploit beneficial opportunities. Climate change mitigation refers to action to reduce the impact of human activity on the climate system, primarily through reducing greenhouse gas emissions.

**Community Infrastructure Levy:** The Community Infrastructure Levy (CIL) is a levy that local authorities can choose to charge on new development in their area as a means of funding infrastructure required to deliver local plans.

**Conservation Area:** Areas of special architectural or historic interest. Conservation area designation does not prevent change but is intended to help preserve and enhance the character and appearance of the area.

**Core Strategy:** Spatial vision and strategy for the borough including key policies and proposals to deliver the vision.

**DEFRA:** Department for Environment, Food & Rural Affairs

**Deliverable:** To be considered deliverable, sites for housing should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. In particular:

a) sites which do not involve major development and have planning permission, and all sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (for example because they are no longer viable, there is no longer a demand for the type of

units or sites have long term phasing plans).

b) where a site has outline planning permission for major development, has been allocated in a development plan, has a grant of permission in principle, or is identified on a brownfield register, it should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years

**Designated Heritage Asset:** A World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation.

**Developable:** To be considered developable, sites should be in a suitable location for housing development with a reasonable prospect that they will be available and could be viably developed at the point envisaged.

**Development Plan:** Is defined in section 38 of the Planning and Compulsory Purchase Act 2004, and includes adopted local plans, neighbourhood plans that have been made and 73 published spatial development strategies, together with any regional strategy policies that remain in force. Neighbourhood plans that have been approved at referendum are also part of the development plan, unless the local planning authority decides that the neighbourhood plan should not be made.

**Development Plan Documents (DPD):** These include the Local Plan and made neighbourhood plans and collectively form the Development Plan.

**Edge of Centre:** For retail purposes, a location that is well connected to, and up to 300 metres from, the primary shopping area. For all other main town centre uses, a location within 300 metres of a town centre boundary. For office development, this includes locations outside the town centre but within 500 metres of a public transport interchange. In determining whether a site falls within the definition of edge of centre, account should be taken of local circumstances.

**Employment Land Availability (ELA):** A monitoring report that identifies the employment land supply in the borough and includes details of allocations, commitments and take-up at 1 April each year.

**First Homes:** First Homes are a specific type of discounted market sale housing and should be considered to meet the definition of 'affordable housing' for planning purposes.

**Five Year Land Supply:** A 5-year land supply is a supply of specific deliverable sites sufficient to provide 5 years' worth of housing (and appropriate buffer) against a housing requirement set out in adopted strategic policies, or against a local housing need figure, using the standard method.

**Full-fibre broadband:** Full fibre will see everything replaced with fibre optic cabling. This would futureproof our internet and allow homes to experience internet speeds of up to 1Gbps (1,000Mbps).

**Functional Economic Market Area (FEMA):** A geographical area which is relatively self-contained in terms of economic activity. The Leicester and Leicestershire FEMA, of which Hinckley & Bosworth is a part of, covers the administrative area of the county of Leicestershire.

**Geodiversity:** The range of rocks, minerals, fossils, soils and landforms.

**Green Infrastructure (GI):** A network of multi-functional green and blue spaces and other natural

features, urban and rural, which is capable of delivering a wide range of environmental, economic, health and wellbeing benefits for nature, climate, local and wider communities and prosperity.

**Green Lung:** A Green Lung relates to environmental value such as green infrastructure, wildlife sites, air quality and flood alleviation measures.

**Green Wedge:** Green wedges are a local planning policy designation that have been used in Leicestershire since the 1980s whose role is to prevent the merging of settlements, guide development form, provide a green lung into urban areas and provide a recreational resource.

**Heritage Asset:** A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. It includes designated heritage assets and assets identified by the local planning authority (including local listing).

**Historic environment:** All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora.

**Housing Market Area (HMA):** A geographical area which is relatively self-contained in terms of housing demand.

**Infrastructure Capacity Study (ICS):** The Infrastructure Capacity Study will form a key element of HBBC's evidence to support the Local Plan. By bringing together data and the views of expert stakeholders on current infrastructure provision; future infrastructure requirements; projected costs and funding mechanisms; and development viability, the Infrastructure Capacity Study will set out the infrastructure requirements necessary to support future growth within the Borough. The Infrastructure Capacity Study is comprised of three separate and interlinked documents. This reflects the parallel development of the Local Plan by the Council, These stages are: Phase 1: Baseline Capacity Assessment Report, Phase 2a: Development Viability Assessment, Phase 2b: The Infrastructure Delivery Schedule.

**Infrastructure Delivery Plan (IDP):** A supporting document which includes details of the infrastructure needed to support the delivery of the Local Plan.

**Landscape Character Assessment (LCA):** A tool that is used to help understand, and articulate, the character of a landscape, helping to identify the features that gives a locality its sense of place and pinpoints what makes it different from neighbouring areas.

**Listed Building:** Statutory Listed Buildings are protected for their architectural and historic value as part of the nation's heritage.

**Local Development Scheme (LDS):** A three-year project plan outlining the Council's programme for preparing the Local Development Framework.

**Local Housing Need:** The number of homes identified as being needed through the application of the standard method set out in national planning practice guidance.

**Local Nature Reserve:** To qualify for Local Nature Reserve status, a site must be of importance for wildlife, geology, education or public enjoyment. Some are also nationally important Sites of Special Scientific Interest. All district and county councils have powers to acquire, declare and

manage sites.

**Local Plan:** A plan for the future development of a local area, drawn up by the local planning authority in consultation with the community, under the Town and Country Planning (Local Planning) (England) Regulations 2012. A local plan can consist of either strategic or non-strategic policies, or a combination of the two.

**Local Wildlife Site (LWS):** Local Wildlife Sites are identified and selected for their local nature conservation value in accordance with published local criteria. They protect threatened species and habitats acting as buffers, stepping stones and corridors between nationally designated wildlife sites.

**Local Workforce:** A local workforce refers to all the people in a country or an area who are available for work.

**Main Town Centre Uses:** Retail development (including warehouse clubs and factory outlet centres); leisure, entertainment and more intensive sport and recreation uses (including cinemas, restaurants, drive-through restaurants, bars and pubs, nightclubs, casinos, health and fitness centres, indoor bowling centres and bingo halls); offices; and arts, culture and tourism development (including theatres, museums, galleries and concert halls, hotels and conference facilities).

**Major Development:** For housing, development where 10 or more homes will be provided, or the site has an area of 0.5 hectares or more. For non-residential development it means additional floor space of 1,000sqm or more, or a site of 1 hectare or more, or as otherwise provided in the Town and Country Planning (Development Management Procedure) (England) Order 2015.

**National Forest:** An environmental regeneration project covering 200 square miles of Leicestershire, Staffordshire and Derbyshire.

**National Planning Policy Framework (NPPF):** Sets out the Government's planning policies for England and how these are expected to be applied.

**Neighbourhood Plan:** A plan prepared by a parish council or neighbourhood forum for a designated neighbourhood area. In law this is described as a neighbourhood development plan in the Planning and Compulsory Purchase Act 2004.

**Non-designated Heritage Asset:** Locally identified buildings, monuments, sites, places, areas or landscapes identified by plan-making bodies as having a degree of heritage significance meriting consideration in planning decisions but which do not meet the criteria for designated heritage assets.

**Open Space:** All open space of public value, including not just land, but also areas of water (such as rivers, canals, lakes and reservoirs) which offer important opportunities for sport and recreation and can act as a visual amenity.

**Photovoltaics (PV):** Solar panels, also known as photovoltaics, capture the sun's energy and convert it into electricity.

**Planning Condition:** A condition imposed on a grant of planning permission (in accordance with the Town and Country Planning Act 1990) or a condition included in a Local Development Order or Neighbourhood Development Order.

**Planning Obligation:** A legal agreement entered into under Section 106 of the Town and Country Planning Act 1990, to mitigate the impacts of a development proposal.

**Policies Map:** A map identifying land-use designations and allocations.

**Pollinator Friendly:** Pollinator friendly development improves or creates nectar rich habitats and provides food and shelter for pollinating insects.

**Previously Developed Land:** Land which has been lawfully developed and is or was occupied by a permanent structure and any fixed surface infrastructure associated with it, including the curtilage of the developed land (although it should not be assumed that the whole of the curtilage should be developed). It also includes land comprising large areas of fixed surface infrastructure such as large areas of hardstanding which have been lawfully developed. Previously developed land excludes: land that is or was last occupied by agricultural or forestry buildings; land that has been developed for minerals extraction or waste disposal by landfill, where provision for restoration has been made through development management procedures; land in built-up areas such as residential gardens, parks, recreation grounds and allotments; and land that was previously developed but where the remains of the permanent structure or fixed surface structure have blended into the landscape.

**Primary Shopping Area:** Defined area where retail development is concentrated.

**Priority Habitats and Species:** Species and Habitats of Principal Importance included in the England Biodiversity List published by the Secretary of State under section 41 of the Natural Environment and Rural Communities Act 2006.

**Renewable and Low Carbon Energy:** Includes energy for heating and cooling as well as generating electricity. Renewable energy covers those energy flows that occur naturally and repeatedly in the environment – from the wind, the fall of water, the movement of the oceans, from the sun and also from biomass and deep geothermal heat. Low carbon 78 technologies are those that can help reduce emissions (compared to conventional use of fossil fuels).

**Residential Land Availability (RLA):** A monitoring report that identifies the residential land supply in the borough and includes details of allocations, commitments and take-up at 1 April each year.

**Rural Exception Sites:** Small sites used for affordable housing in perpetuity where sites would not normally be used for housing. Rural exception sites seek to address the needs of the local community by accommodating households who are either current residents or have an existing family or employment connection. A proportion of market homes may be allowed on the site at the local planning authority's discretion, for example where essential to enable the delivery of affordable units without grant funding.

**Scheduled Monument:** Scheduling is shorthand for the process through which nationally important sites and monuments are given legal protection by being placed on a list, or schedule. Historic England takes the lead in identifying sites in England which should be placed on the schedule by the Secretary of State for Culture, Media and Sport.

**Sequential Test:** There are two areas in which a specific logical sequence is applied to taking planning decisions. For town centres the Sequential Test guides main town centre uses towards

town centre locations first, then, if no town centre locations are available, to edge of centre locations, and, if neither town centre locations nor edge of centre locations are available, to out of town centre locations, with preference for accessible sites which are well connected to the town centre. When dealing with flooding risk, the Sequential Test is used to steer new development to areas with the lowest probability of flooding. The aim is to steer new development to Flood Zone 1 (areas with a low probability of flooding). Where there are no reasonably available sites in Flood Zone 1, available sites in Flood Zone 2 (areas with a medium probability of flooding) can be considered. Only where there are no reasonably available sites in Flood Zones 1 or 2 would sites in Flood Zone 3 (areas with a high probability of flooding) be considered.

**Site of Special Scientific Interest (SSSI):** Sites designated by Natural England under the Wildlife and Countryside Act 1981.

**Strategic Housing & Economic Land Availability Assessment (SHELAA):** Part of the evidence base to inform local planning policies which identifies sites with potential for housing and economic uses. The report assesses the submitted sites' developability and potential timeframes for development.

**Strategic Road Network:** Highways England is responsible for the construction and maintenance of motorways and major trunk roads in England used to move people and freight around the country which is known as the strategic network of roads.

Superfast broadband: Defined (by Ofcom) as broadband that provides speeds of 30Mbps or faster.

**Supplementary Planning Documents (SPD):** Documents which add further detail to the policies in the development plan. They can be used to provide further guidance for development on specific sites, or on particular issues, such as design. Supplementary planning documents are capable of being a material consideration in planning decisions but are not part of the development plan.

**Sustainable Development:** Meeting our own needs without prejudicing the ability of future generations to meet their needs.

**Sustainable Drainage Systems (SuDS):** A sequence of management practices and control structures designed to drain surface water in a more sustainable fashion than some conventional techniques.

**Sustainable Urban Extension (SUE):** An urban extension which enables sustainable patterns of living to be built into all stages of planning and implementation including high quality design, well-planned infrastructure and sustainable transport options facilitating easy access to a wide range of facilities and services.

**Sustainable Transport Modes:** Any efficient, safe and accessible means of transport with overall low impact on the environment, including walking and cycling, low and ultra-low emission vehicles, car sharing and public transport.

**Sustainability Appraisal (SA):** An appraisal of the social, economic and environmental implications of a strategy, policies and proposals.

**Town Centre:** Area defined on the local authority's Policies Map, including the primary shopping

area and areas predominantly occupied by main town centre uses within or adjacent to the primary shopping area. References to town centres or centres apply to city centres, town centres, district centres and local centres but exclude small parades of shops of purely neighbourhood significance. Unless they are identified as centres in the development plan, existing out-of-centre developments, comprising or including main town centre uses, do not constitute town centres.

**Townscape:** Townscape is the landscape within the built-up area, including the buildings, the relationship between them, the different types of urban open spaces, including green spaces and the relationship between buildings and open spaces.

**Transport Assessment:** A comprehensive and systematic process that considers and sets out transport issues relating to a proposed development, in the context of the vision for the scheme. It identifies measures required to support alternatives to the car such as walking, cycling and public transport, and to promote accessibility and safety, together with measures that will be needed to deal with the anticipated transport impacts of the development.

**Transport Statement:** A simplified version of a transport assessment where it is agreed the transport issues arising from development proposals are limited and a full transport assessment is not required.

**Travel Plan:** A long-term management strategy for an organisation or site that details how agreed sustainable transport objectives are to be delivered, and which is monitored and regularly reviewed.

**Use Class:** Planning use classes are the categories in which various uses of land and buildings are placed and provide the legal framework which determines what they may be used for.

**Water Framework Directive:** A European Union directive which commits member states to achieve good qualitative and quantitative status of all water bodies by 2015. It provides an opportunity to plan and deliver a better water environment through river basin management planning.

**Windfall Sites:** Sites not specifically identified in the development plan.