

Guildford Borough Council

Effingham Neighbourhood Plan Decision Statement

03 January 2018

Background

The Effingham Neighbourhood Plan (the plan) has been produced by Effingham Parish Council. A submission version of the plan was accepted by the Council on 3 March 2017. The Council consulted on the plan in March and April 2017 and arranged for the plan to be examined, which was undertaken throughout July, August and early September 2017. The Examiner's Report recommends that the plan is progressed to a referendum after specified modifications have been made. It also recommends that the referendum area should be the designated Effingham Neighbourhood Area (Effingham ward and parish).

Regulation 18 of the Neighbourhood Planning (General) Regulations 2012 (as amended) requires the Council to decide whether to reject or progress the plan to a referendum, what the referendum area should be, what modifications (if any) to make to the plan and what action to take in response to the examiner's recommendations.

The Council's decision

The Council agrees with the recommendations in the examination report and has consequently decided that the plan should be modified as set out in the report and then progressed to a referendum of eligible registered voters within the Effingham Neighbourhood Area.

This decision has been made by the Director of Planning and Regeneration through delegated powers.

The list of modifications to the plan can be seen at the end of this statement.

Documents

This Decision Statement and the Examiner's Report can be viewed on the Council's website here:

<http://www.guildford.gov.uk/Effingham>

Both documents are also available for inspection at the Guildford Borough Council offices:

- Guildford Borough Council, Millmead House, Millmead, Guildford, Surrey, GU2 4BB from 9am to 5pm, Monday to Friday.

For any questions please contact the Planning Policy Team on 01483 444471 or e-mail to planningpolicy@guildford.gov.uk.

Schedule of modifications to the Effingham Neighbourhood Plan

Recommendation number/paragraph of report	Policy/ section	Modification
<p>1 Amend the Policies Map for the Plan in section 8 identifying the plan area boundary in the key and extending the area of the plan to include the full Effingham settlement area as defined in the GLP, the conservation area and other policies where there is a spatial component including policy ENP-H4 as set out in the rest of section 6 below.</p>	Policies map	Map resized as described in the recommendation. Map renamed from “proposals map” to “policies map” to reflect the language used in the examiner’s report. Spatial policies added to the legend and map: Grassland stepping stones, King George V field and hall, Home Farm, Conservation Area, Settlement Area, Effingham Local Centre and Neighbourhood Plan boundary.
<p>2 Insert the following text at the start of section 6 setting out the policies for the plan to clarify the intention: <i>“6a General Policies</i></p> <p>The policies of the Effingham Neighbourhood plan set out in this section will be applied together when considering proposals for development and use of land in the parish although it is accepted that the geographic location of a proposal may mean that not all policies will be relevant.”</p>	6a General Policies	As described in the recommendation.
<p>3 Remove title references to Sections 9, 10 and 11 and retitle them as Appendices to the plan and amend the contents page accordingly.</p>	Section 9, 10, 11, and Appendix	Sections 9, 10 and 11 renamed to Appendix 1, 2 and 3 respectively. Section titled “Appendix” renamed to Appendix 4. References to “Appendix” and Sections 9, 10 and 11 renamed throughout the document.
<p>6.3.3 [Emerging local plan policies and numbering] are highly likely to change... to include the policy references in the ENP will therefore lead to confusion and lack of clarity...</p>	ENP-G2	<p>Second paragraph after policy amended as follows (deleted text struck through):</p> <p>“It is also consistent with policy D4 of the Emerging Local Plan, which includes specific extra design principles for inset villages”</p>

ENP-R1	<p>Seventh paragraph after policy amended as follows</p> <p>“This approach is supported in the 2016 Guildford Emerging Local Plan, where Policy 13: ‘Sustainable transport for new developments’, policy with respect to the provision of vehicle parking for new developments, is framed such that off-street vehicle parking be provided according to where this is necessary...”</p>
ENP-LE2	<p>First paragraph above policy amended as follows (additions underlined, deletions struck through):</p> <p>“This policy is supported by paragraph 28 of the NPPF, and reflects policy E9 <u>for Local Centres</u> in the 2016 Guildford Emerging Local Plan and policy S9 of the 2003 Guildford Local Plan.”</p> <p>First paragraph under policy amended as follows (deletions struck through):</p> <p>“This policy aims to promote a strong rural economy in Effingham, in line with paragraph 28 of the NPPF, and also reflects policy E5 of the Emerging Local Plan.”</p>
6g Site Allocations, Planning Policy Context section	<p>Paragraph four amended as follows (deleted text struck through):</p> <p>“The 2016 Emerging Local Plan supports this approach. Paragraph 4.3.24 in policy P2 states:...”</p> <p>Paragraph six amended as follows (deleted text struck through):</p> <p>“The 2016 Emerging Local Plan takes a similar approach. Paragraph 4.3.26 in policy P2 states:...”</p>

<p>4A Revise paragraph 3 of section 3 to read: <i>“The saved policies of the Guildford Local Plan 2003 sets the current strategic planning context for Effingham’s Neighbourhood Plan. The policies most relevant to Effingham include:”</i></p> <p>Then set out the most relevant policies with a brief descriptor as per the Borough Council’s list of strategic policies provided for Neighbourhood Planning purposes.</p>	<p>Section 3</p>	<p>Text added as specified in the recommendation. The following Local Plan policies have been listed with a short description: H5, H11, M6, S9, RE1, RE2, RE3, RE5, RE6, NE1 and NE3.</p>
<p>4B Revise paragraph 4 to read :</p> <p>“However Guildford Borough Council is working on a replacement Local Plan. The Guildford Borough Proposed Submission Local Plan - Strategy and Sites 2017 was published for regulation 19 consultation in Summer 2017 and is expected to be submitted for examination later in 2017. It is therefore at an advanced stage and this Neighbourhood Plan has taken into account the evidence base used in the preparation of the new Local Plan to ensure as far as possible that the ENP will reflect the new Local Plan once it is adopted. The principal strategic difference in the new Local Plan is that the main part of Effingham village is proposed to be inset from the Green Belt with the rest of the Neighbourhood Area (apart from a small area within the East Horsley inset boundary) remaining in the Green Belt.”</p>	<p>Section 3</p>	<p>As described in the recommendation.</p>
<p>4C Delete all policy references in paragraphs 5-12 on Page 17.</p>	<p>Section 3</p>	<p>As described in the recommendation.</p>
<p>5 Reword paragraphs 1 and 2 of policy ENP-G1 as follows: Para 1- <i>“ Subject to the constraints of national Green Belt policy, housing, economic and community related development within the plan area will take place within the formal settlement area.....”</i></p> <p>Para 2 Line 2- “....will be required to demonstrate that they are not inappropriate within the Green Belt and how they conserve the rural landscape.....”</p>	<p>ENP-G1</p>	<p>As described in the recommendation.</p>

6.7.6 The schedule [(A) Schedule of Views and Vistas] should avoid the use of superlatives such as “wonderful” (N1); “magnificent” (W1) – these are highly subjective and therefore inappropriate in the neighbourhood plan.	ENP-G2	View N1: “wonderful” changed to “extensive”. View N2: “unique” changed to “far reaching” View W1: “magnificent” changed to “unspoilt”
6A Define the Conservation Area Boundary on the Policies Map at section 8	ENP-G2	As described in the recommendation.
6B Reword Part 2 line 1 to read: “Reflect the layout and character of the <i>historic settlement form</i> (which is based...as the focal point) and <i>that of</i> the nationally and”.	ENP-G2	As described in the recommendation.
6C Part 2 Line 3 – Delete “(and proposed)”	ENP-G2	As described in the recommendation.
6D Part 2 Line 5 and 6 – Delete.	ENP-G2	As described in the recommendation.
7 Reword Lines 1 and 2 of policy ENP-G4 to read : “Proposals for development should avoid areas at highest risk of flooding in favour of lower risk areas.”	ENP-G4	As described in the recommendation.
8A Add a footnote to policy ENP-G5 that defines “limited infilling” as follows: “For the purposes of this policy limited infilling means development of a small gap in an otherwise built up frontage of appropriate scale and design; or small scale development and redevelopment within an otherwise developed area appropriate to the scale of the locality.”	ENP-G5	As described in the recommendation.
8B Add to the second bullet in the second part of the policy : “Cause harm to the purposes of including land within the Green Belt <i>or to its openness</i> ”	ENP-G5	As described in the recommendation.
8C Reword the last bullet of the second part of the policy as follows: “....or cause material harm to <i>the character or appearance of buildings within the Effingham Conservation area</i> ”	ENP-G5	As described in the recommendation.

<p>8D – Reword the final paragraph of the supporting text to ENP-G5 to read:</p> <p>“The principle of this policy is consistent with the National Planning Practice Guidance in that.....”</p>	ENP-G5	As described in the recommendation.
<p>9 Reword policy ENP-H1 to read:</p> <p>“During the plan period (January2016 – December 2030) the provision of around 50 new homes will be made to help meet local housing need within the neighbourhood area. The provision will be made through the implementation of existing housing commitments, site allocations in this neighbourhood plan and through small windfall sites acceptable under the terms of policy ENP-G5.”</p>	ENP-H1	As described in the recommendation.
<p>10A Add a paragraph before the final paragraph of the policy to read:</p> <p>“An exception to these requirements will only be permitted where the intention is to meet a specific housing need which requires a particular size or type of housing or, for reasons of financial viability, an alternative mix is required. Such exceptions must be supported by clear and recent evidence.”</p>	ENP-H2	As described in the recommendation.
<p>10B Reword the last paragraph of the policy to read:</p> <p>“New residential development should be designed to limit the opportunity for the future extension of small homes to ensure”</p>	ENP-H2	As described in the recommendation.
<p>10C Correct the policy reference in paragraph 6 after the table on page 45 to read:</p> <p>“Policy ENP-H2”.</p>	ENP-H2	As described in the recommendation.
<p>11A - Remove Effingham Common and Banks Common from the list of Local Green Spaces that the ENP designates in policy ENP-ENV1 and from the mapping at Fig 6.</p>	ENP-ENV1	As described in the recommendation. References to eight Local Green Spaces amended to six throughout the document.

<p>11B Amend the analysis on Pages 53, 54 and 56 of the plan to remove references to Effingham and Banks Commons</p>	<p>ENP-ENV1</p>	<p>As described in the recommendation. Minor amendments to text in this section have also been made so the text reads properly (e.g. plurals have been changed to singular where references to the two large Local Green Spaces now refer to one).</p>
<p>11C Amend the appendix to the plan in respect of Effingham and Banks Commons to indicate that whilst these areas were considered they were not designated as it was not felt that their designation would meet the criteria for LGS set out in the NPPF.</p>	<p>ENP-ENV1</p>	<p>As described in the recommendation.</p>
<p>12A Move the first paragraph of policy ENP-ENV2 to the supporting text following the policy and start the revised policy at the second paragraph reworded as follows: “New development proposals should recognise the identified woodland wildlife corridors and stepping stones as shown on <i>the Policies Maps in section 8.</i>”</p>	<p>ENP-ENV2</p>	<p>As described in the recommendation.</p>
<p>12B Reword current paragraph 3 of the policy to read: “Proposals for new development within a wildlife corridor or stepping stone site <i>within the neighbourhood area</i> will be resisted....”</p>	<p>ENP-ENV2</p>	<p>As described in the recommendation.</p>
<p>12C Reword current paragraph 4 to read: “New developments bordering a wildlife corridor or stepping stone site <i>within the neighbourhood area</i> must demonstrate...”</p>	<p>ENP-ENV2</p>	<p>As described in the recommendation.</p>
<p>12D For the avoidance of doubt and ambiguity in the ENP retain only Figure 7 and delete Figures 8, 9 and 9A. (With the proposal at 10A showing the detail of the wildlife corridors and stepping stone sites Figure 7 is sufficient to show the wider context of nature conservation sites).</p>	<p>ENP-ENV2</p>	<p>As described in the recommendation. Figure 10A renamed to Figure 8.</p>

<p>12E Include reference in the supporting text to how net gain in biodiversity will be calculated referring to the two tools referenced by Natural England.</p>	<p>ENP-ENV2</p>	<p>Added the following text beneath the policy: “Net gains in biodiversity should be calculated with regard to the Department for Environment, Food & Rural Affairs’ Biodiversity Offsetting Metric and/or the Environment Bank Biodiversity Impact Calculator.”</p>
<p>13 Add to the supporting text to policy ENP-ENV4 to clarify the origins and extent of the ‘Dark Skies Area’ in Effingham referred to in lines 1 / 2 of the policy.</p>	<p>ENP-ENV4</p>	<p>Supporting text added. See Appendix 1.</p>
<p>14 Revise the first 2 lines of policy ENP-ENV5 to read: “Development proposals should contribute to the provision of cleaner air and reduce pollution by: ...”</p>	<p>ENP-ENV5</p>	<p>As described in the recommendation.</p>
<p>15 Add to the supporting text to policy ENP-C1 setting out :</p> <ul style="list-style-type: none"> • Why it is important in the context of retaining a sustainable community in Effingham to protect community facilities. • How the NPPF and development plan support the policy • Why those facilities that are included in the policy are considered to be important • Confirm that the policy includes a caveat allowing development when the facility is no longer needed or no longer financially viable or that the community facility will continue to be provided on an alternative site. 	<p>ENP-C1</p>	<p>Supporting text added. See Appendix 2. “Regulation 14 Consultation Survey results” document added to the list of evidence base documents.</p>
<p>16 Add the policy reference [King George V Hall and Playing Fields] and boundary to the Policies Map at Section 8 of the Plan</p>	<p>ENP- C2</p>	<p>As described in the recommendation.</p>
<p>17 Line 3 – delete the words ‘where applicable’</p>	<p>ENP-C6</p>	<p>As described in the recommendation.</p>

<p>18A As a minimum reword lines 3-5 of paragraph 4 of the supporting text to policy ENP-R1 on page 74 to read: “This policy states that on-site parking provision for <i>non – residential and commercial developments</i> should be sufficient to avoid the need for parking on the public highway by visitors or users of those <i>developments</i>”.</p> <p>Inasmuch as paragraph 4 of the policy is covered entirely by paragraph 1 the policy itself would be clearer if paragraph 4 were simply removed.</p>	ENP-R1	Deleted fourth paragraph of policy and reworded lines of paragraph 4 of the supporting text as described in the recommendation.
<p>18B reword the last clause of policy ENP-R1 to read: “Proposals for public parking provision will be supported which:...”</p>	ENP-R1	As described in the recommendation.
<p>19 Reword the 4th bullet in policy ENP-R2 to read: “Access to Effingham Junction Station.”</p>	ENP-R2	As described in the recommendation.
<p>20A Reword Lines 2-4 of the 1st paragraph of Policy ENP-LE1 to read: “...support the role of the Effingham Local Centre (<i>defined on the policies Map at Section 8</i>) as the focus for”</p>	ENP-LE1	As described in the recommendation.
<p>20B End paragraph 4 of the policy at “assessment” in line 3. Delete the rest of the paragraph.</p>	ENP-LE1	As described in the recommendation.
<p>20C Reword line 2 onwards of paragraph 7 of the policy to read : “...<i>the loss of rural shops and service units within the village but outside the Effingham Local Centre will be resisted where they provide for everyday needs (within use Class A).</i>”</p> <p>Delete the remainder of the paragraph. If evidence can be presented to support a marketing restriction this could be inserted in the supporting text.</p>	ENP-LE1	As described in the recommendation. No marketing restriction evidence has been added.
<p>20D Correct the grammatical error in the last clause of the policy as follows: “Environmental improvements are encouraged <i>that:... enhance / improve...</i>”</p>	ENP-LE1	As described in the recommendation.

21A Reword the introduction to policy ENP-LE2 to read: “Development schemes which support the growth of Effingham’s rural economy and are in accordance with national Green Belt policy will be supported. In particular:...”	ENP-LE2	As described in the recommendation.
21B Reword Bullet point 1 to read: “The sustainable growth and expansion of all types of business and enterprise in Effingham village will be supported....appropriate scale.”	ENP-LE2	As described in the recommendation.
21C Reword the last clause to read: “...All proposals should respect the character and appearance of the settlement, its landscape setting and the Effingham Conservation Area as set out in policy ENP-G2 and be respectful of residential amenity.”	ENP-LE2	As described in the recommendation.
21D Expand the supporting text following the policy to provide the justification and any evidence to support the policy.	ENP-LE2	Added supporting text. See appendix 3.
22A In all remaining site allocation policies remove the text sections from ‘Ownership’ to ‘Policy Support’ and relocate this to the start of the supporting text following the policies.	ENP-SA1 to ENP-SA4	As described in the recommendation.
22B In respect of ENP-SA1 - Either reduce the scale of development from ‘up to 20 dwellings’ to ‘ <i>up to 9 dwellings</i> ’ in order that the allocation can be retained Or delete the allocation and the policy and leave development to be brought forward under policy ENP-G5 when the settlement has been inset from the Green Belt.	ENP-SA1	Amended policy and supporting text to reduce scale to “up to nine” amended. Deleted first paragraph on page 85 which refers to density calculations of the site.
22C In respect of ENP-SA2 - Delete the allocation at The Barn, RO The Street from the Policies Map and other mapping in the plan and delete policy ENP-SA2 in its entirety and leave development to be brought forward under policy ENP-G5 when the settlement has been inset from the Green Belt.	ENP-SA2	As described in the recommendation.

22D In respect of ENP-SA3 –Delete the first line of No 2 in the policy requirements and reword to read:

ENP-SA3

As described in the recommendation.

“The signing of a planning obligation under Section 106 of the Town and Country Planning Act 1990 requiring that development of this site is accompanied by :

- The demolition of all permanent buildings.....etc.”

22E Rework the supporting text on Allocated Sites under policy ENP-H1 to reflect the above recommended modifications.

ENP-H1

Supporting text changed to refer to a target or “around 50” homes (see recommendation 9).

Modified the fifth paragraph after the policy to read (changes underlined):

“The 2016 Land Availability Assessment [LAA] identifies sites within the Effingham inset boundary proposed by the 2016 Guildford Emerging Local Plan which are realistic candidates for development for a total of 43 new dwellings. However Effingham village remains washed over by Green Belt in the 2003 Local Plan, so not all of these sites in the LAA are currently deliverable. It is anticipated that further sites will be delivered as windfall during the lifetime of the Neighbourhood Plan, so delivering the number and type of housing needed to meet the requirements of the Effingham community.”

Modified reference to ENP-SA1 in the section “Allocated sites” as follows (addition underlined, deleted text struck through):

“~~209~~ [homes] on ENP-SA1: Land at Church Street known as the ‘Church Street Field’ (LAA Site Reference 99)”

Added the following sentence to the first paragraph under “Windfall’ sites”

“For example, one site listed in the LAA could deliver an additional 16 new homes if it becomes inset as proposed in the Emerging Local Plan.”

Amended the first paragraph of “Conclusion” as follows (additions in underline, deleted text struck through):

With ~~47~~ 20 new homes anticipated from allocated sites, 16 new homes due to be delivered from committed sites, and a significant number of extra homes likely to come forward from ‘windfall’ sites (~~more than 14~~), the target of around 50 new homes is ~~therefore~~ expected to be achievable, ~~even if the allocated sites do not deliver all the homes expected on these sites.~~

Appendix 1: New supporting text for policy ENP-ENV4 Dark Skies (recommendation 13)

Light pollution is primarily about light escaping from premises and street lighting. Artificial light escaping from premises can be prejudicial to human health and a statutory nuisance, as recognised in the Clean Neighbourhoods and Environment Act 2005, and policy ENP-ENV4 supports the basic purpose of the Act and provides guidance about factors in development proposals which could lead to light pollution from premises.

Effingham village residents have been consulted on several occasions since the 1960s on the introduction of street lighting, and the majority have been opposed. There is lighting along the A246, but otherwise most roads in the village have no lighting unless it is required for traffic safety reasons. The general view in the village is that street lighting is appropriate to more suburban communities, whereas Effingham is a rural village where the rules appropriate to the countryside should take priority. Policy ENP-ENV4 therefore requires street lighting to be the minimum necessary to ensure road safety.

In the Regulation 14 Consultation Survey for this Neighbourhood Plan [NPCS] carried out in May-July 2016, respondents largely supported Dark Skies. The results of this survey also strongly supported the wildlife corridors through Effingham and that they should be clear of lighting. With recent concerns on better conservation and wildlife protection, darker skies have gained even wider importance.

Particular locations to be protected from artificial lighting include Effingham Common, Banks Common, Ancient Woodland areas, ponds and lakes areas, Wildlife corridors and stepping stones, as defined in the Plan. However, the majority of the neighbourhood area has dark skies that should be protected from harmful lightspill.

The extent of dark skies in Effingham can be seen on light pollution maps, such as the one at <https://www.lightpollutionmap.info/#zoom=10&lat=6668485&lon=-43796&layers=B0TFFFFFFF>. The intrusion of the A246 lighting in the east of Effingham village is noticeable in an otherwise unlit area. Most of Effingham parish, including the village settlement north of the A246, has relatively dark skies, with radiance in the measurement range 1- 3 NanoWatts / cm² * sr (a SI radiometry unit for radiance). Built-up areas in Bookham to the east and in the Effingham village settlement south of the A246 have higher radiance levels in the range 3 -6 NanoWatts / cm² * sr. The southern-most part of the parish along Crocknorth Road has very dark skies with low radiance levels of less than 1 NanoWatts / cm² * sr.

Appendix 2: New supporting text for policy ENP-C1 Sites of Community Importance (recommendation 15)

The importance of these buildings and spaces to the Effingham community was demonstrated by the responses to both the Housing Requirements Survey [HRS] carried out in 2013 and the Regulation 14 Consultation Survey results for this Neighbourhood Plan [NPCS] carried out in May-July 2016. Of the 721 responses to the question on this key policy in the NPCS, 94% agreed or strongly agreed with this list of community assets. (One building, the British Legion Hall on Lower Road, was subsequently removed following detailed individual responses to the Regulation 14 consultation.)

Paragraph 7 of the NPPF sets out the three dimensions of sustainability: economic, social and environmental, as discussed in Section 1.b of this Neighbourhood Plan. Paragraph 70 of the NPPF states that *'to deliver the social, recreational and cultural facilities and service the community needs'*, planning policies should *'guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community's ability to meet its day-to-day needs'*. Policy ENP-C1 aims to guard against the loss of such valued facilities and services in Effingham. The final paragraph of the policy confirms that development of these sites may be allowed if the facility on the site is no longer needed, is no longer financially viable or the community facility will continue to be provided on an alternative site.

Effingham has a sustainability ranking of 7 (out of 32) in Guildford Borough's Settlement Hierarchy [SHIER], where the economic and social indicators used to assess the sustainability of each settlement include:

- the presence of shops, schools and community facilities located in or in the vicinity of the settlement. Community facilities are libraries, places of worship, doctors, dentists, children's play areas, recreation ground/park/public open space, public houses/bars/inns, restaurants/cafes/takeaways, community hall, post office and bank or building society

At present, Effingham does not have a library, doctor, dentist or a bank or building society, but all the other facilities in the indicators are included in the list of community assets in policy ENP-C1. Taken together, these sites of community importance form the basis for a sustainable community in Effingham and that sustainability could be seriously eroded if several of these ceased to exist or function.

More details of the specific sites listed in the policy are given below.

Public Houses

1. Sir Douglas Haig, The Street
2. The Plough, Orestan Lane

The two public houses are both thriving businesses and contribute to both the economic and social dimensions of sustainability. Both are well used by members of the local community and offer food and a venue for special events, such as quiz nights and jazz evenings.

The Plough is developing a reputation as a gastropub, while the Sir Douglas Haig provides much needed accommodation with 7 rooms available for overnight stays.

The Churches

3. St Lawrence Church, Church Street
4. Our Lady of Sorrows Catholic Church, Lower Road
5. Effingham Methodist Church, Chapel Hill

All three churches have active congregations and support community life in Effingham, as well as being valued for their historic significance. The churches and their halls thus contribute significantly to the social dimension of sustainability, and together with their burial grounds they also enhance Effingham's environment.

St Lawrence Church (Grade II* listed) has been a centre of village life for centuries; its origins lie in the 12th century. The other two churches are more recent but have also been important to the Effingham community for more than 100 years; both are on the Guildford Local List. There has been a strong Methodist community in Effingham since 1844, and the Methodist Church was built in 1854. Our Lady of Sorrows Catholic Church was consecrated in 1913, on land donated by George Pauling, the great railway engineer who lived in Effingham. This Church supports the Roman Catholic community throughout the local area.

The halls associated with the churches are fully used for clubs, community activities and social functions, and the burial grounds associated with St Lawrence and Our Lady of Sorrows are valued by many local residents, not just church-goers, as tranquil green spaces.

The Parish Room

6. The Parish Room, Home Barn Court, The Street

The Parish Room was converted in the mid-1990s from farm buildings associated with Home Farm House (Grade II listed) which dates from the 16th century. Effingham Parish Council is based in the Parish Room and it now provides a contact point for residents, for example to examine planning applications, and to discuss local matters with the Clerk to the Parish Council. It also provides a meeting place for parish council working groups and small community groups such as Effingham Local History Group and the committee of Effingham Residents Association. It also exhibits a collection of memorabilia relating to Sir Barnes Wallis, a former Chairman of the Parish Council, and his engineering achievements.

King George V Hall and Fields

7. KGV Hall and Playing Fields, Browns Lane

The KGV Hall and Fields provides both a community hub and an extensive area of grassland, woodland and sports pitches in the centre of Effingham village, contributing significantly to both the social and environmental dimensions of sustainability. The KGV provides a base for a thriving rugby club, a venue for local football teams, and an open green space with playgrounds for residents to enjoy. The Hall is well used by community groups, including a Pre-School, a social club, and various local clubs including Table Tennis, the Women's Institute and Garden Club.

The KGV land was acquired by a committee of local residents in 1938, and is now run by a charity, Effingham Village Recreation Trust, with the objective of providing facilities for recreation and other leisure-time occupation for the inhabitants of Effingham. The Housing Requirements Survey [HRS] showed that 67% of residents use the KGV fields for informal recreation such as walking or jogging, and 47% make use of the KGV Hall.

Parish Council Allotments

8. Allotments, The Street

The Allotments managed by the Parish Council consist of 9 full sized plots and 23 half sized plots and 2 quarter plots. In 2016-17 all the allotments were rented out, and the plots continue to be fully used.

Cricket ground

9. Calburn Cricket Ground, Effingham Common Road

Calburn Cricket Ground has been the home of Effingham Cricket Club since 1853 and the club continues to thrive to this day. The land was donated to Effingham Parish Council by the lord of the manor in the 1940s. Situated on the edge of Effingham Common, the cricket ground provides social and environmental benefits to the local community.

Local Shops

10. Shops on 'The Street' and Guildford Road

The shops provide social and economic benefits, and form an essential part of the sustainability of the village. There is a variety of shops in Effingham, including on The Street a bakers and café, a butchers, a hardware shop, a small general store which also functions as the Post Office, and hairdressers, and a newsagent on Guildford Road, so that most basic needs of residents are provided for locally.

Schools

11. St Lawrence Primary School, Lower Road

12. Howard of Effingham School, including Community Sports Centre, Lower Road

Having a primary school is essential for the community life in a village. St Lawrence Primary School has been on its current site since 1857 and is fully-subscribed.

The Howard of Effingham School, now an academy, was established in 1940 and continues to provide secondary education for most local children; the HRS indicated that 86% of Effingham children attending a state secondary school or sixth form college attend the Howard. The Community Sports Centre at the Howard School provides fitness and well-being facilities, including a small gym, open to the community.

Burial Ground

13. The Parish Council Burial Ground, Church Street

The Parish Council-owned burial ground provides a non-denominational burial space in the heart of the village and the earliest burials date from 1951. It is immediately adjacent to the St Lawrence Church burial ground which is now closed, so the Parish Council Burial Ground is particularly valued by Effingham residents.

Appendix 3: New supporting text for policy ENP-LE2 Effingham's Rural Economy (recommendation 21D)

This policy aims to promote a strong rural economy in Effingham, in line with paragraph 28 of the NPPF.

Whilst the local stations provide good commuting facilities for London, Effingham has resisted becoming a 'dormitory' but rather continues to support a considerable rural economy.

Within the village a number of existing businesses utilise buildings whose original purpose has been superseded. In the main this has been done in a manner that has resulted in the maintenance of the rural character of the village. Successful examples of this include but are not limited to: MPS Garden Machinery who occupy the former village forge, Colets Piling and MAiSE Ltd (Audio Visual Technology) in the former Village Hall, and IBL Lighting and Cornwell Business Consultants in the former farm buildings associated with Home Farm.

The Parish contains a variety of agricultural and other land-based rural businesses. Current utilisation includes but is not limited to: arable crops (Home Farm), livestock rearing and grazing (Badger's Farm), horticultural production (The Vineries), timber processing (Tollgate Farm), equine activities (Badger's Farm), exotic animal rearing (alpacas, Guildford Road), and wildfowling and fishing (Mallards Mere). These establishments provide local employment as well as contributing to the rural ambience and marking the passing of the year by their seasonal activity.

Policy ENP-LE2 encourages agricultural business to expand within the Plan Area, so that green areas can be useful and not lie fallow, so meeting the primary purposes of Green Belt set out in the NPPF.

The policy adds support to the retention of local services and facilities, including businesses such as local shops and public houses, which provide a basis for the economic sustainability of Effingham.