

## **Local Review Body – List of Policies**

### **23<sup>rd</sup> October 2023**

**Local Review Reference:** 23/00508/PPP

**Planning Application Reference:** 23/00038/RREF

**Development Proposal:** Erection of dwellinghouse

**Location:** Land East Of Dunedin Lodge Crossrig Berwick-upon-tweed

**Applicant:** Aver Chartered Accountants

#### **National Planning Framework 4 (NPF4)**

Policy 1: Tackling the Climate and Nature Crises

Policy 2: Climate Mitigation and Adaptation

Policy 3: Biodiversity

Policy 4: Natural Places

Policy 5: Soils

Policy 6: Forestry, Woodland and Trees

Policy 7: Historic Assets and Places

Policy 9: Brownfield, Vacant and Derelict Land and Empty Buildings

Policy 13: Sustainable Transport

Policy 14: Design, Quality and Place

Policy 15: Local Living and 20 Minute Neighbourhoods

Policy 16: Quality Homes

Policy 17: Rural Homes

Policy 18: Infrastructure First

Policy 20: Blue and Green Infrastructure

Policy 23: Health and Safety

#### **Scottish Borders Local Development Plan 2016 (LDP)**

PMD1: Sustainability

PMD2: Quality Standards

ED10: Protection of Prime Quality Agricultural Land and Carbon Rich Soils

HD2: Housing in the Countryside

HD3: Protection of Residential Amenity

EP1: International Nature Conservation Sites and Protected Species

EP2: National Nature Conservation Sites and Protected Species

EP3: Local Biodiversity

EP7: Listed Buildings

EP13: Trees, Woodlands and Hedgerows

IS2: Development Contributions

IS7: Parking Provision and Standards

IS9: Waste Water Treatment and SUDS

#### **Other Material Considerations**

- SBC Supplementary Planning Guidance on Householder Development 2006
- SBC Supplementary Planning Guidance on Planning Guidance 2005
- SBC Supplementary Planning Guidance on Development Contributions 2011 (Updated 2023)
- SBC Supplementary Planning Guidance on New Housing in the Borders Countryside 2008
- SBC Supplementary Planning Guidance on Privacy and Amenity 2006

- SBC Supplementary Planning Guidance on Placemaking and Design 2010
- SBC Supplementary Planning Guidance on Trees and Development Supplementary Planning Guidance 2008