SCG 6: Statement of Common Ground: Sopley Camp/ Merryfield Park, Bransgore

This statement relates to the land covered by policy SOP1: Sopley Camp (Merryfield Park) in the Local Plan Part 2 Submission Document. The boundary of the site is defined in Map SOP1.

It sets out points of common ground between the Council and the owners of Merryfield Park.

The following points are agreed:

1. The site is within the Green Belt.

2. The National Planning Policy Framework sets out policies for development within Green Belt. Development that is not inappropriate in Green Belt is defined in paragraphs 89 and 90 of the NPPF.

3. The site is a previously developed site (brownfield land), and therefore point 5 of paragraph 89 of the NPPF is of particular relevance to the Sopley Camp/Merryfield Park site. This allows for the partial or complete redevelopment of the previously developed land provided the development would not have a greater impact on the openness of the Green Belt and the purpose of including land within it than the existing development.

4. Paragraph 89 of the NPPF does not define or seek to limit the types of development that are either appropriate or inappropriate where point 5 of paragraph 89 applies. In addition to development specifically identified as appropriate uses in Green Belt in the NPPF, redevelopment of the Sopley Camp/ Merryfield Park could include residential, business, training/educational, and recreational uses, or similar, provided the development would not have a greater impact on the openness of the Green Belt and the purpose of including land within it than the existing development.

5. For the reasons set out above there is no need for a site specific policy relating to the Sopley Camp/Merryfield Park site and its future, as it is agreed its future can be dealt with appropriately under the National Planning Policy Framework.

Signed:

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