



Building Healthy and Sustainable Communities



Achieving healthy and sustainable communities mean ensuring that existing and future Uttlesford residents are served by the homes and facilities which meet their needs, promote healthy choices and social cohesion. The Local Plan will ensure this is the case through various policies that lead to well designed, healthy and sustainable communities:

- Ensuring that development demonstrates key characteristics are addressed through good design principles set out in the **Uttlesford Design Code** and **Essex Design Guide**.
- Addressing the identified need for genuinely affordable housing, through an affordable housing policy that prioritises social rented properties over other affordable schemes. This is by providing a 35% affordable dwelling requirement but within this requirement 70% of this will be of a social rented tenure.
- Ensuring that public open space provided by new development is offered to the parish/town Council, Uttlesford District Council and only if neither of these bodies accept the transfer management by a developer or private management company will be acceptable.

Core Policy 52: Good Design Outcomes and Process

Core Policy 56 Affordable Dwellings

Core Policy 67a Management of Public Open Space



How does the Local Plan respond to the climate and ecological emergencies?

We declared a climate and biodiversity emergency in 2019. Councillors pledged to take local action including through the development of planning practices and policies, with an aim to achieving net-zero carbon status in Council-owned assets by 2030 and to protect and enhance biodiversity in the district.

The Local Plan is seeking to contribute to this ambition by:

- Reducing the need to travel for local services and facilities, particularly by private car, by ensuring that new developments are in the most sustainable and better served locations in settlements with most access to jobs, shops and services and facilities.
- Requiring new developments to minimise the use of energy and achieve a high standard of energy and water efficiency which will make homes warmer and the cost of living in the new home cheaper.
- Applying an approach that prioritises green and blue infrastructure from the outset of new developments, achieving 20% Biodiversity Net Gain and the protection and enhancement of environments, including through new planting, connecting natural areas and creating natural Sustainable Drainage Systems (SuDs).

Core Policy 3: Settlement Hierarchy

Core Policy 22: Net Zero Operational Carbon Development

Core Policy 40: Biodiversity and Nature Recovery

Core Policy 37: Sustainable Drainage Systems