

## Provision of open space in new developments

### POLICY RC1

**PLANNING PERMISSION FOR RESIDENTIAL DEVELOPMENTS WILL NORMALLY BE GRANTED PROVIDED THAT PROVISION IS MADE FOR INFORMAL PUBLIC OPEN SPACE AT A STANDARD OF AT LEAST 10% OF THE DEVELOPMENT AREA OR 0.2 HECTARES PER 50 HOUSES, WHICHEVER IS THE GREATER. THIS SHALL INCLUDE PROVISION FOR BOTH AMENITY OPEN SPACE AND CHILDREN'S PLAY AREAS, WHICH WILL NORMALLY BE IN PLOTS OF NOT LESS THAN 0.2 HECTARES IN LOCATIONS THAT ARE EASILY ACCESSIBLE TO RESIDENTS. DEVELOPERS WILL BE REQUIRED TO PROVIDE PLAY EQUIPMENT TO THE SATISFACTION OF THE DISTRICT COUNCIL.**

- 9.9 The District Council is concerned to ensure that at least 10% of new housing areas comprises informal open space accessible to the public. This should be divided equally between children's play areas and amenity open space. On developments of over 4 hectares (10 acres) this play space should be in plots of at least 0.2 hectares (0.5 acres) to provide more versatile areas which can be used for a wider variety of uses and are more easily maintained. These areas should be easily accessible to residents and should be linked by way of a pedestrian network integrated into the amenity open space.
- 9.10 Proposals for sheltered housing for the elderly will not be required to provide public open space but provision should be made for communal amenity area provision as an integral part of the development.
-