

Fiskerton-cum-Morton Vision July 2018

In 15 years from now, the Parish of Fiskerton cum Morton will be a welcoming and inclusive place for a diverse community of families and individuals, with a strong community spirit built upon communication and cooperation among residents. This will be made possible by a thriving and sustainable range of community services and facilities, as well as community groups and associations.

The villages will grow, harmonising well-designed, adequately scaled and reasonably priced residential development with open recreational spaces and the celebration of the villages' historic heritage assets and rural character. Existing and new residential development will benefit from improved access to the utility network.

Local small businesses will thrive off the back of improved telecommunication infrastructure and safer, more efficient, and a more sustainable transport system, promoting jobs of the future alongside more traditional activities.

The villages of Fiskerton and Morton will remain immersed within their rural surroundings, with enhanced opportunities to access the countryside and the riverside and enjoy the tranquil rural landscape. Wildlife sites and ecological corridors within the Parish will be nurtured and protected.

The villages will be safe and resilient places to live in, presenting state-of-the-art mitigation and adaptation solution in the face of flood events and other climate change related events.

Objectives

- i. Promote community spirit and social cohesion, creating an interconnected community where residents are active in leading and participating in community activities.
- ii. Celebrate the history and current character of the villages, preserving and restoring their historic heritage and ensuring new developments positively contribute to the rural character.
- iii. Consider residential development in appropriate locations within or adjacent to the villages' boundaries.
- iv. Consider a range of houses that respond to the needs of a diverse population, ensuring appropriate accommodation is available for households of different ages and incomes.
- v. Encourage employment opportunities in the Parish, including small businesses, working from home opportunities, as well as more traditional activities such as agriculture.
- vi. Promote the development and long-term sustainability of community-oriented commercial activities and community facilities.
- vii. Preserve and expand the existing network of footpaths and green open spaces, ensuring adequate access for all and equipped spaces for users of different ages.
- viii. Protect the rural countryside and riverside, including particular views over the landscape, both during the day and at night.
- ix. Preserve existing green features and plan for the future greening of the villages.
- x. Protect ecological corridors and wildlife sites in the Parish, striking a balance between human socio-economic development and natural environment quality.

- xi. Promote broadband connectivity and improved access to utilities for existing and new development.
- xii. Improve resiliency to flooding and climate change, ensuring the safety of people and properties.
- xiii. Address current traffic and parking issues, and promote more sustainable means of transportation, including walking, cycling, use of train and buses.

Policies Options based on the Vision and Objectives

1. **Residential Development Location Policy:** the policy would establish a hierarchy of preferred locations for future residential development, prioritising brownfield sites over greenfield sites and, hierarchically, sites within, adjacent, and outside the village boundaries. The opportunity to establish a clear village boundary around Fiskerton and Morton will need to be further discussed with NSDC.
2. **Residential Development Type Policy:** the policy would consider residential development that presents an appropriate number of dwellings (overall and in any single estate) and would prefer a balanced supply of house types suitable for all different households' age and income (e.g. bungalows for older residents to relocate, homes for young families, etc.).
3. **Local Connection Criteria:** the policy would establish a preferential hierarchy to access social and affordable accommodation, prioritising those in the social housing waiting list who can demonstrate a connection with the Parish (e.g. being born in the Parish, having lived or worked in the Parish for a number of years, etc.).
4. **Character and Design Policy:** the policy would set requirements in terms of design, massing, scaling, material, landscape solutions, parking, etc. for new developments, be they residential or for other uses. The policy will refer directly to the Neighbourhood Profile.
5. **Employment Policy:** the policy would support and promote small business development, work-from-home arrangements, and agriculture development in appropriate locations.
6. **Community Facilities Policy:** the policy would list existing important community facilities, and would protect them by limiting change of use, conditional on the demonstration that the current use is no longer viable. The policy will draw from the conclusions of the Neighbourhood Profile.
7. **Heritage Asset Policy:** the policy would list the most important heritage assets and buildings or structures of high historical and architectural value: such assets will be protected as specified in this policy. The policy will draw from the conclusions of the Neighbourhood Profile.
8. **Local Green Space Policy:** the policy would list existing important open spaces and would designate them as Local Green Space (LGS), a statutory level of protection established by the National Planning Policy Framework (Draft revised NPPF, paragraph 100-102). A Local Green Space Assessment will need to be carried out for each site. The policy will draw from the conclusions of the Neighbourhood Profile.
9. **Green Infrastructure Policy:** the policy would identify key footpaths, and bridleways, as well as important open and recreational spaces (those that, due to their characteristics, do not qualify as Local Green Spaces according to the NPPF definition). The policy would protect such green infrastructure and would promote network

expansion and the creation of additional ones. The policy will specifically promote sustainable means of transportation such as cycling and walking.

- 10. Countryside Protection Policy:** the policy would generally ensure developments in the countryside respect and enhance the rural character and the landscape.
- 11. Important Vistas Policy:** the policy would list existing important vistas within the villages and over the countryside and would set a requirement to protect them. An Important Vista Assessment will need to be carried out for each vista. The policy will draw from the conclusions of the Neighbourhood Profile.
- 12. Broadband and Utilities Policy:** the policy would promote improvements to the broadband network, mobile e phone coverage as well as other utility services such as water supply, wastewater, gas etc. by supporting interventions and improvements on the network.
- 13. Natural Environment Protection Policy:** the policy would identify key areas and corridors of high ecological value, and would ensure future development is only permitted if it is demonstrated not to have a detrimental impact on the biodiversity and environmental quality of such areas.
- 14. Flood Risk Policy:** the policy would promote the implementation of Sustainable Urban Drainage Solutions in all new development, and would resist development in areas of high river or surface water flooding risk.
- 15. Dark Sky Policy:** the policy would set requirements relating to the installation of lighting on new and existing development in specific locations, to mitigate the occurrence of light pollution and preserve dark sky views at night.
- 16. Access to the Railway Station Parking Policy:** the policy would support improvements in pathways leading to and the development of an additional parking area of adequate size and location close to Fiskerton railway station.