

Draft Policy 1: Spatial Plan

The Neighbourhood Plan designates a Great Horwood Settlement Boundary (GHSB), as shown on the Proposals Map, for the purpose of containing the physical growth of the village over the plan period.

The Neighbourhood Plan will support development proposals on land within the GHSB provided:

- i. they comprise no more than 15 dwellings and land of no more than 0.5 Ha;
- ii. one third of the total dwellings will be provided as affordable homes, subject to viability;
- iii. a proportion of open market dwelling plots are made available for custom build;
- iv. a proportion of open market and affordable dwellings are provided that are suited to occupancy by older person households;
- v. they sustain or enhance the significance of the special architectural and historic interest of Great Horwood Conservation Area and its setting; and
- vi. they do not result in the loss of any public open space.

Development proposals on land outside the GHSB will not be permitted in the countryside unless it is necessary for the purposes of agriculture or forestry, or for enterprise, diversification or recreation that benefits the rural economy without harming countryside interests. New development in the countryside should avoid reducing open land that contributes to the form and character of Great Horwood and Singleborough.

