

NEATH PORT TALBOT COUNTY BOROUGH COUNCIL  
LOCAL DEVELOPMENT PLAN (2011-2026)



**EXAMINATION IN PUBLIC:**  
**Matter 10: Culture & Heritage**



**Action Point 1**

*The Council to consider amending Policy SP21: Built Environment and Historic Heritage and reasoned justification as follows:*

- *Criterion 4 - add 'Where appropriate enhancement' after protection;*
- *Criterion 4 - add listed buildings and their curtilage; and*
- *Amend reasoned justification to include a reference to Conservation Area Appraisals and explain their role / weight in decision making.*

**Council's Response**

If deemed acceptable and appropriate by the Inspectors, the Council would propose the following changes to the Plan to be addressed via Matters Arising Changes:

**Policy SP21 (Built Environment and Historic Heritage) - amend to read:**

***Policy SP21***

***Built Environment and Historic Heritage***

*The built environment and historic heritage will, where appropriate, be conserved and enhanced through the following measures:*

- 1. Encouraging high quality design standards in all development proposals;*
- 2. Protecting arterial gateways from intrusive and inappropriate development;*
- 3. Safeguarding features of historic and cultural importance;*
- 4. The identification of the following designated sites to enable their protection and where appropriate enhancement:*
  - (a) Landscapes of Historic Interest;*
  - (b) Historic Parks and Gardens;*
  - (c) Conservation Areas;*
  - (d) Scheduled Ancient Monuments; and*
  - (e) Listed Buildings and their curtilage.*

New Paragraph - add new text after Paragraph 5.5.3:

*'Within conservation areas, development proposals will be dealt with in accordance with national policy and guidance, which includes additional controls on demolition and the removal of trees set out in the Planning (Listed Buildings and Conservation Areas) Act 1990. The Council will be preparing a conservation area character appraisal for each conservation area which will outline the elements that contribute to the special character or historic interest of the area and will provide a robust framework for its future management and enhancement. In dealing with applications, full regard will be paid to the effects of proposals on the character of the conservation area as set out in the relevant Conservation Area Appraisal, with the objective of ensuring that all proposals accord with the need to preserve or enhance the area's identified character, appearance and setting'.*

Amend Paragraph 5.5.4:

*'Over time ~~however~~, the role and function of settlements has been changing with the loss of many ~~of these~~ established industries, and there has been a consequent loss of character and distinctive buildings including shops, chapels and churches that played important roles functionally, as well as visually'.*