

Wokingham Borough Local Development Framework

Wokingham Borough Core Strategy Development Plan Document (Adopted – 29 January 2010)

In a bid to involve all the community, the following sentence has been translated into Chinese, Polish, Punjabi and Urdu.

This document is from Wokingham Borough Council and explains where development will go within the borough to 2026. This includes homes, shops, schools, offices, factories and buildings for health, leisure and faith use. If you would like some help in understanding it, please telephone (01753) 539944 for a translation or for a different format (eg. Audio tape, Braille).

這份文件是由獲敬咸區政府印製，內容解釋在本區內至 2026 年的發展策略。這包括房屋、店舖、學校、辦公室、工廠和作醫療、娛閒和信仰用途的建築物等。如果你想獲得協助以了解這份文件的內容，請致電 (01753) 701159 索取中文譯本或另一種版式 (例如錄音帶或凸字版)。

Niniejszy dokument opublikowany przez Radę Miejską w Wokingham informuje o planach rozwojowych na terenie gminy do 2026 roku. Dotyczy to mieszkań, sklepów, szkół, biur, zakładów oraz budynków przeznaczonych na opiekę zdrowotną, rekreację oraz działalność wyznaniową. Jeśli potrzebujesz pomocy w przetłumaczeniu broszury na polski lub chcesz ją otrzymać w innym formacie (np. w języku Braillea, na taśmie audio), zadzwoń na numer (01753) 701159

ਇਹ ਦਸਤਾਵੇਜ਼ ਵੋਕਿੰਘਮ ਬਾਰੇ ਕਾਊਂਸਲ ਤੋਂ ਹੈ ਅਤੇ ਇਹ ਦਸਦਾ ਹੈ ਕਿ ਬਾਰੇ ਵਿੱਚ ਵਿਕਾਸ 2026 ਤਾਈਂ ਕਿਥੇ ਤੱਕ ਹੋਵੇਗਾ। ਇਸ ਵਿੱਚ ਸ਼ਾਮਲ ਹਨ ਘਰ, ਦੁਕਾਨਾਂ, ਸਕੂਲ, ਦਫਤਰ, ਫੈਕਟਰੀਆਂ ਅਤੇ ਸਿਹਤ, ਖਾਲੀ ਸਮੇਂ ਦੀਆਂ ਸਰਗਰਮੀਆਂ ਅਤੇ ਧਾਰਮਿਕ ਵਰਤੋਂ ਲਈ ਇਮਾਰਤਾਂ। ਜੇਕਰ ਤੁਹਾਨੂੰ ਇਸ ਨੂੰ ਸਮਝਣ ਵਿੱਚ ਕੁਝ ਮਦਦ ਦੀ ਲੋੜ ਹੈ, ਤਾਂ ਕਿਰਪਾ ਕਰ ਕੇ ਇਕ ਤਰਜਮੇ ਜਾਂ ਵਖਰੀ ਸ਼ਕਲ ਵਿੱਚ (ਜਿਵੇਂ ਕਿ ਆਡੀਓ ਟੇਪ, ਬ੍ਰੈਲ) ਲਈ ਨੰਬਰ (01753) 701159 'ਤੇ ਟੈਲੀਫੋਨ ਕਰੋ।

یہ دستاویز ووکینگھم بارو کا کونسل کی طرف سے ہے اور یہ بیان کرتی ہے کہ بارو میں اب سے لیکر 2026 تک کے ترقیاتی کاموں کی سمت کیا ہوگی۔ اس میں رہائشی گھر، دوکانیں، سکول، دفاتر، فیکٹریاں اور صحت، تفریح اور مذہب سے متعلقہ عمارتیں شامل ہیں۔ اگر آپ کو اسے سمجھنے میں مدد درکار ہو تو اس کے ترجمے یا اسے کسی اور طرز (آڈیو ٹیپ، ناچینا افراد کے لیے مخصوص عبارت بریل) میں حاصل کرنے کے لیے برائے مہربانی ہم سے اس نمبر پر رابطہ کیجئے (01753) 701159۔

4 Core Strategy Policies

- 4.1 This Core Strategy includes a number of high level policies in order to achieve the objectives and vision set out in the earlier sections. It also includes a number of policies relating to specific strategic proposals e.g. SDL in policies CP18-21. Proposals would therefore need to comply with relevant policies, together with other parts of the Development Plan. The policies are arranged into broad themes applying to the whole borough before more specific issues are considered.

Delivering a sustainable borough

CP1 – Sustainable development

Planning permission will be granted for development proposals that:

- 1) Maintain or enhance the high quality of the environment;
- 2) Minimise the emission of pollutants into the wider environment;
- 3) Limit any adverse effects on water quality (including ground water);
- 4) Ensure the provision of adequate drainage;
- 5) Minimise the consumption and use of resources and provide for recycling;
- 6) Incorporate facilities for recycling of water and waste to help reduce per capita water consumption;
- 7) Avoid areas of best and most versatile agricultural land;
- 8) Avoid areas where pollution (including noise) may impact upon the amenity of future occupiers;
- 9) Avoid increasing (and where possible reduce) risks of or from all forms of flooding (including from groundwater);
- 10) Provide attractive, functional, accessible, safe, secure and adaptable schemes;
- 11) Demonstrate how they support opportunities for reducing the need to travel, particularly by private car in line with CP6; and
- 12) Contribute towards the goal of reaching zero-carbon developments⁴¹ as soon as possible by:
 - a) Including appropriate on-site renewable energy features; and
 - b) Minimising energy and water consumption by measures including the use of appropriate layout and orientation, building form, design and construction, and design to take account of microclimate so as to minimise carbon dioxide emissions through giving careful consideration to how all aspects of development form.

- 4.2 Development within the borough should enhance the overall sustainability of the area through minimising impact on the environment, including access to facilities as detailed under CP9. As is recognised in both the Community Strategy and the Spatial Objectives, the community values the high quality of the environment within the borough. It is therefore important that any proposals for development do not harm this or adversely affect the quality of life of residents, workers and visitors. The Council's Landscape Character Assessment highlights the areas of the borough with landscapes which

⁴¹ The Department for Trade and Industry definition of a zero carbon development is one that achieves zero net carbon emissions from energy use on site, on an annual basis.