

IPSWICH CORE STRATEGY AND POLICIES DPD REVIEW - ADDITIONAL MODIFICATIONS (SEPTEMBER 2015)

****PLEASE DO NOT COMMENT ON THE ADDITIONAL MODIFICATIONS****

Additional modifications have been published for information only. These are minor textual and grammar corrections; re-phrasing or limited new text to add clarity; or updates to figures and references, which are necessary due to alterations which have been made elsewhere or for which new information has come to light.

Policy / paragraph	Additional modification	Reason	Objector(s)
Throughout	Change references to English Heritage to Historic England.	To reflect change in title.	Editorial update
Throughout	Change references to the Highways Agency to Highways England.	To reflect change in title.	Editorial update
CHAPTER 1			
Diagram 1 Context for the Ipswich Local Plan	Add reference to Ipswich Central's 'Ipswich Vision'.	For completeness – the Council signed up to the vision in July 2015.	Editorial update
CHAPTER 2			
2.1	Amend second sentence as follows: 'The national approach to planning policy matters is set out <u>principally</u> in the National Planning Policy Framework (NPPF), <u>but also within documents covering specific topics such as the Marine Policy Statement and Planning Policy for Travellers Sites.</u> '.	To clarify that there are other national planning policy documents.	Marine Management Organisation
CHAPTER 5			
5.7	Amend the sentence to read: ' Ipswich has <u>Partners have</u> agreed a <u>Greater Ipswich City Deal</u> with the'	For accuracy.	Ben Gummer MP
CHAPTER 6			
6.17	Amend final sentence to read ' <u>Alongside the focus on the central area, the</u> D <u>delivery of a significant number of homes through</u> a sustainable urban extension on greenfield land at	To clarify that the Ipswich Garden Suburb development represents a significant part of the housing growth set out in the Plan.	CBRE

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	the Ipswich Garden Suburb will also occur during the plan period.'		
New paragraph to be inserted between existing paragraphs 6.18 and 6.19	<u>'In July 2015 a non-statutory document entitled 'The Vision for Ipswich: East Anglia's Waterfront Town' was published by partners – University Campus Suffolk, New Anglia Local Enterprise Partnership, Suffolk County Council, Ipswich Central, Ipswich Borough Council, Ben Gummer MP and the Ipswich Chamber of Commerce. This Vision brings together the aspirations of the partners on a range of issues and identifies a series of actions for the next few years. Some of these are relevant to the Local Plan and others are not, because they relate to matters beyond the remit of the planning system (e.g. starting works on the I-Am Project around the Museum on High Street). The two documents (the statutory 'Local Plan' and the 'Vision for Ipswich') are considered to complement each other in a helpful way.'</u>	For completeness.	Editorial update
CHAPTER 8			
CS1 SUSTAINABLE DEVELOPMENT – CLIMATE CHANGE			
CS1/para 8.13	Delete: The Government continues to work towards the target of achieving zero carbon homes by 2016. A zero carbon home is currently defined as one that delivers zero net carbon over a year from all 'regulated' energy uses which includes heating, hot water, lighting and fixed appliances. The Government is proposing to implement this through setting greater minimum standards for energy efficiency in the Building Regulations which would operate in tandem with 'allowable solutions' whereby developers can select to either incorporate greater efficiencies in the building's fabric, deliver on- or off-site renewable energy or provide a financial contribution to renewable energy projects elsewhere, or provide a mix of these measures. Ipswich is	To reflect the Government's statement contained within the Fixing the Foundations paper (HM Treasury, July 2015) which states that: 'The government does not intend to proceed with the zero carbon Allowable Solutions carbon offsetting scheme, or the proposed 2016 increase in on-site energy efficiency standards, but will keep energy efficiency standards under review, recognising that existing measures to increase energy efficiency of new buildings should be allowed time to become established.' An explanation to this effect is proposed to be incorporated in revised supporting text to	Editorial update

Policy / paragraph	Additional modification	Reason	Objector(s)
	<p>planning for high levels of housing and employment growth by 2031. This represents a vital opportunity to ensure that this significant addition to the building stock of the Borough minimises its impacts on climate change. Non-residential buildings also offer the opportunity to save emissions and the Government maintains a commitment for non-residential development to be carbon neutral by 2019.</p>	DM1.	
CS1/para 8.14	<p>Amend as follows: Policy DM1 in Part C of this document provides more detail as to how sustainable buildings can be delivered in Ipswich through the Code for Sustainable Homes standards for energy and water use for residential development, and BREEAM ratings for non-residential development, in advance of any further Government measures. The Plan is not prescriptive about how developers should achieve these targets. There is a significant amount of existing advice available about sustainable construction.</p>	To reflect the Government's statement contained within the Fixing the Foundations paper as referred to above.	Editorial update
CS1/para 8.16	<p>Amend as follows:</p> <p>'The National Planning Policy Framework states that Local Authorities should recognise that it is the responsibility of all communities to contribute to energy generation from renewable or low carbon sources, and that they should have a positive strategy to promote energy from renewable and low carbon sources. The Planning and Energy Act 2008 also allows local planning authorities to adopt policies which require developers to meet a proportion of their energy requirements from renewable or low carbon sources, and this is taken forward through policy DM2. The National Planning Policy Framework requires local planning authorities to support the move to a low carbon future and when setting any local requirements for a building's</p>	To reflect the Government's statement contained within the Fixing the Foundations paper as referred to above.	<p>Editorial update</p> <p>Mersea Homes</p>

Policy / paragraph	Additional modification	Reason	Objector(s)
	<p>sustainability, to do so in a way consistent with the Government's zero carbon buildings policy and adopted nationally described standards. Policies should be designed to maximise renewable and low carbon energy generation whilst addressing any adverse impacts satisfactorily, including cumulative landscape and visual impacts. Implementation of this policy will help to make a significant impact on reducing carbon emissions because buildings are a major source of emissions in Ipswich, in advance of the zero carbon buildings programme taking effect. Funding streams such as the Feed in Tariff and Renewable Heat Incentive will be promoted to increase the addition of micro-generation equipment on private properties and Borough owned properties will also be equipped with micro-generation equipment where possible.'</p> <p>Add new sentence after '...programme taking effect. <u>Once the zero carbon dwellings and zero carbon buildings programmes are in place the Council will reconsider the relevance of the requirements of Policy DM2.</u></p>		
CS2 THE LOCATION AND NATURE OF DEVELOPMENT			
CS2/para 8.31	Amend 2024 to 2025 'Later in the plan period after 2024 2025, the ...'	To reflect the updated baseline to 1 st April 2015.	Editorial update
CS2/para 8.34	Include reference to numbers of District Centres: '... in the key diagram are as follows (<u>with reference numbers for cross reference to the policies map</u>): ...'	For ease of cross reference.	Editorial update.
CS4 PROTECTING OUR ASSETS			
CS4/para 8.42	There are now 20 County Wildlife Sites within the Borough. The 20 sites are: Bourne Bridge Grassland, Alderman Canal, Holywells Park & Canal, Landseer Park Carr, Pipers Vale, Ransomes	To reflect the current situation.	Editorial update Suffolk County

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	<p>Industrial Park Road Verges, River Gipping (Ipswich), River Orwell (Ipswich), Rushmere Heath, Stoke Park Wood, Volvo / Raeburn Road Site, Ashground Covert and Alder Carr, Wharfedale Road (Ipswich), Ransomes Europark Heathland, Bourne Park Reedbed, Braziers Wood & Meadow / Pond Hall Carr, Bridge Wood, Chantry Park Beech Water & Meadow, Dales Road Woodland, Christchurch Park</p> <p>Amend fifth bullet point as follows: 4920 County Wildlife Sites</p> <p>Amend penultimate bullet as follows: An area of archaeological importance for its Anglo-Saxon remains in central Ipswich <u>remains of all periods in the historic core, particularly Anglo-Saxon deposits</u>; and</p>		Council
CS4/paras 8.45 and 8.50	<p>Add Water Framework Directive to the list of legislation and brief explanation of the Council's responsibilities to 8.50 as follows:</p> <p><u>'The Anglian River Basin Management Plan sets out measures which aim to achieve the water body status objectives and wider objectives of the European Water Framework Directive. The Water Environment (Water Framework Directive) (England and Wales) Regulations 2003 require all public bodies, in exercising their functions so far as affecting a river basin district, have regard to the river basin management plan for that district.'</u></p>	For clarity	Environment Agency
CS4/para 8.46	<p>Para 8.46 to be amended as follows (insert after 'first listed buildings ...':</p> <p><u>This framework of legislation, guidance and policy currently provides comprehensive protection for the assets.</u></p>	For clarity	Historic England

Policy / paragraph	Additional modification	Reason	Objector(s)
	<p>Considering first listed buildings, the council will:</p> <ul style="list-style-type: none"> • <u>Conserve and enhance the significance of the Borough's heritage assets, their setting and wider townscape in accordance with policy DM8;</u> • <u>Require new development to contribute to local distinctiveness, built form and scale of heritage assets through the use of appropriate design and materials;</u> • <u>Require proposals to demonstrate a clear understanding of the significance of the asset and its wider context, and the potential impact of the development on the heritage asset and its context;</u> • <u>Keep under review potential buildings and structures for statutory protection; and</u> • <u>Prepare and review entries for the joint Suffolk LPA Buildings at Risk register.</u> 		
CS4/para 8.52	<p>Add new sentence to the end: <u>'There are also large areas of Inshore Marine Special Protection Area extending eastwards from the Suffolk and Essex Coast, which form part of the marine protected area identified in the East Inshore and East Offshore Marine Plan.'</u></p>	To acknowledge these areas of SPA.	Marine Management Organisation
CS4/para 8.53	<p>Delete: National policy obviates the need for a local policy on this matter. Add to end of paragraph: <u>'An Urban Archaeological Database for Ipswich is to be prepared. The Council will prepare a supplementary planning document to summarise information from the Ipswich Urban Archaeological Database and set out archaeological considerations for new developments.'</u></p>	For clarity	Historic England / Suffolk County Council
CS4/para 8.55	<p>Amend the second sentence of para 8.55 to read – <u>'Whilst registration offers no additional statutory protection, they are designated heritage assets of considerable significance and an important material consideration in development</u></p>	For clarity	Historic England

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	management.'		
CS6 THE IPSWICH POLICY AREA			
CS6/para 8.68	Add to end of paragraph ' <u>The boundary is currently being reviewed and it is possible that a wider Ipswich Policy Area will be more appropriate. Any new boundary would need to be given statutory weight through the production of future Local Plans.</u> '	To clarify that the boundary is currently being reviewed.	Editorial update
CS10 IPSWICH GARDEN SUBURB			
CS10/para 8.102	Amend as follows: 'The Council needs to meet the full, objectively assessed needs for housing in the Borough (National Planning Policy Framework paragraph 47).' <u>'Paragraph 47 of the National Planning Policy Framework states that local planning authorities should 'ensure that their Local Plan meets the full, objectively assessed needs for market and affordable housing in the housing market area, as far as is consistent with the policies set out within this Framework, including identifying key sites which are critical to the delivery of the housing strategy over the plan period.'</u>	To address concerns that paragraph 47 was not being correctly referred to.	Northern Fringe Protection Group
CS12 AFFORDABLE HOUSING			
CS12	Add new paragraph to explain how 'by total floorspace' will be calculated, as follows: <u>'The affordable housing floorspace requirement will be calculated by applying the relevant percentage to the total floorspace of dwellings to be provided.'</u>	To clarify how the policy will be applied.	Homes Builders' Federation
CS13 PLANNING FOR JOBS GROWTH			
CS13/para 8.137	Amend reference to Plan for Growth to read Strategic Economic Plan. '... Local Enterprise Partnership Plan for Growth <u>Strategic Economic Plan.'</u>	The LEP's draft Plan for Growth was superseded by the Strategic Economic Plan.	Editorial update.
CS18 STRATEGIC FLOOD DEFENCE			

Policy / paragraph	Additional modification	Reason	Objector(s)
CS18/para 8.186	Amend 8.186 to read, '... unlikely to be in place until <u>the end of 2017.</u> '	For accuracy	Environment Agency
CS18/para 8.188	Add to end of paragraph: ' <u>As Ipswich Borough Council falls within a neighbouring reporting area, any climate change mitigation measures should reference policy CC1 within the East Offshore and East Inshore Marine Plans.</u> '	For completeness	Marine Management Organisation
CS20 KEY TRANSPORT PROPOSALS			
CS20/para 8.201	Add reference to geographical coverage of Travel Ipswich. '... continues to support the Travel Ipswich scheme, <u>which covers the urban area of Ipswich. More details ...</u> '	For clarity	Westerfield Parish Council
CS20/para 8.209	Add reference to Wet Dock Crossing feasibility study funding after first sentence: ' <u>In March 2015 the New Anglia Local Enterprise obtained funding in order to carry out a feasibility study for the Wet Dock Crossing.</u> '	For completeness.	Ben Gummer MP
CHAPTER 9			
DM1 SUSTAINABLE DESIGN AND CONSTRUCTION			
DM1 Sustainable Design and Construction	Refer to the Housing Quality Mark ' <u>The Building Research Establishment is introducing a Home Quality Mark which is five star rating demonstrating a home's performance in terms of a number of factors including energy use, running costs, air quality, noise, accessibility to amenities, fast and secure internet access and the ease of use of the home by the occupants. The Council encourages applicants to consider achieving a high rating under the Housing Quality Mark.</u> '	To reflect the introduction of the Home Quality Mark	Editorial Update
DM2 DECENTRALISED RENEWABLE OR LOW CARBON ENERGY			
DM2/paras 9.15, 9.16, 9.18	Amend as follows: 9.15 This policy gives effect to Core Strategy policy CS1,	To reflect withdrawal of Code for Sustainable Homes and withdrawal of allowable solutions and 2016 energy efficiency standards (see	HBF, Mersea Homes, Gladman

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	<p>which sets a target for achieving renewable or low carbon energy sources in major development. It builds on national policy in the National Planning Policy Framework <u>which states that planning plays a key role in supporting the delivery of renewable and low carbon energy. with the aim being of contributing to the Government's zero carbon economy.</u></p> <p>9.16 Given the acknowledged vulnerability of the region to the effects of climate change and the projected levels of development Ipswich will be required to accommodate, the Council considers it reasonable to require new developments above the given threshold to provide a minimum of 15% of energy demand from renewable or low carbon sources. <u>The Planning and Energy Act 2008 allows planning authorities to require a proportion of energy used in development in their area to be energy from renewable or low carbon sources in the locality of the development. , to help achieve national targets of zero carbon homes by 2016 (public sector buildings by 2018 and non-residential buildings by 2019).</u>⁴</p> <p>9.18 The policy also provides for some flexibility where it can be clearly demonstrated that achieving the required percentage provision of renewable or low-carbon energy would not be either technically feasible or financially viable in the light of such considerations as site constraints, other planning requirements, development costs, and the prevailing market conditions at the time. In such circumstances the Council may agree to a lower percentage provision being achieved where the introduction of additional energy efficiency measures (i.e. additional to</p>	<p>Ministerial Statement March 2015 and Fixing the Foundations, July 2015).</p>	<p>Homes, CBRE, Crest</p>

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	<p>those required under the relevant Code for Sustainable Homes or BREEAM requirements as set out in policy DM1 such as passive house design or other inbuilt energy efficiency measures) to achieve an equivalent reduction in carbon emissions.</p> <p>⁴ The Government is currently looking at the definition of what zero carbon is.</p>		
DM3 PROVISION OF PRIVATE OUTDOOR AMENITY SPACE IN NEW AND EXISTING DEVELOPMENTS			
DM3/para 9.22	<p>Replace 'rear' with 'private'.</p> <p>'It is considered that a suitably designed 75 sq. m rearprivate garden should be ...'</p>	For consistency with DM3 which now refers to private garden space rather than rear garden space.	Editorial update
DM8 HERITAGE ASSETS AND CONSERVATION			
DM8/para 9.73	<p>Amend text: <u>'The settlement of Ipswich has developed through Saxon, Medieval and later periods, leaving a legacy of history below ground which tells the complex story of the town's evolution. To ensure that this invaluable and irreplaceable historical, cultural and educational resource is not lost or damaged, the planning process must ensure that development proposals respect archaeologically important sites.'</u> The NPPF sets out specific requirements for assets with archaeological interest. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, developers will be required to submit an appropriate desk based assessment and, where necessary, a field evaluation (<u>which could include geophysical survey, building survey and trenched evaluation</u>) <u>at an appropriate stage prior to determination of an application</u>. Scheduled Monuments are designated by the Secretary of State and the records held by English Heritage<u>Historic England</u> who develop policies to protect</p>	For accuracy	Suffolk County Council

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	<p>them. Suffolk County Council Archaeology Service holds the Historic Environment Record for Ipswich and is consulted on planning applications that could affect archaeology. <u>Early consultation with relevant agencies is encouraged well in advance of seeking planning permission, in order that assessment and recording requirements can be discussed. This helps make the application process simpler and reduces the risk of heritage assets presenting an obstacle to delivery at a later stage. Where there is no overriding case for preservation in situ, an appropriate programme of work to record and promote understanding of remains which would be affected by development could include some or all of further evaluation, upfront excavation, and/or monitoring and control of contractor's groundworks, with appropriate curation and publication of results.</u></p>		
DM8/para 9.74	<p>Attention is drawn to the policies maps, which show the Area of Archaeological Importance of the Anglo-Saxon and Medieval town, aspects of which are internationally recognised. Beyond this area, the Borough includes parts of the wider landscape of the Gipping Valley and Orwell Estuary, and there are Prehistoric, Roman, Anglo-Saxon and other period archaeological sites within its boundaries. The County Council strongly encourages applicants to contact the archaeological service well in advance of seeking planning permission, in order that assessment and recording requirements can be discussed. This helps make the application process simpler and reduces the risk of heritage assets presenting an obstacle to delivery at a later stage. For information, the Area of Archaeological Importance is also shown on Plan 4.' <u>The Area of Archaeological Importance is defined from evidence of buried archaeology, historic maps and information, standing structures and visual elements of the historic landscape and</u></p>	For accuracy	Suffolk County Council

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	<u>it highlights the area known or likely to have the most complex and sensitive archaeological deposits. This helps to alert applicants and planning officers to the likely requirements for archaeological investigation, protection and recording to be placed on development, on potentially even the smallest scale below-ground works.</u>		
DM9 BUILDINGS OF TOWNSCAPE INTEREST			
DM9/para 9.75	Amend the first sentence of para 9.75 to read: The Council acknowledges the townscape importance of buildings <u>and structures</u> of local interest which have no other statutory protection, and encourages their retention and upkeep.	For completeness	Suffolk Preservation Society
DM10 PROTECTION OF TREES AND HEDGEROWS			
DM10 Protection of Trees and Hedgerows	Amend 'heath' to 'health' in clause g. '... to ensure the heath <u>health</u> and safety of each specimen ...'	To correct a typographical error.	Editorial update
DM13 SMALL SCALE INFILL AND BACKLAND RESIDENTIAL DEVELOPMENTS			
DM13/para 9.90	Needs to refer to existing or future occupiers. '... and the quality of life of its <u>existing and future</u> inhabitants.'	For clarity.	Editorial update.
DM17 TRANSPORT AND ACCESS IN NEW DEVELOPMENTS			
DM17/para 9.97	Delete reference to Ipswich Transport Strategy. '...In accordance with the Ipswich Transport Strategy 2007 and the Suffolk Local Transport Plan ... '	Superseded by Local Transport Plan 3.	Editorial update.
DM17/para 9.99	Add to the end of 9.99: ' <u>The Public Rights of Way network is more than just a means of reducing vehicular traffic. In addition to</u>	To ensure Objective 6 is realised in relation to the Rights of Way network.	Suffolk County Council

Policy / paragraph	Additional modification	Reason	Objector(s)
	<p><u>connecting areas and providing opportunities for physical recreation and social interaction, it provides vital access to services, facilities and the natural environment. In this sense it is a major recreational resource, economic asset and means of promoting mental and physical health. These benefits must be taken into account in the design of development along with the contributions it might make to sustainable routes and open space provision. Development which may affect Rights of Way will not be permitted unless it can demonstrate how it protects or enhances the network. Where development cannot avoid detriment to the Rights of Way Network, it should demonstrate how suitable alternative provision will be made.'</u></p>		
DM20 THE CENTRAL SHOPPING AREA			
DM20/para 9.114	<p>Add to the end of the paragraph: <u>'The Town and Country Planning General Permitted Development Order 2015 introduced new permitted development rights for existing A1 units however the policy remains relevant due to size limitations contained within the new Order.'</u></p>	<p>To acknowledge the recent changes to the General Permitted Development Order whereby change of use from A1-A3 is now PD but only for units under 150sqm and A1-A2 is also PD.</p>	<p>Editorial update</p>
DM21 DISTRICT AND LOCAL CENTRES			
DM21, clause b.	<p>Delete 'Of this 40%' in clause b. 'Of this 40%, nNo more than 20% ...'</p>	<p>To clarify that restriction to 20% A5 uses is 20% of the total frontage.</p>	<p>Planware</p>
DM21	<p>Delete the reference to prominent position (clause c. i.) (and renumber subsequent clauses). 'i. the unit does not occupy a prominent position in the Centre; ii. i. satisfactory vehicular access ...</p> <p>Qualify c. iii. to indicate that this requirement would only apply to a vacant A1 unit. 'iii. in the case of a vacant unit, the unit has suffered from</p>	<p>For clarity in relation to community uses in district centres.</p>	<p>Suffolk County Council.</p>

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	...'		
DM21/9.123	Include reference to numbers of Local Centres: 'The local centres are listed below (<u>with reference numbers for cross reference to the policies map</u>): ...'	For ease of cross reference.	Editorial update.
DM21/para 9.129	Add explanatory text to the end of para 9.129 about accessibility (clause f.) outside district and local centres meaning particularly for those without use of a car: ' <u>Accessible under clause f of policy DM21 relates to community facilities being accessible by a range of transport modes including for those without a car.</u> '	For clarity	Editorial update.
DM28 PROTECTION OF OPEN SPACES, SPORT AND RECREATION FACILITIES			
DM28 Protection of Open Spaces, Sport and Recreation Facilities	Amendment to clause a. of policy: a. ... , as shown by the Ipswich Open Space, Sport and Recreation Facilities Study 2009 and subsequent update as a result of the Council's Open Space and Biodiversity Policy; or	The Council may commission other updates from time to time as well as the Open Space and Biodiversity Policy, which may also be relevant.	Editorial update.
DM33 GREEN CORRIDORS			
DM33 Green Corridors and/or Plan 6	Add green rim elements with the borough boundary to Plan 6.	To clarify the location of the green rim	Editorial update.
CHAPTER 11 KEY TARGETS ASSOCIATED WITH PART B			
Chapter 11 Objective 6	Add to indicators: ' <u>Mode of travel to work to major employers</u> ' and ' <u>Mode of travel to work (census)</u> ' and delete ' Children travelling to school — mode of travel usually used '.	Travel to school is no longer monitored. Mode of travel to major employers is monitored annually by Suffolk County Council. Whilst Census data is only collected every ten years, it will show long term trends.	Editorial update, Northern Fringe Protection Group and Save Our

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			Country Spaces.
Chapter 11 Objective 8	Change the wording of the second indicator to read – ‘Number of buildings on the <u>Suffolk Buildings at Risk</u> register.’ Add further indicator as follows: ‘ <u>Number of buildings and conservation areas on Historic England Heritage Assets at Risk register.</u> ’ Add Targets as follows: ‘ <u>A decrease in the number of Ipswich buildings at risk on the Suffolk Buildings at Risk register or no net increase in Ipswich buildings at risk</u> ’ ‘ <u>A decrease in Heritage Assets at risk on the Historic England register or no net increase in Heritage Assets at risk</u> ’	To better monitor impacts on the historic environment.	Historic England
APPENDICES			
APPENDIX 5 Activities or services relevant to each planning standard charge heading	Add sentence : ‘The broad categories of infrastructure to be included in the standard charge are as follows and detailed further in Appendix 5; <u>This does not constitute a precursor to a CIL Regulation 123 List.</u> ’	For clarity	Suffolk County Council
APPENDIX 6 Ipswich standards for the provision of open space, sport and recreation facilities	Parks and Gardens 1.42ha <u>1.16ha</u> per 1,000 population Amenity Green Space 0.6ha <u>0.48ha</u> per 100 population	For accuracy to reflect the evidence.	Editorial
MAPS AND PLANS			
Policies Map	Amend Ipswich Garden Suburb allocation – where the link	The adjacent plot to the north east now has	Editorial

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	through to Tuddenham Road is shown, the allocation should be shown as a narrower width.	planning permission for a bungalow.	
Policies Map	Amend policy reference against countryside designation to read DM34	For clarity	Editorial
Plan 2 Flood Risk	Update to August 2015 to reflect new information received on the areas at risk of flooding (no change in the areas affected within Ipswich).	For clarity.	Editorial
Plan 3 Conservation Areas	Add the Marlborough Road conservation area.	For completeness	Editorial
Plan 6 Green Corridors	Add the indicative Green Rim to link to policy DM33 k.	For clarity	Editorial