



DRAFT POLICIES

HOUSING, LANDSCAPE, ENVIRONMENTAL AND PLANNING GROUP

Policy 3 – Character of Housing

The AVDC Guidelines (Building materials, Conservation areas, Listed buildings, Local distinctiveness, New buildings in the countryside, New houses in Towns and villages, and Residential extensions) for the Design of Dwellings in the Vale should be used subject to the following Policy amendment as to the use of materials for new developments.

Any new dwelling is required to be built with the following materials only:-

- * Roof – Real slate tiles (Welsh or Cumbrian) or real clay plain red tiles
- * Walls – ‘Stewkley red’ brick or a natural finish render (sand and cement or similar)
- * To be built to the previous Standard Code for Sustainable Homes - Level 5 (2015)

Any new building within the Conservation Area should be no more than 2 storeys and street frontages are to be ‘in keeping’ with adjacent properties.

Reason: As required by the Stewkley Parish Community in the Neighbourhood Plan Parish Survey dated 21 April 2016 requiring the village character to be maintained.