

Summary of changes between Regulation 18 and Regulation 19

The following table provides a summary of amendments made to the policies and site allocations in the Development Management Plan between Regulation 18 and Regulation 19, taking account of representations made during the Regulation 18 consultation and from further work carried out following Regulation 18 to support the Development Management Plan. This summary should be read alongside the [Consultation Statement](#) available on the Council's website.

Theme	Reg 18 Policy	Reg 19 Policy	Summary of changes
Theme 1	EMP1 - Principal employment areas	EMP1 – Principal Employment Areas	Points 1 and 2 have been combined and change of use to offices added. Maps have been moved to the explanation section
Theme 1	EMP2 - Local employment areas	EMP2 – Local Employment Areas	Removal of words relating to impacts upon highways and movement as this is suitably covered by TAP1 Maps have been moved to the explanation section and map of Bridge Road Industrial Estate and Gatwick Metro Centre merged (for inclusion as Balcombe Road Industrial Area)
Theme 1	EMP3 - Employment development outside of employment areas	EMP3 – Employment Development outside Employment areas	Removal of specific reference to home-working employment uses in Point 1 as this is covered by national Planning Practice Guidance Paragraph 014 Reference ID: 13-014-20140306 which says that planning permission is not required providing that no unacceptable harm is caused and the use remains ancillary to the residential use. Policy EMP3 seeks to outline policy requirements for businesses where they do require planning permission. Reference to marketing evidence required (Annex 3) added.
Theme 1	EMP4 - Safeguard employment land and premises where there is a realistic prospect of continued use	EMP4 – Safeguarding employment land and premises	Inclusion of Point 1.c 'the proposal would provide a public benefit which would outweigh the loss of the employment floorspace'. Reference to marketing evidence required (Annex 3) added.
Theme 1	EMP5: Do not continue with the Areas for Small Businesses	EMP5 – Local skills and training opportunities	Reg18 EMP5 removed – intention was always for removal from the draft, policy was only there for information – BLP 2005 policy is superseded by changes to national and local policy

	designation		Reg 19 EMP5 – policy regarding developers’ contribution to development of local skills and employment opportunities. No change to policy but explanation updated to note that the Council will explore whether further local supplementary guidance will be required to support this policy.
Theme 1	EMP6: Do not continue with the Town Centre Business Area designation	N/A	Reg18 EMP6 removed – intention was always for removal from the draft, policy was only there for information – BLP 2005 policy is superseded by changes to local policy
Theme 1	EMP7 - Support access to electronic communication networks	N/A	Policy Relocated - Moved to INF3 as relevant to all types of new development, not just new economic development. Wording and flow of policy refined for clarity.
Theme 1	EMP8 - Secure local skills and training opportunities	N/A	Now EMP5 - No change to policy but explanation updated to note that the Council will explore whether further local supplementary guidance will be required to support this policy.
Theme 1	RET1 - Managing development within identified retail frontages	RET1 – Development in Town centre frontages	No changes to policy wording (other than part referring to other policies)
Theme 1	RET2 - Ensuring a mix of uses within town centre frontages	RET2 – Development within identified retail frontages and local centres	<p>Definitions added for town centre boundaries, primary shopping areas, primary shopping frontages and secondary shopping frontages</p> <p>Definition of overconcentration of uses has been added to Point 1.b. Information on when an alternative use can be sought for a unit has been updated and marketing requirements have been added to Point 1.b. D1 uses have been added to Point 2.c.</p> <p>Map boundaries have been amended to reflect planning permissions and changes to proposed allocations.</p> <p>Secondary frontages have been put into the Primary Shopping Area in order to be in accordance with national planning policy.</p>

Theme 1	RET3 - Ensuring continued viability and vitality of Local Centres	RET3 – Development in Local centres	Point (1) has been removed from the policy, as active ground floor frontages are covered in RET1 Information on when an alternative use can be sought for a unit has been updated and marketing requirements have been added to Point 2.a. New designations have been proposed for High Street, Tadworth; Horley Row, Horley; Brighton Road, Redhill; and The Acres, Horley.
Theme 1	RET4 - Development proposals in smaller centres and for isolated shops	RET4 – Development in smaller centres and isolated shops	Information on when an alternative use can be sought for a unit has been updated and marketing requirements have been added to Point 3.
Theme 1	RET5 - Temporary uses in vacant units	RET5 – Development of town centres uses outside town and local centres	Reg 18 RET5 (Temporary uses) has been removed as it is not considered necessary in light of the Town and Country Planning (General Permitted Development) (England) Order 2015 Schedule 2 Part 4 Class D which says that buildings of A1-A5, B1, D1/2 use and less than 150sqm are able to change use temporarily for a period of up to 2 years to A1-A3 and B1 covers this. Reg 19 RET5 (was RET6) Wording has been amended to explicitly reference the sequential test required by national planning policy and policy refined for greater clarity, and accordance with national policy. Point 3.c. has been slightly amended to read 'development for any other retail not covered by 3a and 3b above, leisure and office uses exceeding 2,500sqm' for greater clarity
Theme 1	RET6 - Managing the development of town centre uses outside town and local centres	RET6 – Retail warehousing	Reg 19 RET6 (Retail warehousing) Policy has been made more positive in accordance with national policy and has been updated for greater clarity, including with regard to retail impact assessments Point 2 has been removed as this is covered by DES1: Design of development Point 3 has been removed as this will be applied anyway by Development Management on relevant planning applications
Theme 1	RET 7 - Retail Warehousing		Now RET6.

Theme 2	DES1 - The design of new development	DES1 – Design of new development	<p>Some elements of the policy have been re-numbered or combined into single numbers. Some elements have also been reworded.</p> <p>Some elements have been removed to avoid repetition with other policies in the DMP. A requirement to respect aerodrome safeguarding requirements has been added.</p>
Theme 2	DES2 - Back garden land development	DES2 – Residential garden land development	<p>Wording updated to clarify that policy pertains to residential garden land (which can include side gardens etc.) rather than solely back garden land. Policy amended in light of this.</p> <p>Point 1.f. has been added to the policy: ‘demonstrate that they have been carefully designed to ensure a good standard of amenity for all existing and future occupants’.</p> <p>Point 2 has been split into 2 and 3</p>
Theme 2	DES3 – Residential Areas of special character	DES3 – Residential areas of special character	<p>List of retained or new RASCs, include the addition of Seale Road, Reigate.</p> <p>Point 1 has been reworded for clarity and point 2 and 3 have been re-ordered.</p>
Theme 2	DES4 – Tall buildings	DES4 – Housing mix	<p>Reg 18 DES4 (Tall buildings) removed as it is considered that other policies, including DES1, will suitably cover this topic</p> <p>Reg 19 DES4 (Housing mix) - Rewording and reorganisation of policy for clarity and to reduce potential for conflict of wording.</p> <p>Change to requirement for small/ large unit thresholds, including figures more tailored to town and local centres.</p>
Theme 2	DES5 – Housing Mix	DES5 – Delivering high quality homes	<p>Reg 18 DES5 now DES4</p> <p>Reg 19 DES5 - ‘except where the Council accepts that an exception to this should be made in order to provide an innovative type of affordable housing that does not meet these standards’ has been added to Point 1.a (now 1).</p> <p>Amendment to provision of outdoor amenity space to make slightly less onerous but still require outdoor space is required</p> <p>Point 2 on accessibility requirements has been relocated and incorporated into DES7.</p> <p>Water efficiency standards have been moved to CCF1.</p>

Theme 2	DES6 - Delivering high quality homes	DES6 – Affordable Housing *NEW	<p>Reg 18 DES6 now DES5</p> <p>Reg 19 DES6 - In accordance with Executive Minute Ex102, 20 April 2017, in order to increase the provision of affordable housing in the borough, the Council's Executive resolved to review the Council's current Core Strategy affordable housing policy in preparing the Development Management Plan, in order to take account of the latest evidence of local housing need and national policy changes.</p> <p>A new Policy has been included in Regulation 19, which introduces :</p> <ul style="list-style-type: none"> • a lower on-site threshold gross dwelling (11 compared to current 15 net dwellings); • a higher proportion required for greenfield sustainable urban extensions (35% compared to current 30%), and • A consistent proportion (via a broadly-equivalent financial contribution) required for development schemes under 11 dwellings (financial contribution broadly equivalent to 20%) rather than the current sliding scale for developments of 1-9 dwellings (10%) and 10-14 dwellings (20%) • changes to how the required tenure and size mix of affordable dwelling is assessed (including greater need for rented affordable homes and wheelchair-user housing) • Application of the national policy of vacant building credit (applicable to vacant buildings of all uses) rather than the current policy of deducting only residential buildings (whether in-use, vacant or abandoned).
Theme 2	DES7 – Self and custom build	DES7 – Specialist Accommodation *NEW	New policy which covers Caravans (not Travellers), Older people accommodation and those with support needs.
Theme 2	DES8 – Construction Management	DES8 – Construction Management	Point 1 has been amended to read 'implemented on a case by case basis to be informed by ...' to reflect the variance in sites and situations Further detail has been added to Point 2.
Theme 2	DES9 – Pollution and Contaminated land	DES9 – Pollution and Contaminated land	Rewording, reworking, minor clarifications and additional details have been added to provide a more comprehensive and clear policy in line with national policy. Further clarity provided on noise contours
Theme 2	DES10 –	DES10 –	Parts of the policy have been reworded/ reorganised.

	Advertisements and shop front design	Advertisements and shop front design	Point 1b. 'do not add unacceptable street/visual clutter' added. Further detail added regarding 'illumination'.
Theme 2	OSR1 - Urban Open Space	OSR1 – Urban Open Space	The policy has been slightly reworded. Further wording has been added to Point 2 for clarity
Theme 2	OSR2 - Open space in new developments	OSR2 – Open space in new developments	Policy has been amended to reflect the findings of the Open Space, Sports and Recreation Assessment (completed since Regulation 18).
Theme 2	OSR3 - Outdoor sport and recreation	OSR3 – Outdoor sport and recreation	Point 2 has been amended to include consideration of light pollution and noise.
Theme 2	TAP1 - Access, Parking and Servicing	TAP1 – Access, parking and servicing	Some elements of the Reg 18 policy have been re-numbered/ re-organised and there have been some amendments to wording, largely due to comment from Surrey County Council as the highway authority.
Theme 2	TAP2 - Airport car parking	TAP2 – Airport car parking	No change.
Theme 2	CCF1 - Climate change	CCF1 - Climate change mitigation	A specific policy on climate change has been included in Reg 19. This covers water and energy efficiency, requirements for renewable energy and micro-generation, sustainable building design and sustainable construction methods.
Theme 2	CCF2 - Flood risk	CCF2 – Flood risk	Policy has been amended to ensure consistency with national planning policy
Theme 2	NHE1 - Landscape protection	NHE1 – Landscape protection	The policy further clarifies the relationship between the AONB and the AGLV. Further detail added for requirements of proposed development between Horley and Gatwick Airport.
Theme 2	NHE2 - Protecting and enhancing biodiversity and areas of geological importance	NHE2 – Protecting and enhancing biodiversity and areas of geological importance	The policy has been altered to more clearly reflect national policy and to clearly differentiate between different kinds of protected sites. Further detail added.
Theme 2	NHE3 - Protecting trees and	NHE3 – Protecting trees,	Policy amended and reorganised. Further detail has been added to Point 1: 'this assessment should include

	woodland areas	woodland areas and natural habitats	consideration of the impact on habitats beyond the site boundary'. Policy has been altered to better reflect the distinction between protected trees and hedgerows and those that are not, whilst still requiring appropriate consideration of unprotected trees and hedgerows. Includes requirement for buffer zones around ancient woodland sites. Point 6 has been added: 'a buffer zone will be required between ancient woodland sites and the boundary of adjacent new developments. Back gardens will not be considered part of these buffer zones'.
Theme 2	NHE4 - Green Infrastructure	NHE4 – Green/blue infrastructure	Policy has been amended to include blue infrastructure. Further detail has been added to the policy and policy has been reworded/ reorganised, including: Point 1.d. added: 'looking favourably on proposals that enhance, extend, or make new provision for allotments or community food growing opportunities'. Point 3 relating to the Riverside Green Chain has been added.
Theme 2	NHE5 - Development within the Green Belt	NHE5 – Development within the Green Belt	Some amendments to wording and numbering for clarity Points have been added to note minor anomalies that have been amended, and changes to inset or washed over village. Further detail has been added to Point 1.d. to define the original building 'being that as originally built or as existed at 1948, whichever is latest'. The Point about reuse and adaptation of buildings has been moved to a separate policy NHE6.
Theme 2	NHE6 - Horse keeping and equestrian development	NHE6 – Reuse and adaptation of buildings in the Green Belt and the Rural Surrounds of Horley	One of the points in the Regulation 18 version, separated as applies to Green Belt and Rural Surrounds of Horley. Some amendments to wording
Theme 2	NHE7 - Protecting and enhancing Conservation Areas	NHE7 – Rural Surrounds of Horley	Reg 18 NHE7 – is now NHE9 which covers Conservations Areas. Reg 19 NHE7 - new policy which relates to development within the Rural Surrounds of Horley designation.
Theme 2	NHE8 - Sustaining	NHE8 – Horse	Reg 18 NHE8 – is now NHE9 which covers listed buildings/areas of architectural

	and enhancing buildings of Special and Local Architectural or Historic Interest	keeping and equestrian development	interest Reg 19 NHE 8 - Reference to national policy has been added to Point 2 of NHE8.
Theme 2	NHE9 - Protecting and enhancing Historic Parks and Gardens	NHE9 – Heritage assets	NHE9 now covers all heritage assets, including historic parks and gardens. Policies have been combined to avoid repetition and to ensure a more comprehensive policy which is in line with national policy.
Theme 2	NHE10 - Scheduled Monuments and Archaeology	N/A	NHE9 now covers scheduled monuments and archaeology.
Theme 3	GTT1 - Gypsy, Traveller and Travelling Showpeople Accommodation	GTT1 – Gypsy, Traveller and Travelling Showperson Accommodation	Greater detail has been added to the policy following work completed since Regulation 18 (updated Gypsy and Traveller Accommodation Assessment July 2017 and the Traveller Site Land Availability Assessment). Policy now includes sites allocated for Gypsy, Traveller and Travelling Showperson accommodation.
Theme 3	CEM1 - Cemetery and/or crematorium provision	CEM1 – Cemetery and crematorium provision	Further clarification/ detail added to policy and some rewording of the policy. Policy updated to reflect national policy and case law, from “new” to “changes of use to”. Further detail has been added to Point 1.a. ‘and should provide sufficient on-site car parking, designed to be visually discrete, to ensure that peak parking demand can be met on the site’. Details on flood considerations have been updated in line with national policy Reference to ‘ancillary facilities’ has been replaced with ‘appropriate facilities’ in Point 2.
Theme 3	INF1 - Infrastructure	INF1 – Infrastructure	Regulation 18 included a Policy approach which included liaising with service-providers, inclusion in the DMP of specific infrastructure standards policies relating to open space provision, flood risk reduction, and site-specific infrastructure requirements in site-allocations.... As well as including all of these, Regulation 19 includes a further specific policy INF1 (which complements and adds detail to Core Strategy Policy CS21) which :

			<p>Requires planning applications to provide details of infrastructure provision or development phasing to reflect infrastructure</p> <p>Specifies that certain applications should be accompanied by utility impact assessments</p> <p>Refers to the list of key infrastructure on which the delivery of the DMP depends.</p>
Theme 3	N/A	INF2 – Community facilities *NEW	New policy INF2 aims to protect community facilities in areas that would be at risk of a shortfall of particular kinds of community provision. It sets out the circumstances in which a change of use from a community facility would be acceptable.
Theme 3	N/A	INF3 – Electronic Communication Networks	Was Policy EMP7, has been moved to the infrastructure section as this is a more logical location for this policy and given the policy applies to all sorts of development. Wording and flow of policy refined for clarity. Further detail has been added with regards to high speed and reliable broadband requirements. Point 2.b. has been combined into 2.a.
Theme 3	MLS1 - Phasing of Urban Extension sites	MLS1 – Phasing of urban extension sites	Further detail has been added to the policy to detail the proposed approach.
Theme 3	MLS2 - Safeguarding land for development beyond the plan period	MLS2 – Safeguarded land for development beyond the plan period	Further detail has been added to the policy to detail the proposed approach following work completed since Regulation 18 (see the Safeguarded Land Report) The Regulation 18 DMP policy asked whether land should be safeguarded, the Regulation 19 DMP policy outlines the proposed approach.
Theme 3 (sites)	BAN1: 136-168 High Street	BAN1: 136-168 High Street	Re-categorised as Opportunity Site due to site not being promoted/availability unknown. Church has been removed from the site area
Theme 3 (sites)	BAN2: The Horseshoe	BAN2: The Horseshoe	Removal of the area designated as Urban Open Space. Clarification in the site allocation that any new retail would be a secondary use to support the main community and public service uses.
Theme 3 (sites)	KBH1: Land at Kingswood Station	Removed	Removed – planning permission has been granted for this site
Theme 3 (sites)	BAN3: Banstead Community Centre	BAN3: Banstead Community Centre	Wording on Conservation Area and listed building amended following further discussion with Conservation Officer.
Theme 3 (sites)	BAN4: Netherne on the Hill	Removed	Has been removed from the Green Belt – see Green Belt review for further information
Theme 3	BAN5: Babylon	Removed	Has been inset into the Green Belt – see Green Belt review for further information

(sites)	Lane/Lovelands Lane		
Theme 3 (sites)	RTC1: Marketfield Way/High Street	Removed	Removed – planning permission has been granted for this site
Theme 3 (sites)	RTC2: Cromwell Road	RTC2: 16 – 46 Cromwell Road	Minor change to residential numbers
Theme 3 (sites)	RTC3: Royal Mail Sorting Office	Removed	Removed – site owners are not promoting the site for redevelopment and requested it is removed from the DMP
Theme 3 (sites)	RTC4: Colebrook, Noke Drive	RTC4: Colebrook, Noke Drive	Increase of residential numbers – considered there is suitable capacity on the site to achieve an increase in residential numbers in order to make best use of this highly sustainable site.
Theme 3 (sites)	RTC5: Former Longmead Centre	RTC5: Former Longmead Centre	Change of timescales from short term (0-5 years) to medium to long term (5-10 years). Correction – site has surface water flooding but is not affected by Flood Zone 3 which was mentioned in Regulation 18
Theme 3 (sites)	RTC6: Gloucester Road Car Park	RTC6: Gloucester Road Car Park	Requirements updated to require assessment of local demand for parking and to require regard to be had to setting of nearby locally listed building
Theme 3 (sites)	RED1: Quarryside Business Park	RED1: Quarryside Business Park	Amended access requirement
Theme 3 (sites)	RED2: Depot and Bellway House, Merstham	RED2: Bellway House, Merstham	Amended to only include Bellway House, availability of Depot is unknown
Theme 3 (sites)	RED3 – Hockley Business Centre, Redhill	Removed	Removed – planning permission has been granted for this site
Theme 3 (sites)	RED4: Church of Epiphany	RED4: Church of Epiphany	Requirements updated with regard to site access. Reference to sculpture in the explanation section
Theme 3 (sites)	RED5: Merstham Library	RED5: Merstham Library	Change of timescales from short term (0-5 years) to medium to long term (5-10 years).

			Requirements include reference to adjacent scheduled monument
Theme 3 (sites)	RED6: Former Oakley Centre	RED6: Former Oakley Centre	Requirements updated with regard to site access
Theme 3 (sites)	RED7: Redhill Law Courts	Removed	Removed – site is formally being progressed as a primary school, due to open in September 2018
Theme 3 (sites)	RED8: Reading Arch Road/Brighton Road North	RED8: Reading Arch Road/Brighton Road North	Increase of residential numbers – considered there is suitable capacity on the site to achieve an increase in residential numbers in order to make best use of this sustainable site.
Theme 3 (sites)	RED9: East Surrey Hospital	RED9: East Surrey Hospital	The Green Belt review sets out the exceptional circumstances for removing the hospital from the Green Belt. Policy RED9 has been prepared to guide development of the site once removed from the Green Belt
Theme 3 (sites)	ERM1: Land at Hillsbrow	ERM1: Land at Hillsbrow	Site allocation includes requirement for accommodation for older people, reference to Greensand Ridge, reference to increasing tree coverage where possible
Theme 3 (sites)	ERM2: Land west of Copyhold Works	ERM2/ERM3: Land west of Copyhold Works and Former Copyhold Works	ERM2 and ERM3 have been combined as they are both within the same ownership and combining the two sites will enable a more comprehensive development to be achieved. Reference to Greensand Ridge Clarification in the explanation section on relationship with the landfill site to complement Policy MLS1 on phasing.
Theme 3 (sites)	ERM3: Former Copyhold Works		
Theme 3 (sites)	ERM4 – Land south of Bletchingley Road	ERM4a: 164 Bletchingley Road	Site has been split into two sites to reflect different land ownerships and the different access options for the sites Updated to reflect need to strengthen relevant boundaries
Theme 3 (sites)		ERM4b: Land south of Bletchingley Road	Removed the specific need to consider providing a higher proportion of affordable housing and/or starter homes and/or self-build plots

Theme 3 (sites)	ERM5: Oakley Farm	ERM5: Oakley Farm	<p>More logical north east boundary proposed (using stronger features)</p> <p>Updated to reflect need to strengthen relevant boundaries</p> <p>Removed the specific need to consider providing a higher proportion of affordable housing and/or starter homes and/or self-build plots</p>
Theme 3 (sites)	REI1: Library and Pool House, Bancroft Road	REI1: Library and Pool House, Bancroft Road	<p>Re-categorised as Opportunity Site due to site not being promoted/availability unknown.</p> <p>Requirements updated to include requirement for relocation strategy for existing business/industrial occupiers or where appropriate accommodate existing businesses</p>
Theme 3 (sites)	REI2: Land adjacent to Town Hall	REI2: Land adjacent to Town Hall	<p>Uses proposed in Regulation 18 were retail and residential, uses proposed in Regulation 19 are either office or residential – considered more appropriate uses.</p>
Theme 3 (sites)	REI3: Albert Road North Industrial Estate	REI3: Albert Road North Industrial Estate	<p>Re-categorised as Opportunity Site due to availability unknown on parts of site. Clarification that piecemeal development will be strongly resisted</p>
Theme 3 (sites)	SSW2: Land at Sandcross Lane	SSW2: Land at Sandcross Lane	<p>Amount of units for retirement accommodation increase – see Housing for Older People evidence paper for more information</p> <p>Updated to reflect need to strengthen relevant boundaries</p> <p>Further wording around enhancements to local community provision and Consideration should be given to whether there are opportunities to improve traffic management and access to Sandcross Primary School. Off road routes to the Primary School should be included.</p>
Theme 3 (sites)	SSW7: Hartswood Nursery	SSW6: Land west of Castle Drive	<p>Site has been split into two sites to reflect different land ownerships and the different access options for the sites</p>

Theme 3 (sites)		SSW7: Hartswood Nursery	Requirements have been updated for both to ensure historic assets in the locality are considered appropriately following further discussion with the Conservation Officer. Updated to reflect need to strengthen relevant boundaries
Theme 3 (sites)	SSW9: Land at Dovers Farm	SSW9: Land at Dovers Farm	Boundary amended to remove land that has not been promoted Amount of units for retirement accommodation amended – see Housing for Older People evidence paper for more information Updated to reflect need to strengthen relevant boundaries
Theme 3 (sites)	HOR1: High Street Car Park	HOR1: High Street Car Park	Amount of units has been increased, it is considered this amount of accommodation would be suitable for such an accessible town centre location Requirements updated to include Improvements to the existing subway adjacent to the site to provide a pedestrian and cycle link to Horley Station Boundary amended to exclude the café to the north of the site
Theme 3 (sites)	HOR2: 39-49 High Street	Removed	Removed as most of the site has been granted change of use from office to residential under permitted development rights with upper floors converted to residential, as such it is not considered that further development would be necessary
Theme 3 (sites)	HOR3: Horley Police Station	HOR3: Horley Police Station	Requirement updated to included reference to nearby Conservation Area following further discussions with the Conservation Officer
Theme 3 (sites)	HOR4: Royal Mail, 107 Victoria Road	Removed	Removed – site owners are not promoting the site for redevelopment
Theme 3 (sites)	HOR5: Horley Library	HOR5: Horley Library	Requirements updated to include reference to adequate disabled parking
Theme 3 (sites)	HOR6: 50-66 Victoria Road	HOR6: 50-66 Victoria Road	Re-categorised as Opportunity Site due to site not being promoted/availability unknown.
Theme 3	HOR7: Telephone	HOR7:	Re-categorised as Opportunity Site due to site not being promoted/availability

(sites)	Exchange	Telephone Exchange	unknown.
Theme 3 (sites)	HOR8: Former Chequers Hotel	HOR8: Former Chequers Hotel	Site area amended (removal of Sangers House) as this has been granted planning permission which is being implemented.
Theme 3 (sites)	N/A	HOR10: 59-61 Brighton Road	Addition of new residential site
Theme 3 (sites)	NWH1: Land at Meath Green Lane	NWH1: Land at Meath Green Lane	Site area requested – additional area promoted for development, inclusion of which would create more comprehensive development. Clarification that vehicular access should not be from Meath Green Lane, primary highway access is to be through the North West Sector access points/link roads to prevent rat running.
Theme 3 (sites)	NWH2: Land at Bonehurst Road	NWH2: Land at Bonehurst Road	Reference included to listed buildings adjacent to the site, following further discussion with Conservation Officer
Theme 3 (sites)	SEH4: Land off The Close and Haroldslea Drive	SEH4: Land off The Close and Haroldslea Drive	Site area amended to reflect unknown availability of part of the Regulation 18 site Updated to reflect need to strengthen relevant boundaries
Theme 3 (sites)	HOR9: Land west of Balcombe Road	HOR9: Horley Strategic Business Park	Policy has been updated for clarity and robustness, and takes account of further work done since Regulation 18 (See Strategic Employment Site: Economic Assessment)
Theme 3 (sites)	HOR10: Rural surrounds of Horley	N/A	See the Green Belt review for narrative on the Rural Surrounds of Horley