



Examination of the Sheffield Plan: Our City, Our Future

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18 October 2023

Dear Mr Johnson

Inspectors' Initial Letter to the Council

1. We have been appointed by the Secretary of State to examine the soundness of the Sheffield Plan: Our City, Our Future.
2. We are still at an early stage in our preparation and reading. However, it is our view that the hearings will be likely to take place in three stages. This stems from the need to consider and test fundamental issues such as procedural and legal compliance, the Plan's spatial development strategy, housing, employment, transport and viability, prior to moving on to consider site allocations and development management policies.

Modifications

3. We note that main and additional modifications have been put forward by the Council as CD31 Schedule of Suggested Amendments to the Publication Draft Plan (to Address Issues of Soundness) and CD32 Schedule of Suggested Additional Minor Amendments to the Publication Draft Sheffield Plan. It is our understanding that these modifications have not yet been subject to public consultation. We will be examining the submitted version of the Sheffield Plan which has been consulted upon. Notwithstanding this, modifications put forward by the Council will be given due regard during the Examination based on whether they are considered by us to be main modifications that are necessary for soundness.

4. In order to assist you in this regard, we have considered the content of CD32 Schedule of Suggested Additional Minor Amendments to the Publication Draft Sheffield Plan and have provided an appendix to this letter setting out the additional modifications which we are happy to accept as forming part of the submitted Plan. Could you please provide a revised schedule of additional modifications and publish them on the Examination website setting out that they are to be taken into account as part of the submitted Plan.

Additional evidence

5. At the time of submitting the Plan, the Council highlighted that there are some key areas of the evidence base which have not yet been completed and submitted, including signed Statements of Common Ground; an Updated Housing and Economic Land Availability Assessment; an Updated 5 Year Housing Land Supply Position Statement; Level 2 Strategic Flood Risk Assessment; and Final Transport Assessment. The completion of these documents is expected in November and December 2023, though no specific date has been provided for the potential addendum to the Infrastructure Delivery Plan.
6. We would welcome updates on the progress and expected submission dates of these evidence base documents, particularly if any delays are envisaged. The Council will appreciate that the receipt of the aforementioned evidence may affect the issuing of Matters, Issues and Questions and programming of hearing sessions. We will also need to consider how and when those with an interest in these key areas of evidence will have the opportunity to respond, in the interests of procedural fairness.
7. If you have any questions, please do not hesitate to contact us via the Programme Officer.

Yours sincerely

J Gilbert R Morgan D Troy

Inspectors

Inc. Appendix 1

Appendix 1: Inspectors' response to Council's Schedule of Suggested Additional Minor Modifications to the Publication Draft Sheffield Plan (CD32)

The table below sets out the proposed modifications in the Council's Submitted Schedule of Suggested Additional Minor Modifications (CD32) that we consider are additional modifications. A revised list of additional modifications should be prepared and published on the Examination website. These are to be taken as forming part of the submitted Plan.

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
SV39	Part 1	Foreword	<p>Delete the existing Foreword and insert:</p> <p>This is a Plan for the people of Sheffield. It sets out how and where the city will develop over the next 15-20 years and ensure that the benefits of development are felt across all communities.</p> <p>A key priority for this Council is delivering secure, connected, respected neighbourhoods – providing affordable homes in the right locations.</p> <p>Housing is often at the root of inequality, and we remain steadfast in our commitment to truly tackling this and providing a high standard for all our neighbourhoods, whilst ensuring that the city's green spaces are protected.</p> <p>We, as a Council, across all the political groups, have listened carefully to what you told us during the public consultation on how the Sheffield Plan should be shaped in autumn 2020. You told us about the importance you attach to protection of the Green Belt and open spaces; how this is vital to the city's character and to our reputation as the 'Outdoor City'. Many of you told us about your concerns relating to climate change, about the impact of development on biodiversity and about the need for a better mix of homes and more affordable, good quality housing. You told us about the need for better public transport and to prioritise cycling and walking, about</p>	Yes

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			<p>the need for a more vibrant, dynamic City Centre and there was widespread support for the reuse of vacant and underused previously developed (brownfield) sites across the city. The Plan reflects these priorities.</p> <p>The new plan is ambitious but realistic. It is a plan that will enable 35,530 homes to be built and 43,000 new jobs to be created.</p> <p>Crucially this is a plan that ensures homes are built in the right places and delivers on our ambitions with respect to affordability and sustainability, with the right supporting infrastructure. I am pleased that, through this Plan, we are able to do this without undermining the green character of the city.</p> <p>The Climate Emergency has played a key role in shaping our overall approach. Sheffield, along with other cities and regions around the world, will need to play its part in responding to one the biggest challenges of our time. The Plan will focus future growth in the existing built-up areas and raise overall densities. It will help to make neighbourhoods better places to live, reduce the need to travel and help us to improve public transport, shops and local facilities.</p> <p>The Plan takes forward the ambitions for the City Centre that we set out in the City Centre Vision in 2022. It includes proposals for a series of vibrant new neighbourhoods providing homes, new public spaces and local services and facilities. We will work with the people of Sheffield, landowners, developers and other partners to deliver those new neighbourhoods over the coming years. These new city centre neighbourhoods will have clear identities, offering a variety of places and experiences. They will be designed to be inclusive and play a significant role in sustaining existing and future businesses across the central area.</p>	

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			<p>The Plan will play a vital role in helping us to drive up the overall quality of new developments. Amongst other things, it sets improved space standards for new homes, will deliver more accessible and adaptable housing and requires new development to cut carbon emissions, supporting the council's clear objective to be net zero carbon by 2030.</p> <p>By allocating land for development, the new Plan will enable the Council, utility companies and other service providers to plan new infrastructure more effectively. This includes the provision of new education and health facilities, as well as other vitally important improvements to public transport. Indeed, better transport infrastructure is crucial to delivering the new development proposed in the Plan, with many of the policies designed to support the creation of neighbourhoods where everyday needs can be met within a short walk or cycle ride, without always needing to use a car. A shift to more sustainable ways of travelling will be essential, not only to cut carbon emissions, but also to create safer, people friendly neighbourhoods and reduce congestion. But we cannot do this alone, we need significantly more support from government to deliver a public transport fit for Sheffield.</p> <p>We have developed an ambitious Sheffield Plan that is for today but also the future - playing a significant role in creating a truly sustainable city.</p> <p>The new Plan sets out how we will provide new homes, new jobs and new opportunities to help us realise our potential and become a more sustainable city. The right housing, jobs and infrastructure will help to achieve that while also helping to tackle profound inequalities in our city and tackle the climate emergency. The Plan sets out how we will do that and ensure that Sheffield becomes an even better city to live and work in.</p>	

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
			<i>Councillor Tom Hunt Leader, Sheffield City Council</i>	
SV2	Part 1	Paragraph 1.27	In paragraph 1.27, sentence one, the word 'waste' should appear in bold	Yes
RH16	Part 1	Paragraph 1.32	Delete "Advanced Manufacturing"	Yes
SV1	Part 1	Map 2	Map 2: Amend notation of SYMCA area so that it can be seen more clearly on the map	Yes
LS5	Part 1	Figure 1	Amend title to reflect content of Figure 1 - 'Vision and Aims'	Yes
DH52	Part 1	Vision diagram	Removed 'environmentally' from vision text.	No – is Figure 1 and the Vision diagram one and the same thing?
LS19	Part 1	Figure 1	Update the central 'vision' wording to reflect the vision set out in paragraph 2.2	No – is Figure 1 and the Vision diagram one and the same thing?
SV33	Part 1	Objectives	Under the Objectives for an environmentally sustainable city, amend the first word of the second bullet point to 'To'.	Yes
RH17	Part 1	Paragraph 2.13	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH33	Part 1	Paragraph 3.17	Replace "AMID" with "Innovation District"	Yes
RH118	Part 1	Policy SP1	Amend part (b) of the Policy to read: (b) 12.8 hectares of employment land per year, which includes 2.9 hectares for office development and 9.9 hectares for industrial development (see Policies EC1 to EC7).	No
RH18	Part 1	Policy SP1	Delete "Advanced Manufacturing" and "(AMID)"	Yes
LS41	Part 1	Policy SP1	To part e) add reference to Policy SA3 and SA7, remove reference to policy SA6.	No
RH10	Part 1	Policy SP1	In part h), change "releases" to "release".	Yes

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
RH19	Part 1	Policy SP1 Definitions	Delete "Advanced Manufacturing"	Yes
LS13	Part 1	Policy SP1 Definitions	Amend 'Broad Locations of Growth' to 'Broad Locations for Growth'.	Yes
RH103	Part 1	Policy SP1	In the Definitions, before " <i>For the 'Green Network'</i> ", insert " <i>For 'blue and green infrastructure' – see introduction to Policy BG1.</i> "	No
CH28	Part 1	Map 3	Correct identification of Stocksbridge district centre	Yes
HT38	Part 1	Map 6	Amend Map 6: Central Sub-Area - Spatial Diagram base map layer to 'Cathedral' from 'Cathedral'. Correct identification of strategic sites	Yes.
HT31	Part 1	Policy CA1A criteria i)	Amend Policy CA1A criteria i) to the following: "i) Retention and enhancement of designated and non-designated key heritage assets (including Kelham Island Conservation Area, Globe Works, Cornish Works and Cannon Brewery buildings).	No
HT22	Part 1	Policy CA1B criteria c)	Amend policy criteria c) as follows:" c) Development proposals that are sensitive to, and positively enhance, the Kelham Island Conservation Area and nearby Listed Buildings (Cornish Works, and Globe Works) and Cannon Brewery.	Yes
HT23	Part 1	Paragraph 4.19	Amend wording of 3rd bullet to 'The Wicker Arches where a freight railway line is located along the far northern edge of Wicker Riverside'.	Yes
RH20	Part 1	Policy CA2	Delete "Advanced Manufacturing"	Yes
RH21	Part 1	Policy CA2 Definitions	Delete "Advanced Manufacturing"	Yes
RH104	Part 1	Policy CA2A	In the Definitions, before " <i>Grey to Green</i> ", insert " <i>For 'blue and green infrastructure' – see introduction to Policy BG1.</i> "	No
ER11	Part 1	Paragraph 4.29	Change co-location to co-living	No – and is this at paragraph 4.28 rather than 4.29?
ER12	Part 1	Policy CA3A	Removed 'build-to-rent' from policy definition as not in the policy	Yes

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
HT29	Part 1	Paragraph 4.36	Amend supporting text to mention that Character Area lies within the Cultural Industries Quarter Conservation Area to be consistent with other sections as follows: 4.36. The area is situated to the south and east of the City Centre, lies within the Cultural Industries Quarter Conservation Area and has...."	Yes – though you may wish to make it clear which part of paragraph 4.36 is being amended.
HT35	Part 1	Policy CA6 criteria d)	Amend policy criteria wording as follows: " Proactively manage flood risk, particularly in those areas located closest to the designated functional floodplain at River Sheaf and designated areas of high to medium risk of flooding."	Yes – as the proposed amendment is to correct the name of the river, it should say "change 'Porter Brook' to 'River Sheaf'", for clarity.
CH29	Part 1	Map 7	Correct identification of strategic sites	Yes
PG21	Part 1	Policy SA2	Part 1 P65, policy SA2: Correct spelling to "Worrall", from "Worral".	Yes
RH11	Part 1	Policy SA2	In the opening sentence of the policy, replace "and Crookes" with "Crookes and part of Broomhill".	No
CH23	Part 1	Policy SA2	Add NWS10 to list of strategic sites	No
RH12	Part 1	Policy SA2	In part e) of the policy, replace "and Crookes" with "Crookes and Broomhill".	No
CH30	Part 1	Map 8	Correct identification of strategic sites	Yes
SV42	Part 1	Paragraphs 4.41 and 4.44	Change 'Winter Gardens' to 'Winter Garden'	Yes
RH13	Part 1	Paragraph 4.60	Change "Concorde" to "Concord"	Yes.
CH24	Part 1	Policy SA3	Remove NES09 from list of strategic sites	No
RH14	Part 1	Policy SA3	In part g), change "Parsons" to "Parson"	Yes
RH15	Part 1	Policy SA3	In part h) change "Denholm" to "Denholme"	Yes
RH22	Part 1	Policy SA3	Delete "Advanced Manufacturing" and "(AMID)"	Yes
CH31	Part 1	Map 9	Correct identification of strategic sites	Yes

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
RH23	Part 1	Policy SA3 Definitions	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH24	Part 1	Paragraph 4.63	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH25	Part 1	Text Box after paragraph 4.65	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH34	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "Innovation District"	Yes
RH35	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "the Innovation District"	Yes
RH36	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "Innovation District"	Yes
RH37	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "Innovation District"	Yes
RH38	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "The Innovation District"	Yes
RH39	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "Innovation District"	Yes
RH40	Part 1	Text Box after paragraph 4.65	Replace "AMID" with "Innovation District"	Yes
CH25	Part 1	Policy SA4	Revise list of strategic sites to: ES01 to ES13, ES20, ES22 to ES25 and ES30	No
RH26	Part 1	Policy SA4	Delete "Advanced Manufacturing"	Yes
RH41	Part 1	Policy SA4	Replace "AMID" with "Innovation District"	Yes
RH27	Part 1	Policy SA4 Definitions	Delete "Advanced Manufacturing"	Yes
CH32	Part 1	Map 10	Correct identification of strategic sites	Yes
GD23	Part 1	Paragraph 4.68	Amend spelling of "Shirtcliffe" to "Shirtcliff".	Yes – correction to paragraph 4.67

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
				rather than paragraph 4.68
CH26	Part 1	Policy SA5	Revise list of strategic sites to: SES01, SES03 to SES05, SES08 to SES10 and SES28.	No
LS42	Part 1	Policy SA6	In part a) remove text relating to Sheaf Valley FUZ and replace with 'Sub-Area'	No
CH33	Part 1	Map 12	Correct identification of strategic sites	Yes
GD2	Part 1	Policy SA7	Amend first sentence of SA7 and SA7 part e) to read "Broomhill"	Yes
LS43	Part 1	Policy SA7	Additional text to part a) "Longer term housing growth will also take place within Flexible Use Zones within the Sheaf Valley ('Broad Locations for Growth') where existing commercial uses will be allowed to transition to residential use (see Policies H1 and NC16)."	No
CH27	Part 1	Policy SA7	Remove SWS02 from list of strategic sites	No
RH94	Part 1	Map 13	Add in the two missing strategic sites referred to in Policy SA8, namely sites SD03 and SD05.	Yes
LS14	Part 1	Paragraph 5.5	Amend the sub-area policies which reference 'Broad Locations for Growth' to accurately reflect the Publication Draft Plan. Instead of referring to SA2, SA4 and SA6, the text should refer to SA2, SA3, SA4, SA5 and SA7.	No
RH28	Part 1	Policy T1 - text	Delete "Advanced Manufacturing"	Yes
RH42	Part 1	Policy T1 - Table	Replace "AMID" with "Innovation District"	Yes
RH29	Part 1	Policy T1 - Table	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH30	Part 1	Policy T1 - Table	Replace "AMID" with "Innovation District"	Yes
RH31	Part 1	Policy T1 Definitions	Delete "Advanced Manufacturing"	Yes
SV5	Part 1	Map 17	Amend colours on Map 17 so that the different designations are clearer.	Yes
SV27	Part 1	Map 17	Add symbols to show locations of historic parks and gardens on Map 17	Yes

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
DH3	Part 1	Policy D1	Policy items (a) & (b) duplicated.	Yes
RH117	Part 1	Policy D1	Repeated text has been deleted	No
RH105	Part 1	Policy D1	In the Definitions, after "see Glossary", insert " <i>For 'and green infrastructure' – see introduction to Policy BG1.</i> "	No
RH32	Part 1	Paragraph 5.36	Delete "Advanced Manufacturing"	Yes
LM3	Part 1	Appendix 1	Change site address for ES12 to 'Land adjacent to 232 Woodbourn Road, S9 3LQ'	Yes
LM15	Part 1	Appendix 1	Change site address for ES52 to 'Land Opposite 299 To 315 Main Road Darnall Sheffield S9 4QL'	Yes
CH05	Part 2	Policy ES1	Delete "IN NEW DEVELOPMENTS" from policy title	Yes
RH43	Part 2	Table of Contents - Part 5	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH44	Part 2	Table of Contents - Part 5	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH45	Part 2	List of Maps	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH106	Part 2	Policy AS1	In the first sentence of the Policy, after the words '...at least 60% of the gross floorspace' insert the words 'unless specified otherwise in the Site Schedule (Annex A)'.	No
CH08	Part 2	Policy ES2	Revise ES2 a-f to: a) landscape character and local topography; and b) visual amenity including on the Peak District National Park, townscape and heritage assets; and c) biodiversity, geodiversity and best and most versatile agricultural land (including any protected areas); and d) flood risk; and e) highways safety; and f) amenity of any sensitive neighbouring uses	No

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
ER10	Part 2	Policy NC3	Table heading and tables rows in policy amended to be clearer that 10% and 30% are a requirement of the GIFA. Links to ER7 and follows through for clarification.	No
RH8	Part 2	Map1	Amend 'City Centre West' to 'Urban West'.	Yes
RH9	Part 2	Map1	Update City Centre affordable housing market area boundary to reflect the published July 2019 SHMA .	Yes
ER2	Part 2	Policy NC4	Amend policy wording to 'the accommodation would be close to local facilities, particularly public transport, shops, and health services'.	No
ER15	Part 2	Policy NC4 Definitions	Add 'or future revisions' to wheelchair adaptable dwellings definition	No
ER14	Part 2	Policy NC4 Definitions	Add 'or future revisions' to wheelchair adaptable dwellings definition	No
ER1	Part 2	Policy NC4 Definitions	Add the Definition 'Wheelchair accessible' – homes readily useable by a wheelchair user at the point of completion. This means they should be designed to meet Building Regulations Optional Technical Standard M4(3)(2)(b), or future revisions. '	No
CH17	Part 2	Policy NC5	Revise NC5 c) to: resisting new (or conversions to) Houses in Multiple Occupation (HMOs), hostels and shared housing, where the combined concentration of such uses when compared with the number of all residential properties within 200m of the site (as the crow flies), exceeds 20%	No
ER4	Part 2	Policy NC7	Added 'plots' to part (b) for consistency with part (g) (h) (k) of the policy	No
ER5	Part 2	Policy NC7	Added 'plot' to policy definition 'Plot' – an area of a Travelling Showpeople site (often called a 'yard') designed as a mixed-use plot, which may/will need to incorporate space or to be split to allow for the storage of equipment.'	No
GC19	Part 2	Policy NC14	delete 'Trunk Roads' and replace with 'the Strategic Road Network' in the policy wording and definitions	No
SV29	Part 2	Paragraph 4.51	After the word 'Community' delete 'n'.	Yes

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RH46	Part 2	Paragraph 5.2	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH47	Part 2	Paragraph 5.2	Replace "AMID" with "Innovation District"	Yes
RH62	Part 2	Paragraph 5.2	Replace "AMID" with "Innovation District"	Yes
RH63	Part 2	Paragraph 5.3	Replace "AMID" with "the Innovation District"	Yes
RH48	Part 2	Heading before Paragraph 6.8	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH49	Part 2	Paragraph 5.8	Replace "AMID" with "Innovation District"	Yes
RH50	Part 2	Paragraph 5.8	Replace "AMID" with "Innovation District"	Yes
RH51	Part 2	Paragraph 5.9	Replace "AMID" with "The Innovation District"	Yes
RH52	Part 2	Paragraph 5.10	Replace "AMID" with "the Innovation District"	Yes
RH53	Part 2	Paragraph 5.10	Replace "AMID" with "Innovation District"	Yes
RH54	Part 2	Paragraph 5.11	Replace "AMID" with "Innovation District"	Yes
RH55	Part 2	Paragraph 5.11	Replace "AMID" with "Innovation District"	Yes
RH59	Part 2	Policy EC1 Title	Delete "ADVANCED MANUFACTURING" and "(AMID)"	Yes
RH56	Part 2	Policy EC1	Replace "AMID" with "Innovation District"	Yes
RH57	Part 2	Policy EC1	Replace "AMID" with "Innovation District"	Yes
RH58	Part 2	Policy EC1 Definitions	Replace "AMID" with "the Innovation District"	Yes
RH64	Part 2	Map 3	Replace "AMID" with "THE INNOVATION DISTRICT"	Yes
RH65	Part 2	Map 3	Delete "Advanced Manufacturing"	Yes
HT36	Part 2	Policy VC1	Typo correction in VC1 to 'Houses in Multiple Occupation'	Yes
LS47	Part 2	Paragraph 6.8	Replace the word "lies" with "lie" and replace "includes" with "include".	Yes
GD4	Part 2	Policy GS1	Amend wording of policy GS1, for clarification: insert "and" after (iii) and also after b), c), d), e) and f)	No
RH101	Part 2	Policy GS1	In the Definitions, before "green infrastructure", insert "blue and"	Yes
GD14	Part 2	Policy GS1	In Table 4, amend "ANGSt standards" to "Natural England Accessible Natural Greenspace Standards (ANGSt)"	Yes
RH102	Part 2	Policy GS7	In the Definitions, before "Good quality trees", insert "For 'green infrastructure' – see introduction to Policy BG1."	No

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
LS48	Part 2	Policy DE7	In part (h) remove the word "create".	No
SV26	Part 2	Paragraph 11.15	In the 4th bullet point, delete the words 'from the Local Growth Fund'.	Yes
RH60	Part 2	Paragraph 11.15	Delete "Advanced Manufacturing"	Yes
RH61	Part 2	Paragraph 11.16	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH90	Key Diagram		Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH92	Glossary	Advanced Manufacturing Innovation District (AMID)	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH93	Glossary	Advanced Manufacturing Innovation District (AMID)	Delete "AMID"	Yes
RH100	Glossary	Green Infrastructure	Add policies GS7 and D1	Yes
RH99	Glossary	Blue and Green Infrastructure	Delete policies NC1 and IN1 from the definition	Yes
ER13	Glossary	Build-to-Rent	Add Build-to-Rent into the Glossary	No
CH22	Glossary	Easy walking distance	add "or rail stations" to 800m walk distance	No
HT21	Glossary	Flood Plain	Add the following definitions to the Glossary: Flood Plain: land with a high probability of being partly or wholly covered with water during flooding from rivers – ignoring the presence of flood defences.	No
GD11	Glossary	Local Green Space	Include definition of Local Green Space in the Glossary	No

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
RH96	Glossary	Mass Transit Corridors	Insert a new entry for 'Mass Transit Corridors' with a description "High quality public transport corridors where proposals will be brought forward to improve public transport journey speed and reliability, incorporating park and ride on key gateways to the city where viable. Mass Transit would use one or more high quality buses, trams, and/or tram-train vehicles" and policy(s) "SP1; CA1; SA2; SA3; SA4; SA5; SA6; SA7; SA8; SA9; T12"	No
HT20	Glossary	Proactively Managed Flood Risk	Add the following definition to the Glossary: Proactively managed flood risk: refers to mitigation measures that are planned and conducted in the area. Mitigation measures aim to reduce the probability and/or consequences of flood events on the built environment. This includes any measures that reduce the severity of human and material damage by constructing resilient infrastructure.	No
LS9	Glossary	Sheffield City Region	Add 'Former' to the definition of Sheffield City Region to reflect status	Yes
GC6	Glossary	Trunk Roads	Delete the definition of 'Trunk Roads'.	No
GC18	Glossary	Trunk Roads	delete 'Trunk Roads' entry and replace with 'Strategic Road Network'	No
LS34	Annex A	KN03	Remove 'adjacent' from condition relating to buffer to Local Wildlife Site.	No
LS33	Annex A	SV21	Remove 'adjacent' from condition relating to buffer to Local Wildlife Site.	No
PG10	Annex A	NWS04	Updated site area and net employment area to reflect boundary change	No
RH66	Annex A	NES03	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH67	Annex A	NES04	Delete "Advanced Manufacturing" and "(AMID)"	Yes
RH68	Annex A	NES07	Delete "Advanced Manufacturing" and "(AMID)"	Yes
LS36	Annex A	NES27	Add additional condition; "A buffer is required to the Local Wildlife Site (s). Grassland requires a 6 metre buffer, Ancient woodland/woodland requires a 15 metre buffer (measured from the edge of the canopy), Watercourses (rivers and streams) require a 10 metre buffer."	No
RH69	Annex A	ES01	Delete "Advanced Manufacturing"	Yes
RH70	Annex A	ES02	Delete "Advanced Manufacturing"	Yes
LS35	Annex A	ES02	Remove 'adjacent' from condition relating to buffer to Local Wildlife Site.	No

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
RH71	Annex A	ES03	Delete "Advanced Manufacturing"	Yes
RH72	Annex A	ES04	Delete "Advanced Manufacturing"	Yes
RH73	Annex A	ES05	Delete "Advanced Manufacturing"	Yes
RH74	Annex A	ES06	Delete "Advanced Manufacturing"	Yes
RH75	Annex A	ES07	Delete "Advanced Manufacturing"	Yes
RH76	Annex A	ES08	Delete "Advanced Manufacturing"	Yes
RH77	Annex A	ES09	Delete "Advanced Manufacturing"	Yes
RH78	Annex A	ES10	Delete "Advanced Manufacturing"	Yes
RH79	Annex A	ES11	Delete "Advanced Manufacturing"	Yes
LM3	Annex A	ES12	Change site address to 'Land adjacent to 232 Woodbourn Road, S9 3LQ'	Yes
RH80	Annex A	ES12	Delete "Advanced Manufacturing"	Yes
RH81	Annex A	ES13	Delete "Advanced Manufacturing"	Yes
RH82	Annex A	ES14	Delete "Advanced Manufacturing"	Yes
RH83	Annex A	ES15	Delete "Advanced Manufacturing"	Yes
RH84	Annex A	ES16	Delete "Advanced Manufacturing"	Yes
RH85	Annex A	ES17	Delete "Advanced Manufacturing"	Yes
RH86	Annex A	ES18	Delete "Advanced Manufacturing"	Yes
RH87	Annex A	ES19	Delete "Advanced Manufacturing"	Yes
RH88	Annex A	ES20	Delete "Advanced Manufacturing"	Yes
LS46	Annex A	ES20	Replace "western" with "eastern" in relation to any future industrial scale development.	No
RH89	Annex A	ES21	Delete "Advanced Manufacturing"	Yes
LM14	Annex A	ES52	Change postcode to 'S9 4QL'	Yes
LS24	Annex A	SES04	Remove 'adjacent' from condition relating to buffer to Local Wildlife Site.	No
LS26	Annex A	SES05	Remove 'adjacent' from condition relating to buffer to Local Wildlife Site.	No
LS37	Annex A	SD03	Add additional condition: "No development should take place within the Local Wildlife Site"	No

Amendment Reference	Document	Policy, paragraph or site	Proposed amendment	Is the proposed modification considered to be an additional modification?
GC14	Annex B	Car Parking	move the final sentence on page 4 "The Guidelines will be kept under review during the Plan period and adjusted as necessary in the light of experience and any further Government guidance. "to above the 'Car Parking' heading as this applies to all the guidelines in the document.	No
GC11	Annex B	Car parking	amend Use Class for PBSA from C2 to Sui Generis	No
GC9	Annex B	Cycle Parking table	add 'Minimum' to table heading, second column	No
GC37	Annex B	Cycle parking table	amended to "Outside City Centre" instead of 'Business parks'	No
GC10	Annex B	Accessible Parking	amend heading on page 13 to add 'car' - 'Accessible Car Parking'	Yes
GC38	Policies Map	Cycle Routes	Add Hutcliffe Wood cycle route	N/A
RH91	Policies Map	Key	Change the Proposals Map Key, "Advanced Manufacturing Innovation District" to "Innovation District"	N/A
RH95	Policies Map	SD03 and SD05	Change the boundary colour to show that the two strategic sites referred to in Policy SA8, namely sites SD03 and SD05 are shown correctly as strategic sites rather than just Housing Sites.	N/A
GD19	Policies Map	Site SS01	Add notation to show site SS01 on the pdf version of the Policies Map	N/A
RH98	Policies Map	South-East area	Change the designation of land to the west of Rother Valley Way and south of New Street, Holbrook, from Urban Green Space Zone to Industrial Zone.	N/A
PG25	Policies Map	Wood Royd Rd and Hollin Busk, Stocksbridge	Change to Housing and Urban Greenspace areas	N/A
PG10	Policies Map	NWS04	Update boundary	N/A