

- 5. Applicants will be required to describe, in line with best practice and relevant national guidance, the significance of any heritage assets affected including any contribution made by their setting. The level of detail should be proportionate to the asset's importance. In some circumstances, further survey, analysis and recording will be made a condition of consent.**

This policy contributes towards achieving objectives 5 & 7.

- 7.41 Historic battlefields, landscapes, parks and gardens are an important part of the district's heritage and environment. They comprise a variety of features including the open space itself, views in and out, archaeological remains and, in the case of parks or gardens, a conscious design incorporating planting and water features, and frequently buildings. The Green Infrastructure and biodiversity value of historic landscapes is also important. There is a need to protect such sites and their settings and to encourage sympathetic management wherever possible.
- 7.42 A number of the most important sites have been included on the "Historic England Register of Historic Parks and Gardens of Special Historic Interest in England". Registered Parks and Gardens are included on the National Heritage List for England. Registered sites are of national importance, but the district has several other sites of regional or local importance that should also be protected from harm, and enhanced where possible.

Environmental Protection and Pollution

Policy ENV11: Pollution - Impact from Existing and/or Previous Land Uses on New Development (Potential Receptors of Pollution)

- 1. Development proposals should be appropriate to their location and should be designed to ensure that the occupiers of a new development will not be subject to individual and/or cumulative adverse effect(s) of pollution. Proposals will need to avoid or provide details of proposed mitigation methods to protect occupiers of a new development from the adverse impact(s) of pollution.**

2. Unless there is a realistic potential for appropriate mitigation, development will not be permitted if it is likely to be adversely affected by pollution. Factors can include, but are not limited to:
 - noise or vibration;
 - smell, dust, odour, artificial light, gases and other emissions;
 - air pollution, contamination of the site or its surroundings and hazardous substances nearby;
 - land instability; and
 - any other relevant types of pollution.
3. Opportunities to mitigate and/or remediate the impacts of pollution on the natural environment should also be considered wherever possible and related to a development.
4. Development on contaminated land will not be permitted unless the contamination is effectively treated by the developer to prevent any harm to human health and the natural environment (including controlled waters).

This policy contributes towards achieving objectives 6, 7 & 8.

Policy ENV12: Pollution - Impact of Development on Human Health, the Natural Environment and/or Local Amenity (Potential Sources of Pollution)

1. Development proposals should be located in sustainable locations and should be designed to ensure that they will not result in significant adverse impacts on human health, the natural environment and/or the amenity of neighbouring uses.
2. The individual and cumulative impacts of development on human health, the natural environment and/or local amenity will be considered when assessing development proposals.
3. The consideration of the merits of development proposals will be balanced against the adverse impact on human health, the natural environment and/or local amenity, including the following factors:
 - noise or vibration;
 - smell, dust, odour, artificial light, gases and other emissions;
 - air pollution, contamination of the site or its surroundings and hazardous substances nearby;

- **land instability; and**
- **any other relevant types of pollution.**

This policy contributes towards achieving objectives 6, 7 & 8.

- 7.43 “Pollution” is anything that affects the quality of land, air, water or soils, which might lead to an adverse impact on human health, the natural environment or general amenity. Pollution can arise from a range of emissions, including smoke, fumes, gases, dust, steam, odour, noise and light. Pollution can also include legacy contamination of soils and groundwater, ground conditions and land instability, natural hazards or sources of pollution from former activities such as mining.
- 7.44 In determining planning applications, the Council will consider whether the proposal is an acceptable use of the land, the cumulative impact of the proposal and also consider the impact of the proposed use. Amongst other matters, the Council will consider proposals in terms of how it may be affected by sources of pollution and how a proposal may cause pollution. The Council will prevent new development from being put at risk from or being adversely affected by, unacceptable levels of pollution or land instability. Development should be appropriate for its location. The Council will also consider the future remediation of the land.
- 7.45 Where a site is affected by contamination or land stability issues, responsibility for securing a safe development rests with the developer and/or landowner. Proposals should avoid or provide assessments of and mitigation for all significant adverse impacts from pollution. Further information on requirements and standards is available from the Council’s Environmental Protection Team.
- 7.46 The Council will also consider that existing businesses and uses may wish to develop in continuance and will therefore consider the effect nearby proposals may have on these existing businesses and uses.
- 7.47 The Council will consider proposals against current local and national standards, guidance, legislation and/or objectives. This will include consideration of the presence of Air Quality Management Areas and the cumulative impacts on air quality. There are currently three Air Quality Management Areas within South Oxfordshire at Henley-on-Thames, Wallingford and Watlington. The adjoining urban areas of Oxford City and Reading town centre, and the town centre of Abingdon-on-Thames are also designated Air Quality Management Areas.