



## Appendix 2

## Glossary

### **Affordable housing**

Housing which meets the needs of people who cannot afford accommodation to rent or purchase on the open market which is suitable for their needs, including housing for rent, shared ownership or low cost market housing.

### **After-use**

The use of former mineral workings and landfill sites once they have been restored.

### **Aggregate**

Materials used in the construction industry for purposes such as concrete, mortar and roadstone.

### **Agricultural land classification**

The Department of Environment, Food and Rural Affairs (DEFRA) classification of the relative productive value of soils for agricultural use. The highest grades are 1, 2 and 3a (known as best and most versatile agricultural land). Grades 3b, 4 and 5 are known as being of moderate or poor quality.

### **Anaerobic digestion (AD)**

Anaerobic digestion is a process which enables organic matter to be broken down by bacteria in the absence of air. The process produces a biogas which can be used in a furnace, gas engine or turbine or further refined for use in gas powered vehicles and CHP plants.

### **Apportionment**

The county's share of the original demand for aggregate to be met from sand and gravel extracted from the land.

### **Area of Outstanding Natural Beauty (AONB)**

Areas of national importance designated under the National Parks and Access to the Countryside Act 1949, to protect the natural beauty of the landscape including the wildlife, archaeological and cultural heritage.

### **Best practical environmental option (BPEO)**

The outcome of a systematic and consultative decision making procedure which emphasises the protection and conservation of the environment across land, air and water. The BPEO establishes the option that provides the most benefits or the least damage to the environment as a whole, at acceptable cost, in the long term as well as the short term.

### **Biodiversity**

Biodiversity (biological diversity) is defined in PPG9 Nature Conservation as 'the sum total of life's variety on earth'.



### **Biodiversity Action Plan (BAP)**

A strategy for conserving, restoring, enhancing and creating habitats of importance. BAPs can be prepared at country-wide level (e.g. the UK Biodiversity Action Plan), county level (e.g. Oxfordshire BAP) or for recognised areas (known as Local Biodiversity Action Plans, LBAPs).

### **Biomass**

Crops which are suitable to be burnt to produce energy. These include, wood from short rotation coppice and forestry waste.

### **Borrow pit**

Mineral working solely to provide materials for specific (large scale) construction projects and normally situated close to the project.

### **Brownfield site**

A brownfield or previously developed site is defined in PPG3 in summary as: ".....land which is or was occupied by a permanent structure (excluding agricultural or forestry buildings), and associated fixed surface infrastructure." A full definition is contained in PPG3.

### **Bottlenecks**

Constrictions on the highways network at which traffic flow becomes congested on a regular basis.

### **Business clusters**

A geographic concentration of interconnected companies, specialised suppliers, service providers, firms in related industries and associated research and other institutions.

### **Circulars**

Statements issued by the Government setting out policy on a particular topic, for example: DETR, Circular – 6/98 Planning and Affordable Housing.

### **Climate Change Levy**

The Climate Change Levy came into effect on 1 April 2002 and is a tax on the use of energy in industry, commerce and the public sector. The aim of the levy is to encourage these sectors to improve energy efficiency and reduce emissions of greenhouse gases.

### **CO<sub>2</sub>**

Carbon dioxide: a gas produced from the combustion of fuels containing carbon. It is one of the greenhouse gases that contribute to global warming.

### **Coalescence**

When existing towns or villages merge together and lose their individual identities.



## **Combined heat and power (CHP)**

When waste heat from power generation is distributed for district heating or where heating is intentionally produced as part of a local power generation scheme, so improving efficiency in use of energy and minimising waste.

## **Commitments**

Sites which already have planning permission or are allocated for development in local plans/local development frameworks.

## **Countryside and Rights of Way Act (CRoW)**

The Countryside and Rights of Way Act, 2000 gives people greater freedom to explore the open countryside and gives greater protection of nature conservation, wildlife and the landscape.

## **Development**

The Town and Country Planning Act 1990 defines development as 'the carrying out of building, engineering, mining or other operations in, on, over or under land, or the making of any material change in the use of any building or other land'.

## **Development briefs**

Documents produced by a local planning authority, a developer or jointly, that set out the planning principles for the development of a particular site or sites.

## **Development plans**

Statutory documents produced under Section 54A of the Town and Country Planning Act 1990, which set out local planning authorities' adopted policies and proposals for the development and use of land within their area. The development plan in Oxfordshire consists of the county Structure Plan, local plans prepared by the district councils and the Mineral and Waste Local Plan prepared by the County Council. Development decisions must conform with the development plan, unless material considerations indicate otherwise. The current development plan for Oxfordshire will be replaced by the South East Plan (the regional spatial strategy for the south east which will provide the strategic planning framework for the region), local development frameworks prepared by each district authority and the minerals and waste development framework prepared by the County Council.

## **Environmental impact assessment**

Under the Town and Country Planning (Assessment of Environmental Effects) Regulations 1988, scheduled developments are required to submit an environmental statement along with a planning application. This statement evaluates the likely environmental impacts of the development, together with an assessment of how the impacts should be mitigated.

## **Farm diversification**

A change from traditional agricultural activities to non-traditional (such as tourism and farm shops) in order to support an existing agricultural business.



### **Farming and Wildlife Advisory Group (FWAG)**

FWAG provides farmers and landowners with practical advice on making adjustments to farm operations and enhancing farm features in order to support wildlife, landscape, archaeology, access and other conservation issues.

### **Flood plain**

PPG25 Development and Flood Risk, describes flood plains as: “generally flat lying areas adjacent to a watercourse, tidal length of river or the sea where water flows in times of flood or would flow but for the presence of flood defences where they exist”. The functional flood plain consists of unobstructed areas where water regularly flows in times of flooding. A full definition is contained in PPG25.

### **Formal recreation**

Recreational facilities such as sports halls, playing fields and pitches, golf courses, etc.

### **Fossil fuels**

The carbon based fuels such as natural gas, coal and oil.

### **Green Belt**

A designated area around an urban area with the fundamental aim of preventing urban sprawl by keeping land permanently open.

### **Greenfield sites**

Land that has not been previously developed either inside or outside urban areas.

### **Greenhouse gases**

Gases such as carbon dioxide, CFCs and methane that are produced naturally and by man in industrial processes and particularly by the burning of fossil fuels such as coal, oil and gas. These gases cause the gradual increase in temperature of the earth's climate (known as global warming) by forming an insulating layer in the earth's atmosphere that traps the sun's heat.

### **Groundwater**

Water found in the soil pores, crevices in rocks etc.

### **Habitat Action Plan (HAP)**

A study which sets out the management strategy for the protection, enhancement and restoration of a specific habitat.



### **Home zones**

Home zones are streets where design measures are used to force traffic to move with greater care and at slower speeds. They can be applied to an existing street or built as part of a new development, known respectively as 'retrofit' and 'newbuild'. Their aim is to improve the quality of life for residents by taking away the dominance of cars over people. The Transport Act 2000 (section 268) contains the enabling legislation to introduce them.

### **Inert waste**

General excavation and demolition materials arising from building and construction. Inert waste does not undergo any significant physical, chemical or biological changes when deposited at a landfill site.

### **Informal recreation**

Recreation for amenity including walking, cycling, horse riding along public rights of way within the countryside.

### **Integrated transport and land use strategy**

A strategy that improves the relationship between linked land use activities and the transport system, so as to minimise the need for travel and distances travelled. It also aims to improve the scope to use less environmentally damaging forms of transport to reduce dependence on the private car.

### **Key workers**

Definitions of key workers are varied but are generally described as workers who are essential to the fabric of the local economy who cannot afford to purchase accommodation on the open market. They include professions such as teachers, nurses and police officers.

### **Landbank**

A stock of permitted mineral reserves sufficient to provide for continued extraction over a given time period.

### **Landfill**

The deposit of waste into land and, through restoration, to provide land which may be used for another purpose.

### **Land raising**

The raising of land by depositing material above existing or original ground levels.

### **Local needs assessment**

Documents produced by local authorities that assess the range of needs for different types and sizes of housing across all tenures in their areas. This should include affordable housing and housing to meet the needs of specific groups, e.g. the elderly, the disabled, students, young people and key workers.



### **Megawatt (MW)**

A measure of electrical power as generated by power stations: 1 MW = 1000 KW.

### **Mixed use developments**

Development which consists of a mix of uses including residential, retail and employment uses.

### **Minerals Planning Guidance Notes (MPGs)**

Documents issued by the Office of the Deputy Prime Minister setting out Government policy guidance on mineral extraction and restoration. It is the Government's intention to review all its Minerals Planning Guidance Notes and in due course replace them with Minerals Policy Statements (MPSs).

### **Nation Nature Reserve (NNR)**

Sites of national nature conservation importance that are owned, leased or managed by agreement with English Nature and are designed for protection under the National Parks and Access to the Countryside Act 1949.

### **Planning obligations**

Agreements or undertakings under Section 106 of the Town and Country Planning Act 1990, specifying certain requirements of the development. For example, this may include financial contributions to improve community facilities and infrastructure and provide affordable housing to meet the extra demands made as a result of the development. Developers are expected to ensure that any necessary additional provision is made at no extra public cost.

### **Planning Policy Guidance Notes (PPGs)**

Documents issued by the Office of the Deputy Prime Minister setting out the Government's policy guidance on different planning issues such as housing, employment, shopping and transport. It is the Government's intention to review all its Planning Policy Guidance Notes and in due course replace them with Planning Policy Statements (PPSs).

### **Precautionary principle**

When the environmental effects of development are not fully known, the precautionary principle entails avoiding potential harmful risks to the environment which may be irreversible.

### **Previously developed land and buildings**

See Brownfield site.

### **Primary aggregates**

Minerals used for aggregate, such as sand, gravel and crushed rock.

### **Priority systems**

Highways measures which are designed to give public transport priority over other traffic at congested junctions and stretches of road.



### **Proximity principle**

For example – the disposal of waste as close to the place of production as possible. This can also relate to other sources of supply such as minerals.

### **Recycling**

The recovery of re-usable materials from waste.

### **Regional Planning Guidance for the South East (RPG9)**

Document produced by the Government Office for the South East (GOSE) providing the regional framework for the preparation of local authority development plans. SEERA are currently in process of preparing the South East Plan (the regional spatial strategy for the south east) for submission to the Government. Once it is adopted by the Secretary of State it will replace RPG9.

### **Regional Transport Prioritisation Process**

A process used by SEERA to assess the priority of transport schemes.

### **Renewable energy**

Energy generated from: solar energy, wind and wave/hydro electric power, geothermal energy (heat produced within the earth's crust) and biomass.

### **Renewables Obligation**

The Renewables Obligation was introduced in April 2002 and requires all electricity suppliers in England and Wales to supply a specific proportion of their electricity from eligible renewable sources, for example: wind, wave/hydro and geothermal power.

### **Ribbon development**

Development that extends usually along main roads in a line and out of the existing built-up area.

### **Safeguarded land**

Land safeguarded from development during the Plan period.

### **Scheduled Ancient Monuments**

Nationally important monuments and archaeological areas that are protected under the Ancient Monuments and Archaeological Areas Act 1979.

### **Secondary aggregates**

Reclaimed or recycled material for use as aggregates (e.g. construction waste).



### **Secured by design**

A scheme established in 1989 in which specially trained police officers work with planners, architects and builders to create new housing developments which provide a greater degree of security for occupants. This involves homes being fitted with recommended security installations and the creation of an outside environment that deters potential offenders.

### **Short rotation coppice**

The growing of crops such as willow and poplar which can be harvested on 3-5 year cycle. The crop, when harvested, is chipped and used as fuel in a wood burning power plant.

### **Sites and Monuments Record**

Record of important sites and monuments maintained by the County Archaeologist.

### **Sites of Special Scientific Interest (SSSI)**

A site statutorily notified under the Wildlife and Countryside Act 1981 (as amended) on account of its flora, fauna, geological or physiographical features.

### **South East England Development Agency (SEEDA)**

The South East England Development Agency was established by the Government through the Regional Development Agency Act 1998, and came into operation on 1 April 1999. Its objective is to take the strategic lead in promoting the sustainable economic development of the region.

### **South East England Regional Assembly (SEERA)**

A body that comprises representatives from local authorities and other economic, environmental and social organisations from the South East. One of its functions is the preparation of Regional Planning Guidance for the South East (RPG9) and the South East Plan (the regional spatial strategy for the south east) which once adopted by the Secretary of State will replace RPG9.

### **Special Area of Conservation (SAC)**

An SSSI additionally designated a Special Area of Conservation under the EU's Habitats Directive 1992 (92/43/EEC), in order to maintain or restore priority natural habitats and wild species.

### **Sustainability appraisal**

An appraisal of all policies within the development plan which looks at their global, national and local environmental, economic and social implications.

### **Sustainable development**

Development that meets the needs of the present without compromising the ability of future generations to meet their own needs.



### **Sustainable Drainage Systems (SUDS)**

Sustainable Drainage Systems use techniques to control surface water run-off as close to its origin as possible, before it enters a watercourse. This involves moving away from traditional piped drainage systems to engineering solutions that mimic natural drainage processes.

### **Urban fringe**

Land surrounding urban areas. Commonly open areas of countryside that can be under pressure for development.

### **Urban sprawl**

Unchecked development that encroaches into the open countryside from urban areas.

### **Waste hierarchy**

The waste hierarchy comprises waste reduction/minimisation (at the top), followed by re-use, then recovery (recycling, energy recovery and composting) and finally disposal.

### **Windfall sites**

Windfall sites are those which have not been specifically identified as available in the local plan process. They comprise previously developed sites that have unexpectedly become available.