

Hyndburn Local Plan 2040









Schedule of Minor Boundary Changes to the Green Belt and Urban Boundary

Contents

Introduction	2
Schedule of Proposed Changes.....	2
Minor Green Belt Amendments.....	4
Urban Boundary changes	8
Rationalisation of the former Areas of Special Restraint	18
Appendix One – Map of Existing Green Belt	20

Map Legend

The boundaries in these maps correspond to the Submission Policy Map [Local Plan Policies Map Reg22 \(2025\)](#) (HBC1.002).

	Hyndburn
	REG19 Urban Boundary
	REG 19 Housing Allocations
	REG 19 Employment Allocations
	REG19 Safeguarded Land
	REG19 Gypsy and Traveller Site Allocations
	REG19 Green Belt
	England Green Belt (adopted)

Introduction

The production of this paper has been necessitated following the Hyndburn Local Plan 2040 examination in public. In their response to the [Main Inspector's Questions](#) (EL2.009), JWPC queried the appropriateness of an existing Green Belt settlement boundary around the settlement of Clayton-le-Moors to the north of the proposed allocation H9, the suggested amendment for this can be found at reference GB8 below.

Following the examination in public, the Inspector requested that Hyndburn Borough Council (HBC, *the Council*) review the existing Green Belt boundaries and publish a report outlining any minor changes that HBC wishes to make to the existing Green Belt boundaries in terms of providing robust and defensible boundaries.

HBC has previously submitted a Background Paper on the Exceptional Circumstances for Green Belt Release ([HBC8.004](#)), which indicates, on page 12, that the Local Plan proposes the release of 144.3 ha (net) of Green Belt, representing a reduction of around 3.6% of the total amount of Green Belt in the Borough. This paper should be read in conjunction with the background paper and the submission version of the Hyndburn Local Plan 2040 ([HBC1.001](#)).

During this process, HBC has also acknowledged that the Urban Boundary also needs some minor amendments to bring it in accordance with the proposals in the Local Plan. HBC requests that these amendments also be considered as modifications and that this amended layer be added to the Proposals Map, which will form part of the adopted Local Plan.

This document outlines the individual changes and the reasons for them (and includes site maps detailing each change). Each location is identified on the accompanying maps with detailed proposals for any locations where it is concluded that the boundary should be realigned.

The table includes three sections:

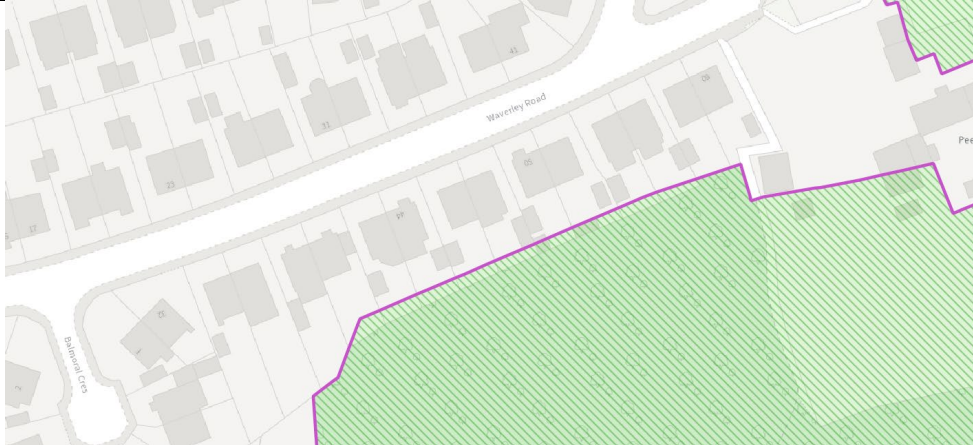
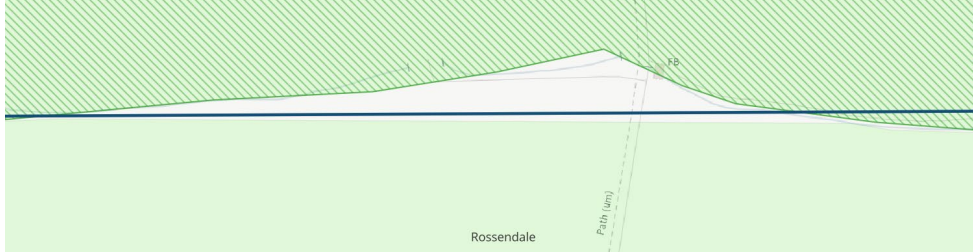
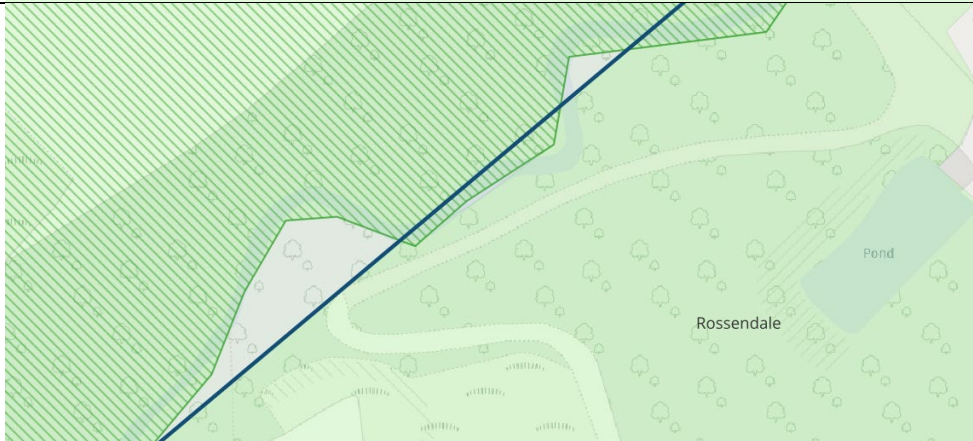
- Minor Green Belt Amendments – These are typically small changes intended to tidy up the boundary, correct inconsistencies, and create a more defensible boundary.
- Urban Boundary Changes – In some areas, the urban boundary must be revised to reflect changes arising from the Local Plan.
- Rationalisation of the former Areas of Special Restraint – these designations have not been carried forward in the new Local Plan (they form part of the current adopted development plan – see REF [Green Belt Paper] for more information); therefore, the urban boundary needs to be amended to accommodate the changes.


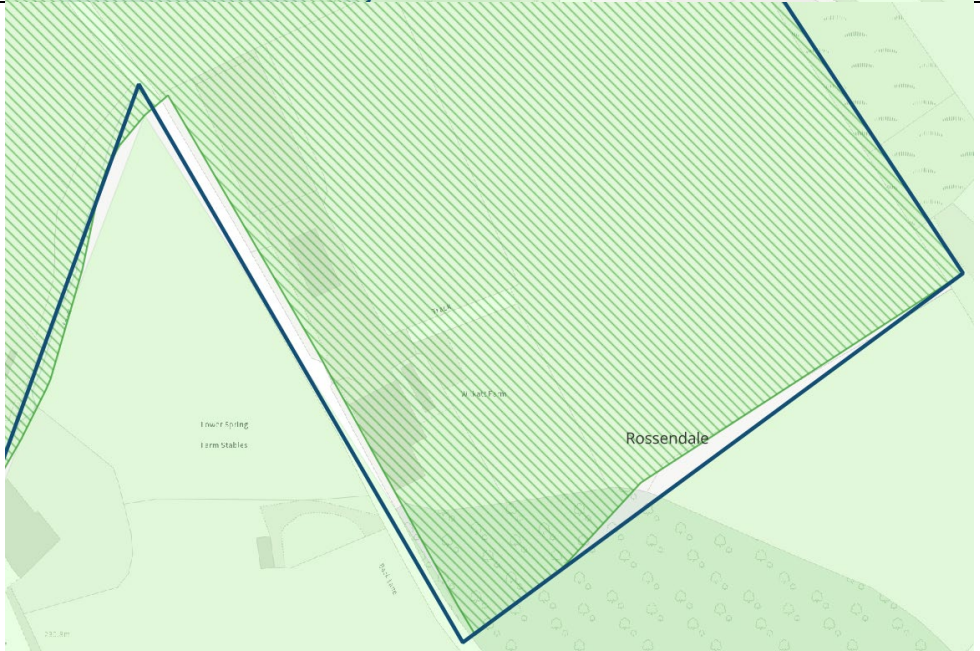
Please note that these changes will be reviewed by the Inspector and it is up to their discretion whether they consider the modification necessary to the soundness of the Plan.

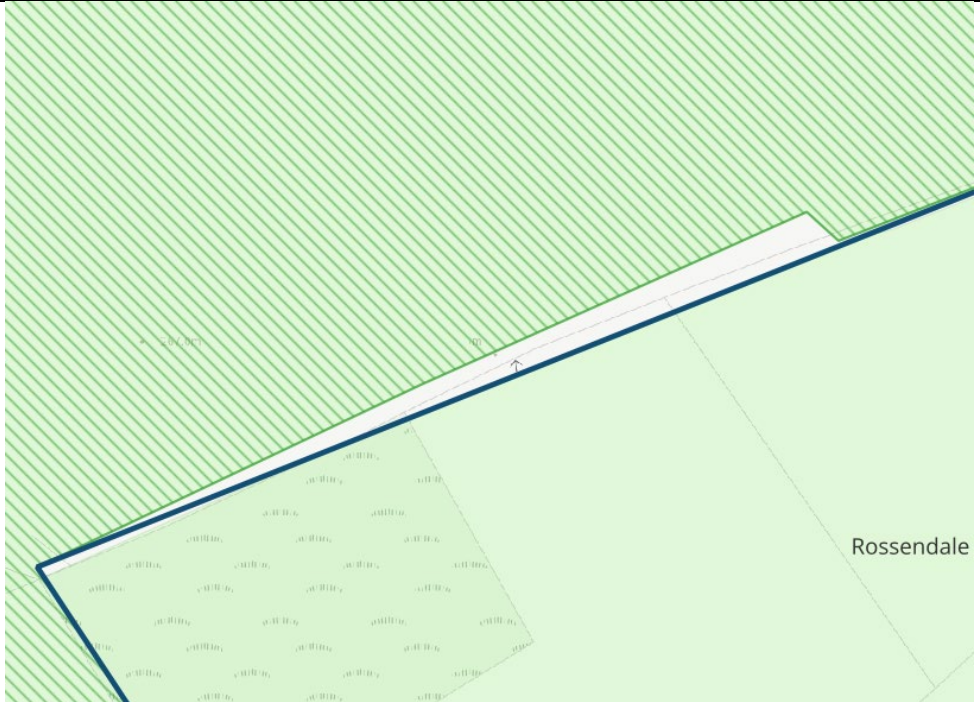
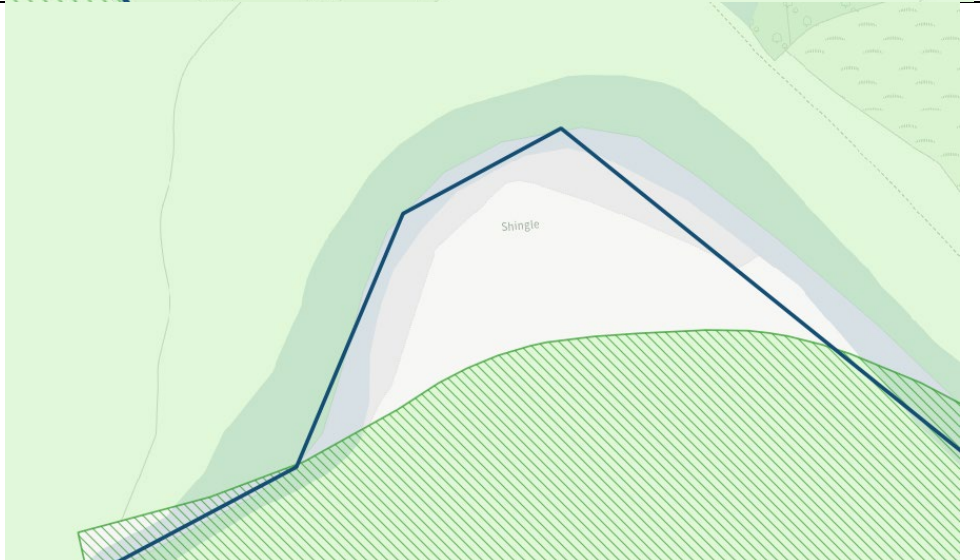
For reference, a map of the Borough with the existing Green Belt and that as proposed in the submission version of the Local Plan are included in Appendix One – Map of Existing Green Belt.

N.B. HBC can only propose amendments to the Green Belt within its own boundaries.


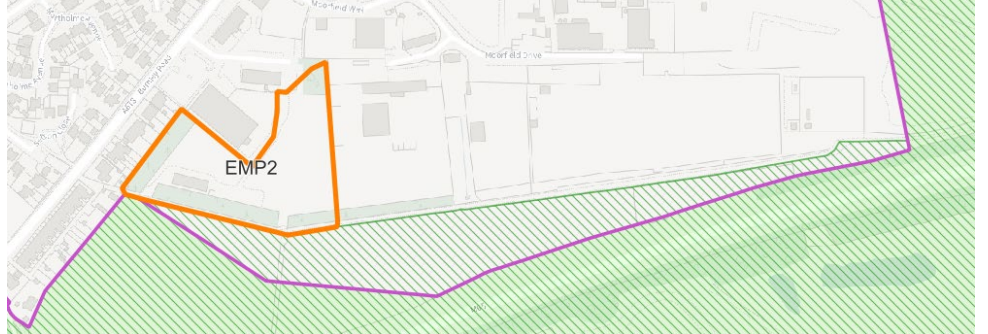
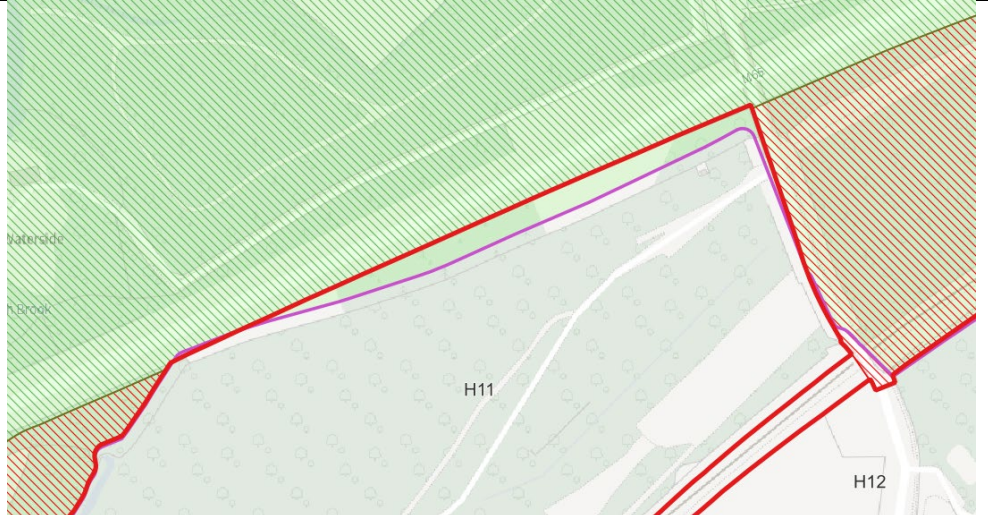
Schedule of Proposed Changes

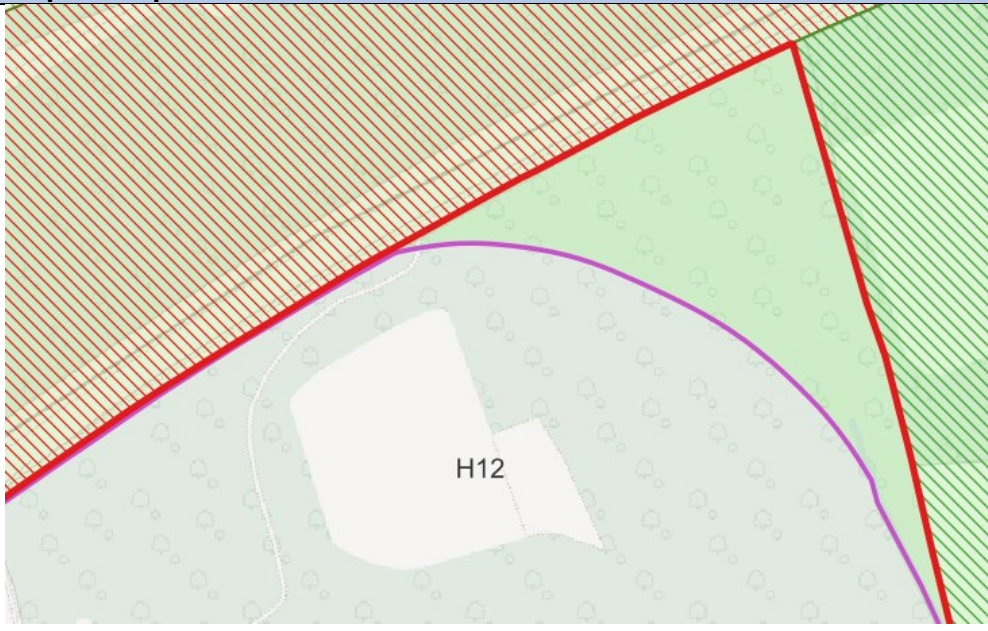
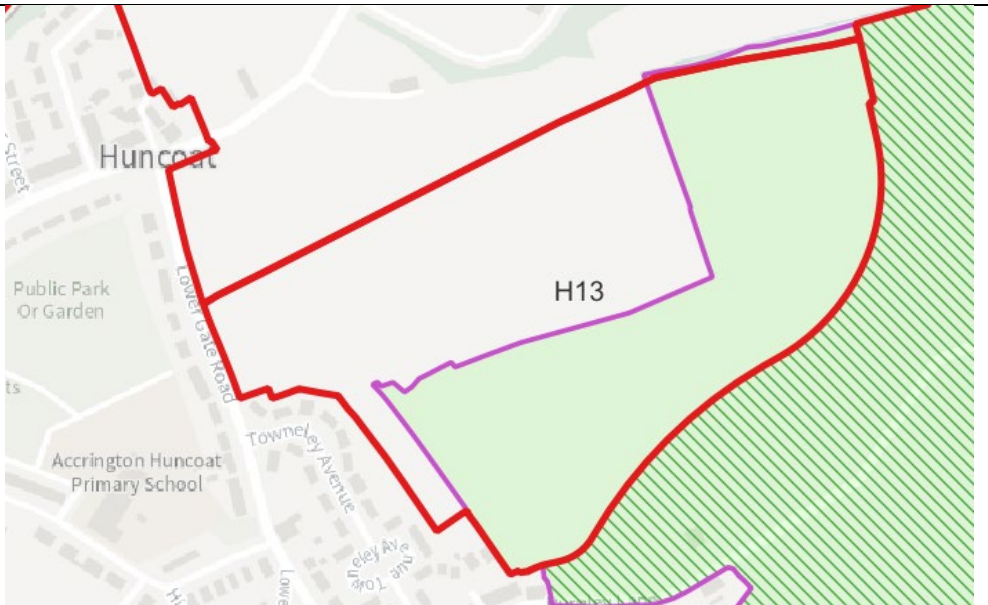
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
Minor Green Belt Amendments				
GB1		270702	7122473	Adjust line of Green Belt slightly to the south so it follows the curtilage of the properties along Waverley Road.
GB2		261301	7117778	Align Green Belt boundary so that adjoins Hyndburn boundary.
GB3		260749	7118485	Align Green Belt boundary so that adjoins Hyndburn boundary.

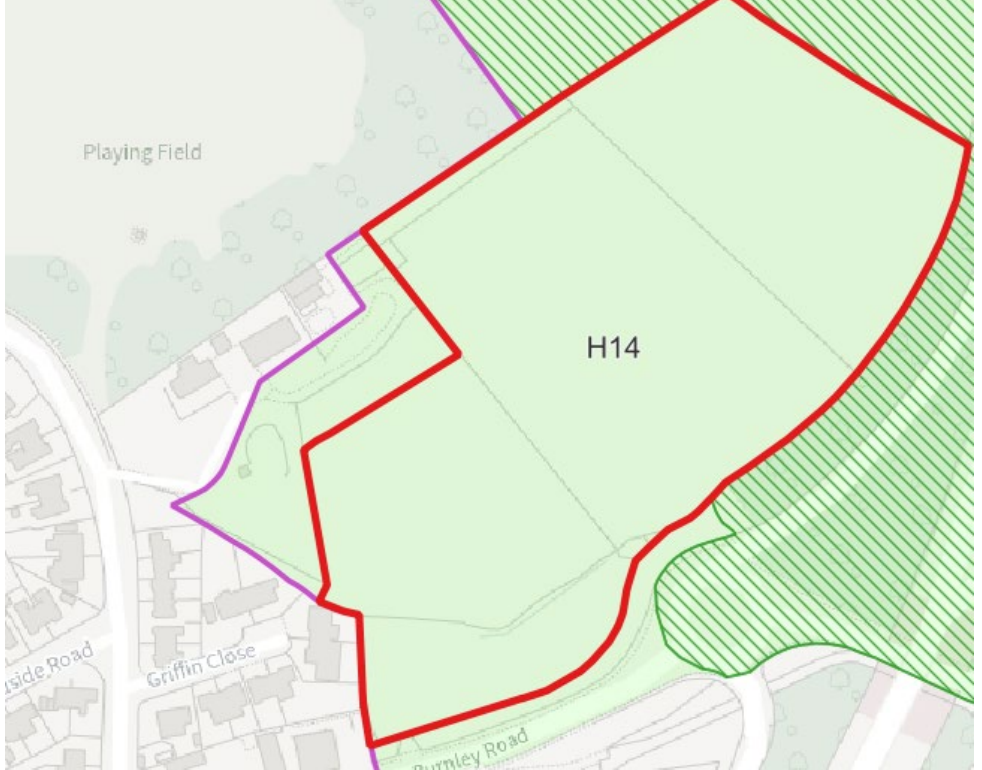

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
GB4		260395	7118873	Align Green Belt boundary so that adjoins Hyndburn boundary.
GB5		260142	7118902	Align Green Belt boundary so that adjoins Hyndburn boundary.


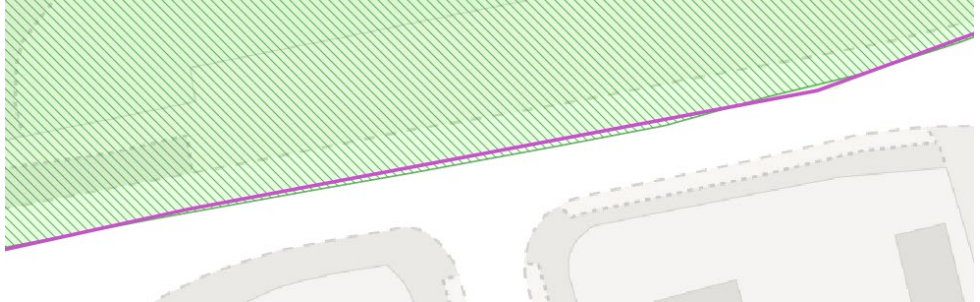
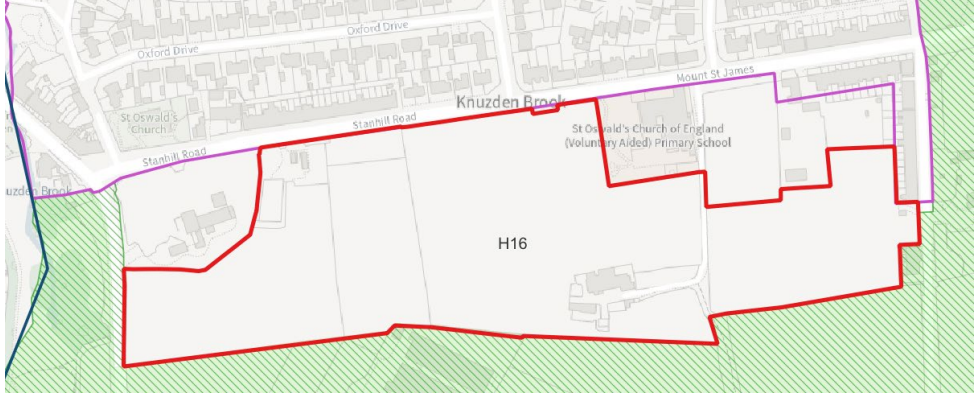
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
GB6		259820	7119338	Align Green Belt boundary so that adjoins Hyndburn boundary.
GB7		262371	7131992	Align Green Belt boundary so that adjoins Hyndburn boundary.

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
GB8	<p>The map excerpts show two views of a residential area. The top map shows a red boundary line separating a green hatched area labeled 'H9' from a residential area. The bottom map shows a purple boundary line enclosing a larger area, including 'Track Bow Gardens', 'Hope House', 'Jay Nursery', 'Park View Resource Centre', and 'Playground'. Other labels include 'Rishon Road', 'Playground', 'Charles Street', and 'Hilbert Road'.</p>	266271	7127944	<p>Adjust existing Green Belt to include residential properties which are part of the Clayton-le-Moors urban area.</p> <p>This amendment was proposed by JWPC's representation to the Examination (EL2.009) and was supported by the Inspector.</p> <p>The second map shows the proposed new Green Belt boundary.</p> <p>The urban boundary will also be adjusted to follow the new Green Belt boundary.</p>

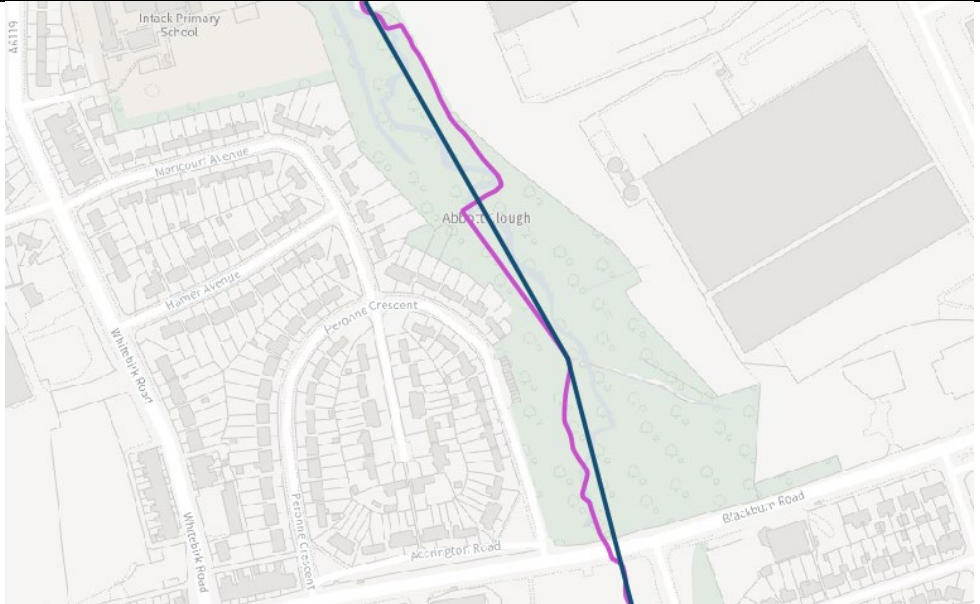
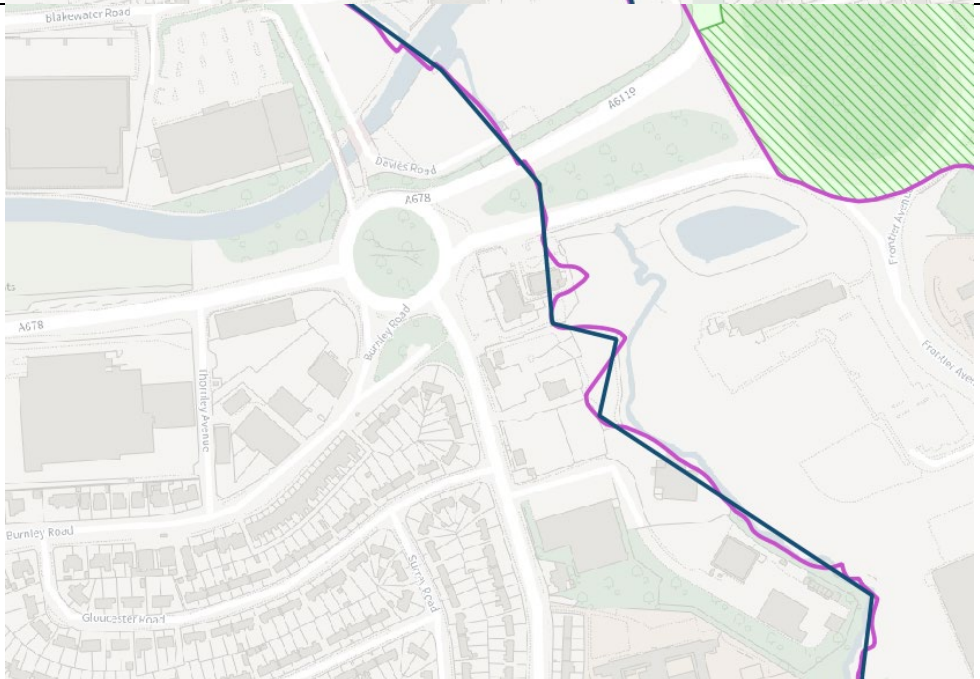
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
Urban Boundary changes				
UB1		261678	7119973	Adjust urban boundary to meet Green Belt boundary.
UB2		263806	7127548	<p>Move the Urban Boundary to that it is in line with Green Belt amendment proposed in the emerging Local Plan. This amendment creates a hard landscaped boundary for the industrial area. The current Green Belt line cuts across a field.</p> <p>N.B. Please see EP4.AP8 for further details as it is up to the Inspector's discretion what approach is taken regarding this land.</p>
UB3		260732	7128293	Adjust Urban Boundary so that it follows the boundary of H11 and the proposed Green Belt.

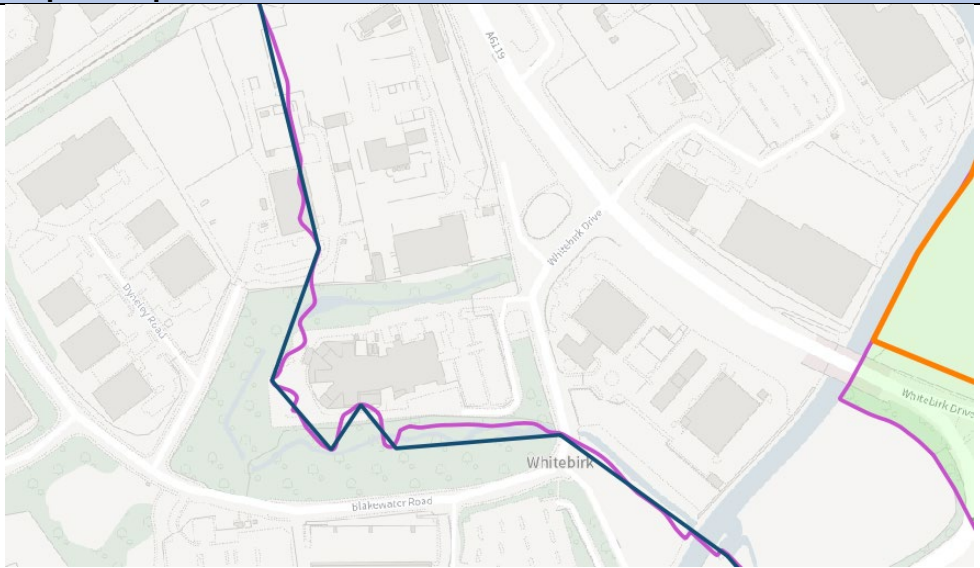
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB4		259797	7128339	Adjust Urban Boundary so that it follows the boundary of H12 and the proposed Green Belt.
UB5		260132	7127091	Adjust Urban Boundary so that it follows the boundary of H13 and the proposed Green Belt.

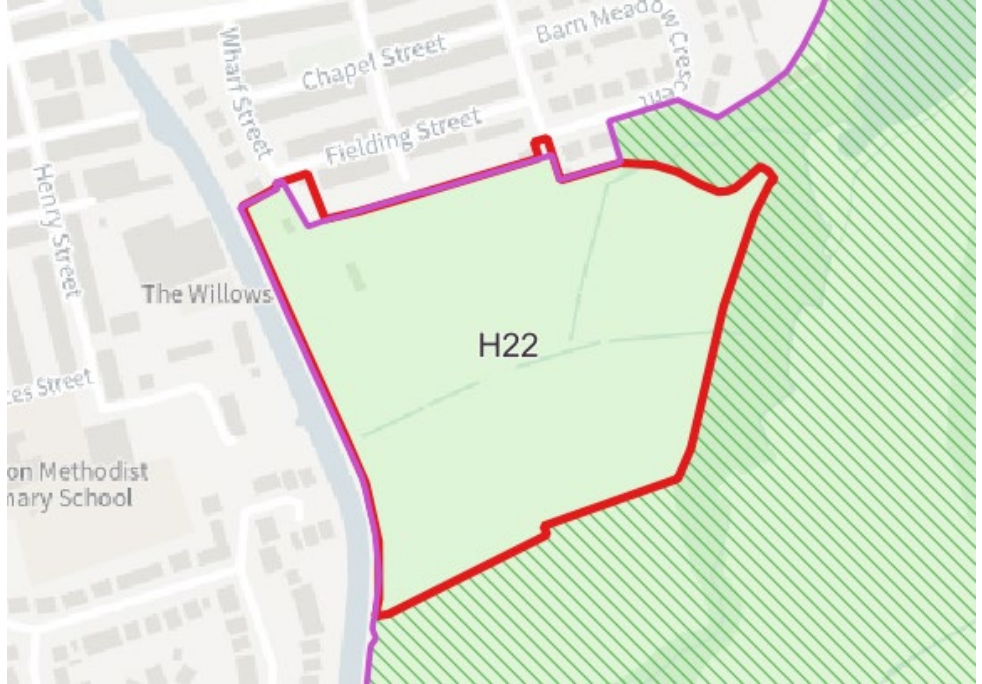
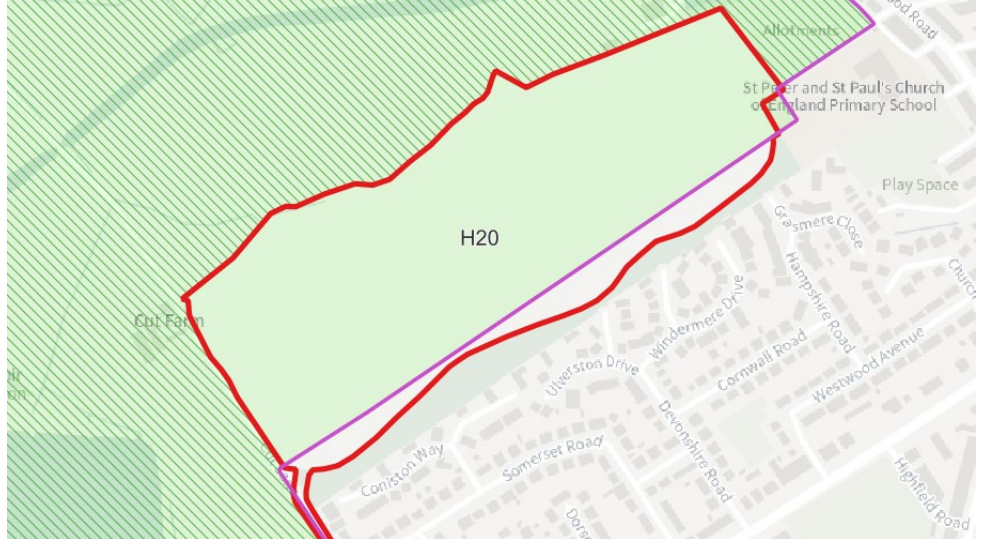
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB6		259874	7126426	Adjust Urban Boundary so that it follows the boundary of H14 and the proposed Green Belt.
UB7		260722	7129865	Adjust Urban Boundary so it follows the boundary of EMP3.

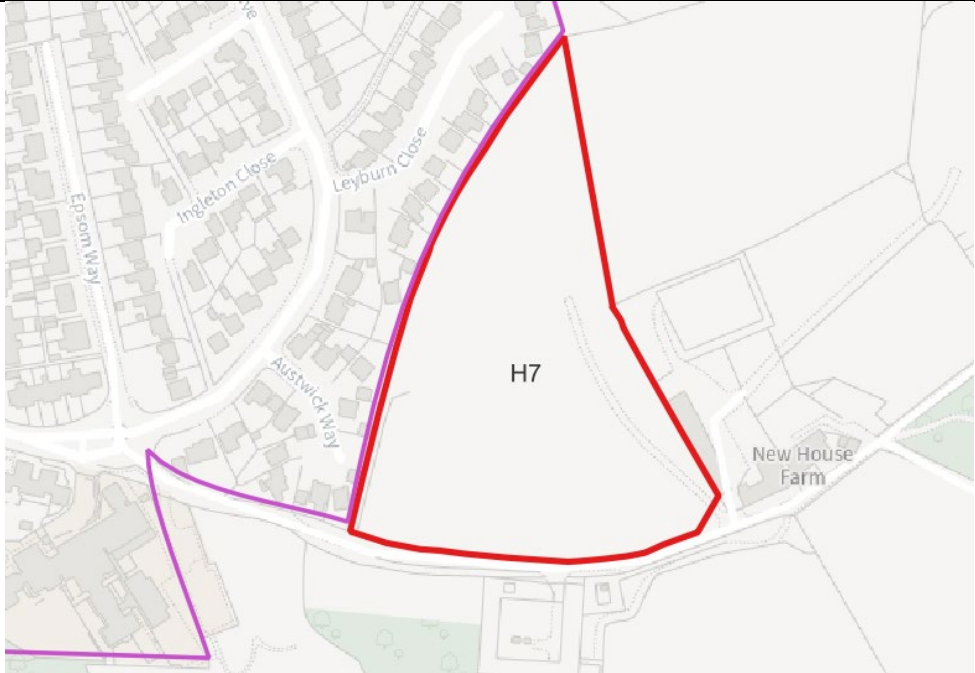
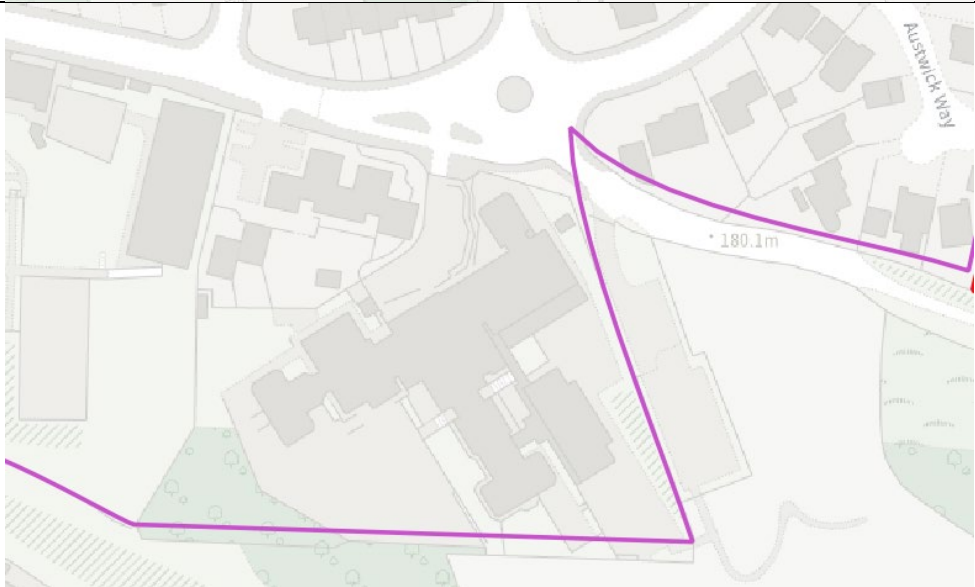
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB8		263805	7125898	Adjust urban boundary to meet Green Belt boundary.
UB9		263619	7125713	Adjust urban boundary to meet Green Belt boundary.
UB10		271496	7121738	Adjust Urban Boundary so it follows the boundary of H16. This will include the new housing on the north western section and the school in the north-east.

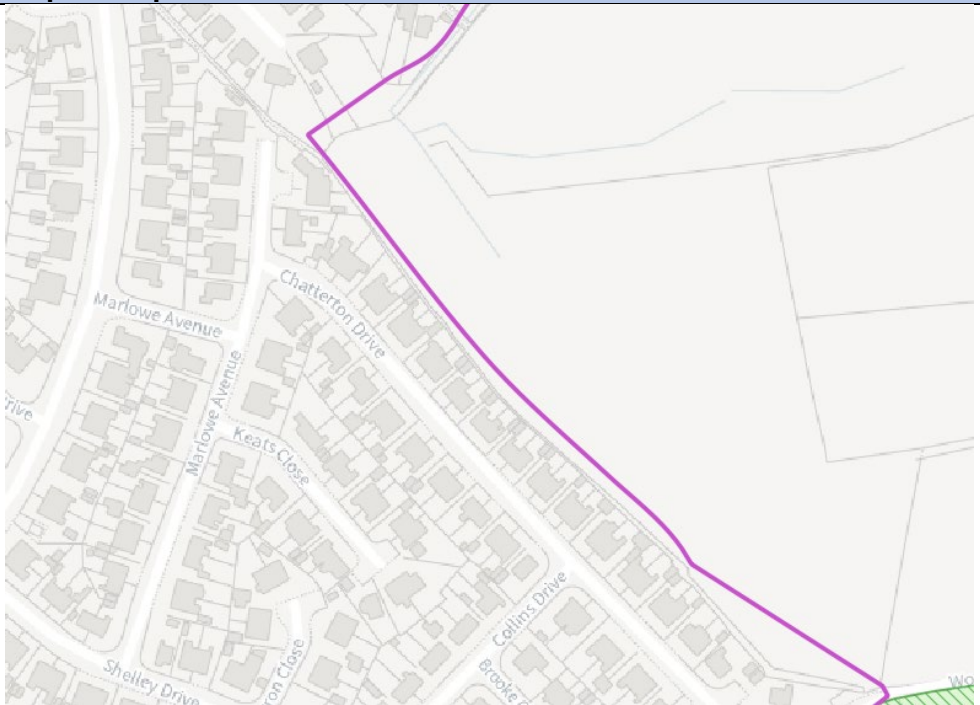
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB1 1		271724	7122197	Adjust urban boundary to follow the Hyndburn Borough boundary.

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB1 2		271698	7123016	Adjust urban boundary to follow the Hyndburn Borough boundary.
UB1 3		272152	7123564	Adjust urban boundary to follow the Hyndburn Borough boundary.

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB1 4		272875	7124242	Adjust urban boundary to follow the Hyndburn Borough boundary.
UB1 5		272933	7125038	Adjust urban boundary to follow the Hyndburn Borough boundary.

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB1 6		268142	7126075	Adjust Urban Boundary so that it follows the boundary of H122 and the proposed Green Belt.
UB1 7		270112	8126380	Adjust Urban Boundary so that it follows the boundary of H20 and the proposed Green Belt.

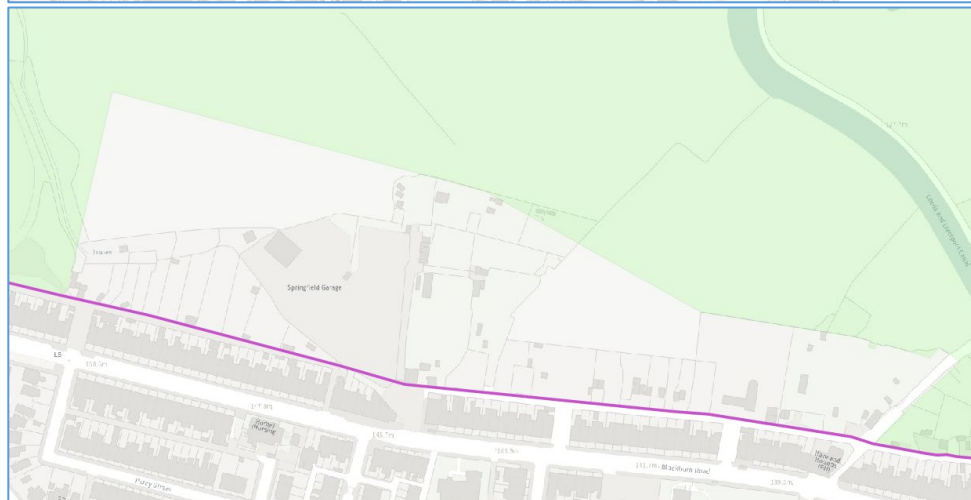
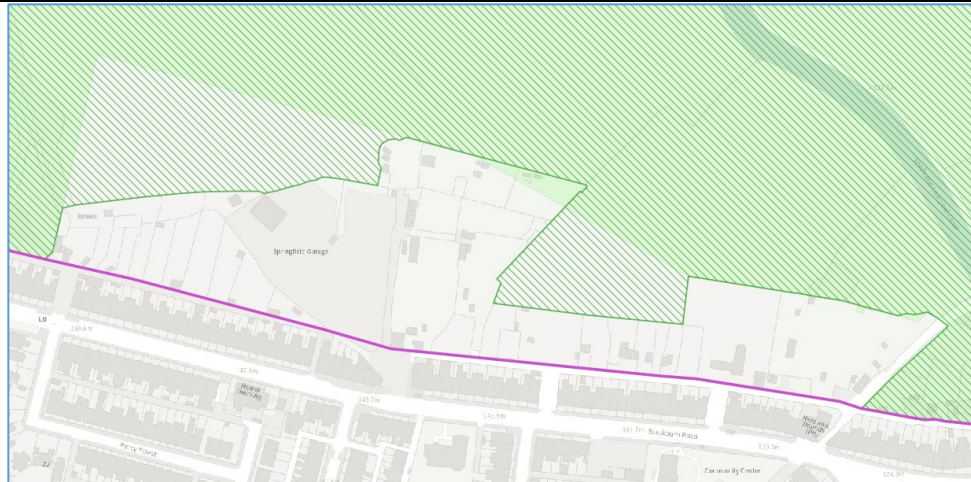
Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB1 8		261425	7122998	Adjust Urban Boundary so that it follows the boundary of H7.
UB1 9		261744	7122768	Adjust Urban Boundary so that it follows the line of development

Ref	Map Excerpt	Longitude	Latitude	Description of Change Proposed
UB2 0		260153	7120538	Adjust Urban Boundary so that it follows the line of development

Rationalisation of the former Areas of Special Restraint

<p>ASR 1</p>		<p>261798</p>	<p>7120378</p>	<p>Redraw Urban Boundary as the policy of keeping land as an Area of Special Restraint will be removed after the adoption of the Local Plan.</p> <p>The Urban Boundary will now follow the same line as the existing Green Belt.</p>
<p>ASR 2</p>		<p>267345</p>	<p>7120319</p>	<p>Redraw Urban Boundary as the policy of keeping land as an Area of Special Restraint will be removed after the adoption of the Local Plan.</p> <p>The Urban Boundary will now follow the same line as the existing Green Belt.</p> <p>Also, redraw Urban Boundary on the East so that it follows the line of housing allocation H19.</p>

ASR
3



268270

7123192

Redraw Urban Boundary as the policy of keeping land as an Area of Special Restraint will be removed after the adoption of the Local Plan.

The Urban Boundary will now follow the same line as the existing Green Belt.

Please note that in the Regulation 19 consultation, HBC proposed amending the Green belt Boundary (as shown in hatched green). HBC now propose that the Urban Boundary will follow the existing Green belt line shown in light green HBC. The second map shows the existing Green Belt without the Regulation 19 changes for clarity.

