

Rushcliffe Town & Parish Council Conference

Green Belt Update

3 October 2025

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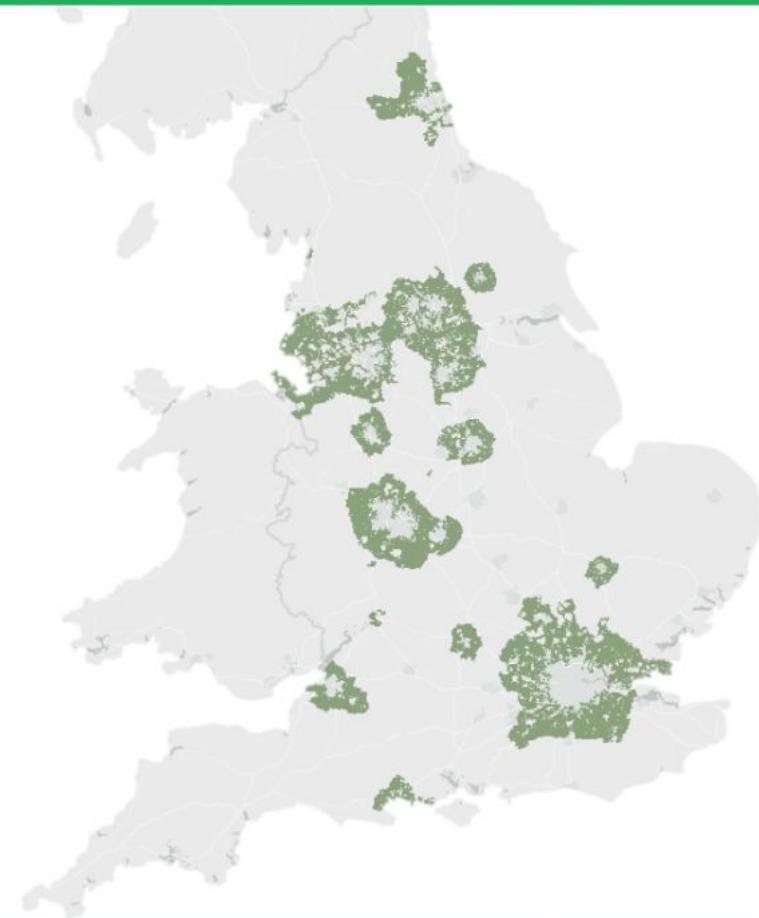


Green Belt

National Planning Policy Framework

Green Belt land serves 5 purposes:

- Prevent unrestricted sprawl
- Prevent neighbouring towns merging
- Safeguard countryside from encroachment
- Preserve setting and character of historic towns
- Encourage regeneration of derelict land



Rushcliffe Green Belt



RUSHCLIFFE - GREAT PLACE • GREAT LIFESTYLE • GREAT SPORT

Green Belt Review

The 2024 National Planning Policy Framework requires local planning authorities with designated Green Belt to undertake Green Belt reviews.

- The Government's purpose for reviewing Green Belt boundaries is to help to ensure planning authorities meet identified housing needs.
- The conclusions of the most recent Rushcliffe Strategic Housing Land Availability Assessment has found that there is insufficient land available within the existing built-up area to meet housing needs.
- Rushcliffe, along with neighbouring authorities in South Nottinghamshire, has consulted on a shared Green Belt Assessment Framework for South Nottinghamshire, to inform the future review of Green Belt boundaries.



Rushcliffe
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Grey Belt

Introduced through National Planning Policy Framework 2024 and associated Planning Policy Guidance

- Previously developed land

and/or any other land which does not strongly contribute to the purposes of:

- Checking unrestricted sprawl of large built-up areas
- Preventing neighbouring towns, not villages, merging into one another
- Preserving the setting and special character of historic towns

Other considerations include habitat sites, designated Sites of Special Scientific Interest, Local Green Space, a National Landscape, a National Park, irreplaceable habitats, designated heritage assets, and areas of flood risk



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Grey Belt

Development must abide by 5 “Golden Rules”

- Brownfield land first
- Grey Belt land second
- Increased requirement for affordable housing
- Necessary local and national infrastructure improvements
- Provision of new, or improved green spaces that are accessible to the public

Rushcliffe's Green Belt Review

Stakeholders (Including Town and Parish Councils) were consulted on the Draft Green Belt Assessment Framework in August/September 2025

Responses include the following themes:

- Concern for the protection of local green space
- Concern over merging of settlements
- Questions over the definition of settlements as towns
- Support for the conservation of Historic Towns
- Interest in allocating further Green Belt land



Green Belt Review – Next Steps

- Consider consultation comments
- Gedling to undertake review to inform emerging Local Plan
- Other authorities to use the Framework to inform future Green Belt reviews through the next Local Plan
- Framework will also assist in considering applications where applicant considers site to be Grey Belt