



VI. Prior to a Parish Council preparing a Neighbourhood Plan, development in the villages listed above will be limited to the built up area as defined on the Policies Map. All development should:

- (a) Relate well to the village in terms of location, layout and connectivity;
- (b) Be of a scale appropriate to the size of the village;
- (c) Be well designed and contribute to the character of the village;
- (d) Not represent a significant open space or gap important to the form and/or setting of the village;
- (e) Not represent an extension of ribbon development or an addition to an isolated group of buildings;
- (f) Not unacceptably block important views or vistas and/or detract from the openness of the countryside;
- (g) Not be significantly detrimental to the amenities of neighbouring occupiers.

10.2.5 **Group 2 Villages** are generally smaller villages where limited infilling (up to five dwellings on each site) and limited affordable housing for local community needs, together with small-scale employment, leisure, recreation and community facilities may be permitted.

10.2.6 No specific housing target has been identified for these villages. Where housing development does take place this will contribute towards the district-wide housing windfall allowance. Infilling development should take place within the built up area of the village as defined on the Policies Map.

10.2.7 Whilst Hertford Heath, Stanstead Abbots and St. Margarets are three of the District's larger villages, each with a reasonable range of facilities, they have particular environmental constraints and issues with education capacity which mean that they are more appropriately identified as Group 2 Villages.

10.2.8 As with Group 1 Villages Parish Council's may consider that the most appropriate way to plan for their community's needs is by preparing a Neighbourhood Plan.

VILL2 Group 2 Villages

I. The following villages are identified as Group 2 Villages:

- Aston
- Bayford
- Benington
- Birch Green



- Colliers End
- Cole Green
- Cottered
- Dane End
- Datchworth
- Furneux Pelham
- Hertford Heath
- Hertingfordbury
- High Wych
- Letty Green
- Spellbrook
- Stanstead Abbots and St Margarets
- Stapleford
- Tewin
- Thundridge
- Tonwell
- Wadesmill
- Westmill

II. Within Group 2 Villages, as defined on the Policies Map, limited infill development (up to five dwellings on each site) and limited affordable housing for local community identified needs, together with small-scale employment, leisure, recreation and community facilities will be permitted subject to (III) below and all other relevant policies in this Plan.

III. Development will be limited to the built up area as defined on the Policies Map. All development should:

- (a) Relate well to the village in terms of location, layout and connectivity;
- (b) Be of a scale appropriate to the size of the village;
- (c) Be well designed and contribute to the character of the village;
- (d) Not represent a significant open space or gap important to the form and/or setting of the village;
- (e) Not represent an extension of ribbon development or an addition to an isolated group of buildings;
- (f) Not unacceptably block important views or vistas and/or detract from the openness of the countryside;
- (g) Not be significantly detrimental to the amenities of neighbouring occupiers.