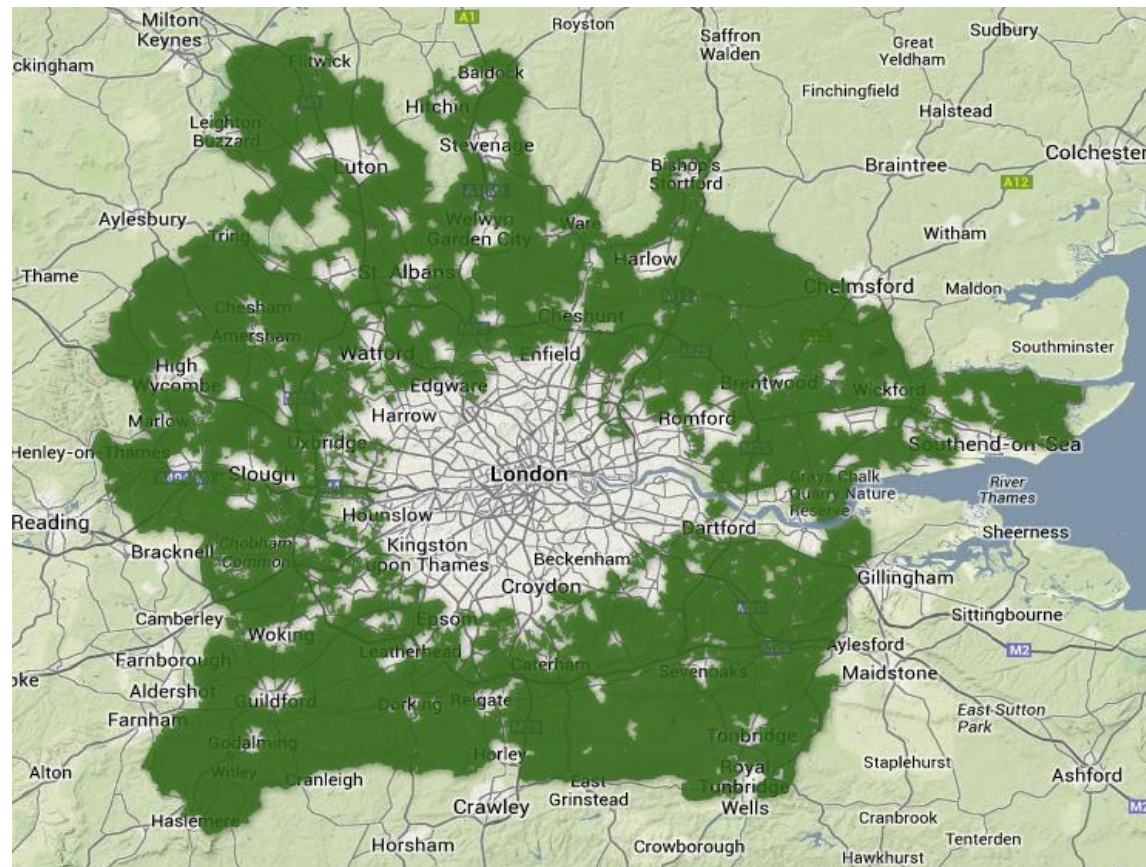




HARPENDEN: GREEN BELT AND HOUSING

JOANNE WHITEHEAD



Green Belt Policy: Inevitable Consequences

- ▶ Pressure for development on Green Belt
- ▶ Think imaginatively about use of brownfield land in urban areas
- ▶ Accommodate people sustainably beyond Green Belt

RESULT: SUSTAINABLE DEVELOPMENT/SMART GROWTH

Coalition Government – Law and Policy

- ▶ *“The Government attaches great importance to Green Belts”*
- ▶ Protecting the Green Belts *“a core land-use planning principle”*
- ▶ *“The general extent of Green Belts across the country is already established”*
- ▶ *“Green Belt boundaries should only be altered in exceptional circumstances”*

The questions our local politicians should be asking

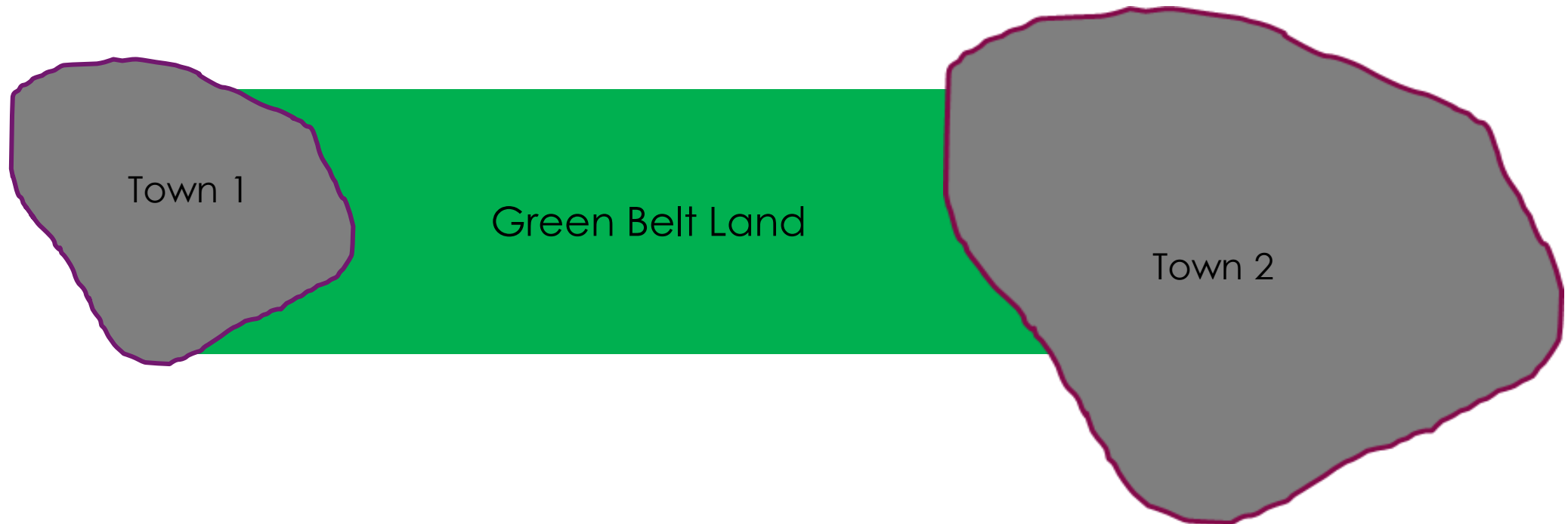
- ▶ Can we use our brownfield land more effectively?
- ▶ Are there *exceptional circumstances* which make it necessary to change GB boundaries?
 - If so, what are they and how do we address them?
- ▶ Where, beyond the Green Belt, should we seek to accommodate people who we cannot accommodate here?



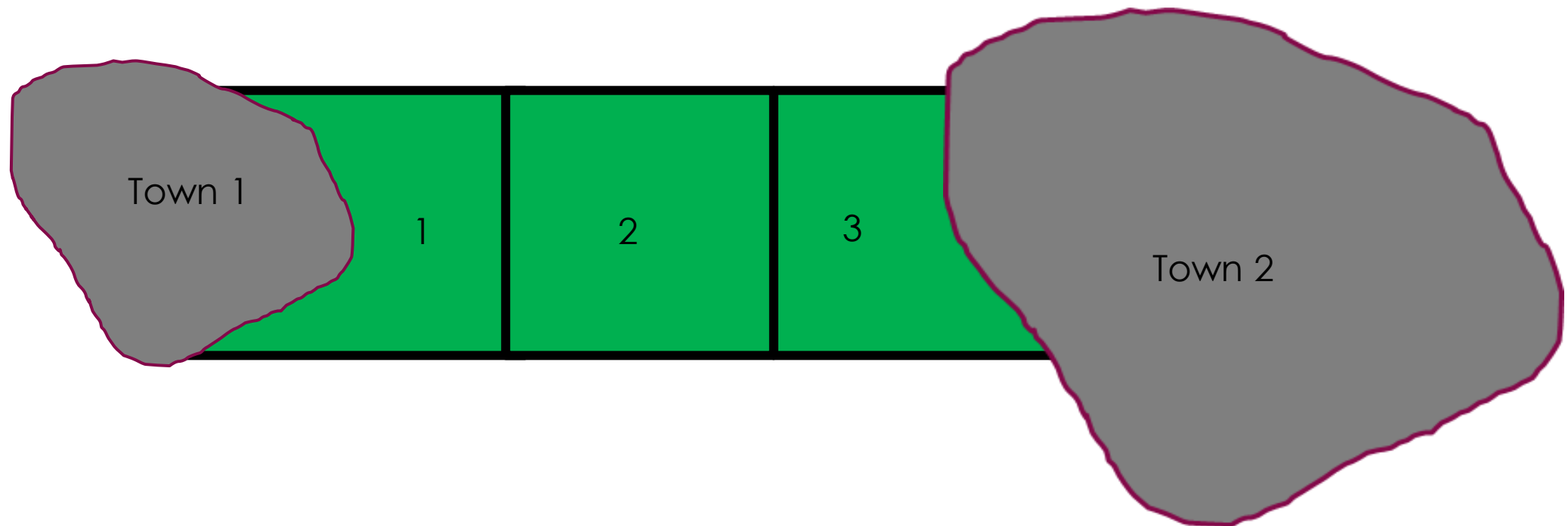
The question our local politicians are actually asking

Which bits of the Green Belt shall we build on?

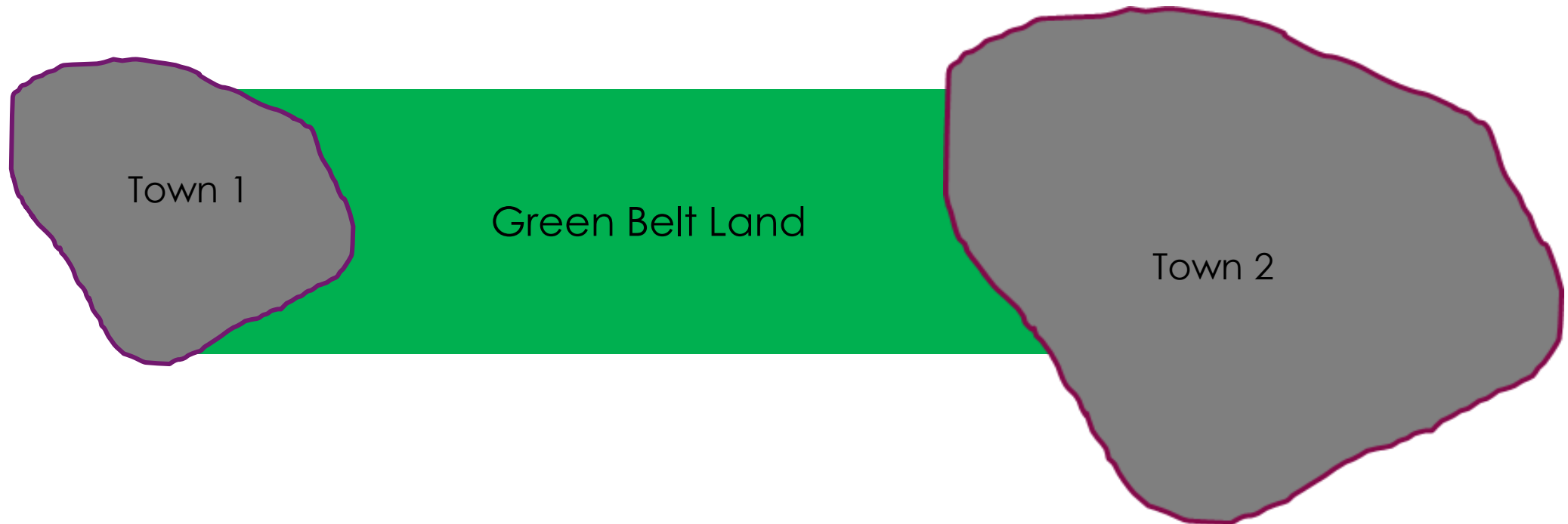
Green Belt Review



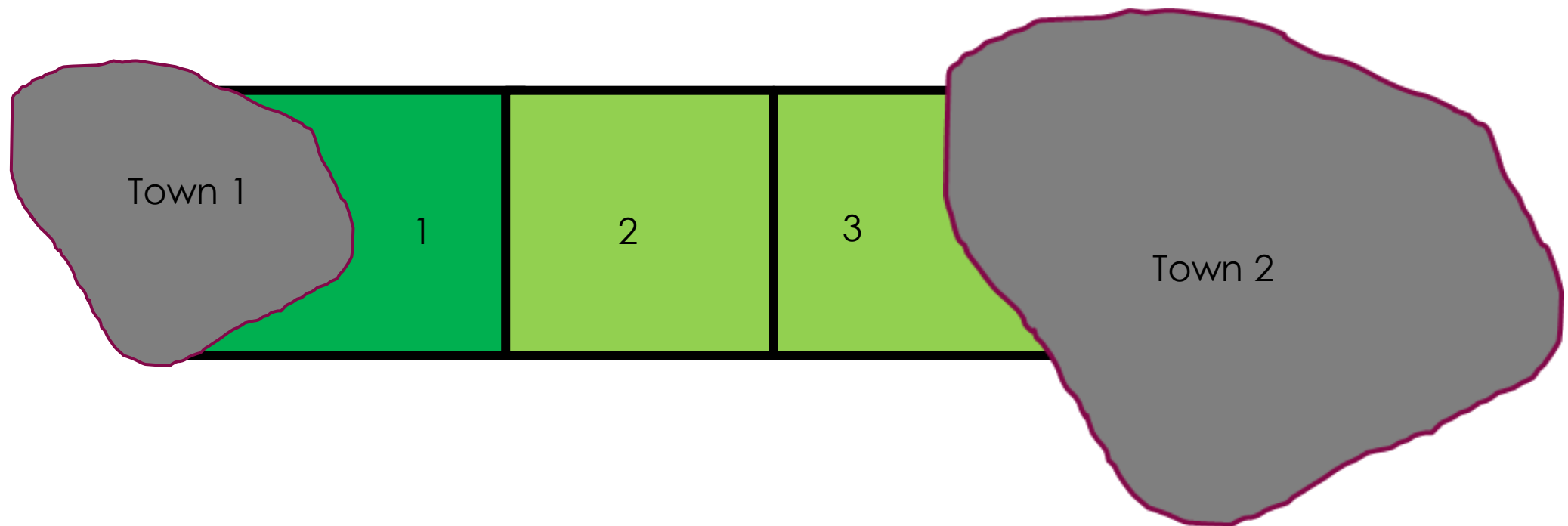
Green Belt Review



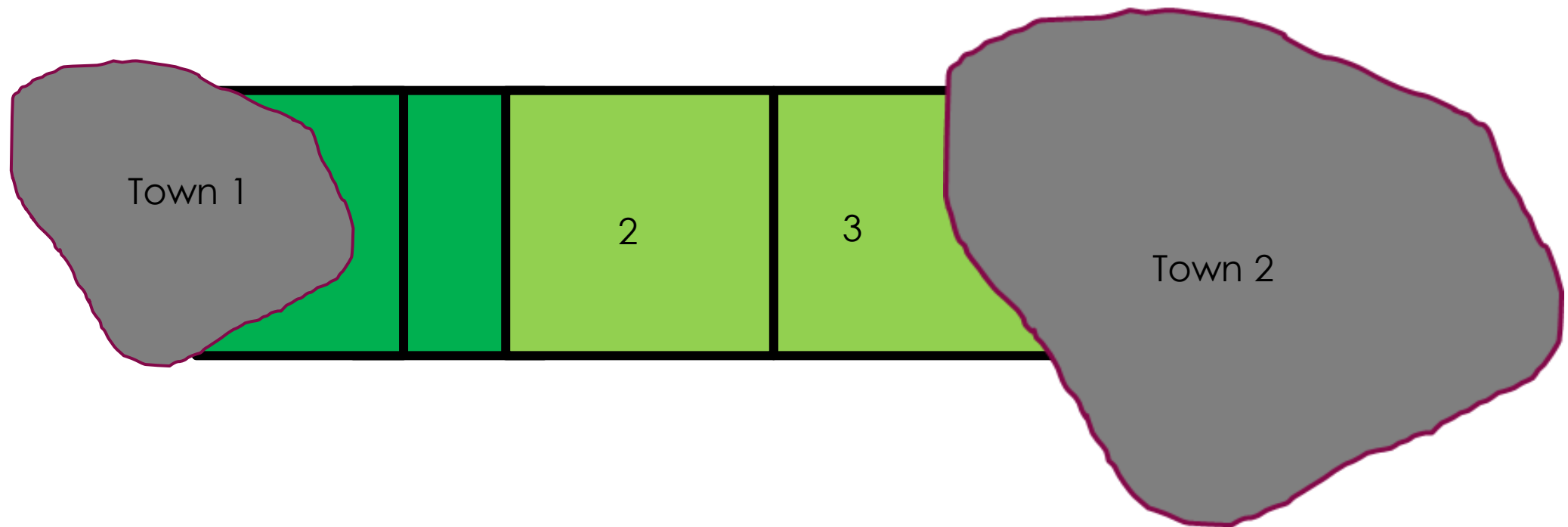
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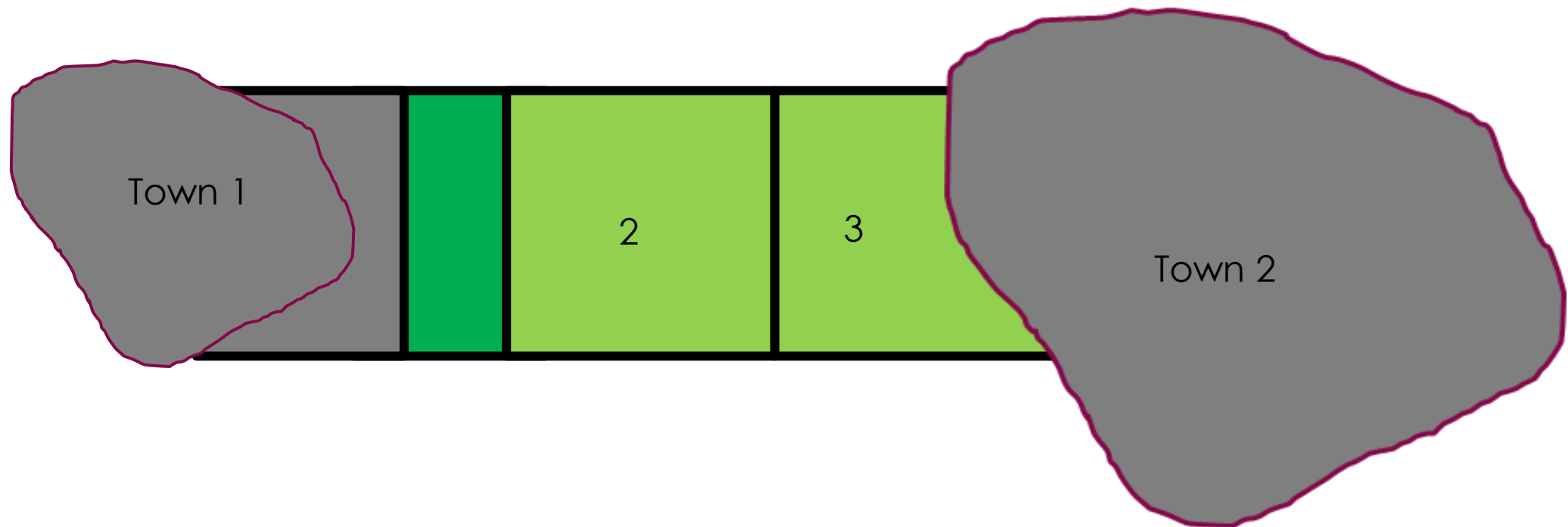
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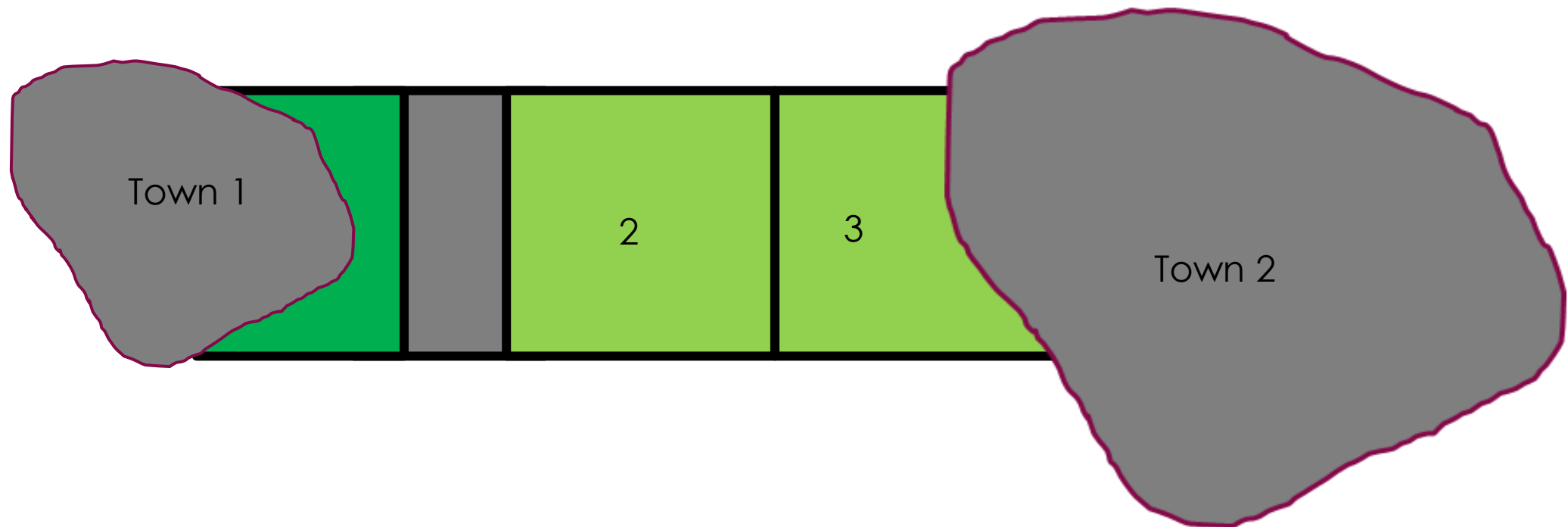
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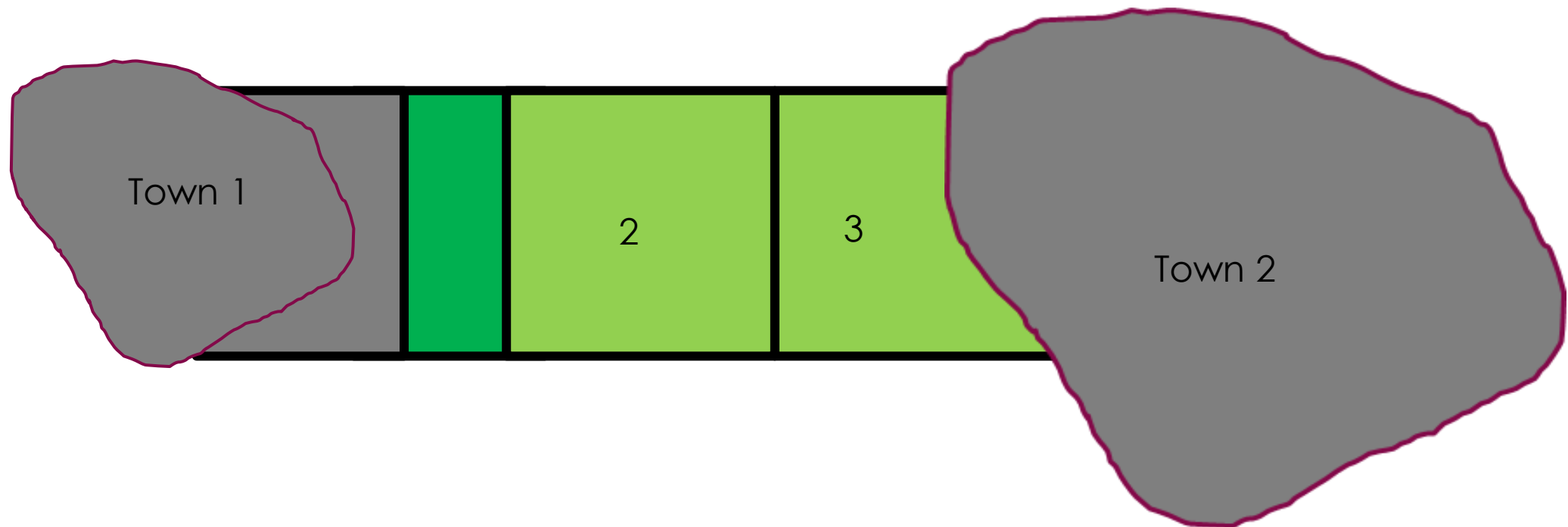
Green Belt Review



Green Belt Review



Green Belt Review



HARPENDEN: GREEN BELT AND HOUSING

CONCLUSIONS