

List of Non-Material Modifications – changes from original consultation version published the 14th August 2019.

Change	Details of non-material change	Source
Editorial Changes	<p>Graphics - replaced initial maps and diagrams with higher quality versions, provided clarification within diagrams, symbols and legends.</p> <p>Footpath link missing from some graphics - link added.</p> <p>Some additional images added - drone image, 'place existing', front boundary treatment examples, example diagram of a node.</p> <p>Some images removed - 400m rule</p> <p>Change to order of some pages.</p>	<p>North Ayrshire Council</p> <p>Scottish Government, North Ayrshire Council</p> <p>North Ayrshire Council</p> <p>North Ayrshire Council</p> <p>North Ayrshire Council</p>
Advisory to be added	Technical Requirements and Guidance	Scottish Water and SEPA
Wording Change to Drainage Conditions	Change from 'consideration' to compliance'	NAC Flooding
Additional Policy Documents in 'policy' section	Reference and link to: <ul style="list-style-type: none"> - SuDS Manual - North Ayrshire Council's Drainage, SuDS, Flooding Developer's Guide - Scottish Water: Sewer's for Scotland 	NAC Flooding
Change to Concept Masterplan	Add Sensitive Boundaries Change colour of some symbols	NAC Planning
Wording – SPZ Consent	<p>Development permitted - Change of wording from 'Class 9' to 'residential' so as not to rule out cottage flats which would provide flexibility, variety in house types and marketability.</p> <p>Height restrictions are in place also so dwellings cannot be greater than 2 or 3 storeys can be built within the site therefore this change is considered non-material on this</p>	NAC Planning

	basis and that the use remains as residential.	
Add Condition	Tailored - Buildings - heights b. Maximum Height - 2 storeys adjacent to existing dwellings	Consultation - residents
Amend Condition	Tailored - Sensitive boundaries a. Add sensitivity to cover David Wilson and Persimmon site. b. – Add finished floor levels to reflect that of adjacent properties where possible	Consultation - residents
Amend Condition	Condition 5 Infrastructure (Site Levels) - add details of finished floor levels and site levels.	Consultation - residents