

Glossary of Terms

This glossary provides a brief explanation of some terms used in this document. The glossary does not form part of the Preferred Options.

Academic Corridor

Concentration of three major higher and further education institutions (the Universities of Brighton and Sussex and City College) along the A27/A270 axis in the Brighton area, which together provide enhanced facilities for high-technology and knowledge-based businesses.

Affordable Housing

Residential accommodation that is provided with a subsidy to ensure that rents/prices remain at a level that is genuinely affordable by local people whose incomes mean that they are unable to meet their housing needs via the housing market.

Air Quality Management Area (AQMA)

Local Authorities in the UK have a statutory duty to review and assess air quality against the Air Quality Objectives (AQO). Local authorities have to designate those parts of their areas where the prescribed objectives are not likely to be met by, or at any point beyond the relevant deadline as Air Quality Management Areas (AQMA's). The declaration places a legal duty on the council to actively introduce a range of measures, through an Air Quality Action Plan, to improve air quality.

Ancient Woodland

An area which has had continuous woodland cover since at least 1600 AD.

Appropriate Assessment

Appropriate Assessment is a requirement of the European Habitats Directive. Its purpose is to assess the impacts of the plans and projects on internationally designated sites and nature conservation sites.

Aquifer

Rock that provides a natural underground store for water. In Brighton & Hove aquifers are used to provide drinking water.

Archaeologically Sensitive Areas

These are sites that have been compiled by the County Archaeologist as part of the Sites and Monuments Record on behalf of the local planning authority, as encouraged in PPG16. These areas are judged to have county and city wide importance and are known to have archaeological remains or features, although the extent and richness of the site is often unknown. Some might on further detailed investigation merit designation as a Scheduled Ancient Monument.

Area of Outstanding Natural Beauty (AONB)

Area of high visual quality designated by the Countryside Commission (now Countryside Agency) as being of national importance under the National Parks and Access to the Countryside Act of 1949.

Biodiversity (Biological Diversity)

The range and variety of life (including plants, animals and micro-organisms), ecosystems and ecological processes.

Biodiversity Action Plan

At UK level these set national objectives and targets which can be delivered through local BAPs (LBAP). Each action plan describes a habitat or species, quantifies the resource and defines the objectives and time-limited targets required to manage the resource sustainably and (if necessary) reverse past declines. Specified agreed actions by key organisations can then be undertaken and monitored to assist with meeting the objectives

BME

Black and Minority Ethnic

BREEAM

British Research Establishment Environmental Assessment Method - the most widely used means of reviewing and improving the environmental performance of buildings since its launch in 1990.

Brownfield

Previously developed land. Site containing permanent structures and associated development, such as car-parking, which can be re-developed for other uses.

Built Heritage (or Historic Built Environment)

Buildings and other structures considered to be of a special architectural or historic quality or interest. Includes, but not limited to, Listed Buildings and Conservation Areas.

Built up area

Extent of area identified within which the development of the city has occurred already. The outer limits of the built up area are defined on a proposals map.

Business Improvement District

A Business Improvement District (BID) is a precisely defined geographical area within which the businesses have voted to invest collectively in local improvements to enhance their trading environment.

CABE

Commission for Architecture and the Built Environment - a non-departmental public body set up by the Government in 1999 to champion the creation of great buildings and public spaces.

Car Club

A Car Club provides its members with flexible access to the 'hire' of a vehicle. Vehicles are parked in reserved parking spaces close to homes or workplaces and can normally be used, and paid for, on an hourly, daily or weekly basis.

Children's Centres

The main purpose of Children's Centres is to improve outcomes for young children and to reduce inequalities in outcomes between the most disadvantaged children and the rest. Each centre must cover a defined catchment area of around 800 children under 5.

Circular

Government advice published to explain or interpret Acts of Parliament.

Citizens' Panel

A consultation technique that consists of a number of residents of Brighton & Hove who take part in questionnaire surveys about a wide range of issues of importance to the city.

Climate Change

Accounts for long-term changes in temperature, precipitation, wind and all other aspects of the Earth's climate. Often regarded as a result of human activity and fossil fuel consumption.

Communities of Interest

In the Brighton & Hove context, these are any one of eleven identified marginalised communities; the homeless and inadequately housed; lesbian, gay, bisexual & transgender (LGBT); black & minority ethnic communities (BME); people with physical disabilities; people with learning difficulties; people with mental health problems; women; people with HIV/AIDS; young people; substance/alcohol mis-users; older people; and travellers.

Community stadium

A stadium that provides high quality sports facilities to meet the needs of top Brighton & Hove sportswomen and men and the wider community.

Comparison goods

Non-food items in shops.

Concealed households

Adults living within another household because they cannot afford to enter the housing market (e.g. young adults living with parents).

Conservation Area

An area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance. In respect of Brighton & Hove they are usually designated by the city council, though the Secretary of State can also designate them.

Convenience goods

Food items in shops.

Creative Industries

The creative industries include: advertising; architecture; art and antiques markets; computer and video games; crafts; design; designer fashion; film and video; music; performing arts; publishing; software; and television and radio.

Density (dwellings)

Measure used to describe the numbers of housing units associated with a given area. e.g. dwellings per hectare. Net density includes access roads within the site; private garden space; car parking areas; incidental open space and landscaping; and local children's play areas where these are to be provided.

Design Code

A design code is an illustrated compendium of the necessary and optional design components of a particular development with instructions and advice about how these relate together in order to deliver a masterplan or other site-based vision.

District Centre

See Town Centre.

Downland

Usually treeless open land with only a thin covering of soil on the chalk uplands.

Downland Initiative

A programme of action compiled by the city council to deliver a sustainable downland landscape by integrating farming, recreation, biodiversity conservation and landscape objectives.

Ecosystem services

Essential life support services provided by biodiversity including air and water purification, storm water run off and climate amelioration.

DPD

Development Plan Document.

East Brighton New Deal for Communities initiative

A Government-funded project that aims to bring about positive change within the East Brighton locality through a partnership of local service deliverers and the community. It is known by the acronym 'eb4U' (East Brighton for you)

EcoHomes

See BREEAM. The homes version of BREEAM, it provides an authoritative environmental performance rating for new and converted or renovated homes, and covers houses, apartments and sheltered accommodation.

Ecological footprint

A tool that works out the amount of land needed to provide a population with all their resources and to absorb all their waste. This can be compared with the capacity of the area to provide natural resources and to deal with the waste and pollution created.

Enabling Development

Development which is acceptable in its own right but generates funds to allow the provision of a strategic development objective of the local planning authority (e.g. the restoration of a building or the construction or renovation of a much needed facility). This term also applies to development of a type or use which is not designated for that specific site on the Proposals Map but that would enable the designated use to be viably implemented (e.g. some housing development on a designated employment site).

Environment

Includes the 'natural' environment (air, water, land, flora and fauna) and 'built' environment (buildings and other structures built by humans).

Environment Agency

The leading public body for protecting and improving the environment of air, land and water in England and Wales.

Green network

A series of interlinked natural green spaces and nature conservation features connecting the urban area, urban fringe and open downland.

Green wedge

A section of undeveloped land that projects into the urban area from surrounding countryside.

Greenfield

Site that has not been previously been built on (includes areas such as playing fields, allotments and countryside).

Grey water

Grey water is the water from sinks, baths, showers, washing machines etc.

Gypsies and Travellers

Gypsies and Travellers are persons of a nomadic habit of life, whatever their race or origin, including such persons who on grounds only of their own or their family's or dependants' educational or health needs or old age have ceased to travel temporarily or permanently, but excluding members of an organised group of travelling show people or circus people travelling together as such.

GVA

Gross Value Added (GVA) is an indicator of economic prosperity. It measures the contribution to the economy of each individual producer, industry or sector.

Health Impact Assessment (HIA)

HIA is a practical approach that determines how a proposal (such as a development scheme or a policy) will affect people's health. Recommendations to 'increase the positive' and 'decrease the negative' aspects of the proposal are produced to inform decision-makers.

Hectare

10,000 m²

Historic Parks and Gardens

Gardens, parks and landscapes whose character reflects the period (or periods) of their design, and sometimes also the style of a particular designer. English Heritage compiles the list on the Register of Parks and Gardens of Special Historic Interest in England.

Home Zone

A Home Zone is a street or group of streets designed primarily to meet the interests of pedestrians and cyclists rather than motorists, opening up the street for social use. It involves creating a street design that makes drivers feel it is normal to drive slowly and carefully. Features often include traffic calming, shared surfaces, trees and planters, benches and play areas.

Hotel Core Zone

An area identified on a Proposals Map within which tourist accommodation would be afforded special protection by planning policy.

Housing Trajectory

The purpose of a housing trajectory is to track the provision of housing supply over the entire lifespan of a development plan and support the plan, monitor and manage approach to housing delivery by monitoring both past and anticipated completions.

ICT

Information & Communication Technology

Index of Multiple Deprivation (IMD)

The index measures seven different types of deprivation relating to: income, employment, health and disability, education, skills and training, housing and services, living environment, and crime.

Key worker

A worker whose services are essential to local communities, who need to live close to those communities and the people they serve. Government guidance targets specific workforce groups such as teachers, nurses, social workers, fire and rescue officers, probation officers and the police.

Legibility

The degree to which a place can be easily understood and traversed.

LGBT

Lesbian, Gay, Bisexual and Transgender.

Lifetime homes

Housing built to standards to cater for various lifestyle stages, e.g. wider corridors to cater for pushchairs and wheelchairs, scope for adaptations for disability needs, needs of the elderly, etc.

Listed Building

A building of national importance due to its architectural or historic interest. They are buildings which have been included in the Statutory List of Buildings of Special Architectural or Historic Interest. The List is compiled by the Secretary of State (Department of Culture, Media and Sport), with advice from English Heritage and other specialist organisations, using agreed national criteria.

Local Area Agreement (LAA)

This sets out priorities for Brighton & Hove over a 3 year period, agreed between the partners of the Local Strategic Partnership and Public Service Board and central government acting through the Government Office for the South East.

Local Nature Reserves

Local authorities can designate Local Nature Reserves (LNRs) under the National Parks and Access to the Countryside Act 1949 through a process that requires consultation with Natural England. Such reserves are specifically managed to promote their special local nature conservation value. LNRs usually create opportunities for people to gain access to, appreciate and become actively involved in conserving nature close to where they live.

Local Transport Plan (LTP)

(Also called the Full Local Transport Plan when it has been approved by the Government). It is the document prepared by the city council which sets out its transport policy and proposals and is prepared in order to bid for Government funding for all forms of transport.

Low Carbon technologies

Technologies that use grid electricity or mains gas to generate heat or power more efficiently. They are called low carbon because they result in lower CO₂ emissions than using mains gas or electricity. These include: geothermal and ground sourced heat pumps (which require electricity to operate pumps); fuel cells (which require electricity to create hydrogen); gas fired CHP; or other district heating systems. The latter two are sometimes referred to as decentralised or localised energy, as they create heat and/or power local to where they are used. These technologies are sometimes referred to as microgeneration, producing heat or energy locally on a small scale.

LSP

The Local Strategic Partnership, known locally as the 2020 Community Partnership, and made up of 32 representatives of bodies or organisations that provide services or whose actions affect quality of life in the city. Responsible for the Sustainable Community Strategy.

Microclimate

Local climatic conditions.

Mitigation measures

Actions to prevent, avoid or minimise the actual or potential adverse effects of a plan, policy, development, project, etc.

Mixed use developments

A development that contains two or more uses e.g. residential, employment, leisure, community uses.

NAP

Neighbourhood Action Plan

National Park

An area designated by the Countryside Agency under the National Parks and Access to the Countryside Act 1949 (as amended). The statutory purposes of National Parks are conservation of the natural beauty of the countryside and promotion of its public enjoyment.

National Playing Fields Association

Organisation with specific responsibility for acquiring, protecting and improving playing fields, playgrounds and play space where they are most needed and for those who need them most.

Natural England

A statutory body formed on 1 October 2006 with the bringing together of English Nature, the landscape, access and recreation elements of the Countryside Agency and the environmental land management functions of the Rural Development Service. Its remit is to conserve and enhance the natural environment, for its intrinsic value, the well-being and enjoyment of people and the economic prosperity that it brings.

Neighbourhood Renewal

A Government initiative aimed at bridging the gap between the most deprived neighbourhoods and the rest of England by tackling five key themes of: poor job prospects; high levels of crime; educational underachievement; poor health; and problems with housing and the physical environment.

Net Density

See Density.

New Deal

See East Brighton New Deal initiative.

New Media

A generic term for the many different forms of electronic communication that are made possible through the use of computer technology. The term is in relation to "old" media forms, such as newspapers and magazines.

Node

A place where activity and routes are concentrated.

Park and Ride

A facility or facilities that provide parking for cars and an interchange for transferring passengers onto public transport, particularly at the approaches to the city.

PCT

Primary Care Trust.

Place shaping

Planning can help to create pleasant, thriving places where people want to live and work in safe and good physical environments with a strong community sense of well-being. Local Development Frameworks - and particularly the core strategies should set out a vision for the future of places which is locally distinctive, together with the strategy for delivering it; create the framework for private and public investment that promotes economic, environmental and social well-being for the area; and be founded on good evidence and have a clear programme for delivery.

Planning Obligations/Section 106 Agreements

Planning Obligations, also known as Section 106 Agreements (under the 1990 Town & County Planning Act), are legal agreements that secure measures and/or controls that could not be achieved by the imposition of planning conditions.

Planning Policy Guidance Notes (PPGs)

Statements of government planning guidance on a variety of topics that must be taken into consideration when preparing development plans or when determining planning applications.

Planning Policy Statements (PPSs)

Statements of government planning policy which are gradually replacing PPGs (see above).

Proposals Map

Map that forms an integral part of the LDF and which identifies sites/areas to which particular policies apply.

Public Art

Public art includes permanent and temporary work, art facilities and arts training. Public art can create and enhance local distinctiveness and help develop a desirable sense of place. They often provide important opportunities to involve the local community and will offer work opportunities to local artists.

Public Realm

This is the space between and within buildings that are publicly accessible, including streets, squares, forecourts, open spaces and public and civic buildings.

Rapid Transport System

The Rapid Transport System is one of four major transport priorities for Brighton & Hove. It is a bus-based system that will enhance the public transport network to cater for increasing travel demand around the city. It will work alongside other modes of public and provide a direct service between key destinations improving access to employment, leisure, housing and economic opportunities for residents and visitors.

Renewable Energy

Term used to describe energy that occurs naturally and repeatedly in the environment - e.g. energy from the sun, wind, water, land, plant material, as opposed to energy derived from non-renewable resources such as that from 'fossil fuels' e.g. coal and oil. Combustible or digestible waste materials are also regarded as renewable sources of energy.

Scheduled Ancient Monument

A statutorily protected building, structure or feature of national importance because of its archaeological and historic interest.

Secured by Design

Secured by Design is the UK Police flagship initiative supporting the principles of 'designing out crime' by use of effective crime prevention and security standards for a range of applications.

SEEDA

South East of England Development Agency. Responsible for producing the Regional Economic Strategy.

SEERA

South East of England Regional Assembly. Responsible for producing the South East Plan.

Sequential approach

The Government's required approach (set out in PPG3) for local authorities to identify suitable land for residential use and buildings for conversion. Re-using brownfield sites within urban areas identified in an Urban Housing Capacity Study is the preferred option, followed by urban extensions and new development around public transport nodes.

A sequential approach is also recommended (in PPS6) for the allocation of land for retail use. The preferred 'retail hierarchy' (in descending order of preference) is: town centre sites where suitable sites or buildings suitable for conversion are available, edge-of-centre sites, district and local centres and only then out-of-centre sites in locations that are accessible by a choice of means of transport.

Sheltered housing

Managed housing units, usually for the elderly with wardens/staff on hand.

Shoreline Management Plan (SMP)

Provides a large-scale assessment of the risks associated with coastal processes and present a long term policy framework to reduce these risks to people and the developed, historic and natural environment in a sustainable manner. An SMP is a high level document that forms an important element of the strategy for flood and coastal erosion risk management.

Sites of Nature Conservation Importance

Sites of Nature Conservation Importance (SNCl)s are designated by local authorities because of their local importance for nature conservation. In addition to the more 'scientific' reasons for designation, the SNCl)s in Brighton & Hove have been chosen on the basis of the real benefits they provide to local communities and have been identified in partnership with national and local nature conservation organisations and local people.

Sites of Special Scientific Interests

(SSSIs) are designated by Natural England (the government nature conservation agency) under the Wildlife and Countryside Act 1981. Such sites are of special national interest by reason of their flora, fauna, geological features or landforms.

Small business

A business with fewer than 50 employees.

Spatial planning

Spatial planning moves focus from a land-use planning approach based on regulation and control of land, to a wider more far ranging approach that aims to ensure the best use of land by assessing competing demands. To this end social, economic and environmental factors are taken into account in producing a policy or decision that promotes sustainable development. These factors can include health, education, employment, crime prevention, leisure, biodiversity, recycling, energy etc.

Special Area of Conservation

SACs are designated by the EC under the EC Directive on the conservation of habitats and wild flora and fauna (The Habitats and Species Directive 1992). The Habitats Regulations 1994 translate the Directive into UK legislation. SACs are outstanding examples of selected habitat types important for the continuing wellbeing and survival of selected non-bird species (birds are protected under their own European legislation). The Directive states that SACs are to be afforded absolute protection subject to 'imperative reasons of overriding public interest'.

SPD

Supplementary Planning Document.

Spectrum

A Lesbian Gay Bisexual and Transgender community forum.

Sport England

Sport England/ English Sports Council is a non-departmental public body under the Department for Culture, Media and Sport. Its role is to provide the strategic lead for sport through advising, investing in and promoting community sport in England.

SSSI

Site of Special Scientific Interest. SSSIs are designated by Natural England under the Wildlife and Countryside Act 1981. Such sites are of national interest by reason of their flora, fauna, geological features or landforms.

Statutory Environmental Bodies

Four Government appointed bodies which give advice and must be consulted for comment upon Sustainability Appraisals. They are: the Countryside Agency; English Heritage; Natural England; and the Environment Agency.

Strategic Flood Risk Assessment (SFRA)

Created to help appraise, manage and reduce flood risk in relation to the location of new development in the city. The SFRA will assess all forms of flooding for the current situation and will also indicate areas that may be at risk in the future taking climate change into account

Strategic View

The line of sight from a particular point to an important landmark or skyline.

Sustainable Community Strategy

Document that sets out the vision and plans of the agencies, organisations and communities who work together through the 2020 Community Partnership to improve the quality of life in Brighton & Hove.

Topography

Description of the features of the land including height in relation to sea level.

Town Centre

Town and District Centres serve community needs for both comparison and convenience goods shopping, together with a range of other services such as banks, building societies, estate agents, cafes and restaurants. The centres are capable of fulfilling an important function as a focus for the community in the area they serve and for public transport.

Townscape

General view, appearance and character of an urban scene/landscape.

Transport Assessment

A process of looking at the impact on transport of a proposed development. Can range from a simple document setting out the movements by different methods likely to arise from a development; to a detailed assessment derived from modelling the likely impact of the transport needs of a development and setting out the steps proposed to deal with it.

UNESCO Biosphere Reserve

Biosphere reserves are sites recognised under UNESCO's Man and the Biosphere Programmes, which innovate and demonstrate approaches to conservation and sustainable development. They share their experience and ideas nationally, regionally and internationally within the World Network of Biosphere Reserves.

Urban Fringe

Area(s) of land on the edge (usually within 2km) of a city or town where urban and rural developments and uses meet.

Urban Grain

General layout, pattern and footprint of buildings and streets as viewed overhead in plan form.

Urban Heat Island Effect

Urban heat island effect is related to higher summer temperatures in urban areas than their rural surroundings. Urban heat island studies refer to the 'urban heat island intensity', which is the maximum temperature difference between the city and the surrounding area. Studies correlating urban population and maximum difference in urban and rural temperatures have shown that there is a very strong correlation between the city size and heat island intensity.

Windfall Site

A site gaining planning permission for a use which was not previously identified for such a purpose in the Local Plan or Site Allocations DPD. This term is normally applied in respect of housing developments on unidentified sites.

Zero carbon development

A development that achieves zero net CO₂ emissions from energy use on site, on an annual basis.

Zero carbon technologies

Technologies that harness non fossil fuel energy to create heat or generate electricity, i.e. sun, wind, and water. They are called zero carbon because they produce no carbon dioxide (CO₂) emissions when producing heat or power. These are also referred to as 'renewable' energy sources (solar thermal, photovoltaics, wind turbines, hydropower and combined heat and power using renewable fuels such as biomass, biodiesel or renewable gas). These technologies are sometimes referred to as microgeneration, producing heat or energy locally on a small scale.

