

For clarity the proposed amended Policy RET3 would read as follows:

A proposal for retail development within a village, ~~or~~ small settlement **or local centre** will be permitted provided:

- a) it is to meet a local need and which helps to sustain local communities; and
- b) it is in keeping with the scale, nature and design appropriate to the character of the settlement or centre.

A Proposals for retail extensions **to** ~~in~~ a local centre will have to meet a) and b) above and will only be permitted where the applicant has demonstrated that no adverse impact will result on town centres in the catchment.

All proposals must meet the General Policy and accord with other provisions of the LDP.