

Title of Report	LOCAL PLAN SUBSTANTIVE REVIEW – DEVELOPMENT STRATEGY	
Presented by	Councillor Keith Merrie Planning Portfolio Holder	
Background Papers	Report to Local plan Committee – 27 October 2021	Public Report: Yes
		Key Decision: Yes
Financial Implications	The cost of the Sustainability Appraisal study is met from existing budgets which are reviewed as part of the annual budget setting process.	
	Signed off by the Section 151 Officer: Yes	
Legal Implications	It is necessary as part of the preparation of the Local Plan to consider reasonable alternatives. The Local Plan Review process as a whole must accord with the legal requirements set out in legislation and guidance.	
	Signed off by the Monitoring Officer: Yes	
Staffing and Corporate Implications	No staffing implications associated with the specific content of this report. Links with the Council's Priorities are set out at the end of the report.	
	Signed off by the Head of Paid Service: Yes	
Purpose of Report	To report the outcome of the Local Plan Committee of 27 October 2021 in respect of the proposed Development Strategy options to be taken forward for consultation as part of the Local Plan review and for Cabinet to confirm whether it supports the proposed approach.	
Reason for Decision	The preparation of the Local Plan is a Cabinet function.	
Recommendations	THAT CABINET CONFIRMS THAT IT SUPPORTS THE RECOMMENDATIONS FROM THE LOCAL PLAN COMMITTEE OF 27 OCTOBER 2021 IN RESPECT OF THE PROPOSED DEVELOPMENT STRATEGY AS PART OF THE LOCAL PLAN REVIEW	

1 INTRODUCTION

- 1.1 The National Planning Policy Framework (NPPF, 2021 paragraph 20) requires that strategic policies in local plans should “*set out an overall strategy for the pattern, scale and design quality of places and make sufficient provision for: a) housing (including affordable housing), employment, retail, leisure and other commercial development ...*”.
- 1.2 Therefore, a key part of the local plan preparation process is to set out a development strategy that identifies both:
- the overall amount of new development that needs to be provided for, principally housing and employment, and
 - where this development should go.

1.3 To address these matters, the Local Plan Committee of 27 October 2021 considered a report in respect of the proposed development strategy. Section 2 of this report provides an outline of the Local Plan Committee report.

2.0 SUMMARY OF THE LOCAL PLAN COMMITTEE REPORT

2.1 The report (attached at Appendix A to this report) outlines:

- how much housing may need to be provided for (the growth options - sections 2 and 4);
- options for how this housing could be distributed across the district (the distribution options - section 5); and
- which of these options should be taken forward for consultation (sections 8 and 9)

2.2 In terms of the growth options, four scenarios were presented ranging from 368 dwellings each year (equating to 6,992 dwellings for the plan period 2020-39) up to 730 dwellings each year (13,870 dwellings for 2020-39). Taking account of projected builds from committed sites, this results in a residual requirement ranging from zero dwellings up to 5,100 dwellings.

2.3 Having regard to a range of factors set out at section 8 of the report it was recommended that two of the options should be taken forward for consultation:

- 512 dwellings each year referred to as High 1 (residual requirement 1,000 dwellings) and
- 730 dwellings each year referred to as High 2 (residual requirement 5,100 dwellings)

2.4 In terms of how development might be distributed across the district, 9 options were developed (section 5 of the report to Local Plan Committee and table 1). The majority of these include a potential new settlement.

2.5 Section 9 of the report then considered each of these options having regard to the results from a Sustainability Appraisal commissioned from external consultants, but also a range of other factors such as deliverability. The outcome was that option 3a under the High 1 scenario and option 7b under the High 2 scenario be taken forward.

2.6 The table below summarises the overall outcome of the assessment and the recommended options to Local Plan Committee

Option No	Description
High 1 scenario (1,000 dwellings)	
Option 3a	Principal Town (500 dwellings), Key Service Centres (300 dwellings) and Local Service Centres (LSC) (200 dwellings)
High 2 scenario (5,100 dwellings)	
Option 7b	Principal Town (1,785 dwellings), New Settlement (1,785 dwellings), KSC (765 dwellings), LSC (510 dwellings) and Sustainable Villages (255 dwellings)

3.0 OUTCOME FROM LOCL PLAN COMMITTEE

3.1 The recommendation to Local Plan Committee was:

THAT THE LOCAL PLAN COMMITTEE AGREES THAT AT THIS STAGE THE FOLLOWING ARE THE PREFERRED OPTIONS AND THAT THESE BE TAKEN FORWARD FOR CONSULTATION

- I) HIGH 1 GROWTH SCENARIO – DISTRIBUTION OPTION 3A; AND
- II) HIGH2 GROWTH SCENARIO – DISTRIBUTION OPTION 7B

3.2 Whilst the committee agreed parts I) and II), they were concerned about the use of the word 'preferred' in the recommendation. Instead, they agreed the following revised wording:

THAT THE LOCAL PLAN COMMITTEE AGREES THAT AT THIS STAGE THAT SCENARIOS HIGH 1 AND HIGH 2 SPAN THE MOST LIKELY GROWTH REQUIREMENT AND, FOR THESE SCENARIOS, DISTRIBUTION OPTIONS 3A AND 7B RESPECTIVELY WOULD BE THE MOST SUITABLE AND THESE SHOULD BE TAKEN FORWARD FOR CONSULTATION.

3.3 The revised wording reflects the uncertain nature of the housing requirements which is linked to the issue of unmet need from Leicester City, currently the subject of ongoing joint work with all the Leicester and Leicestershire authorities, but also the potential impact of economic growth associated with proposals for the Freeport and Development Corporation.

4.0 NEXT STEPS

4.1 As noted at the beginning of this report, setting out a development strategy will be one of the most important tasks which the Local Plan will need to do. Because of its significance, it is considered that it is important that Cabinet is in agreement with the direction of travel agreed by the Local Plan Committee.

4.2 Subject to the recommendations of this report being agreed, then the next step will be to undertake consultation in the New Year with stakeholders on the proposed direction of travel along with other matters listed at section 11 of the Local Plan Committee report, as agreed by the Local Plan Committee.

4.3 In the event that Cabinet is not comfortable with the direction of travel, the matter will need to be referred back to the Local Plan Committee for reconsideration.

Policies and other considerations, as appropriate	
Council Priorities:	<ul style="list-style-type: none"> - Our communities are safe, healthy and connected - Local people live in high quality, affordable homes - Developing a clean and green district
Policy Considerations:	None
Safeguarding:	None discernible
Equalities/Diversity:	The Local Plan Review as an entity will be subject to an Equalities Impact Assessment.
Customer Impact:	None specific
Economic and Social Impact:	The decision, of itself, will have no specific impact. The Substantive Local Plan Review as a whole will Aim to deliver positive economic and social impacts and these will be recorded through the Sustainability Appraisal.
Environment and Climate Change:	The decision, of itself, will have no specific impact.

	The Substantive Local Plan Review as a whole will Aim to deliver positive environmental and climate change benefits and these will be recorded through the Sustainability Appraisal.
Consultation/Community Engagement:	In due course the planning policy considerations outlined in the report will be incorporated in a consultation document for the Substantive Local Plan Review. The consultation arrangements will be governed by requirements in the Statement of Community Involvement
Risks:	A risk assessment for the Local Plan Review has been prepared and is kept up to date. As far as possible control measures have been put in place to minimise risks, including regular Project Board meetings where risk is reviewed.
Officer Contact	Ian Nelson Planning Policy and Land Charges Team Manager 01530 454677 ian.nelson@nwleicestershire.gov.uk