

## NORTH WEST LEICESTERSHIRE DISTRICT COUNCIL

### LOCAL PLAN ADVISORY COMMITTEE – 4 MARCH 2015

Title of report	<b>LOCAL PLAN DESIGNATIONS</b>
Contacts	<p>Councillor Trevor Pendleton 01509 569746 <a href="mailto:trevor.pendleton@nwleicestershire.gov.uk">trevor.pendleton@nwleicestershire.gov.uk</a></p> <p>Director of Services 01530 454555 <a href="mailto:steve.bambrick@nwleicestershire.gov.uk">steve.bambrick@nwleicestershire.gov.uk</a></p> <p>Head of Planning &amp; Regeneration 01530 454782 <a href="mailto:jim.newton@nwleicestershire.gov.uk">jim.newton@nwleicestershire.gov.uk</a></p> <p>Planning Policy Team Manager 01530 454677 <a href="mailto:ian.nelson@nwleicestershire.gov.uk">ian.nelson@nwleicestershire.gov.uk</a></p>
Purpose of report	To outline for Members some of the various designations which are likely to be included in the draft Local Plan.
Council Priorities	<p>These are taken from the Council Delivery Plan:</p> <p>Value for Money Business and Jobs Homes and Communities Green Footprints Challenge</p>
Implications:	
Financial/Staff	None
Link to relevant CAT	None
Risk Management	A risk assessment of the project has been undertaken and is available for members to view. As far as possible control measures have been put in place to minimise these risks, including monthly Project Board meetings where risk is reviewed.
Equalities Impact Screening	None
Human Rights	None

Transformational Government	Not applicable
Comments of Head of Paid Service	The report is satisfactory
Comments of Section 151 Officer	The report is satisfactory
Comments of Deputy Monitoring Officer	The report is satisfactory
Consultees	Local Plan Project Board
Background papers	The adopted Local Plan which can be viewed at <a href="http://www.nwleics.gov.uk/pages/local_plan">www.nwleics.gov.uk/pages/local_plan</a>
Recommendations	<b>THAT MEMBERS NOTE AND COMMENT ON THE SUGGESTED DESIGNATIONS TO BE INCLUDED IN THE LOCAL PLAN</b>

## 1.0 BACKGROUND

- 1.1 A key part of the new Local Plan will be to identify on a policies map (referred to in the National Planning Policy Framework as a proposals map) any policy designations which are to apply to a specific site or area.
- 1.2 The purpose of this report is to outline for Members those designations which it is suggested should be included as part of the new Local Plan. Those areas which are the subject of a designation on the proposals map will require a corresponding policy within the Plan itself.

## 2.0 AREA DESIGNATIONS

- 2.1 The following designations are suggested:

<b>Designation</b>	<b>Comment</b>
National Forest	This will identify that part of the district which lies within the National Forest and will be as the existing Local Plan.
Charnwood Forest	This will identify that part of the district which lies within the Charnwood Forest. This will be based upon the agreed area for the Charnwood Forest Regional Park as identified at Appendix A.
River Mease Special Area of Conservation	This will identify the extent of the river Mease Special Area of Conservation, which is restricted to the river Mease and part of the Gilwiskaw Brook.

<b>Designation</b>	<b>Comment</b>
River Mease Special Area of Conservation policy area	This will identify the extent of the area to which the river Mease policy area will apply and is based on the river Mease catchment area which includes most of the south-west part of the district around and including Ashby de la Zouch and Measham.
Sites of Special Scientific Interest	Areas identified by Natural England for their ecological significance.
Limits to Development	These define the settlement boundaries and have previously been considered at meetings of the Advisory Committee.
Countryside	This will apply to areas outside of the Limits to Development including those settlements without limits to development.
Town Centre boundaries	These will define the extent of the various Town Centres as previously considered at meetings of the Advisory Committee.
Town Centre policy areas	These will include any Primary Shopping Areas, Primary Frontages and Secondary Frontages.
Areas of Separation	These will identify any areas which are to be subject to any specific policy which seeks to ensure the maintenance of separation between specified settlements. This is considered in more detail below.
Route of the Ashby Canal	This will identify the route of the former Ashby Canal which is to be protected in order to enable its potential restoration.
National Forest line	This will apply to the Leicester-Burton railway which passes through the district in order to enable its potential reopening.
East Midlands Airport	This will identify the extent of the airport operational area. In addition, Public Safety Zones (areas at the ends of the runway where certain types of development are not permitted) and the extent of the Safeguarded Area (within which certain types of development have to be subject to consultation with the airport) will be identified.
Donington Park	This will identify the extent of the policy area which seeks to control the type of development at Donington Park.

2.2 In addition to the above, site specific proposals for development, such as housing, employment and retail, will also be identified on the policies map.

2.3 In terms of Areas of Separation, the adopted Local Plan identifies five such areas (Policy E21). These areas are:

- (a) *Hugglescote - Ellistown;*
- (b) *Ibstock – Heather;*
- (c) *Coalville – Ravenstone;*
- (d) *Donisthorpe – Moira; and*
- (e) *Hemington - Castle Donington.”*

- 2.4 These areas are outside of the Limits to Development but importantly, are not also designated as countryside. Following a detailed review of these areas it is concluded that it would be more appropriate to not designate these as Areas of Separation in the new Local Plan but instead to designate them as countryside. The issue of maintaining separation would be included as part of the countryside policy where it would be one of a number of considerations. It is considered that this afford these areas, as well as other areas not currently identified as Areas of Separation, more than sufficient protection in respect of separation issues.
- 2.5 Members will recall that as part of the Core Strategy it was proposed to designate the eastern and central parts of what are currently designate as the Green Wedge between Coalville and Whitwick as Areas of Separation. It is proposed that these still be designated as Areas of Separation as they cannot be regarded as areas of countryside as they are within the built up area surrounded by development and so are within the suggested Limits to Development. In these circumstances, if this area is to be protected from development in accordance with the previously expressed views of both the Council (in the Core Strategy) and the local community, it will be necessary to apply a suitable policy that makes this clear. It is considered that designating them as Areas of Separation makes the purpose of such a designation clear i.e. it is to ensure that Coalville and Whitwick retain their separate identify.