

REPORT TO	DATE OF MEETING
Cabinet	02/04/14

Report template revised June 2008



SUBJECT	PORTFOLIO	AUTHOR	ITEM
Supplementary report Update on the Central Lancashire Gypsy and Traveller accommodation assessment and the adoption of the Site Allocations Development Plan Document	Strategic Planning and Housing	Helen Hockenhull	9

SUMMARY AND LINK TO CORPORATE PRIORITIES

Since the Cabinet report was prepared a further letter has been received from the Planning Inspector. This refers to the Government's new Planning Policy Guidance published on 6 March 2014. The Inspector suggests that the Council may like to consider the implications of this guidance on the policies in the Site Allocations Development Plan Document. She suggests a number of changes to policies relating to Village Development (Policy B2) and retail uses (Policies E3,4 and 5) which may be consulted upon at the same time as the main modification relating to gypsy and traveller matters.

This report links directly to the Council's corporate priorities of a prosperous Central Lancashire, a clean, green and safe Borough and strong and healthy communities.

RECOMMENDATIONS

Additional recommendations c) and d) to the Cabinet report as follows:-

That Cabinet

c) endorse the additional modifications as detailed in this report for consultation for a period of 6 weeks and subsequent submission to the Planning Inspectorate;

d) give delegated authority to the Strategic Member for Planning and Housing in consultation with the Planning Manager for any other minor modifications to the Development Plan Document as considered necessary in light of the recently published Planning Practice Guidance.

DETAILS AND REASONING

A further letter dated 1 April 2014 has been received from the Planning Inspector regarding the Site Allocations Development Plan Document (DPD). She refers to the Government's new Planning Practice Guidance published on 6 March 2014 which provides additional guidance to the National Planning Policy Framework (NPPF), and suggests that the Council give consideration to the extent that this new guidance affects the content of the plan. The Inspector recommends some further additional modifications to the text of policies in the document which should be consulted on at the sometime as the Main modification regarding Gypsy and traveller matters.

These changes relate to Policy B2 - Village Development. The new guidance confirms that a blanket policy restricting housing development in some settlements and preventing other settlements from expanding should be avoided.

This new guidance also refers to reforms relating to the flexibility of changes of use and the Inspector suggests changes to policies E3, 4 and 5 to achieve this flexibility. The proposed changes to policy wording are attached in Appendix 1.

The Inspector suggests that the Council may wish to consider the need for any further minor changes to the DPD in light of the new guidance and it is requested that this be delegated to the Strategic Member for Planning and Housing in consultation with the Planning Manager. It is still proposed that the consultation on these modifications takes place week commencing 7 April 2104 for a period of 6 weeks.

WIDER IMPLICATIONS

In the preparation of this report, consideration has been given to the impact of its proposals in all the areas listed below, and the table shows any implications in respect of each of these.

FINANCIAL	There will be preparation costs for documents and these will be contained within the current Local Plan revenue estimates and the production of joint documents is more cost effective than acting alone. In the case of the further work on the GTAA this will be on a joint basis with Chorley Council and Preston City Council, for economies of scale
LEGAL	The preparation of the DPD complies with the relevant legislation. Once endorsed it will become a material planning consideration
RISK	The preparation of the LDF including the Site Allocations DPD has been risk assessed as part of the local development scheme and is subject to annual review
THE IMPACT ON EQUALITY	An Equality Impact Assessment has been undertaken as part of document preparation.
SUSTAINABILITY	A Sustainability Appraisal has been undertaken as part of the document Preparation.

<i>Asset Management</i>	<i>Corporate Plans and Policies</i>	<i>Crime and Disorder</i>	<i>Efficiency Savings/Value for Money</i>
<i>Equality, Diversity and Community Cohesion</i>	<i>Freedom of Information/ Data Protection</i>	<i>Health and Safety</i>	<i>Health Inequalities</i>
<i>Human Rights Act 1998</i>	<i>Implementing Electronic Government</i>	<i>Staffing, Training and Development</i>	<i>Sustainability</i>

BACKGROUND DOCUMENTS

Site Allocations DPD Partial version – November 2013

GTAA – December 2013