

Central Lancashire Local Plan

Issues and Options

Consultation

November 2019



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Foreword

Our Councils have a long track record of working together to improve the quality of life of the residents of Central Lancashire. As a partnership, we are looking for your views and ideas about the new Central Lancashire Local Plan, which will shape the future of the Central Lancashire area over the next 15 years.

In that time, the population will grow. We need to ensure that we provide sufficient facilities to accommodate this growth. But we need to ensure that development coming forward is sustainable and addresses the impacts and challenges of climate change.

We need your help to decide what type of homes, jobs and community facilities will be needed and where they should go. We also need to think about how enough school places, critical services and leisure facilities can be provided. Other challenges include making sure that our town and city centres are attractive and vibrant, and getting around needs to be made easier and healthier. Central Lancashire also contains a number of special places which need protecting.

So, we need your ideas about when and where homes, services and facilities should be located, and when they should be provided. We need to know what you think the key priorities are for our area.

We are looking forward to hearing what you think and thank you for your interest in the future of our area.



Councillor Matthew Brown
Preston City Council



Councillor Alistair Bradley
Chorley Council



Councillor Paul Foster
South Ribble Borough Council

Please let us have your comments by answering our survey questions in Citizen Space here:

<https://centrallocalplan.citizenspace.com/>

1. Introduction

What is this consultation about?

- 1.1 We need your help to make sure we have a plan for Central Lancashire that creates good quality places to live, work and relax over the next 15 years. People need good quality homes and these can improve the health of communities. We need you to tell us how we can improve our area for future generations and reduce the impacts of climate change by being carbon neutral by 2030.
- 1.2 We want to find out how you think people's quality of life can be improved. How do we encourage people to use their car less and make walking and cycling everyday choices? Without your ideas we cannot create a plan that meets the needs of local people and businesses.

Why do we need to review our existing policies?

- 1.3 We need to have a Local Plan in place that is up to date and in line with national planning policy. The existing Core Strategy and 3 councils' Local Plans were all adopted before recent changes were introduced. They changed how we deal with issues like the number of homes we need to provide; how we protect and improve the environment and managing climate change.
- 1.4 So, we need to create a plan that guides development and ensures that we deliver the right number of homes, jobs and infrastructure our communities need. It also means development will take place in the right places and is sustainable.
- 1.5 To deliver this it makes sense to have one Local Plan for the 3 councils which will include all policies required to guide development over the next 15 years.
- 1.6 Once the new Local Plan is adopted, any Neighbourhood Planning bodies will need to consider whether their Local Neighbourhood Plans need to be updated. There are currently three Neighbourhood Plans in Central Lancashire which are:
 - Inner East Preston Neighbourhood Plan 2015 (Preston City Council)
 - Penwortham Town Neighbourhood Development Plan 2017 (South Ribble Borough Council)
 - Broughton-In-Amounderness Neighbourhood Plan 2018 (Preston City Council).

How you can respond to this consultation

- 1.7 In this digital age, most people find it quick and easy to use their smart devices. We encourage you to do the same with this consultation because it will be much easier for

us to understand what you want to tell us. You can give us your views here: <https://centrallocalplan.citizenspace.com/>. You can also go to your local library to look at this consultation and to get help to respond online.

- 1.8 For more information about events where you can come and talk to us please see our webpage <https://centrallocalplan.lancashire.gov.uk/> or contact the Central Lancashire Local Plan team on 01257 515555.
- 1.9 If you would prefer to submit your response in writing, please ensure you make it clear which questions you are responding to in your submission. You can send these to us by emailing us at CentralLancashirePlan@chorley.gov.uk

Or in writing to:

Issues and Options Consultation
Central Lancashire Local Plan Team
Civic Offices
Union Street
Chorley
PR7 1AL

- 1.10 You can submit your response until 23.59 hours on Friday 14th February 2020.

The plan-making process

- 1.11 Developing a new Local Plan involves several key stages as set out by national policy. The chart below provides details of the process including the estimated timescales (which are subject to change). Issues and Options is the first stage of this process.



Figure 1: Central Lancashire Local Plan Process

- 1.12 We are required to undertake a number of assessments throughout development of the Plan. These look at the social, environmental, economic, health and equality impacts of its policies and proposals. A Scoping Report has been prepared which sets out the framework for assessing the Local Plan and this was consulted on during August and September 2019.
- 1.13 In addition, we also need to undertake an assessment of the impact of the plan on habitats and protected species.

What happens next?

- 1.14 Following the close of this consultation, we will consider all the comments received and publish a document summarising the results which will be used to help shape our Plan. The feedback we receive will be published along with our responses and a draft new Local Plan in a Preferred Options document.
- 1.15 This Issues and Options consultation is the first stage of preparing the Local Plan, and we will be working on this over the coming months and years, during which time there will be more chances to get involved.

2. Vision and Objectives

What are we aiming to achieve?

- 2.1 We need to develop a vision for the Local Plan which sets out how we want to see the area grow and evolve over the next 15 years. This will be different for everyone, but common themes will be shared by all. We need a vision which reflects that changes will happen, and we want to manage that to achieve the best outcome for Central Lancashire.

Our Vision for Central Lancashire is:

By 2036 Central Lancashire will lead **sustainable** development in the region. It will make the most of its economic, cultural, heritage and natural assets and be at the forefront of tackling and adapting to the impacts and challenges of **climate change**. Recognising this, the councils will seek to be carbon neutral by 2030.

The areas of Preston, Chorley and South Ribble will continue to benefit from a growing economy and be **attractive to both new and existing investors and visitors**, taking advantage of retail, heritage, education and high-quality city and town centres. Its cutting-edge technology and engineering sectors, including the aerospace industry, will **continue to invest** in the success of their businesses in the area, and this will continue to enhance our region's economy. **Skills and education attainment** will continue to improve, made possible by high quality education offered across the area and the continued success of UCLAN. Central Lancashire will continue to thrive on its creativity and entrepreneurial flair and offer opportunities for graduates which will help to retain these skills to drive a **flourishing globally connected economy**.

Connections will improve access across Central Lancashire by prioritising **sustainable transport** including walking and cycling to link town and city centres with their wider areas, alongside other destinations. Overall, Central Lancashire will be a place where people and businesses thrive and a place where people will want to work, live and visit.

New development will take place in a manner that mitigates against and adapts to the cause and impacts of climate change. It will take account of flood risk, be **energy efficient and of high design quality**, championing outstanding new architecture, making efficient use of resources and enabling waste prevention. It will respect and where appropriate reinforce local character and the relationships between buildings and their wider surroundings. Central Lancashire will be served by efficient **infrastructure** including transportation, utilities and communications.

Preston's strategic role will be fulfilled as a regional city and a major economic driver for Central Lancashire and its surrounding areas, providing high quality retail, cultural and entertainment offer. Preston will continue to operate as a successful regional centre and a place where people choose to live and work, providing opportunities for both rural and city centre living.

Chorley will continue to provide opportunities for enterprise to thrive and businesses to grow building on past success. It will continue to make the most of its natural assets through links to open countryside and outstanding parks; providing attractive, prosperous and welcoming places to live.

South Ribble will continue to boost economic growth and draw on the success of the area's diverse economic offer. The importance of its Green links between its discreet towns and villages will be enhanced, as well as improved accessibility to the surrounding areas promoting better health and well-being.

The residential **neighbourhoods** of Preston, Chorley and South Ribble will be attractive places to live, reflecting their individual historic and cultural heritage and enhancing their **local distinctiveness**. Our communities will continue to recognise and welcome the **diversity** within them, with residents living in high quality and well designed, **low carbon housing** with a balance of housing types and tenures provided. Our **Local centres** will serve as **vibrant and accessible focal points** for communities, providing a range of shops, experiences, community services and facilities to meet the day-to-day needs of residents as well as providing opportunities to enhance and develop small business and **protecting the character** of rural villages. In Preston those most in need of a suitable home will be the priority, and the economic environment in the City will be harnessed to ensure prosperity for everyone through a **commitment to community wealth building**. Neighbourhoods across Central Lancashire will be safe, clean and sustainable with **healthy, highly skilled and diverse communities**. Residents will have easy access to **public services, good jobs and decent, high quality affordable homes**.

Proposed Central Lancashire Local Plan Objectives

2.2 These are our proposed objectives for delivering our vision for Central Lancashire. They will run throughout our policies and shall be the basis of how we will measure our success as we implement our Plan for the three boroughs.

Theme	Objective
Climate Change and Resource Management	O1. To ensure new development is resilient to and mitigates against the effects of climate change by achieving our goal to be carbon neutral by 2030; by reducing vulnerability to flooding; promoting development that minimises natural resource and energy use; reduces pollution and incorporates sustainable construction practices, including water efficiency measures.
Infrastructure and sustainable communities	O2. To focus development at accessible and sustainable locations which make the best use of existing infrastructure, facilities and services wherever possible, and ensure that any necessary improvements are brought forward in a co-ordinated and timely manner.
Sustainable Travel	O3. To ensure all new development delivers a design which puts active travel and sustainable modes (cycling, walking and public transport) ahead of the private car, and makes efficient use of the existing transport infrastructure and improves accessibility especially east-west links.
Housing	O4. To provide a mix of housing types and sizes to create healthy, vibrant, safe and sustainable communities that deliver the City Deal and meet the changing housing needs of Central Lancashire's population, and support a range and variety of tenures alongside a range of

	family homes and any potential need for the Traveller community, with affordable housing delivery being a high priority.
Economic Growth & Employment	O5. To provide a range of employment and economic growth opportunities in sustainable locations, prioritising community wealth building, and building on the infrastructure improvements within City Deal, to support the growing population and attract inward investment.
Education & Skills	O6. To build on the existing education, training and skills attainment at all levels including vocational and apprenticeships, through provision of high-quality education facilities and training opportunities offered across the area.
Local Distinctiveness	O7. To protect and enhance the rich diversity of the character and appearance of Central Lancashire's landscape and townscape, maintaining and strengthening local distinctiveness and sense of place.
Design	O8. To create the highest quality design which is sustainable, accessible, safe and promotes a sense of place through the design of the built form; the relationship of buildings with each other and the spaces around them, and which responds positively to the prevailing character of the area.
Built Environment Assets	O9. To protect and enhance the significance of the buildings, sites and features of archaeological, historic or architectural and cultural/artistic interest and their settings, and ensure new buildings, spaces and places are designed to the highest quality.
Natural Environment Assets	O10. To conserve and enhance the natural environment including designated and undesignated landscapes and biodiversity and promote a connected green infrastructure network that plays a role in managing flood risk, delivers net gains in biodiversity and improves access to nature.
Health & Well-Being	O11. To ensure that all development makes a measurable contribution to the reduction of health inequalities, whilst improving social inclusion and equal opportunities. Development shall also promote healthy lifestyles to maximise health and well-being.

Table 1: Central Lancashire Local Plan Objectives

1) Will the Vision and Objectives deliver the Central Lancashire you want to see?

2) **If not,** what changes would you like to see?

3. Delivering Homes

- 3.1. Providing new homes is an important issue for us all. The type and quality of homes that are available can have a direct impact on the local community and the health of our residents. Central Lancashire will offer homes that enable communities to thrive; where young people can stay in the community where they grew up, when they want to rent or buy their own home. Likewise, older people can stay at home for longer, as their homes are designed to be easily accessible and adaptable. Affordable housing is a key priority, delivering new homes for social or affordable rent is essential to tackling inequality and improving the life chances of those who fall into homelessness, including young people and children.
- 3.2. Central Lancashire is a diverse area, with a mix of urban and rural parts and whilst we are a single housing market area, with people moving across our boundaries, we are three distinct boroughs. For this reason, there may occasionally be a need for different approaches, for example when looking at the density of new homes or types provided, or where we locate development. In addition, we also need to consider how small sites can come forward for development.

3) How can we make sure the homes we plan for meet the needs of everybody?

The number of homes

- 3.3. The method used to work out how many homes are needed in a local authority area changed recently with the government introducing the 'standard housing method' which uses a set formula.
- 3.4. It is likely that the number of homes we must deliver for this plan period of 2021-2036 will be different to our existing policy. This currently requires the three authorities to deliver a total of 1,341 homes a year, over the plan period¹.
- 3.5. The formula for the standard housing method means that the actual number of

¹ See Housing Land Statements:

Preston – Housing Land Position At 31st March 2019

<https://www.preston.gov.uk/yourservices/planning/planning-policy/monitoring/>

Chorley - Housing Land Monitoring Report: April 1st 2018 to March 31st 2019 - (May 2019)

<https://chorley.gov.uk/Documents/Planning/Planning%20Policy/Housing%20Land%20Monitoring%20Report%202019%20new.pdf>

South Ribble – Housing Land Position incorporating update to Strategic Housing Land Availability Assessment – At 31st March 2019

<https://www.southribble.gov.uk/sites/default/files/Housing%20Land%20Position%20and%20SHLAA%20-%202018-19%20-%20FINAL%20-%20App%204%20amended%20Aug%2019.pdf>

dwellings required changes annually, in line with population changes and the ratio of income to house price changes. At the time of producing this document, the figures were:

Preston	Chorley	South Ribble
<u>Homes Per year</u>	<u>Homes Per year</u>	<u>Homes Per year</u>
241	579	213

3.6. The government see these as a starting point for the planning process rather than a compulsory target but consider that it is only in exceptional circumstances that a different method could be used. Therefore, as a starting point, 1,033 houses would need to be provided every year across Central Lancashire, which over the 15-year plan period would be 15,495 houses. The three councils are still looking into the number of homes we need in Central Lancashire and how these will be spread across Preston, Chorley and South Ribble. We will have more information about this when we next consult with our communities.

4) How can the Local Plan ensure enough homes are provided so everyone has somewhere to live?

5) Do you think the Local Plan should plan for the minimum number of homes needed, but should aim to deliver more if it can?

Distribution of homes

3.7. Preston, Chorley and South Ribble Councils have agreed to work together to agree where new homes are needed, taking account of things like investment in roads and employment sites, and locations where new jobs can be created.

6) Where do you think new homes should be provided in Central Lancashire? Please be as specific as you wish.

What happens if we do not have enough land?

3.8. We are at a very early stage of preparing our new Central Lancashire Local Plan and therefore it is too early to say if we will be proposing to suggest or allocate sites within the Green Belt, (or Sites of Scientific Interest (SSSIs) or Open Countryside etc.) for development.

3.9. National policy sets out a very clear framework as to the strict criteria to be applied when deciding to allocate sites within the Green Belt, so our starting point must be to

look at whether additional housing can be accommodated on brownfield land.

- 3.10. Over half (50.2%) of Central Lancashire is designated as Green Belt, with Chorley having the highest proportion of land covered by the designation. The designation restricts the type of development which can take place and generally requires special circumstances to be demonstrated where development is proposed.
- 3.11. It will be for a future consultation to determine if and when there is a need to consider looking at sites within the Green Belt.

Meeting the housing needs of particular groups

- 3.12. Students, older people and Gypsy and Travellers are some of the specific groups we must consider and plan housing for, as part of plan-making. We are currently gathering evidence as to what we need to do to ensure the needs of all groups are considered in our new Local Plan.
- 3.13 Preston City Council has recently published a study into student accommodation in the City, which finds that the supply of purpose built accommodation significantly outstrips demand. It is also the case that the University of Central Lancashire (UCLAN) is not currently planning for future growth in student numbers. As a result, the Council has produced a policy note with the intention of requiring any applications for more purpose-built student accommodation outside of the campus area to fully demonstrate that there is sufficient demand.
- 3.14 Going forward there are various options which could be pursued in the Local Plan to deal with this issue.

7) Do you think there should be no new purpose-built student accommodation in Preston?

8) Do you think we should identify a student zone, centred around the UCLAN campus, where new purpose-built student accommodation could be built and resist it elsewhere?

9) Or do you think there is another way this can be dealt with?

- 3.15 A Study into the requirements of Gypsy and Travellers has also been produced. This identifies a need for a replacement site for the unauthorised site in Preston. The majority of the provision required can be catered for by the progression of existing sites. However, one site in Preston, at Rosemary Lane (PR4 0HF) is unauthorised. If this site were to be authorised, then that would mean that a replacement site elsewhere in Preston would be able to be much smaller.

10) Should the existing unauthorised Gypsy and Traveller site at Rosemary Lane in Preston be authorised for use by Gypsies and Travellers, or should a larger site be found somewhere else?

11) If a larger site should be found, where do you think it should be?

3.16 The Study also says that there is a need for a facility to accommodate communities travelling through the area, and this could be within any of the three authorities. This would be a “Transit Site”, which allows communities to stay temporarily on a site for a period of up to three months.

12) Where could a transit site be located?

4. Economic Growth, Employment, Education and Skills

Economic growth

- 4.1 Central Lancashire has a thriving economy and excellent higher education facilities, along with nationally important industries. Preston is the largest centre of population, work and town centre uses in Central Lancashire, and Preston city centre is the key driver of the Central Lancashire economy. These characteristics, together with general performance against overall quality of life indicators, along with strong access to key public transport hubs and the strategic road network; attract new businesses, talent and investment in the area. The Local Plan will assist in creating the conditions for our economy to continue to grow. It will do this by encouraging businesses of all types and sizes to establish, thrive and grow in Central Lancashire; and those businesses will invest in jobs, education, skills and development at sustainable locations. The Local Plan will include flexibility to help our high streets to evolve and adapt to challenging times.
- 4.2 Our high streets should better reflect changing aspirations and needs, and be enhanced as vibrant, attractive places to live, work and relax within a high quality environment and public realm. Central Lancashire has a business survival rate that is up to 5% lower than the England average². We are looking to improve broadband, business start-up and five year survival rates to boost our local economy and to contribute to a flourishing globally connected economy. Central Lancashire contains a number of internationally competitive businesses which act as a means of attracting new businesses and investment in the area. These are from sectors including: aerospace; digital; IT; health and advanced engineering and manufacturing sectors; energy and creative and business support industries. These are sectors which we need to support, develop and help to expand to contribute to meeting the government's Grand Challenges of the UK Industrial Strategy.

Employment land

- 4.3 To help understand what is needed a Central Lancashire Employment Land Study Update (2019) has been prepared. This looks at the existing supply of employment land against future predicted requirements.
- 4.4 The Study Update identifies that each authority requires additional land for local needs to 2036. The amount of land required is:
 - Chorley – 37.18 hectares (ha) further need
 - Preston - 22.54 ha further need
 - South Ribble – 43.72 ha further need.

Central Lancashire Total - 103.44 ha further need.

² Source: Lancashire LIS Evidence Base, May 2019.

- 4.5 South Ribble contains two strategic land allocations – the Cuerden Strategic Site and the Samlesbury Enterprise Zone. These are strategic locations, to be marketed primarily to companies outside of Central Lancashire and, in the case of the Enterprise Zone, to specific sectors outside Lancashire. Therefore, they are distinct from the established local supply, because they are meeting a separate strategic requirement. This means that local needs cannot be met by these sites.
- 4.6 Preston City Centre and Inner East Preston comprise the Central Preston Strategic Location, which is one of the main locations in Central Lancashire where major economic growth and investment is focused.
- 4.7 The Study Update also identifies gaps in provision which the Local Plan will need to address as follows:
- Chorley – Larger B8³ options. Some 13.55 ha of primarily B1(a) office land is also required
 - Preston – Preston needs more sites suited for B1(a) offices and B8 warehousing, but has more than sufficient land allocated for B1(c)/B2 uses, with any oversupply likely focused in North East Preston (where land will also suit B8 options)
 - South Ribble – Sites suiting both larger B2/B8 uses and B1(a) offices.
- 4.8 The specific need for office space, using previous take up as a guide is:
- Chorley – 13.55 ha = 52,849 sqm at 3,900 square metres (sqm)/ha
 - Preston – 22.33 ha = 87,087 sqm at 3,900 sqm/ha
 - South Ribble – 24.97 ha = 97,383 sqm at 3,900 sqm/ha.
- 4.9 However, it is important to note that modern businesses may have different space, flexibility and business environment requirements than traditional employment uses.
- 4.10 For Central Lancashire to remain a competitive location for economic growth, the optimum choice of scale, sustainable locations and type of sites and premises should be delivered at places that are convenient, attractive and safe to travel to.
- 4.11 The safeguarding and provision of a range of appropriate education, training and skills attainment opportunities for residents of all ages, and of related infrastructure and amenities, are important to sustain and further support economic growth in Central Lancashire.

13) Are there any other types of economic growth the Plan should be planning for?

14) Where should the distribution and priority locations for economic growth be in Central Lancashire?

³ Please see Glossary for explanation of Use Classes.

Employment, education and skills

- 4.12 Despite Central Lancashire's strengths, some areas of the economy are underperforming and not reaching their full potential. More needs to be done to change this. For example, the ageing population means that we also have an ageing workforce. We need to continue to be able to attract younger people to live and work here. We also need more employment opportunities available (at the right qualification and skills level) that are attractive to our graduates.
- 4.13 We need to create the local economic conditions, business environment and enhance linkages with economic development to encourage investment and development. This will generate jobs, apprenticeship and training opportunities and community wealth building at all levels. In order to attract employers and ensure continued economic growth in Central Lancashire and for people to access higher skilled jobs, the skills gap will need to be addressed.

15) What kind of jobs would you like to see created in Central Lancashire?

- 4.14 Lancashire County Council are responsible for the provision of schools in Lancashire and we are required to work with them to plan for the number of school places, both primary and secondary, in addition to other educational provision during this plan period. Lancashire County Council have a published methodology for forecasting the future need for school places and they will use this as we develop this Local Plan, to ensure we are planning for the increase in school places which arises from the new development. This will inform future investment in schools including the location for any additional provision.
- 4.15 The change in demand for school places presents an opportunity through the Local Plan process to review school provision. Consideration could be given to how school sites could provide better facilities and may provide opportunities at some vacant sites, (if they arise), for redevelopment for alternative uses such as new homes.

16) Do you have any views about school provision in Central Lancashire?

17) How can the Plan help deliver enough job opportunities for apprentices and graduates?

Town centres

- 4.16 City/town/local centres are at the heart of community life and play a key role in shaping peoples' perceptions of an area. Attractive, vibrant and prosperous centres can be the key to attracting growth and investment into the wider area. Equally, declining centres can have the opposite effect.
- 4.17 Updated retail and leisure studies have been prepared for Central Lancashire and these will inform the policies to be developed. The studies include proposed amendments to

the boundaries of city/town/local centres, based on the findings of detailed centre health checks⁴, covering matters as set by national planning guidance.

- 4.18 The boundaries of Preston city centre and its primary shopping area are defined on the City Centre Plan Policies Map. These boundaries have been reviewed in the 2019 Preston Retail and Leisure Study, which recommends changes to them. Consistent with the current approach in Preston, the study does not recommend the designation of primary and secondary frontages in Preston. The study recommends a minor boundary extension to local centres at New Hall Lane, Plungington Road and Ribbleton Avenue to include additional shops, and a minor contraction of the centre at Ribbleton Lane to exclude a small cluster of vacancies. It also assessed Broughton Village Centre and Northway Village Centre, which are centres identified in the Broughton-in-Amounderness Neighbourhood Plan, as at most performing the function of neighbourhood centres. Therefore, a formal boundary is not suggested for these centres because they are not recommended for inclusion in the Central Lancashire retail hierarchy and their small scale and limited function is below that of the local centres in Preston.
- 4.19 For South Ribble this includes changes to the Leyland Town Centre boundary. The Primary Retail Frontages in Leyland would remain the same, with an extension to the primary shopping area to form a secondary retail frontage, to include all of Hough Lane. There are minor changes proposed to the boundaries of the 4 district centres, with no primary retail boundaries proposed. There are no proposed changes to the existing boundaries of the Local Centres in the Borough.
- 4.20 For Chorley this includes a change to Chorley's Town Centre boundary and Primary Shopping Area. It is also proposed that the existing primary and secondary frontages are not included, to encourage a more positive and flexible approach to planning for the future of the town centre, due to the rapid changes taking place in the retail and leisure industries. There are proposed changes to a number of the district and local centre boundaries including the deallocation of four local centres as they are only providing limited retail, service and leisure facilities and are not performing their local centre function. In all cases, residents still have access to amenities in proximity of these centres.
- 4.21 The changes proposed by the studies are attached as Annex 6.

18) How do you think we can make our town centres better?

19) Do you have any comments to make on the proposed revisions to town centre boundaries in Annex 6?

- 4.22 We need to ensure our Local Plan safeguards and enhances the health, diversity and resilience of centres that also allow for growth in city centre living and city centre jobs.

⁴ NPPG Paragraph: 006 Reference ID: 2b-006-20190722 sets these out.

This will help to support the retail, services, cultural, tourism and leisure functions of Preston city centre.

- 4.23 Our local centres should include provision for local shops, amongst other uses, in order to maintain their key function and role in the retail hierarchy and to contribute to shorter, more sustainable journeys. However, retail requires co-location with complementary uses to sustain a thriving centre in respect of changing retail, leisure and economic trends. Therefore, some flexibility will need to be allowed for to accommodate changes of use to alternative uses where appropriate. Policies will need to make clear which uses will be appropriate in principle in each type of centre and within each part of the city centre, whilst taking into consideration the current flexibility of the government's use classes categories and that some modern business models are more fluid than this. Preston city centre needs to achieve a greater mix of evening leisure uses and has scope to increase its food and beverage offer. There are identified gaps in the provision of small convenience stores and for a food store to serve the Cottam Strategic location and North West Preston, which contain proposed centres that have not yet been delivered to support housing growth in these areas.
- 4.24 Alterations to the Retail Hierarchy (as was set out in Figure 13 of the Core Strategy) are proposed and are shown in Figure 2. Further details regarding the retail hierarchy are set out in Annex 6. Buckshaw Village in Euxton is no longer a proposed Centre as it has been established. The following are to be added as Tier Four - Local Centres:

Preston	Chorley	South Ribble
North West Preston (various centres) Blackpool Road / Woodplumpton Road (Lane Ends) Longsands Lane Miller Road New Hall Lane Plungington Road Ribbleton Avenue Ribbleton Lane Sharoe Green	Balshaw Lane Bolton Street Bury Lane Carrington Centre Chorley Road Pall Mall Collingwood Road Coppull Croston Eaves Green Road Eaves Lane (North) Eaves Lane (South) Clayton Brook Hall Gate Harpers Lane Lancaster Lane Market Place Mawdesley Runshaw Lane School Lane Steeley Lane Water Street Wheelton	Farington Earnshaw Bridge Seven Stars Kingsfold New Longton Walmer Bridge Higher Walton Walton-Le-Dale Gregson Lane

Tier 1 City Centre

Tier 2 Town Centres

Tier 3 District Centres

Tier 4 Local Centres

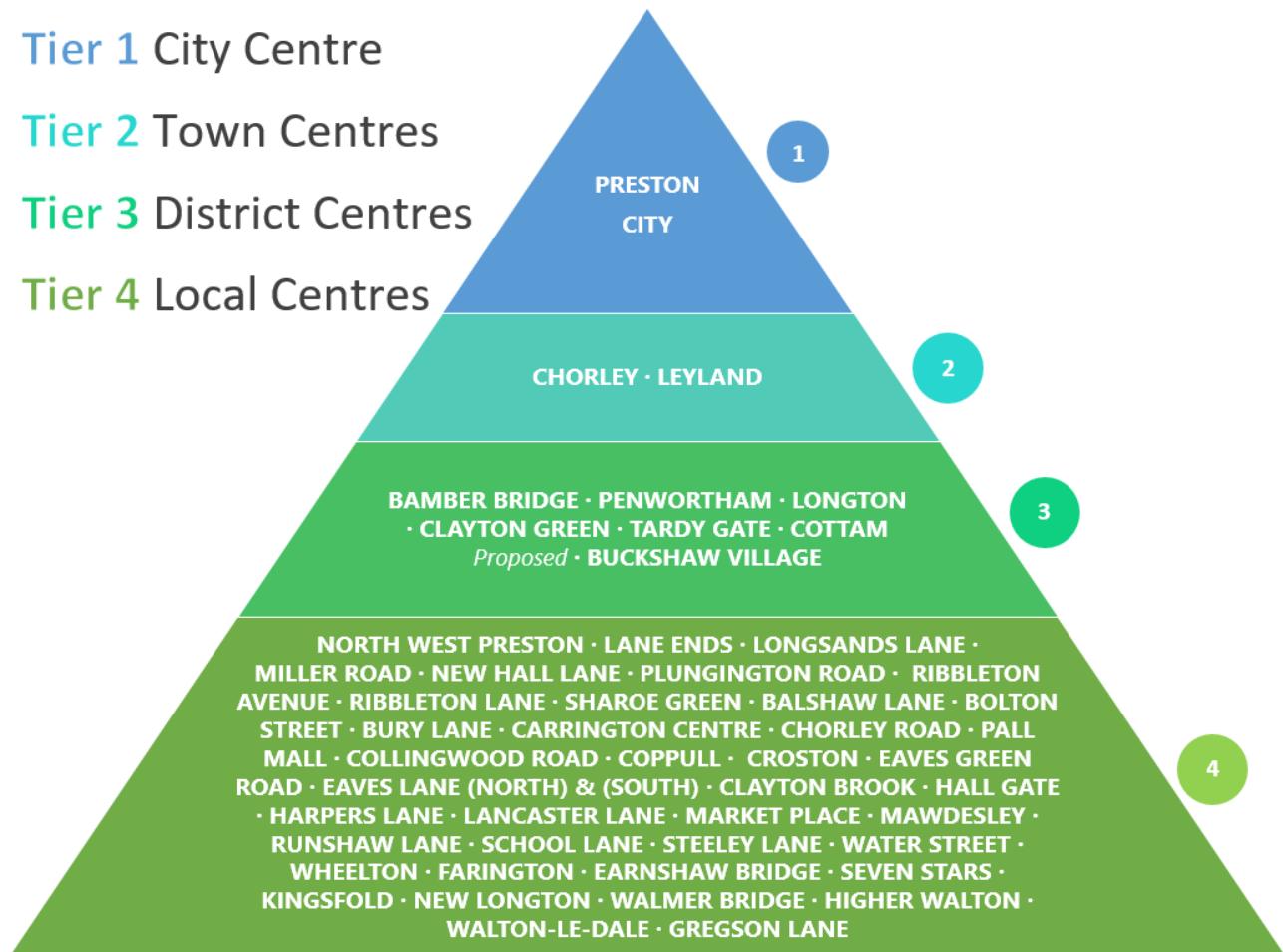


Figure 2: Proposed Retail Hierarchy

20) Do you have any comments to make on the Proposed Retail Hierarchy?

4.25 Hot food takeaways are a concern for our communities, and we need to consider if our Local Plan should include policies to ensure they are in the right places and their number and location is balanced. This is discussed in more detail in section 6.

4.26 In the comparison goods sector, retailers are seeking fewer, larger stores, in higher order centres, with space for click and collect facilities and their associated parking demands. Preston city centre and existing edge and out of centre retail destinations in Central Lancashire provide concentrations of large retail units. However, to ensure the continued viability of town centres, it is proposed to include a policy in the Local Plan which sets criteria concerning the information and assessment requirements⁵ for edge-of-centre and out-of-centre retail and leisure proposals.

4.27 The Retail and Leisure Studies for Preston, Chorley and South Ribble have proposed local impact assessment thresholds. These would apply to the information requirements for any proposals (including the formation of mezzanine floors) for/or which include retail and / or leisure developments which are not located within a defined centre boundary where:

For proposals in Chorley and South Ribble:

- The proposal provides a floorspace greater than 500 sqm gross; or
- The proposal is located within 800 metres of the boundary of a District Centre and is greater than 300 sqm gross; or
- The proposal is located within 800 metres of the boundary of a Local Centre and is greater than 200 sqm gross.

and for proposals in Preston:

- The proposed floorspace exceeds 1,000 sqm gross external area; or
- The proposal is located within 800 metres of the boundary of an existing or proposed district centre or an existing or proposed local centre and exceeds 200 sqm gross external area.

21) Do you agree that these distance thresholds will protect our town centres?

22) If not, how should the thresholds be amended?

4.28 If the Central Lancashire Local Planning Authorities are in doubt as to which tier of centre in the hierarchy is likely to be most affected, or if the centres likely to be most affected are at different levels in the hierarchy, the lower threshold will be applied. The Council of the administrative area in which the proposal is located will be the sole arbiter in deciding which threshold to apply, and this should be made clear to applicants in pre-application discussions.

4.29 The introduction of such local impact assessment thresholds for retail and leisure development would impose an information requirement for relevant proposals which would be triggered by lower thresholds than the default 2,500sq.m. gross threshold set

⁵ Impact assessment definition: This should include assessment of: a) the impact of the proposal on existing, committed and planned public and private investment in a centre or centres in the catchment area of the proposal; and b) the impact of the proposal on town centre vitality and viability, including local consumer choice and trade in the town centre and the wider retail catchment (as applicable to the scale and nature of the scheme).

by government. This will increase the quality, level of detail and availability of relevant technical retail and leisure information for assessment for relevant proposals via the planning application process in Central Lancashire.

- 4.30 Furthermore, in Preston, given the planning history of the Horrocks Quarter, its city centre location and its proximity to the Primary Shopping Area, it will be important to continue to restrict cumulative development in the A use classes (A1, A2, A3, A4, A5 use) in this Quarter. It is proposed that where proposals are located in the Horrocks Quarter:

Any net increase in floorspace comprising uses falling within the categories of the A1, A2, A3, A4 and / or A5 use class shall not, individually or cumulatively, exceed 12,500 square metres gross, unless a sequential assessment demonstrates that proposals cannot be located in the Primary Shopping Area and an impact assessment demonstrates that the proposal has no significant adverse impact on the Primary Shopping Area.

- 23) Are there any improvements required for specific centres?
- A. Preston City
 - B. Leyland
 - C. Chorley
 - D. Other district/local centre – please state which

Leisure/Cultural Offer

- 4.31 Meeting the future development needs in terms of shopping and employment is a critical function of the Local Plan. However, the Councils see the Local Plan as forming the blueprint for the future of Central Lancashire, and in doing so the Local Plan needs to recognise what makes Central Lancashire the place it is, what is special and unique about where we live, work and visit. In doing so we can, hopefully, use this to drive our future plans and proposals.
- 4.32 Culture is comprised of a wide range of activities and initiatives, about our shared history and our values. It has a crucial role in revitalising and regenerating towns and cities. Central Lancashire has many cultural attractions, including the Harris Museum, Art Gallery & Library; the Worden Arts and Craft Centre and Astley Hall Museum & Art Gallery.
- 4.33 In Preston specifically, the leisure and cultural offer of the city centre has grown significantly in recent years and is a major contributing factor in the improvements we have seen to date.

- 24) i) What do you feel defines Central Lancashire as a place?
- ii) What is special and unique about Preston city centre and the towns within Central Lancashire that we can focus on to be the blueprint for future generations?

25) How important do you feel leisure and cultural opportunities are in helping to improve Preston city centre and the towns within Central Lancashire?

26) What cultural and leisure opportunities do you feel are missing in Central Lancashire?

5. Transport and How we Travel

- 5.1 National planning policy provides a clear message that the transport system needs to be balanced in favour of sustainable options, which can have a positive impact on reducing the impacts of climate change.
- 5.2 A better transport system gives people a real choice about how they travel. If developments have a mix of different uses which are close to each other, then people are less likely to have to travel to use them. Where people have to travel, they need to be able to easily access the public transport network. This means they have easy access to the employment, services and facilities available within Central Lancashire and beyond it as well. Improving the public transport system is very important so people have alternative options to using the car. Creating a safe, well connected environment will also mean people have the option to walk or cycle more.

27) How can we make travelling around Central Lancashire better and safer?

- 5.3 The location and design of development can shape how we travel, and this new Central Lancashire Local Plan provides a great opportunity to really make a difference to wider issues around congestion; air quality; climate change and poor health, whilst also allowing us to explore and make use of new technologies.
- 5.4 We will continue to work closely with Lancashire County Council and Highways England who are responsible for our roads in the preparation of the revised Local Transport Plan. This will ensure the Local Plan fits in with wider strategic aims for our County, and that Central Lancashire can grow as an economy and will continue to attract the investment we need to support our transport network.
- 5.5 National planning policy requires us to consider transport at the earliest stage. This involves promoting sustainable options (such as cycling, walking and public transport) and ensuring the impacts of development, for example, on nearby roads or the local environment, are identified at an early stage and dealt with.
- 5.6 We can reduce the need to travel if future developments have a mix of different uses and facilities (such as homes, shops, schools, and places of work) close to each other. This means that people have to spend less time in the car and have more time to enjoy life. It also promotes more active ways of getting around, which helps keep the air clean, with its health benefits and contributes to global issues of addressing climate change and managing resources.

Active travel including cycling and walking

- 5.7 There is a need to increase the levels of cycling and walking to make them the natural choice for journeys, because it provides so many benefits both to our environment and to our health. In Lancashire, we have a target to double the number of people cycling by 2028 and to increase the number of people walking by 10% by 2028.

- 5.8 We need to have better, safer and more attractive links between areas. This could be as simple as having better information on the local footpath and cycling routes around an area which can reduce travelling times and make vulnerable road users feel safer.

28) How can the Local Plan encourage people to walk or cycle more?

Reducing numbers of vehicles using the roads

- 5.9 Restricting the numbers of vehicles on the road will reduce congestion and delay, as well as reducing carbon emissions and improve our air quality. A way of achieving this is locating significant development in areas which are or can be made sustainable, for example within existing communities or on their edge, although this can be easier in urban areas compared to rural areas.
- 5.10 We can also look to increase the density of development which is close to public transport links such as rail and bus routes.
- 5.11 Other ways of reducing the number of private vehicles using the roads are to reduce the amount of road space available to them, and reallocating this to sustainable modes of transport, such as cycle and priority bus lanes; providing more park and ride facilities both for bus and rail users; generally reducing the amount of car parking; locating facilities close together to reduce the need to travel; prioritising jobs for local people to reduce commuting, and ensuring that bus/rail stations are pleasant, safe places.

29) How can the Local Plan reduce the number of cars on our roads?

- 5.12 Many people drive in to Preston city centre for work or education and to visit shops and entertainment venues. Many city centre residents need to park a car close to their home. A large variety of types of parking are provided in the city centre, which takes up a large amount of land. These are spread all across the city centre, and many are quite small. This can increase the amount of time it takes to find a space, thereby increasing air pollution as people drive round the streets looking for somewhere to park.
- 5.13 It is important that people who need to drive into our town and city centres can do so, but it is also important that we reduce the number of trips made by car by encouraging more people to travel more often on foot, by bike or on public transport. If facilities for walking and cycling and public transport services improve, more people might choose not to drive – but if there is still plenty of cheap parking available, they might still choose the car instead.

30) Do you think there is too much car parking in Preston city centre, not enough or about the right amount? Please tell us why.

31) Would you support a policy which seeks to manage, and over time, reduce the amount of car parking available in town and city centres in Central Lancashire?

32) Do you think the car parks available in Central Lancashire are fit for purpose and in the right locations?

Public transport

5.14 Public transport covers a range of different modes of travel and can have public and private sector involvement. However, public transport provision is unequal across Central Lancashire especially east to west connections, and services need improving particularly in rural areas, as well as where new development is taking place. Voluntary and community initiatives can also help those who struggle to access public transport.

5.15 To be considered a realistic alternative to the car, there needs to be fully integrated public transport system, with an investment in improving/maintaining good accessibility; connectivity; affordability; frequency; reliability; journey times; safety; facilities; attractiveness, and the public realm.

33) How can we improve public transport and encourage more people to use it?

Infrastructure

5.16 It is essential that the infrastructure (things like roads; paths; safe crossings; cycle parking; electric vehicle charge points, bus stops and train stations) needed to support new development is secured both at the right time and in the right place, to support new homes and economic growth. This will help to ensure that local services and transport infrastructure do not become overloaded, and promote local confidence in a plan-led system.

34) What do you think needs improving most in Central Lancashire?

Please rank in order of priority

- A. cycle and walking routes
- B. public transport
- C. park and ride services
- D. the existing road network

35) What needs to be in place to encourage the move towards electric vehicles?

5.17 Improvements to the provision of cycling facilities is key to increasing people cycling. This will require designated cycle only lanes and secure storage for bikes and equipment. Other facilities (such as showering/changing /drying rooms) are often overlooked but can make a real difference to whether someone chooses to cycle instead of use a car for a

journey, and all new employment developments should incorporate this within their requirements for new premises.

5.18 A barrier to using trains is often that people do not live near the stations and cannot park near a station easily. Therefore, in order to encourage the use of trains (which are often used for longer journeys) better provision for parking and more park and ride stations could be considered.

36) In addition to cycleways, what cycle facilities does Central Lancashire need, and where should these be located?

37) Where is there a need for more Park & Ride facilities?

6. Improving Health & Well-Being

- 6.1 Central Lancashire faces challenges of a growing population (by over 15,000 people between 2018 and 2036) and an ageing population. However, life expectancy for some is declining which indicates health is worsening for them.
- 6.2 Another challenge for Central Lancashire is that people living in the poorest neighbourhoods live shorter lives than those who live in the richest ones. These differences are known as health inequalities. Some of those living in poorer areas also spend more of their lives living with a disability. There are substantial variations in life expectancy across Central Lancashire. So, planning needs not only to support improvements to raise the general level of health, but also crucially it needs to reduce health inequalities between different areas.

38) How can planning improve health and reduce health inequalities?

Obesity

- 6.3 Obesity is a major issue facing both the UK and our area. Childhood obesity affects children from the most deprived areas disproportionately. Obesity is a serious issue because it can impact on mental health alongside serious and potentially life-threatening physical illnesses. The issue is particularly serious in South Ribble – it contains one of the highest densities of takeaway food outlets in the country. Evidence shows links between greater exposure to takeaway food outlets and the likelihood of being overweight and obese.
- 6.4 To tackle this issue Lancashire County Council's Public Health Team (LCCPHT) recommend restrictions are placed on new hot food takeaways. Preston currently has an adopted Local Plan policy that applies a sequential test to hot food takeaway proposals (meaning they are only allowed if they do not undermine the range of facilities in a shopping area/centre). It also restricts their opening hours during the daytime where they are within 400 metres of a secondary school or sixth form college. The new Local Plan could bring forward a similar policy across Central Lancashire or if there is a more suitable approach, then we would be pleased to hear your views. LCCPHT also recommend providing opportunities to grow your own food, which has many social and health benefits.

39) Do you support the principle of a policy that seeks to restrict new hot food takeaways?

40) **If you do**, what would you suggest a policy contains?

- 41) Would you support policies that require implementation of the ability for people to grow their own food – such as allotments, community food growing areas, orchards etc?

Active design

6.5 LCCPHT also recommends that active design principles are incorporated into local planning policies. Active design is about designing and adapting where we live to encourage activity in our everyday lives. It aims to ensure that when environments and places are designed, they make physical activity the easiest and most practical option in everyday life. This will increase opportunities to lead active and healthy lifestyles. The principles are set out in figure 3 below.

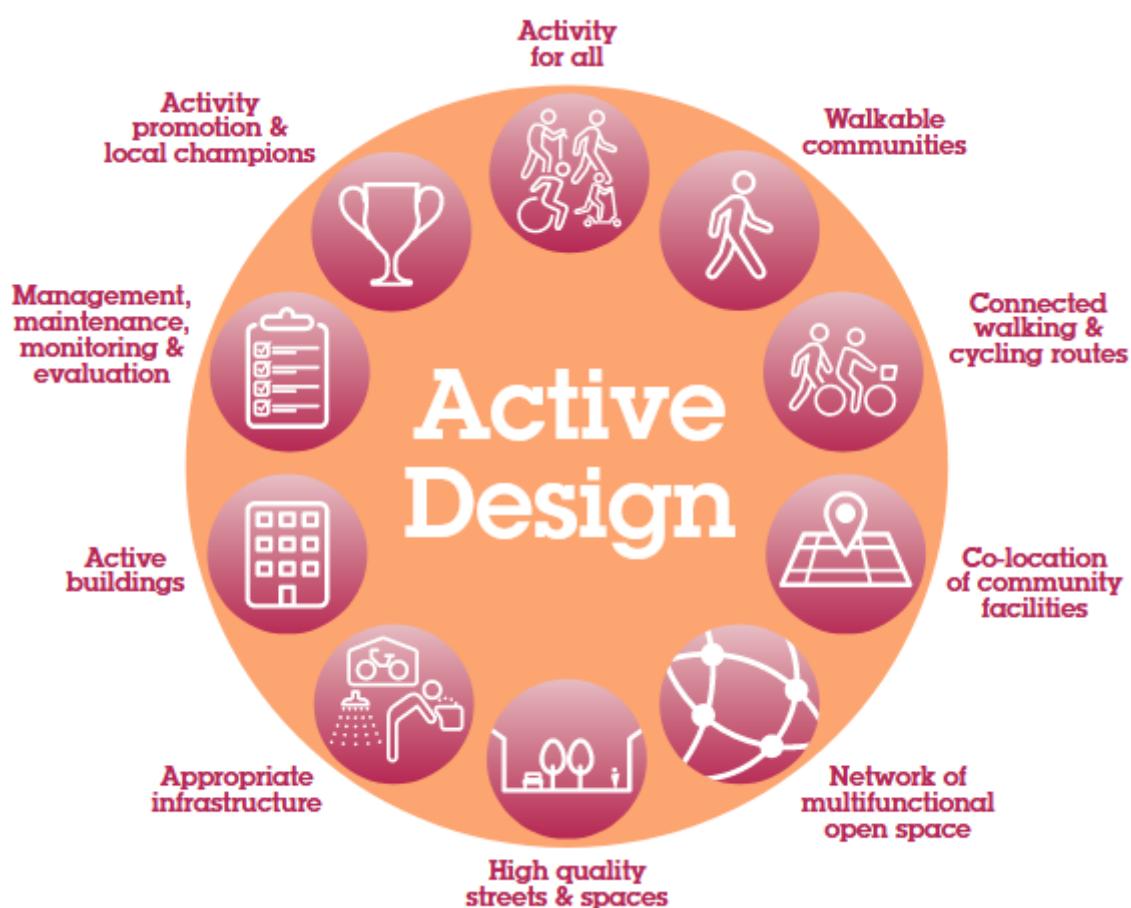


Figure 3: The 10 Active Design Principles – Source Sport England Active Design Guide (2015)

- 42) Should the Local Plan include a policy that encourages people to be more active in their everyday lives?

Road safety

- 6.6 Safety of roads is a serious concern throughout Lancashire, including our districts. Motor vehicle traffic accidents are a major cause of preventable deaths particularly in younger age groups, and there are higher mortality rates in lower socioeconomic groups for children and men.

Living conditions

- 6.7 Living conditions impact on health and fuel poverty is an issue in central Preston which appears to be linked to older housing stock. Preston is also the only Central Lancashire district which has wards that lie within the worst 10% nationally for the quality of housing. Therefore, we need to think about how existing housing stock can be improved especially in deprived areas, whilst also ensuring that new housing is suitable and good quality for all. An example of improving existing homes is the award-winning Cosy Homes in Lancashire scheme - <https://www.chil.uk.com/>. Not only has this improved the energy efficiency of existing homes, but it has also improved the physical and mental health of the occupants.

43) How can the Local Plan improve our existing homes?

Healthy neighbourhoods

- 6.8 Large inequalities exist in the area in relation to how healthy neighbourhoods are, based on the Index of Access to Health Assets and Hazards. This looks at how 'healthy' neighbourhoods are. This is based on accessibility to a range of services including retail outlets and health facilities, access to green space and a safe environment, as well as the levels of air pollution (the impact of air quality on health is discussed in Chapter 7).
- 6.9 The worst areas tend to be concentrated in urban centres. The Central Lancashire Public Health Profile recommends that the Local Plan contains policies to promote a health-promoting retail offer across Central Lancashire and seek to improve access to health assets in areas which perform poorly on the Index.

44) What can the Local Plan do to promote healthy neighbourhoods?

Community Facilities

- 6.10 Our existing Local Plans seek to encourage the provision of new community facilities, as well as the protection of existing community facilities. But, in some cases, we have found this difficult to achieve. Community facilities often close for financial viability reasons, and when that facility has been closed for a significant period of time, it can be very difficult to resist planning applications for the loss of the use. A good example of this is the loss of public houses. Statistics suggest that approximately 17 public houses shut every week across the country.

6.11 Some Councils have policies in their Local Plans which prevent a community facility, such as a public house, from being lost, unless there is an appropriate alternative facility within walking distance. Another option is for communities to seek the designation of facilities as an Asset of Community Value, which is defined by regulations as a building or other land which furthers the social well-being or social interests of the local community. However, this does not necessarily mean a community facility will remain operational. It merely means that the premises in which it either currently or previously operated from is protected from demolition or re-use.

45) Do you think there are enough community facilities, such as public houses, local shops, meeting places and cultural buildings in Central Lancashire?

46) **If not,** how do you think we could attract more and where should they go?

Employment and income

6.12 Employment and income have a considerable impact on a person's physical and mental health. Worse health and lower life expectancy are strongly associated with long-term unemployment and children who are raised in workless households are often highly disadvantaged. The Marmot Review highlights the importance of getting people into work to reduce health inequalities, but also that jobs need to be sustainable, amongst other things. Even if people are employed if their income is low, they can still be in poverty and suffer the social exclusion and increased health risks this poses.

6.13 In 2018 Preston had the highest rate of unemployment in Central Lancashire (4.3%) which was higher than Great Britain (4.2%) and the North West (4.0%).

6.14 To benefit the health of the population, employment opportunities need to be provided for all. Options may include ensuring that developers show how new developments would benefit the local population and provide training opportunities. Ensuring that access to job opportunities is easy from areas of higher unemployment and lower income would also potentially benefit health.

47) How can the Local Plan provide employment opportunities to all in society, to improve health and well-being?

6.15 Preston City Council is committed to the principles of community wealth building. This approach seeks to ensure the economic system builds wealth and prosperity for everyone in the City. One way in which this can be done is through the use of co-operatives. In simple terms a co-operative is an association, such as a business, which is owned and run jointly by its members, who share in the profits and benefits.

6.16 The Local Plan could lend support to the establishment of co-operatives in Central Lancashire. This could include worker co-operatives and, perhaps more appropriately, construction co-operatives, where individuals or families work together to directly construct their own homes in a co-operative fashion. This would help in meeting housing needs in Central Lancashire, as well as providing affordable homes for those most in need. There may also be opportunities through co-operatives to establish partnerships with education establishments in Central Lancashire to provide opportunities, through apprenticeships for example, for local people who may not have otherwise had the opportunity, to acquire qualifications and learn a trade.

48) Do you think the support for co-operatives in Central Lancashire is a good thing?

49) **If so**, how can the Local Plan support them so that they flourish?

7. Climate Change and Resource Management

- 7.1 The government is committed to protecting and enhancing our natural, built and historic environment. This includes making effective use of land; helping to improve biodiversity; using natural resources prudently; minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.
- 7.2 Our Local Plan must address the impacts of climate change and shape areas to improve air quality and make them enjoyable places to live and visit. This is why Central Lancashire is seeking to be carbon neutral by 2030 and reflects Preston & South Ribble Councils' recent declaration of a Climate Emergency. The Local Plan can have a positive impact on climate change through a variety of actions, from helping people change their habits through to how we design and build areas, as well as encouraging businesses to be more sustainable.

Climate change

- 7.3 The Intergovernmental Panel on Climate Change (IPCC) have stated that:

“It is now clear that the world has less than 11 years to switch away from fossil fuels to avoid the worst impacts of climate change”.

- 7.4 Therefore, it is clear that the issue of climate change is a global problem and one which planning alone cannot solve. However, the way in which we plan and build future infrastructure can help to reduce our impact. We need to reduce the carbon emissions from all forms of new development from new homes to new roads to help us achieve the Government's target to reduce greenhouse gas emissions by at least 100% of 1990 levels (net zero) by 2050. Through the declaration of a Climate Emergency, Preston and South Ribble are seeking to achieve this target by 2030.

- 7.5 The Local Plan can play a part in addressing the impacts of climate change by:

- Effective master planning of new large-scale development areas, to combat future climate change issues.
- Having better policies on design of new buildings/extensions/places which support the use of low carbon design approaches which can make places more energy efficient, and consider the importance of passive solar design, which is about the direction a building faces to maximise the use of the sun's energy for heating and cooling;
- Consider the use of decentralised energy networks where new facilities are being planned close to housing or employment uses, and how to design development to maximise the use of this energy and heating source;
- Work with Lancashire County Council to provide more sustainable transport options;

- Including provision for electric charging points in all new developments and in all existing and planned car parks to ease the move away from conventional fuel vehicles;
 - Requiring energy performance standards for new housing or the adaptation of buildings to provide dwellings, that are higher than the building regulations;
 - Design all developments to reduce the need to travel by providing green infrastructure which connects to wider cycling and walking networks and other open spaces.
- 7.6 Where Green Infrastructure is proposed, this can have multiple benefits. For example, it can reduce heat in urban areas; help manage flooding and provide opportunities for new biodiversity by using green roofs and green walls as part of new developments.
- 7.7 An effective and relatively simple method of tackling climate change is tree and woodland planting. Research indicates that planting new trees is overwhelmingly more powerful than all the other climate change solutions proposed. Woodlands can help increase biodiversity; air filtration; carbon absorption and flood protection, amongst many others. Compared with an average in the EU of about 35% of land area being covered with trees, just 13% of the UK's total land area has tree cover. The new Local Plan can help in exploring options for more tree planting in various ways.

50) How can the Local Plan help to increase tree and woodland planting?

51) Is there anything else that the Local Plan can do to address Climate Change?

Waste management sustainability

- 7.8 An important aspect of climate change management is the efficiency and sustainability of our waste management system. The Local Plan provides the opportunity to ensure waste and recycling collections remain safe and sustainable for the future. With further development proposed in the years to come, the Local Plan should reflect and respond to the increasing burden on the public sector. It should also ensure residents continue to receive an adequate service that is efficient and reduces its environmental impact where possible. It is likely more recyclable materials will have to be collected separately by Local Authorities over the coming years, and planning policy could play a role in how this can be achieved.
- 7.9 The provision of waste containers to new properties is something that is often the responsibility of the homeowner as there is no policy requirement for developers to arrange and pay for this prior to handover.
- 7.10 The Local Plan could address this issue, by encouraging developers to pay for and arrange, the provision and delivery of waste and recycling containers to new properties. In this way deliveries can be arranged in blocks to multiple properties on the same site in a single visit. This approach removes the onus to arrange the provision and the cost burden from

the new resident. It also simplifies the delivery and removes unnecessary vehicle trips whilst reducing the overall carbon footprint.

- 52) Do you agree that the Local Plan should include a policy asking developers to arrange and pay for the provision and delivery of waste and recycling containers to new build properties?

- 53) **If you agree**, should this arrangement apply to only major development (over 10 homes for example), or all developments?

- 54) **If you disagree**, please explain why.

Air quality

7.11 Air quality is a key issue for the Local Plan and one which the Government has identified in its Clean Air Strategy as being the largest environmental health risk in the UK. It is an important factor in preserving and improving health and well-being and a key issue for the development of the Local Plan. The Local Plan will need to consider how air quality can be improved in those areas currently considered as having poor air quality and how it prevents further degrading of air quality across the plan area. Figure 4 below shows the different sources of air pollution and their effects.

7.12 The Local Plan can help influence where new developments come forward and introduce ways to help society make changes to reduce the levels of air pollution. Data already shows that over the summer months nitrogen dioxide levels are lower than over the winter months. This is due to traffic volumes in the summer being lower and also alternative means of travel (e.g. walking, cycling) are generally more attractive when the weather is better.

The sources of air pollutants and their effects

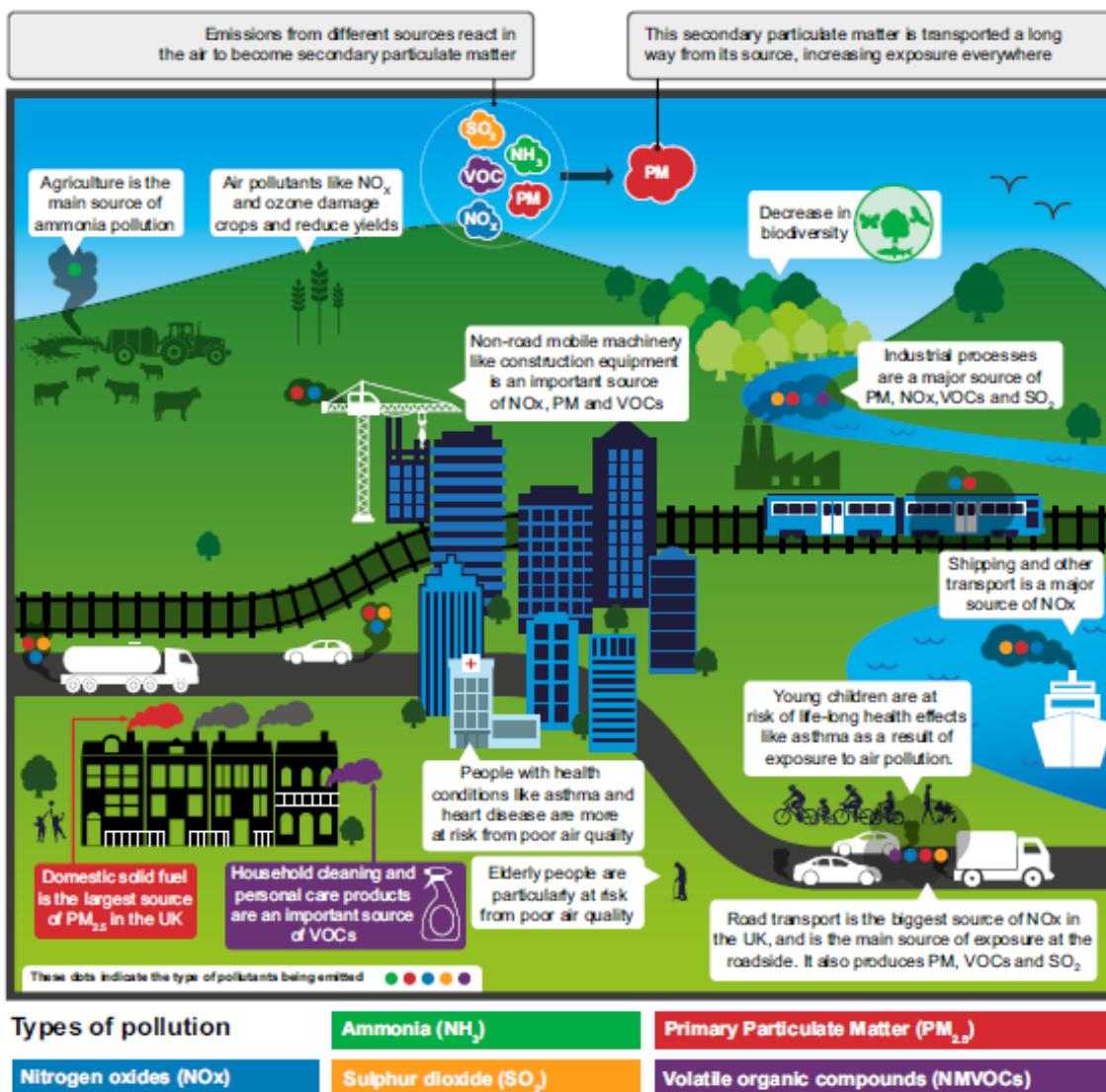


Figure 4: Source: Clean air strategy 2019

- 7.13 We need to consider if the Local Plan should contain a policy to assess the potential impacts of a development on air quality.
- 7.14 Air quality is not just about emissions of greenhouse gases, we also need to consider the impact of other harmful materials in the air⁶. These materials can be produced by vehicles; and by industrial and manufacturing processes, as well as local heating options, particularly wood burning stoves.

⁶ Often referred to as “particulate matter” (also known as PM₁₀) which is anything in the air that is not a gas. It can include both man-made and naturally occurring materials. It is harmful to health. Fine particulate matter (also known as PM_{2.5}) which includes things like dust, tyre fragments from road vehicles and smoke is a major health concern.

7.15 In Central Lancashire there are 10 Air Quality Management Areas (AQMAs). There are 5 in Preston and 5 in South Ribble. There are no areas in Chorley which meet the requirements for the designation of an AQMA.

7.16 The Government is committed to reducing the level of harmful materials in the air. It aims to reduce the levels of the most harmful particles so less people live in areas seriously affected by them.

7.17 Combatting air pollution is an issue that the Local Plan needs to address. Policies could be developed to require all new developments to assess the potential impact on air quality, along with considering the potential for financial contributions to be paid by developers, based on the level of expected pollution.

55) How can the Local Plan help improve air quality?

56) How should the Local Plan seek contributions from new developments to improve air quality?

7.18 In recent years wood burners have been introduced to homes as a means of providing heat and energy. Figure 5 below shows the difference in pollution levels within homes based on the type of heating used. To help address this issue, EU regulations (about environmental design focussing on emissions) will come into force in 2022 which means that all new wood burning stoves will need to meet agreed emission standards.

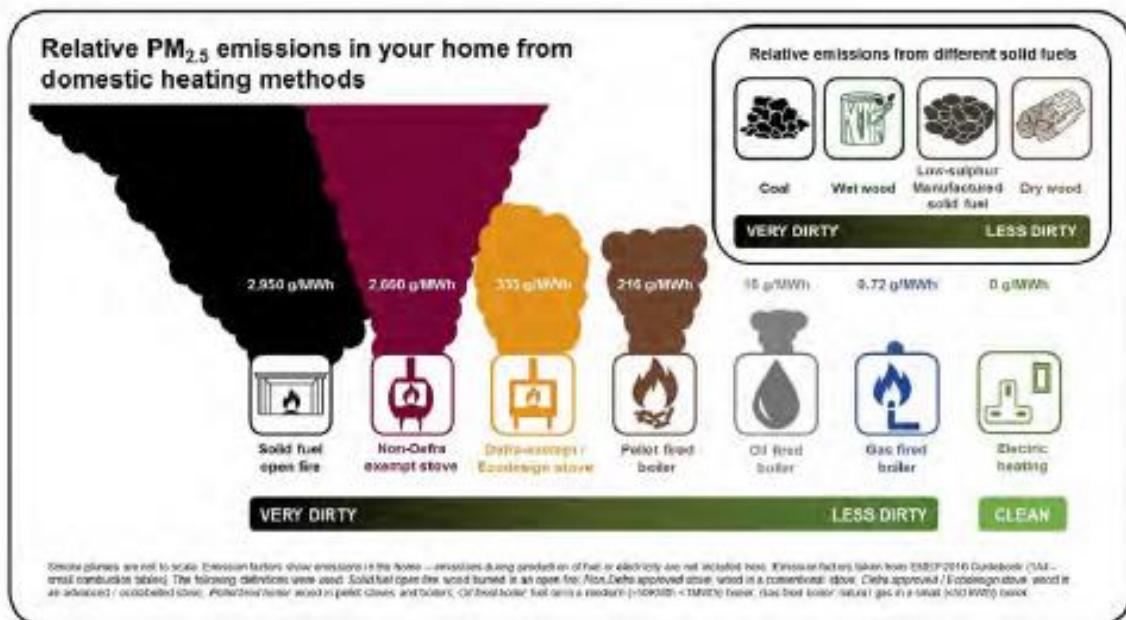


Figure 5: Source: Clean Air Strategy 2019

7.19 Local Councils can now implement smoke control areas. This would make it illegal to allow smoke emissions from the chimney of a building in those locations, unless it is a fuel that is approved by the Council. This would help reduce emissions from local burning.

57) How can the Local Plan reduce smoke emissions?

Natural assets

- 7.20 The area of Central Lancashire has international, national, regional and locally designated natural assets and is fortunate to have rich and varied landscapes and habitats. These include the Forest of Bowland Area of Outstanding Natural Beauty (AONB), the Ribble and Alt Estuaries RAMSAR⁷ and Special Protection Area (SPA) which is also a Marine Conservation Zone (MCZ), 6 Sites of Special Scientific Interest (SSSI), 5 Country Parks and 30 Local Nature Reserves (LNR). In addition, the area contains a large number of parks, some of which are designated as historic parks and gardens, as well as a number of children's play areas and over 50% of the area is covered by Green Belt.
- 7.21 There are also 3 main rivers and their tributaries as well as 2 canals, all of which shape the landscape of Central Lancashire.
- 7.22 The Central Lancashire authorities are members of the Lancashire wide Local Nature Partnership which brings together organisations, business and people to improve their local natural environment.
- 7.23 Throughout Central Lancashire there are also many other areas of open space including amenity greenspace, playgrounds, parks and gardens, natural and semi-natural greenspaces and green corridors. An Open Space Assessment has been prepared for the Local Plan which assesses the condition, distribution and overall quality of open space across Central Lancashire and considers future requirements for provision. The report identifies 798 open space sites across Central Lancashire, equivalent to 2,281 hectares. An Open Space Standards Paper has also been prepared which follows on from the Open Space Assessment. This identifies surpluses and deficiencies in existing and future open space provision up to 2036 and it will inform how we secure open space provision through new housing developments.
- 7.24 A Playing Pitch Strategy has been produced which assesses the quantity, accessibility, and quality of all outdoor sports playing pitches and other outdoor non-pitch sports. It also considers future demand. A Playing Pitch Strategy and Action Plan has also been produced which provides a strategic framework for the maintenance and improvement of outdoor sports pitches and facilities. In total 330 sites are considered. These reports will inform how new sports facilities can be secured or existing ones can be improved through developer contributions from new housing developments.

⁷ RAMSAR sites are a result of the RAMSAR Convention of the Wetlands of International Importance especially as waterfowl habitat. It is an International Treaty for the Conservation and Sustainable Use of Wetlands. It is named Ramsar after the city where the Convention was signed in 1971.

7.25 These resources provide a number of benefits including contributing to better health and well-being of communities through providing opportunities for leisure and recreation. Open spaces help to support habitats and improve air quality as well as providing ways of adapting to the impacts of climate change.

7.26 The Local Plan has a role to create policies which will influence how development takes place across Central Lancashire whilst ensuring that we can still protect and enhance the natural environment and recognise the potential for improvements in biodiversity through all new developments. The improvements in biodiversity will need to be measurable and new developments which impact on existing biodiversity will be expected to assess whether a measurable improvement (referred to as net gain) in biodiversity can be delivered through the proposed development, on and off site, before permission can be granted.

- 58) Are there any specific issues that the Local Plan needs to address regarding the environment?

Design and the built and historic environment

7.27 Central Lancashire has a rich and varied built environment, which includes landscapes, sites, structures and buried remains of significant historic and archaeological interest. Central Lancashire contains 1,397 Listed Buildings/Structures as well as a number of locally listed buildings, 14 registered parks and gardens and 27 Conservation Areas. The Local Plan will need to continue to protect these.

7.28 The design of a new development and how this fits into the wider environment is therefore an important issue for planning. If historic buildings/heritage assets are to be altered or developed, any alterations must be sensitively designed in keeping with their significance.

7.29 The Local Plan will have to deliver its housing and employment requirements over the plan period. To ensure we can provide what is needed, high quality design is essential for all new developments to respect and enhance the context and character of the area in which they are proposed.

- 59) How can the Local Plan achieve high quality design in all developments?

8. Locations for Future Development

- 8.1 To identify our future development needs and growth potential we need to establish the broad principles for the distribution and location of new development.
- 8.2 We are currently reviewing how much land we need for new homes, jobs and facilities, but for now we want your thoughts on where we should be considering development. Population is predicted to continue to grow across Central Lancashire and we need new homes for everybody.
- 8.3 However, much of the land in Central Lancashire is subject to a variety of constraints, such as open space and Green Belt which affects where new development can go.
- 8.4 National policy encourages Local Plans to make the best use of the land in their area. This includes considering where schemes can provide a number of benefits; maximising the use of brownfield land in settlements; supporting the development of under-utilised land and buildings; and supporting opportunities to make the most of space that could be developed above existing buildings.
- 8.5 But we still need to decide which parts of Central Lancashire should be considered for development next and we want you to help us decide how we should do this.
- 8.6 The existing Core Strategy aims to provide the most development in bigger places and small amounts of development in smaller places like certain villages. It also seeks to protect the character of suburban and rural areas. Figure 6 below shows the Core Strategy Key Diagram.

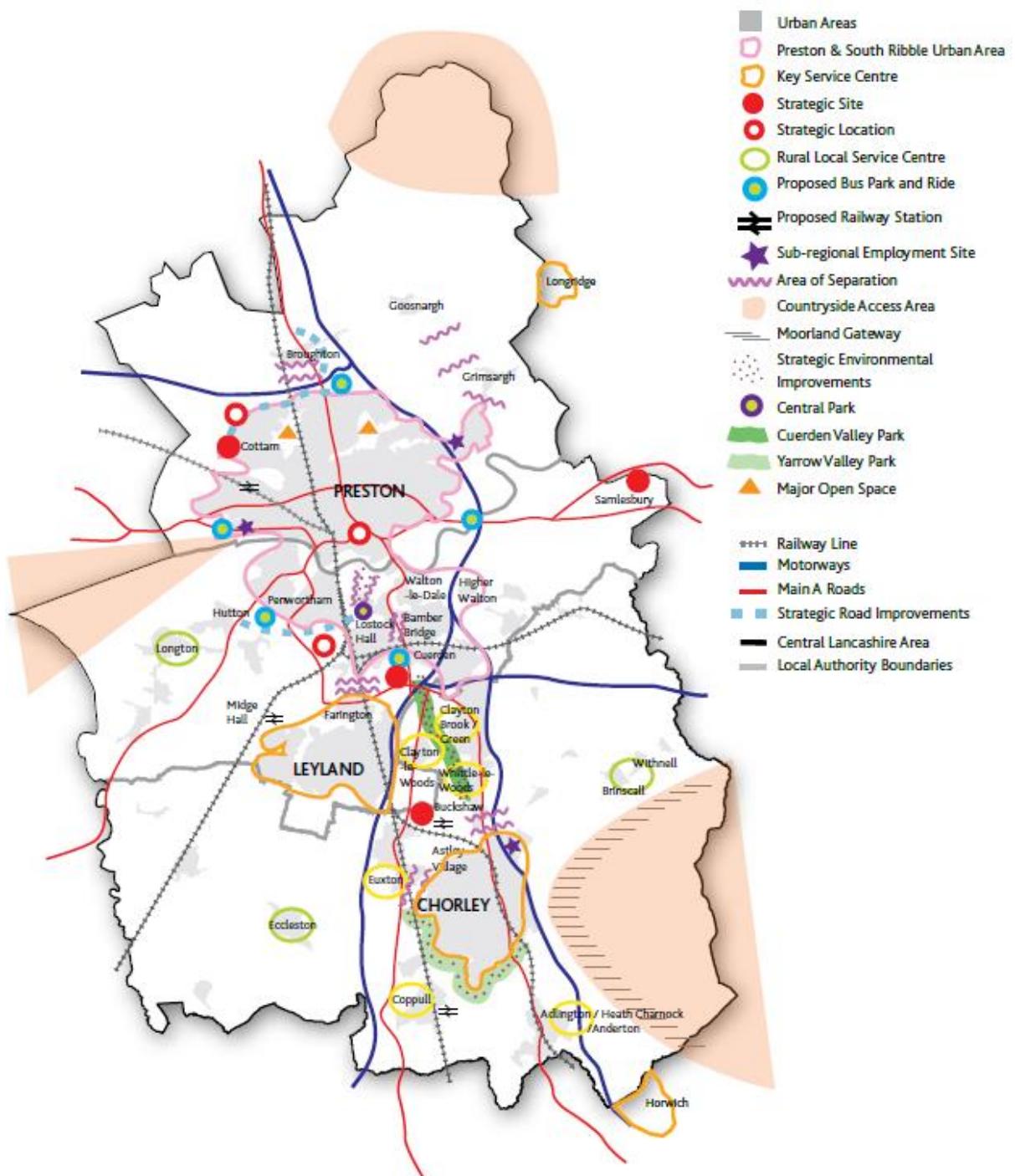


Figure 6: Source: Central Lancashire Core Strategy

- 8.7 An unintended consequence of the existing Core Strategy is that in some places it has limited where and how jobs can be provided. This can be due to the type and location of sites that are available, and restrictions on what can be provided. This can negatively impact the local economy, because sometimes businesses go elsewhere.

60) Is the Core Strategy approach (set out in paragraphs 8.6 & 8.7 above) providing the homes, jobs and facilities that are needed?

61) Where would you like to see the Local Plan focus new homes and jobs in the future?

City Deal

8.8 Major investment in growth has been happening across Central Lancashire in recent years including the delivery of the City Deal. The Preston, South Ribble and Lancashire City Deal was signed in September 2013 and brings investment of £434 million to expand transport infrastructure, create 20,000 new jobs and build more than 17,000 new homes. Significant areas for development have already been identified as part of the City Deal, but more land is needed as well as ensuring those areas outside the City Deal are not left behind. Figure 7 below shows the infrastructure, employment and housing schemes coming forward as part of City Deal.

Find your investment opportunities in Preston & South Ribble

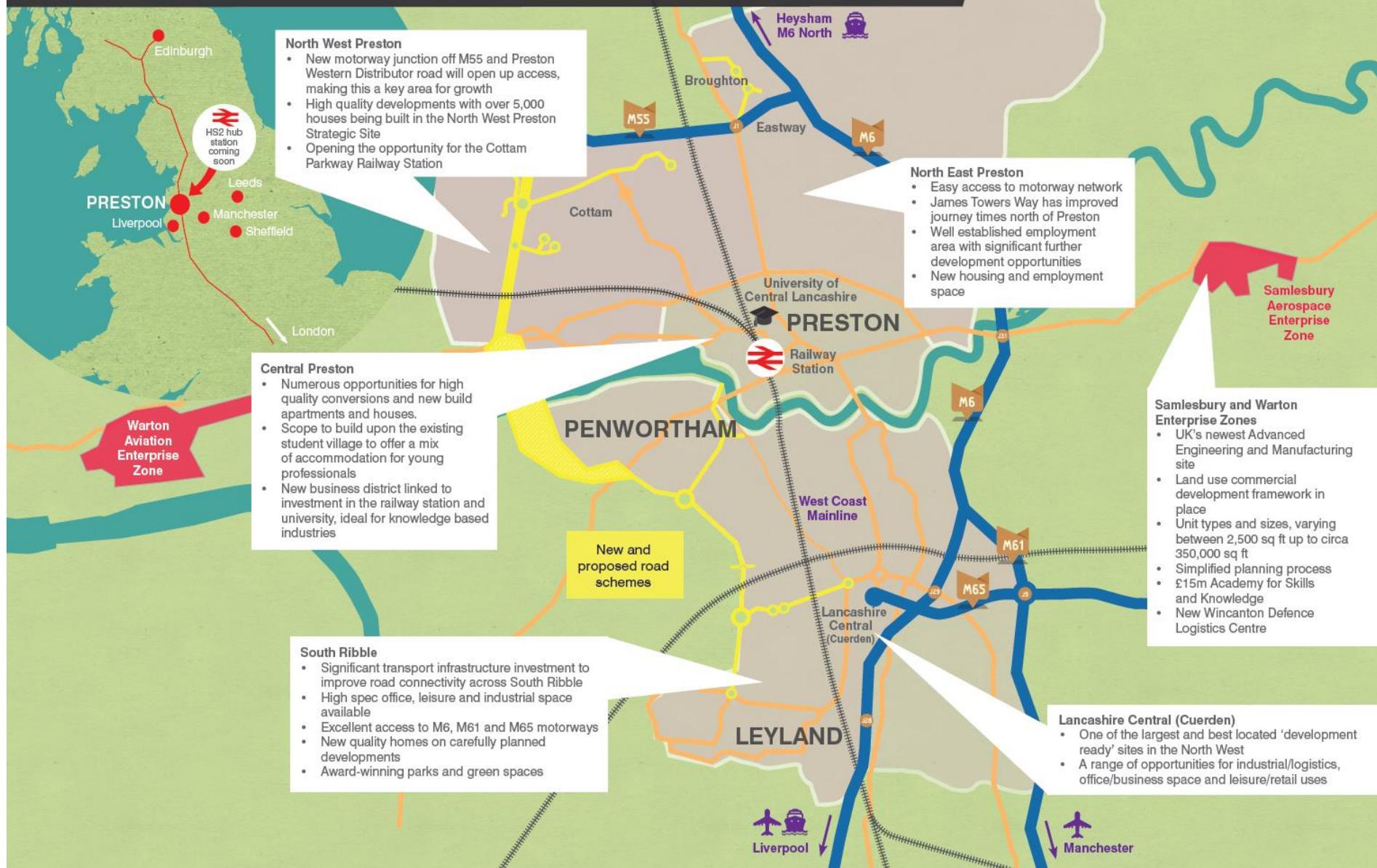


Figure 7: Source: City Deal Brochure

- 8.9 The City Deal does not include Chorley, but the 3 Councils are working together on planning across Central Lancashire, and therefore there are decisions to be made about where future development will take place.

How we have identified sites

- 8.10 We have undertaken two Call for Sites exercises to identify potential new areas for development. During the Call for Sites consultation stakeholders (interested bodies including landowners, developers and the public), had the opportunity to come forward and present land in their interest or ownership that could be suitable for future development.
- 8.11 We received 495 submissions for housing and employment land and are assessing these in line with National Policy as well as a further 229 sites suggested by public bodies, giving a total of 724 submissions.
- 8.12 The sites have been assessed through a Strategic Housing and Employment Land Availability Assessment (SHELAA). This assesses their potential to come forward as sites for housing and economic land, by considering their likely availability, suitability, and achievability, as well as how identified constraints can be addressed. The purpose of the SHELAA is to provide an evidence base to inform the Local Plan, but it is important to note that it does not allocate sites to be developed.
- 8.13 A report about the SHELAA methodology accompanies this consultation (see Annex 7) and we are asking for your views on the approach used.

62) Do you have any comments to make about the SHELAA methodology set out in the Report in Annex 7?

- 8.14 The three councils are at different stages of assessing sites with further detail included below.

Chorley site suggestions

- 8.15 We are seeking your views on our proposed list of site suggestions in the borough of Chorley at Annex 1.
- 8.16 The site suggestions submitted for development in Chorley have been assessed in the Strategic Housing and Employment Land Availability Assessment (SHELAA) for housing and employment use. The suitability for these uses is also identified in Annex 1.
- 8.17 This is an early stage of plan-making and therefore we are only seeking views regarding the principle of these uses. In accordance with national policy, where it is appropriate and

feasible, we will seek to allocate sites for a mix of uses. This may mean that sites have a variety of uses including housing, employment, open space and transport infrastructure.

8.18 We will be looking at what other needs we need to meet in Chorley (for example, open space, sports, recreation, schools and training, health and transport).

8.19 Therefore, these site suggestions are subject to change and representations made will be considered when assessing them and progressing through the plan process.

8.20 Elected members from Chorley Council were consulted on the proposed site suggestions and their comments are published in Annex 2.

63) Please tell us what your views are about the site suggestions proposed by Chorley Council in Annex 1. Please quote the SHELAA reference number provided on the site plan(s).

8.21 If you would like to see all the sites in Chorley borough which have been submitted, these are available at Annex 5. Chorley Council are **not** seeking representations for all of the sites, however, if you wish, you can provide your views.

64) Although we are not seeking representations on the full list of sites in Chorley in Annex 5, you can provide your views if you wish. Please quote the SHELAA reference number provided on the site plan(s).

Safeguarded Land

8.22 Chorley Council are not proposing to allocate any land which is safeguarded for future development in the new Local Plan. Safeguarded land is a policy which enables land to be allocated to meet longer term need and should only be released for development as part of a Local Plan review.

65) Do you agree that Chorley should not have a policy for safeguarded land in the new Local Plan?

Preston and South Ribble suggested sites

8.23 We are still at the very early stage of identifying sites and therefore are using this consultation to present all the sites which have been suggested in the boroughs of Preston (Annex 3) and South Ribble (Annex 4) for consideration by everyone. This does not mean we consider that all the sites proposed for development in those boroughs are considered suitable, but that we are seeking your comments on what has been submitted and which sites you think should be taken forward.

- 66) If you have any comments to make on the sites relating to Preston and South Ribble listed in Annexes 3-4 please provide them. Please quote the SHELAA reference number provided on the site plan(s).

8.24 The number and location of sites proposed for housing and employment development does not therefore indicate the level or location of housing and employment growth that will be permitted across Central Lancashire, it is simply reflective of the land that has been submitted and considered to date. It is also the case that there are other uses as well as housing and employment that need to be provided e.g. health, education, sports and open space facilities etc. The sites suggested will therefore be assessed further to accommodate such needs as required in an area.

Sites submitted for protection

8.25 A number of site submissions to protect Green Belt sites were received as part of the Call for Sites processes. There are no plans at this time to undertake a review of the Green Belt boundaries in Central Lancashire and therefore, site suggestions to protect Green Belt sites have not been assessed for development at this stage of plan-making.

Call for Sites 3

8.26 We are also asking are there any other sites we should be looking at which you would like to be considered. So, if you know of any other sites that could be developed please get in touch with us or submit details here:

<https://centrallocalplan.lancashire.gov.uk/consultations/call-for-sites-form/>

8.27 We are asking for further sites to be submitted because government guidance requires us to have a sufficient supply of small and medium sized sites. We are also seeking to prioritise the development of suitable brownfield land sites in accordance with government guidance.

8.28 Call for Sites 3 will be the final opportunity to submit sites to us for consideration. Any new suggestions will be assessed and presented in the Preferred Options document, so you will be able to comment on these in the future. The Preferred Options document will also present the sites that are to go forward to the Publication version of the new Local Plan and you will be able to comment on those as well at that time.

Citizen Space

8.29 We are keen to hear your views about the priorities for Central Lancashire. So please let us have your comments on how we can provide the homes, services and facilities that are needed over the next 15 years, by answering the questions in our survey here:

<https://centrallocalplan.citizenspace.com/>

- 67) Do you have any further comments that you wish to make?

Equality Questions

Equality monitoring enables us to increase our knowledge and understanding of Central Lancashire's diverse communities and gather information about who uses our services. The information you provide will be used to make sure that our services are being accessed equally.

The following questions are optional, if you do choose to answer you always have the option to 'prefer not to say' on any question. All of the information you provide is private and confidential and will not be shared outside the Central Lancashire Team and the three Central Lancashire Authorities.

Q1 Can you please confirm your full Post Code?

(Please Write Your Full Postcode in the Box (e.g. PR25 1DJ)

Q2 Which of the following best describes your gender?

Male Female Prefer not to say

If you describe your gender with another term please provide this here_____

Q3 Does your gender identity match your assigned sex at birth?

Yes No Prefer not to say

Q4 What was your age on your last birthday?

(Please write in numbers in the box)

Prefer not to say

Q5 Do you consider yourself to be disabled? (As defined by the Equality Act 2010 as having a long-standing illness, disability or infirmity)

Yes No Prefer not to say

Q6 To which of these groups do you consider you belong?

White British Irish

Asian/Asian British Indian Pakistani Chinese

Any other White background_____

Any other Asian background_____

Black/Black British African Caribbean

Mixed White & Black Caribbean White & Black African

Any other Black/Black British background_____

White & Asian Any other mixed background_____

Any other ethnic Group_____

Prefer not to say

Q7 Do you identify with any religion or belief?

Yes If yes, please specify here_____ No Prefer not to say

Q8 Do you consider yourself to be...?

Bisexual Heterosexual/straight Gay man Gay woman or lesbian Other

Prefer not to say

Q9 Are you currently pregnant or have you given birth in the last 26 weeks?

Yes No Prefer not to say

Q10 Are you currently...?

Cohabiting Divorced or civil partnership dissolved In a civil partnership Married

Single Separated Prefer not to say

Glossary

Asset of Community Value: a building or other land which furthers the social well-being or social interests of the local community.

Affordable Housing: Housing for sale or rent, for those whose needs are not met by the market (including housing that provides a subsidised route to home ownership and/or is for essential local workers); and which complies with one or more of the definitions set out in the NPPF regarding:

- a) Affordable housing for rent
- b) Starter homes
- c) Discounted market sales housing
- d) Other affordable routes to home ownership: including shared ownership; relevant equity loans, other low-cost homes for sale (at a price equivalent to at least 20% below local market value) and rent to buy (which includes a period of intermediate rent).

Brownfield Land: See previously developed land.

Central Lancashire Local Plan: Document which sets out the strategic planning priorities across the Central Lancashire area.

City Deal: An agreement between government and a city, which gives local areas specific powers and freedoms to help the region support economic growth, create jobs or invest in local projects. The Preston, South Ribble and Lancashire City Deal is a landmark agreement that was signed in September 2013, to achieve a once-in-a-lifetime transformation of the area, creating thousands of new jobs and homes.

Climate Emergency: The effect of climate change poses an immediate danger and therefore the government/councils have set out how they will become carbon neutral (i.e. produce no net carbon emissions) by certain dates.

Co-operative: An association, such as a business, which is owned and run jointly by its members, who share in the profits and benefits.

Comparison Goods: These are goods which tend to have a high value and are not bought regularly such as household items, electrical goods, clothes and shoes. People tend to go to several shops to compare products before buying them.

Fuel Poverty: Where a household cannot afford to keep its home adequately heated at a reasonable cost, given its income.

Grand Challenges: The UK Industrial Strategy sets out four Grand Challenges to put the UK at the forefront of the industries of the future, ensuring that the UK takes advantage of major global changes, improving people's lives and the country's productivity. They are:

- Artificial Intelligence and data
- ageing society

- clean growth
- future of mobility

Green Belt: Land around an urban area which has been designated as Green Belt, where building or development is not usually allowed, in order to prevent urban sprawl and protect the openness and permanence of the land.

Green Infrastructure: A network of multi-functional green space, urban and rural, which is capable of delivering a wide range of environmental and quality of life benefits for local communities.

Heritage Asset: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. It includes designated heritage assets and assets identified by a local planning authority (including local listing).

Issues and Options: The first main consultation stage in the process of producing a Local Plan which seeks views on what the main issues are that the Local Plan should seek to address and what options there are regarding those issues.

Marmot Review: An independent review (chaired by Professor Sir Michael Marmot) to propose the most effective evidence-based strategies for reducing health inequalities in England.

National Policy: National policy regarding planning sets out the Government's planning policies for England and how they should be applied. This is contained in the National Planning Policy Framework and Planning Practice Guidance.

Natura 2000 sites: Nature protection areas which together form a network of sites in the European Union. The network of sites has been selected to ensure the long-term survival of Europe's most valuable and threatened species and habitats. It includes both areas of land and sea.

Neighbourhood Plan: A document prepared by a local community which shapes the development and growth of their local area, and forms part of the development plan.

Neighbourhood Planning Body: An organisation which leads neighbourhood planning in an area and can be a parish or town council, a neighbourhood forum of a community organisation.

Open Countryside: The area outside of any settlement with a defined settlement boundary which does not fall within the Green Belt.

Preferred Options: The second main consultation stage in the process of producing a Local Plan which sets out the preferred option for development of an area. Views will be sought on the first full draft of the Local Plan.

Previously Developed Land: Land which is or was occupied by a permanent structure, including the curtilage of the developed land (although it should not be assumed that the whole of the curtilage should be developed) and any associated fixed surface infrastructure. This excludes: land that is or was last occupied by agricultural or forestry buildings; land that has been developed for minerals extraction or waste disposal by landfill, where provision for

restoration has been made through development management procedures; land in built-up areas such as residential gardens, parks, recreation grounds and allotments; and land that was previously developed but where the remains of the permanent structure or fixed surface structure have blended into the landscape.

Primary frontage: Buildings fronting a street likely to include a high proportion of retail uses, which may include food, drinks, clothing and household goods.

Primary shopping area: Defined area where retail development is concentrated.

Retail Impact Assessment: An assessment of a) the impact of the proposal on existing, committed and planned public and private investment in a centre or centres in the catchment area of the proposal; and b) the impact of the proposal on town centre vitality and viability, including local consumer choice and trade in the town centre and the wider retail catchment (as applicable to the scale and nature of the scheme).

Safeguarded Land: Safeguarded Land comprises areas and sites which may be required to serve development needs in the longer term, i.e. well beyond the plan period. It should be genuinely capable of development when needed.

Secondary frontage: Buildings fronting a street, which compared to a primary frontage are likely to provide greater opportunities for a diversity of uses such as restaurants, cinemas and businesses.

Socioeconomic: Relating to the interaction of social and economic factors.

Standard Method: This is a way of calculating the minimum number of homes expected to be planned for in an area that addresses household growth and historic under-supply.

Strategic Housing and Economic Land Availability Assessment: An assessment of land availability which identifies a future supply of land which is suitable, available and achievable for housing and economic development uses over the plan period.

Threshold (Locally Set): A limit applied to proposals for town centre uses, above which they would have to undertake a test of their impact on town centres.

Town Centre Uses: Retail development (including warehouse clubs and factory outlet centres); leisure, entertainment and more intensive sport and recreation uses (including cinemas, restaurants, drive-through restaurants, bars and pubs, nightclubs, casinos, health and fitness centres, indoor bowling centres and bingo halls); offices; and arts, culture and tourism development (including theatres, museums, galleries and concert halls, hotels and conference facilities)

Use Classes: Land and buildings are used for a variety of purposes and these uses can be defined into different types. The legal basis for this is set out in the Town and Country Planning (Use Classes) Order 1987, which has been amended, along with law created by the courts (known as case law).

Most Use classes fall into 4 main classes, Classes A, B, C & D. These are further subdivided. For example, in terms of business and industrial activities there are B1 business uses, B2 general industrial use and B8 storage or distribution. B1 is further subdivided into B1(a): Offices, B1(b): Premises for Research and Development and B1(c): Industrial processes which “can” take place within a residential area without damaging the “amenity of that area”. Some uses do not fall within these classes and are known as “sui generis”.

Abbreviations

AONB	Area of Outstanding Natural Beauty
AQMA	Air Quality Management Area
EU	European Union
g/MWH	Grams per megawatt hour
Ha	Hectares
HIA	Health Impact Assessment
HRA	Habitats Regulation Assessment
IA	Integrated Assessment
IPCC	Intergovernmental Panel on Climate Change
LCCPHT	Lancashire County Council's Public Health Team
LNR	Local Nature Reserves
MCZ	Marine Conservation Zone
NH ₃	Ammonia
NO _x	Nitrogen Oxides
PM _{2.5}	Fine Particulate Matter (see also Footnote 6)
PM ₁₀	Particulate Matter (see also Footnote 6)
RAMSAR	See Footnote 7
SA	Sustainability Appraisal
SEA	Strategic Environmental Assessment
SHELAA	Strategic Housing and Economic Land Availability Assessment
SO ₂	Sulphur Dioxide
SPA	Special Protection Area
Sq.m	Square metres
SSSIs	Sites of Special Scientific Interest
UCLAN	University of Central Lancashire
VOCs	Volatile Organic Compounds

Appendices

Appendix 1 - Summary of Questions for the Issues and Options Consultation Survey

- 1) Will the Vision and Objectives deliver the Central Lancashire you want to see?
- 2) **If not**, what changes would you like to see?
- 3) How can we make sure the homes we plan for meet the needs of everybody?
- 4) How can the Local Plan ensure enough homes are provided so everyone has somewhere to live?
- 5) Do you think the Local Plan should plan for the minimum number of homes needed, but should aim to deliver more if it can?
- 6) Where do you think new housing should be in Central Lancashire? Please be as specific as you wish.
- 7) Do you think there should be no new purpose-built student accommodation in Preston?
- 8) Do you think we should identify a student zone, centred around the UCLAN campus, where new purpose-built student accommodation could be built and resist it elsewhere?
- 9) Or do you think there is another way this can be dealt with?
- 10) Should the existing unauthorised Gypsy and Traveller site at Rosemary Lane in Preston be authorised for use by Gypsies and Travellers, or should a larger site be found somewhere else?
- 11) If a larger site should be found where do you think it should be?
- 12) Where could a transit site be located?
- 13) Are there any other types of economic growth the Plan should be planning for?
- 14) Where should the distribution and priority locations for economic growth be in Central Lancashire?
- 15) What kind of jobs would you like to see created in Central Lancashire?
- 16) Do you have any views about school provision in Central Lancashire?
- 17) How can the Plan help deliver enough job opportunities for apprentices and graduates?
- 18) How do you think we can make our town centres better?
- 19) Do you have any comments on the proposed revisions to town centre boundaries in Annex 6?

20) Do you have any comments to make on the Proposed Retail Hierarchy?

21) Do you agree that these distance thresholds will protect our town centres?

22) **If not**, how should the thresholds be amended?

23) Are there any improvements required for specific centres?

- A. Preston City
- B. Leyland
- C. Chorley
- D. Other district/local centre – please state which

24) i) What do you feel defines Central Lancashire as a place?

ii) What is special and unique about Preston city centre and the towns within Central Lancashire that we can focus on to be the blueprint for future generations?

25) How important do you feel leisure and cultural opportunities are in helping to improve Preston city centre and the towns within Central Lancashire?

26) What cultural and leisure opportunities do you feel are missing in Central Lancashire?

27) How can we make travelling around Central Lancashire better and safer?

28) How can the Local Plan encourage people to walk or cycle more?

29) How can the Local Plan reduce the number of cars on our roads?

30) In Preston city centre, do you think there is too much car parking, not enough or about the right amount? Please tell us why.

31) Would you support a policy which seeks to manage, and over time, reduce the amount of car parking available in town and city centres in Central Lancashire?

32) Do you think the car parks available in Central Lancashire are fit for purpose and in the right locations?

33) How can we improve public transport and encourage more people to use it?

34) What do you think needs improving most in Central Lancashire?

Please rank in order of priority

- A. cycle and walking routes
- B. public transport
- C. park and ride services
- D. the existing road network

35) What needs to be in place to encourage the move towards electric vehicles?

36) In addition to cycleways, what cycle facilities does Central Lancashire need, and where should these be located?

37) Where is there a need for more Park & Ride facilities?

38) How can planning improve health and reduce health inequalities?

39) Do you support the principle of a policy that seeks to restrict new hot food takeaways?

40) **If you do**, what would you suggest a policy contains?

41) Would you support policies that require implementation of the ability for people to grow their own food – such as allotments, community food growing areas, orchards etc?

42) Should the Local Plan include a policy that encourages people to be more active in their everyday lives?

43) How can the Local Plan improve our existing homes?

44) What can the Local Plan do to promote healthy neighbourhoods?

45) Do you think there are enough community facilities, such as public houses, local shops, meeting places and cultural buildings in Central Lancashire?

46) **If not**, how do you think we could attract more and where should they go?

47) How can the Local Plan provide employment opportunities to all in society, to improve health and well-being?

48) Do you think the support for co-operatives in Central Lancashire is a good thing?

49) **If so**, how can the Local Plan support them so that they flourish?

50) How can the Local Plan help to increase tree and woodland planting?

51) Is there anything else that the Local Plan can do to address Climate Change?

52) Do you agree that the Local Plan should include a policy asking developers to arrange and pay for the provision and delivery of waste and recycling containers to new build properties?

53) **If you agree**, should this arrangement apply to only major development (over 10 homes for example), or all developments?

54) **If you disagree**, please explain why.

55) How can the Local Plan help improve air quality?

56) How should the Local Plan seek contributions from new developments to improve air quality?

57) How can the Local Plan reduce smoke emissions?

58) Are there any specific issues that the Local Plan needs to address regarding the environment?

59) How can the Local Plan achieve high quality design in all developments?

60) Is the Core Strategy approach (set out in paragraphs 8.6 & 8.7 above) providing the homes, jobs and facilities that are needed?

61) Where would you like to see the Local Plan focus new homes and jobs in the future?

62) Do you have any comments to make about the SHELAA methodology set out in the Report in Annex 7?

63) Please tell us what your views are about the site suggestions proposed by Chorley Council in Annex 1. Please quote the SHELAA reference number provided on the site plan(s).

64) Although we are not seeking representations on the full list of sites in Chorley in Annex 5, you can provide your views if you wish. Please quote the SHELAA reference number provided on the site plan(s).

65) Do you agree that Chorley should not have a policy for Safeguarded Land in the new Local Plan?

66) If you have any comments to make on the sites relating to Preston and South Ribble listed in Annexes 3-4 please provide them, including the SHELAA Reference Number, which is provided on the site suggestion plan(s).

67) Do you have any further comments that you wish to make?

Annexes

Note - These are all Separate Documents

Annex 1 - Site Suggestions Proposed by Chorley Council

Annex 2 - Chorley Council Elected Members Comments on Site Suggestions

Annex 3 - All Site Submissions Received for Preston

Annex 4 - All Site Submissions Received for South Ribble

Annex 5 - All Site Submissions Received for Chorley

Annex 6 - Proposed Changes to Town, District and Local Centre Boundaries

Annex 7 - Strategic Housing Employment Land Availability Assessment Report