

# Executive Committee

No Specific Ward Relevance

31st March 2010

## LOCAL DEVELOPMENT SCHEME NO. 4

(Report of the Head of Environment and Planning)

### 1. Summary of Proposals

A Local Development Scheme (LDS) is a statutorily required project plan for producing Development Plan Documents (DPDs). The current Local Development Scheme for Redditch - LDS No.3, sets out what Development Plan Documents (DPDs) the Council intends to produce and the timescales for producing these DPDs for the period of September 2009 to August 2012. Local Development Scheme No.4 (Appendix A) has been produced to update these timescales.

### 2. Recommendations

The Committee is asked to **RESOLVE** that

- 1) the timescales detailed within the Local Development Scheme No. 4 for a range of Development Plan Documents be agreed; and

**RECOMMEND** that

- 2) Local Development Scheme No.4 be submitted to the Government Office for the West Midlands (GOWM) for approval.

### 3. Financial, Legal, Policy, Risk and Climate Change / Carbon Management Implications

#### Financial

- 3.1 Production of Local Development Scheme No.4 will be funded from existing Development Plans Budgets.
- 3.2 Development Plan Documents (DPDs) and other Local Development Documents (LDDs) that are listed within the LDS may require additional funding in the future to enable delivery, however these documents would be the subject of further committee reports once these costs are known.

## Legal

- 3.3 Redditch Borough Council is required to produce a LDS under the Town and Country Planning (Local Development) (England) (Amendment) Regulations 2009 as amended under Section 6 and 8.

## Policy

- 3.4 Planning Policy Statement 12 'Local Spatial Planning' (2008) requires Local Development Schemes to provide a brief description of all the Development Plan Documents (DPDs) to be prepared and the content and geographic area to which they will relate. The implementation of the DPDs listed in the LDS are important to deliver the Council's Service Plan priorities for example PBC5 - '*To prepare a Local Development Framework*'.

## Risk

- 3.5 If the Local Development Scheme is not submitted to the Government Office for the West Midlands for approval this may affect the progression of some of the Development Plan Documents detailed within the LDS. If these DPDs are not delivered to the agreed timescale then this may affect the Council's receipt of Housing and Planning Delivery Grant (HPDG).

## Climate Change / Carbon Management

- 3.6 The DPDs detailed within Local Development Scheme No. 4 (Appendix A) will address a range of environmental issues including sustainability and climate change.

## Report

### **4. Background**

- 4.1 The existing Local Development Scheme for Redditch (LDS No.3) sets out what Development Plan Documents (DPDs) the Council intends to produce and the timescales of these DPDs for the period of September 2009 to August 2012. This LDS was approved in September 2009 by GOWM. This LDS is now out of date, for the reasons set out below therefore a revised LDS is required.
- 4.2 The West Midlands Regional Spatial Strategy Phase Two Revision Preferred Option Document (December 2007) stipulated that 3,300 dwellings needed to be delivered, up to 2026, within Redditch Borough, and 3,300 adjacent to Redditch Town in Bromsgrove and/or Stratford-Upon-Avon Districts. Following the Examination in

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Public, the Inspectors Panel Report was issued which recommended that this figure is increased to 4,000 dwellings within Redditch boundaries and 3,000 in Bromsgrove District adjacent to the Redditch boundary. As a result of this increased figure it was necessary for Redditch Borough Council and Bromsgrove District Council to complete a period of joint consultation on the cross-boundary locations for development within Bromsgrove District to accommodate 3,000 dwellings. This additional consultation period has resulted in the anticipated timescales for the Core Strategy in LDS No.3 slipping, requiring the LDS to be updated.

- 4.3 Redditch Borough Council and Bromsgrove District Council held a meeting with the Planning Inspectorate (PINS) to discuss the cross-boundary issues. Following this meeting it is the advice of PINS that the Bromsgrove Core Strategy and the Redditch Core Strategy timescales are aligned to allow for a concurrent Examination in Public. For this reason it is also necessary to update the LDS.

## 5. Key Issues

- 5.1 The following paragraphs detail the key changes made to the revised Local Development Scheme No.4 (Appendix A).

### Core Strategy

- 5.2 LDS No.3 schedules the Submission of the Core Strategy for May 2010 and adoption of the Core Strategy for February 2011. Local Development Scheme No.4 proposes to alter the Submission of the Core Strategy to February/March 2012 and adoption of the Core Strategy for December 2012. This is to allow further consultation on the Core Strategies for Redditch and Bromsgrove to take place in November 2010.
- 5.3 The Planning Inspectorate have produced procedural guidance (*'Local Development Frameworks Examining Development Plan Documents: Procedural Guidance, November 2008'*) which recommends the timescales that are required to produce a Core Strategy DPD, these recommendations have been incorporated in to the timescales proposed in Appendix A.
- 5.4 Subject to LDS No.4 being approved by the GOWM within their allotted 28 days, the new LDS No.4 will be approved before LDS No.3 planned that the next stage of the Core Strategy should be reached, which was planned for May 2010. This would mean that the Borough Council would not be penalised in the receipt of Housing and Planning Delivery Grant for not achieving the milestones.

### Site Allocations and Policies Development Plan Document

- 5.5 As a result of the alteration to the timescales for production of the Core Strategy DPD, there have been consequential amendments to the timescales for the production of the Site Allocations and Policies DPD. The main implication is that these timescales can be brought forward, as the Core Strategy has been delayed there is more scope to prepare the Site Allocations and Policies DPD, and also allowing for concurrent consultation on both DPDs in November 2010. This concurrent consultation is of significant resource benefit (both financial and officer time).
- 5.6 Previous LDS No.3 scheduled the 'Publication' of the Site Allocations and Policies DPD for November 2013. LDS No.4 has brought this forward to March 2013. LDS No.3 also scheduled adoption for October 2014; this is now timetabled for February 2014.

## 6. Other Implications

Asset Management	- No Implications.
Community Safety	- Development Plan Documents detailed in the LDS consider and promote the enhancement of community safety.
Health	- Development Plan Documents detailed in the LDS consider and promote the enhancement of health and well-being in Redditch Borough.
Human Resources	- No Implications.
Social Exclusion	- Development Plan Documents detailed in the LDS consider and aim to minimise social exclusion.
Environmental / Sustainability	- Development Plan Documents detailed in the LDS consider and promote the protection and enhancement of the Redditch environment. They also promote sustainability. Each Development Plan Document outlined in the LDS is supported by a Sustainability Appraisal.

## 7. Lessons Learnt

It is considered that there have been significant lessons learnt regarding the extent of the external impacts and risks to the LDS related to the actions of neighbouring authorities, the Regional Development Agency and the Government Office for the West Midlands.

**8. Background Papers**

Local Development Scheme No.3 September 2009 to August 2012  
Planning Inspectorate Procedural Guidance - Local Development Frameworks Examining Development Plan Documents: Procedural Guidance (November 2008).

**9. Consultation**

This report has been prepared in consultation with the Government Office for the West Midlands and Bromsgrove District Council.

**10. Author of Report**

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**11. Appendices**

Appendix A - Local Development Scheme No.4 (to follow)

**12. Key to Terminology / Abbreviations**

Core Strategy DPD – sets out how we want Redditch Borough to be by 2026 and how this will be achieved. It does not allocate land, but it is one of the most important planning documents at the local level, as it provides a framework approach for the spatial growth of the Borough.

Local Development Scheme (LDS) – A project plan detailing the timescales for producing Development Plan Documents (DPDs).

Site Allocations and Policies DPD – allocates land for a range of uses to support the strategic spatial vision and objectives of the Council's Core Strategy.

Town and Country Planning (Local Development) (England) (Amendment) Regulations 2009 as amended – sets the framework for preparing Local Development Documents (LDDs).