

Report of the Chief Executive

INSPECTOR'S REPORT AND PROPOSED ADOPTION OF THE BROXTOWE PART 2 LOCAL PLAN

1. Purpose of report
To consider the Inspector's report on the Part 2 Local Plan and to ask that the Council adopts the Plan.
2. Background
The Part 2 Local Plan complements the Part 1 Local Plan, the Aligned Core Strategy, which was adopted in 2014. The Part 2 Local Plan allocates sites for new development in order, among other things, to ensure that the Council has a sufficient supply of housing land. It also contains policies which will be used in determining planning applications. The Plan has been prepared in consultation with local communities and it was the subject of examination hearings in December 2018. Members and officers have put considerable effort into producing the Plan and navigating through the examination and this is reflected in the fact that it will have taken just over 12 months from submission of the Plan to adoption. This process can take several years. It will also be necessary to amend the Local Development Scheme (LDS) to reflect these timescales.

The following information is included in the appendices:
 - Further details on the benefits of having a Local plan adopted (appendix 1)
 - A summary of the Inspectors main findings and main modifications (appendix 2)
 - The Inspectors full report (appendix 3)
 - The full schedule of main modifications (appendix 4)
 - An amended Local Development Scheme (LDS) (appendix 5)
3. Financial considerations.
The adoption of the plan can be met within existing budgets.

Recommendation

Council is invited to CONSIDER the Inspector's report and it is RECOMMENDED that:

1. **The Broxtowe Part 2 Local Plan, in accordance with section 23 of the Planning and Compulsory Purchase Act 2004 be adopted.**
2. **All 'saved policies' from the 2004 Broxtowe Local Plan be deleted.**
3. **The Local Plan Policies Map incorporating the amendments as a consequence of adopting this Part 2 Local Plan and deleting policies from the 2004 Local Plan be approved.**
4. **Authority be delegated to make any necessary minor textual, presentational or layout amendments to the Head of Planning and Economic Development in consultation with the Leader of the Council and the Chair of the Jobs and Economy Committee.**
5. **The amended Local Development Scheme be adopted.**

Background papers: nil

APPENDIX 1Benefits of having an adopted Part 2 Local Plan

- Having a sufficient five-year housing land supply, and so reducing the likelihood of the Council's decisions being overturned on appeal, with consequent financial benefits.
- Having a sufficient housing land supply for the remainder of the plan period, to 2028.
- Enabling better management of development as a result of having up-to-date development management policies.
- Being in a stronger position to co-ordinate the delivery of necessary infrastructure to accompany new development.
- Strengthening the Council's position in bidding for external resources, from government and other agencies.
- Providing a clearer strategic policy framework in which Neighbourhood Plans can be prepared.
- Avoiding the need to go through the inevitably lengthy and very costly process of producing a new Plan.

Key stages in the preparation of the Part 2 Local Plan

- November 2013 – January 2014: Consultation on Site Allocations Issues and Options.
- February-March 2015: Consultation on Green Belt Review.
- February-March 2015: Consultation on Development Management Policies Issues and Options.
- October-November 2015: Consultation on Strategic Location for Growth at Toton.
- November 2015: Workshop with key stakeholders.
- July 2016: Topic-based workshops with stakeholders.
- August-October 2016: Consultation on Potential Additional Sites.
- October-November 2016: Site-specific workshops with stakeholders.
- February-March 2017: Additional consultation on alternative development site options at Brinsley.
- September 2017: Consultation on Publication version of Plan.
- July 2018: Submission of Plan.
- December 2018: Examination Hearings.
- May 2019: Consultation on Main Modifications.

Equalities Issues

- Equality impact assessments have been produced throughout the preparation of the Part 2 Local plan in order to inform its policies and allocations. The Inspector concludes at paragraph 190 of her report that she is satisfied that the policies of the plan, including the design and housing policies make provision for the disabled, take account of age and address the needs of other protected groups, including the provision of gypsy and traveller accommodation.

APPENDIX 2

Inspector's Final Report

The Council can adopt the Plan including the main modifications required to make the Plan sound. These are summarised below. There are further additional modifications which do not alter the main thrust of any of the policies or allocations and these are available to view on the Council's website.

Non-Technical Summary

This report concludes that the Broxtowe Part 2 Local Plan (LPP2) provides an appropriate basis for the planning of the Borough, provided that a number of main modifications (MMs) are made to it. Broxtowe Borough Council has specifically requested me to recommend any MMs necessary to enable the Plan to be adopted.

The MMs all concern matters that were discussed at the examination hearings. Following the hearings, the Council prepared schedules of the proposed modifications and carried out sustainability appraisal of them. The MMs were subject to public consultation over a six-week period. In some cases, I have amended their detailed wording and added consequential modifications where necessary. I have recommended their inclusion in the Plan after considering all the representations made in response to consultation on them.

The Main Modifications can be summarised as follows:

- Amendments to Policy 3.1 Chetwynd Barracks and the justification text to require the preparation of a Strategic Masterplan and revisions to the development requirements.
- Alterations to Policy 3.2 Land in the vicinity of HS2 Station at Toton and the justification text to require a Strategic Masterplan and provide clarity on the expectations within and beyond the plan period.
- Amendments to the requirements for development on a number of the allocated sites in order that the plan is justified and effective.
- Changes to Policy 7.2 Land south of Eastwood Road, Kimberley to reduce the capacity of the site in the interests of securing sustainable development and high-quality design.
- Deletion of Policy 7.3 Builders Yard, Eastwood Road, Kimberley due to deliverability issues.
- Rewording of Policy 23 and the justification text to ensure the management of development affecting heritage assets is effective and consistent with national policy.
- Amendments to Policy 27 and its justification text to ensure the designation of Local Green Space and the management of development within them is consistent with national policy.
- Alteration to Policy 28 to include the areas of green infrastructure unsuitable to be designated as Local Green Space.

- Amendments to the Housing Trajectory to include updated information.
- Deletion of the requirement for self-build and custom homes in Policy 15 to ensure the policy is justified and effective.
- Clarification of the Council's approach to the provision of Gypsy and Traveller sites in Policy 16 in the interests of effectiveness and consistency with national policy.
- A range of other alterations to development management policies necessary to ensure they are justified, effective and consistent with national policy.
- The addition of an appendix to set out which policies in the existing development plan are superseded.