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14 February 2012

S U M M O N S

MEETING: Economic Development Board
DATE: 22 February 2012
TIME: 6.00pm
PLACE: Committee Room 1, Town Hall, Gosport
Democratic Services contact: Lisa Young

LINDA EDWARDS
BOROUGH SOLICITOR

MEMBERS OF THE BOARD

The Mayor (Councillor Carter CR) (ex officio)
Chairman of the Policy and Organisation Board
(Councillor Hook) (ex-officio)
Councillor Lane (Chairman)
Councillor Langdon (Vice Chairman)

Councillor Allen	Councillor Mrs Hook
Councillor Ms Ballard	Councillor Kimber
Councillor Chegwyn	Councillor Ronayne
Councillor Edgar	Councillor Mrs Searle

FIRE PRECAUTIONS

(To be read from the Chair if members of the public are present)

In the event of the fire alarm sounding, please leave the room immediately. Proceed downstairs by way of the main stairs or as directed by GBC staff, follow any of the emergency exit signs. People with disability or mobility issues please identify yourself to GBC staff who will assist in your evacuation of the building.

IMPORTANT NOTICE:

- If you are in a wheelchair or have difficulty in walking and require access to the Committee Room on the First Floor of the Town Hall for this meeting, assistance can be provided by Town Hall staff on request

If you require any of the services detailed above please ring the Direct Line for the Democratic Services Officer listed on the Summons (first page).

NOTE:

- i. Councillors are requested to note that, if any Councillor who is not a Member of the Board wishes to speak at the Board meeting, then the Borough Solicitor is required to receive not less than 24 hours prior notice in writing or electronically and such notice shall indicate the agenda item or items on which the member wishes to speak.
- ii. Please note that mobile phones should be switched off for the duration of the meeting.

AGENDA

RECOMMENDED
MINUTE FORMAT

1. APOLOGIES FOR NON-ATTENDANCE

2. DECLARATIONS OF INTEREST

All Members present are required to declare, at this point in the meeting or as soon as possible thereafter, any personal or personal and prejudicial interest in any item(s) being considered at this meeting.

3. MINUTES MEETING OF THE BOARD HELD ON 26 JANUARY 2012

4. DEPUTATIONS – STANDING ORDER 3.5

(NOTE: The Board is required to receive a deputation(s) on a matter which is before the meeting of the Board provided that notice of the intended deputation and its object shall have been received by the Borough Solicitor by 12 noon on Monday, 20 February 2012. The total time for deputations in favour and against a proposal shall not exceed 10 minutes).

5. PUBLIC QUESTIONS – STANDING ORDER 3.6

(NOTE: The Board is required to allow a total of 15 minutes for questions from Members of the public on matters within the terms of reference of the Board provided that notice of such Question(s) shall have been submitted to the Borough Solicitor by 12 noon on Monday, 20 February 2012).

6. GOSPORT LOCAL DEVELOPMENT SCHEME 2012

The Council is required by legislation to prepare a development plan for its area. As part of this process the Council is required to prepare a Local Development Scheme setting out how and when it will prepare a development plan. The Council also needs to consider if it wishes to introduce a Community Infrastructure Levy to support development in the development plan. This report seeks approval for the Local Development Scheme and the introduction of a Community Infrastructure Levy.

Part II

Contact Officer:
Chris Payne
Ext. 5216

7. ANY OTHER ITEMS

-which the Chairman determines should be considered, by reason of special circumstances, as a matter of urgency.

AGENDA ITEM NO. 06

Board/Committee:	Economic Development Board
Date of Meeting:	22nd February 2012
Title:	Gosport Local Development Scheme 2012
Author:	Borough Solicitor
Status:	For Decision

Purpose

The Council is required by legislation to prepare a development plan for its area. As part of this process the Council is required to prepare a Local Development Scheme setting out how and when it will prepare a development plan. The Council also needs to consider if it wishes to introduce a Community Infrastructure Levy to support development in the development plan. This report seeks approval for the Local Development Scheme and the introduction of a Community Infrastructure Levy.

Recommendation

That the Board:

- i) approve the Gosport Local Development Scheme 2012 as set in Appendix B;
- ii) agree to introduce a Community Infrastructure Levy and prepare a Charging Schedule alongside the Local Plan.

1 Background

- 1.1 The planning system is undergoing a period of change as a result of the Localism Act and the publication of the draft National Planning Policy Framework (NPPF). The draft NPPF will provide guidance for the next generation of development plans. Although only draft at present, Planning Inspectors are being asked to consider it as a material consideration.
- 1.2 Under the previous system Local Authorities were required to prepare a Local Development Framework which comprised a Core Strategy legally known as a Development Plan Document (DPD) and other Development Plan Documents to deal with planning matters not covered by the Core Strategy such as site designations and detailed development control policies. The timetable for the preparation of the Local Development Framework has to be set out in a Local Development Scheme.
- 1.3 A key point in the draft NPPF is that it states a local planning

authority should now prepare one DPD (a local plan) for its area and any additional DPDs should only be used where clearly justified.

2 Report

- 2.1 The Council's intention for the Local Development Framework as indicated in the current Local Development Scheme (2010) is to prepare a Core Strategy and a Site Allocations & Delivery DPD (See Appendix A). Both these documents would go through their own consultation processes and both would have to be examined by a planning inspector.
- 2.2 A Draft Core Strategy has been published for informal consultation and work has progressed on preparing the final version for formal consultation and submission to the Secretary of State for Examination. The Sites Allocation & Delivery DPD is programmed to be prepared following the Core Strategy. Work on the Core Strategy is almost complete but there remain some issues that need to be resolved on the major development sites and consequently the programme for this document has been extended. Whilst these issues are being progressed work has begun on the development control policies that would be required for the second document.
- 2.3 The advent of the draft NPPF provides an opportunity to combine both the Core Strategy and the Sites Allocation & Delivery DPD into one consolidated document - a local plan (See Appendix A)
- 2.4 The advantages of producing a single document are:
- one document that is easier for the public and developers to understand;
 - simplified consultation procedures incorporating the consultation already undertaken on the draft Core Strategy;
 - only one Examination in Public instead of two (resulting in a major saving in resources);
 - an opportunity to incorporate the latest findings on key development sites;
 - the new adopted local plan would be likely to be in place before the Site Allocation and Delivery DPD was adopted; and
 - the implications of the NPPF could be fully considered.
- 2.5 The production of a single local plan does not mean starting from the beginning as the substantial work already undertaken for the draft Core Strategy will be incorporated into a local plan format. There is still a requirement for strategic policies that are contained in a core strategy. The draft Core Strategy policies will be amended to ensure there is a seamless flow to the site designation and development control policies.

- 2.6 The proposed Local Development Scheme 2012 sets out a timetable for the production of a local plan. It is proposed that a composite draft local plan is prepared in order that consultation can take place in November/December 2012 and following revisions a further round of consultation in May 2013. At the conclusion of this consultation the document will be submitted to the Secretary of State with an examination by a Government Inspector likely to take place in November 2013 and then following an Inspector's report adoption could take place in April 2014.
- 2.7 In addition to preparing a development plan local authorities need to consider if they are going to introduce a Community Infrastructure Levy (CIL). The CIL will be used to raise funds from developers to provide a wide range of infrastructure that is needed as a result of development. Currently under the provisions in the adopted Gosport Borough Local Plan Review the Council takes developer contributions in lieu of the provision of key facilities most notably for open space play provision, transport and education by using a Section 106 agreement. In the future due to changing legislation the scope for Section 106 developer contributions will be more limited. In most cases it will no longer be possible to accumulate s106 funds from a number of different developments for projects. Instead contributions received from CIL will have to be used.
- 2.8 The CIL can only be collected if the Council has an adopted CIL Charging Schedule that is linked to an adopted Local Plan. The Charging Schedule has to be prepared for consultation and is subject to an examination by Government Inspector in the same way as a Development Plan.
- 2.9 It is proposed that the Council introduce a Community Infrastructure Levy and that a CIL Charging Schedule is prepared alongside the Local Plan.

3 Risk Assessment

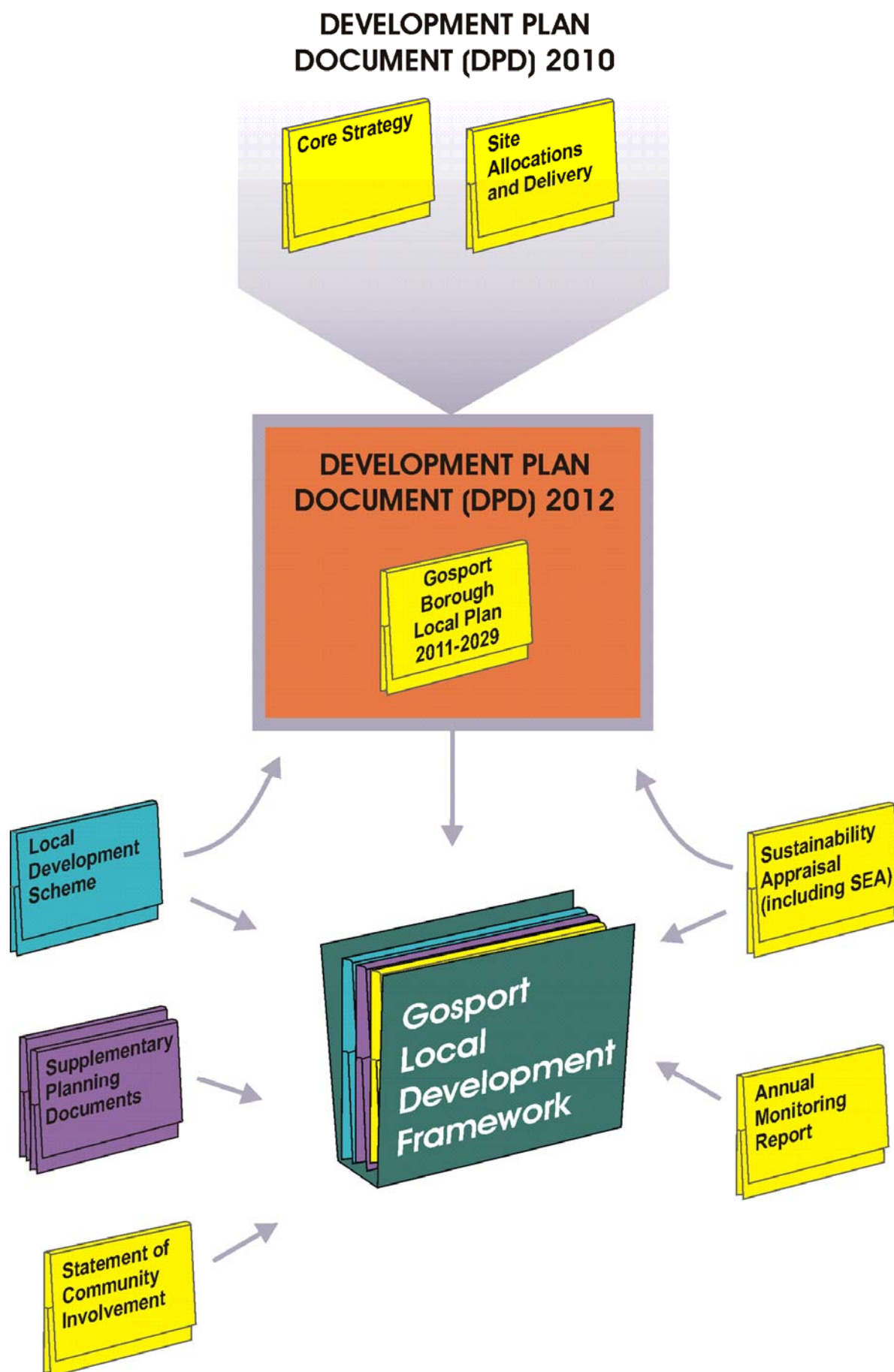
- 3.1 If, in the unlikely event, the Government's proposals for a single development plan are not taken forward in the final version of the NPPF then it would be possible to separate the Local Plan into a Core Strategy and Sites Allocation DPD. Therefore there would no risk to the Council in pursuing the single local plan approach at this stage. The benefit would be that much of the work for the documents would have already been undertaken.
- 3.2 If CIL is not introduced there will be restrictions on the potential scale of developer contributions that can be sought and how they can be used.

4 Conclusion

- 4.1 As a result of changing legislation it is proposed that the Council prepares a single development plan (a local plan) with a timetable set out in the Local Development Scheme 2012.
- 4.2 It is proposed that the Council introduce a Community Infrastructure Levy and the process for implementing this procedure is undertaken alongside the preparation of the development plan.

Financial Services comments:	Paragraphs 2.7 to 2.9 refer
Legal Services comments:	Contained in the report
Service Improvement Plan implications:	The preparation of development plan is a key SIP measure
Corporate Plan:	The preparation of development plan meets all the Corporate priorities
Risk Assessment:	See section 3
Background papers:	
Appendices/Enclosures:	
Appendix A	Gosport Local Development Framework Structure
Appendix 'B'	Gosport Local Development Scheme 2012
Report author/ Lead Officer:	Chris Payne

New Local Plan Framework 2012



GOSPORT LOCAL DEVELOPMENT SCHEME

4th Review - February 2012



**For further information on this Document please contact
planningpolicy@gosport.gov.uk or tel 023 92545461**

GOSPORT LOCAL DEVELOPMENT SCHEME

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THE GOSPORT LOCAL DEVELOPMENT SCHEME

1.0 Introduction

Background

- 1.1 The Planning & Compulsory Purchase Act 2004 as amended by the Planning Act 2008 sets out the process for preparing Development Plans. Under this system the Development Plan comprised the Regional Spatial Strategy (SE Plan) and a range of Local Development Documents which included a Core Strategy and other Development Plan Documents as appropriate. This system has been further amended by the Localism Act 2011 which abolishes Regional Spatial Strategies thereby making the Development Plans prepared by Local Authorities the only statutory Development Plans.
- 1.2 The Coalition Government is currently preparing a National Planning Policy Framework (NPPF) which will provide guidance on the preparation of development plans. Consultation on the draft NPPF took place in Autumn 2011 and it is expected the final version of the NPPF will be published early in 2012. A key feature of the draft NPPF is the requirement to prepare a single Local Plan and that additional Development Plan Documents should only be used where clearly justified.
- 1.3 As part of the development plan system the Borough Council is required to prepare a Local Development Scheme (LDS), which is intended to set out the documents that the Authority will produce for a three year period.
- 1.4 A Glossary of Terms relating to the production of development plans is included at the end of this document.

The Purpose of the Local Development Scheme

- 1.5 The Gosport Local Development Scheme will tell people how Gosport Borough Council, as the local planning authority for its area, will develop the Local Development Framework. This is the fourth review of the Local Development Scheme and it shows the Council's proposed timetable for the production of Local Development Documents up to May 2014.
- 1.6 The LDS main purposes are to:
 - a) explain which documents will make up the Gosport LDF and how they relate to each other;
 - b) set out the timetable for the preparation and adoption of the documents, including the stages where community involvement will take place and they will be examined in public by an independent inspector.

- 1.7 Whilst the Localism Act no longer requires local authorities to submit their LDSs to the Department of Communities and Local Government (DCLG) local planning authorities are required to notify the Planning Inspectorate when Development Plans are timetabled to be examined.

2.0 Transition to the New System

- 2.1 The Coalition Government has announced that transitional arrangements will be published alongside the National Planning Policy Framework.
- 2.2 Current arrangements allow for the policies and proposals in the existing adopted Local Plan to be 'saved' for a period of three years.
- 2.3 The Gosport Borough Local Plan Review was adopted on 17 May 2006 and under the provision of the Planning and Compulsory Purchase Act 2004 would have expired on 16 May 2009. However, policies can be extended beyond this date subject to the Secretary of State's agreement. The Secretary of State issued a direction under paragraph 1(3) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 on 6 May 2009. This Direction saved a number of policies in the Local Plan Review. A copy of the Direction is included as Appendix 1.
- 2.4 All the saved policies will be kept under review and their performance will be assessed in the Annual Monitoring Report. It is intended that they will, in due course, be replaced by policies in the Development Plan Documents (DPDs). It may become apparent through the assessments in the Annual Monitoring Report and from other evidence that there is no longer a need for a particular policy to be saved. In this case the policy would not be replaced in a DPD.
- 2.5 In addition to the Local Plan Review the Marine Parade Area of Special Character and Daedalus Supplementary Planning Documents have been saved.

3.0 Composition and Structure of Gosport Local Development Framework

What is the LDF?

- 3.1 The Local Development Framework is a suite of documents that comprise the statutory development plan documents (DPDs) for an area together with non statutory local development documents that support the development plan.

Current Development Plan

- 3.2 The present Development Plan for Gosport Borough comprises the following:

- Hampshire Minerals and Waste Local Plan (Saved policies)
- Hampshire Minerals and Waste Core Strategy 2007
- Gosport Borough Local Plan Review 2006 (Saved policies).

Future Development Plan

- 3.3 Prior to the publication of the draft National Planning Policy Framework Gosport BC had intended to publish two development plan documents (DPD), a separate Core Strategy and a Site Allocations and Delivery DPD. However due to the need to gather further evidence on strategic sites there is now opportunity to prepare a comprehensive single document in line with the draft NPPF. There are many benefits in preparing a single document - a local plan. These include:

- one document that is easier for the public and developers to understand;
- simplified consultation procedures incorporating the consultation already undertaken on the draft Core Strategy;
- only one Examination in Public instead of two;
- opportunity to gather update information for key development sites;
- the adopted local plan would probably be in place before the Site Allocation and Delivery DPD was adopted; and
- the implications of the NPPF could be fully considered.

- 3.4 In due course, the Development Plan will comprise the following:

- Gosport Borough Local Plan 2011-2029
- Hampshire Minerals and Waste Plan

- 3.5 The Development Plan will be supported by Supplementary Planning Documents where appropriate which will be linked to policies in the Local Plan.

Gosport Borough Local Plan 2011-2029

- 3.6 The Local Plan is a DPD which will set out the key elements of the planning framework for the area. It will comprise a vision and strategic objectives for the area, along with a spatial strategy including the identification of key regeneration areas and a key diagram. It will allocate land for new development for housing, retail, economic development, recreation and community uses. It will also contain a series of Development Management policies which will provide more detailed guidance to assess planning applications. Importantly there will be a monitoring and implementation framework.
- 3.7 A more detailed profile for the local plan indicating its role, extent, chain of conformity, timetable and evidence required is shown in Appendix 3. A detailed programme for the preparation of the local plan is shown by use of a GANTT chart in Appendix 4.
- 3.8 Initially the Proposals Map of the Gosport Borough Local Plan Review will be 'saved'. The Proposals Map will be replaced when the new Gosport Borough Local Plan 2011-2029 is published¹. The Proposals Map will geographically identify the adopted development plan policies of the Local Planning Authority. It will include areas of protection such as Conservation Areas, as well as sites for particular land use and transport proposals. It will also show minerals and waste designations affecting the Borough set out in the Minerals & Waste Plan.

Other Local Development Documents

Statement of Community Involvement

- 3.9 The Statement of Community Involvement (SCI) sets out how the community will be consulted and involved in the preparation and revision of documents that will comprise the LDF. It sets out the Local Planning Authority's approach to community involvement on planning applications within the Borough. The first SCI was adopted in July 2007 (www.gosport.gov.uk/ldf). The SCI will be reviewed against the NPPF and subsequent legislation.

Supplementary Planning Documents

- 3.10 Supplementary Planning Documents (SPDs) provide more detailed guidance to explain policies and proposals set out in Development Plan Documents. They may include a development brief for an allocated site setting out in more detail how a site should be developed, or more detailed guidance on how a particular policy (or policies) should be implemented. SPDs are not subject to an independent public examination but can undergo sustainability appraisal. Their timetables for preparation will be published on the Local Development Framework pages on the Council's website.

¹ The Local Plan is required to have a 15 year time horizon from the date of adoption, currently programmed for 2014. The base date for collecting evidence is 2011.

Community Infrastructure Levy

- 3.11 It is intended that the Community Infrastructure Levy (CIL) will be introduced alongside the Local Plan. The CIL will generally replace the need to take developer contributions currently secured through a Section 106 Agreement with a tariff being placed on certain types of development. A key element of introducing CIL is the preparation of a CIL Charging Schedule which will determine how much the tariff should be. The CIL Charging Schedule needs to be informed by evidence studies to understand the viability issues surrounding development. A timetable will therefore be set for the preparation of the CIL charging schedule and it will be published on the Council's website. Although the CIL document is not a DPD the charging schedule will be subject to independent examination, which could take place concurrently with a Local Plan examination.

Geographical coverage of the Local Development Documents

- 3.12 The Gosport Borough Local Plan will provide development plan policies for the whole borough. It is recognised that some SPDs may be prepared on a geographical basis. Details of these will be placed on the Gosport Borough Council's website.

4.0 Preparation of the Gosport Local Development Framework

Process of preparing a Development Plan Document

- 4.1 The process for preparing the Local Plan is shown in the flow diagram in Appendix 2 . In summary it involves gathering appropriate evidence, preparing a draft plan for consultation, revising the plan for a further round of consultation and then submitting it for examination by an inspector who then makes recommendations on whether it should be adopted. The Gosport Borough Local Plan will be prepared having regard to the substantial consultation that has already taken place on the draft Core Strategy.

Evidence Base

- 4.5 A fundamental step in the process of preparing a local plan is the gathering of sufficient evidence which is robust enough to support planning policies. The local plan needs to take account of the Sustainable Community Strategy prepared by the Gosport Partnership (the Local Strategic Partnership). A key piece of evidence is the Gosport Sustainability Profile which is prepared in conjunction with the Gosport Partnership. The Sustainability Profile provides a comprehensive database of statistics drawn from a wide range of sources. This has included residents' surveys, feedback from residential panels, and surveys targeting specific groups. This document is currently refreshed twice a year.
- 4.6 There will be a need to gather evidence on more specific topics and this will be collected either by in house research or when necessary by commissioning external advice. The Local Plan profile in Appendix 3 shows where further evidence will be gathered by the preparation of specialist reports. The list in the profile is not necessarily exhaustive and other items of evidence are likely to be published in the course of preparing the local plan. A list of evidence studies supporting the Local Plan is published on the Gosport website.

Community Involvement

- 4.7 The progress of the local plan will be aided and informed by informal and statutory periods of community involvement. The profile in Appendix 3 and the GANTT Chart in Appendix 4 all give an indication of when these periods will occur. Public consultation will be guided by the Statement of Community Involvement.

Sustainability Appraisal

- 4.8 A Sustainability Appraisal (SA) will be undertaken for the Local Plan policies to assess their economic, environmental and social impact, and to ensure that the policies and proposals will promote sustainable development. The SA will ensure that the requirements of the Strategic Environmental Assessment (SEA) Directive are met. A Scoping Report for the Core Strategy has been

prepared which includes the Gosport Baseline Information and a review of all the relevant strategies affecting the Borough. A separate scoping report has been prepared for the Site Allocations and Delivery DPD. These can be viewed at www.gosport.gov.uk/ldf. It is considered these scoping reports provide an adequate basis to prepare a Sustainability Appraisal for the Local Plan. Work already undertaken for the SA for the draft Core Strategy will be incorporated into the SA for the Local Plan.

Examination and Adoption

- 4.9 DPDs must be submitted to the Secretary of State for independent examination. The Planning Inspectorate will assess the document for soundness and ensure that it conforms with the National Planning Policy Framework. It is anticipated that the emphasis on community involvement will successfully resolve more issues at earlier stages prior to the plan being published for representations on its soundness. The Examination considers the soundness of the plan against a number of tests rather than examining individual objections. The inspector will then publish a report of findings and recommendations which may lead to adoption.

5.0 Resource Considerations

- 5.1 A crucial element in the successful delivery of an up to date Local Development Framework for Gosport will involve effective resource management and allocation.
- 5.2 Gosport Borough Council is a relatively small authority with limited financial and staff resources so it is particularly important to ensure resources are well directed.

Who will do the Work?

- 5.3 Overall responsibility for the successful delivery and implementation of the Gosport Local Development Framework will be with the Planning Policy Section of the Borough Council's Legal Democratic and Planning Services Unit. Much of the work of the Section will be dedicated to the preparation of Local Development Documents. The structure of the Planning Policy Section is set out below:

Head of Planning Policy	
Principal Planning Officer	Senior Cartographic & Technical Officer p/t
Senior Planning Officer p/t	Cartographic & Technical Officer p/t
Planning Assistant	
Planning Technician p/t	

- 5.4 Officers from other sections in the Legal Democratic and Planning Services Unit of the Borough Council will also have involvement in aspects of the preparation of the Local Development Framework. In particular the following linkages are anticipated:

Control of Development	: Legal Democratic and Planning Services
Conservation & Design:	: Legal Democratic and Planning Services
Transportation	: Legal Democratic and Planning Services
Legal Issues	: Legal Democratic and Planning Services
Economic Development:	: Chief Executive's Unit
Corporate Policy	: Chief Executive's Unit
Countryside & Recreation	: Community and Customer Services
Housing	: Housing Services
Coastal Defence	: Housing Services (Coastal Partnership)
Recycling Issues	: Community and Customer Services (Street Scene)
Pollution Issues	: Housing Services (Environmental Health)
Funding of Projects	: Financial Services (Accountancy)

- 5.5 The Borough Council will also continue its established working relationships with officers of Hampshire County Council on a range of topics. It will also work in partnership with other authorities in the Partnership for Urban South Hampshire (PUSH), with a particular emphasis on joint studies and cooperative policy development.
- 5.6 Similarly, the Borough Council will work with organisations such as the Environment Agency, English Heritage, Natural England, the Solent Local Enterprise Partnership, the Wildlife Trust, the Queen's Harbour Master and given the continuing importance of Defence land holdings, Defence Infrastructure Organisation.
- 5.7 Additional resources will be contracted to undertake particular tasks or to meet deadlines at times of particular pressure. In some cases this may involve individual officers from other departments, other local authorities and in other cases external consultants, including specialist consultants. Wherever possible these additional resources should either have a sound knowledge of planning issues in Gosport and Southern Hampshire, or should have sound experience of the specialist work required.

Risk Assessment

- 5.8 The preparation of the LDS will allow for more effective resource planning, but inevitably there will be various factors, mainly unforeseen, which will affect the programmes for the preparation of Local Development Documents. This could include the following:
- Staff illness and incapacitation
 - Staff leaving or retiring
 - Recruitment problems associated with a long term shortage of qualified officers
 - New projects requiring priority action
 - Changes to guidance in respect of LDFs.
- 5.9 Consideration will be given to appropriate contingency arrangements, especially if this would lead to key Milestone dates not being met. In exceptional circumstances it may be necessary to prepare a revised Scheme where the programmes in the LDS may not have been met. The LDS is kept under review via the Legal Democratic and Planning Services Management Plan and the Planning Policy Section Operational Plan.

6.0 Monitoring and Review of the Local Development Scheme

Annual Monitoring Report

- 6.1 The Government has placed increased importance on monitoring of progress on Plan preparation. The Local Development Scheme will therefore be subject to regular monitoring.

The Annual Monitoring Report (AMR) will:

- Explain progress on each part of the LDF and measure this against the timescales set out in the latest version of the LDS;
- Review the application and success of saved policies in the Gosport Borough Local Plan Review and other saved documents and in the new Local Plan when it has been prepared. Successive AMRs could focus on particular policies;
- Explain any significant changes in the previous period which will materially alter the content of the Local Development Scheme. These include a change in Government policy, new information arising from work on the evidence base or a new land release;
- Provide a Housing Trajectory.

- 6.2 Seven Annual Monitoring Reports have now been produced with the latest published in December 2011.

Review of the Local Development Scheme

- 6.3 The Council will continue to monitor the Local Development Scheme and submit any further revision or update as appropriate.

APPENDIX 1

**DIRECTION UNDER PARAGRAPH 1(3) OF SCHEDULE 8 TO THE PLANNING AND
COMPULSORY PURCHASE ACT 2004
POLICIES CONTAINED IN THE GOSPORT BOROUGH LOCAL PLAN REVIEW
ADOPTED MAY 2006**

The Secretary of State for Communities and Local Government in exercise of the power conferred by paragraph 1(3) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 directs that for the purposes of the policies specified in the Schedule (1) to this direction, paragraph 1(2)(a) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 does not apply.

Signed by authority of the
Secretary of State

JR Cheston

John Cheston
Senior Planning Officer
Housing and Planning Directorate
Government Office for the South East

6 May 2009

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SCHEDULE 1
POLICIES CONTAINED IN THE GOSPORT BOROUGH LOCAL PLAN REVIEW 2006

Policy Number	Policy Title/Purpose
R/DP1	General Standards of Development within the Urban Area
R/DP3	Provision of Infrastructure, Services and Facilities
R/DP4	Mixed-use Developments
R/DP9	Outdoor Advertisements
R/DP10	Marine Parade Area of Special Character
R/T1	Land Use and Transport
R/T2	New Development
R/T3	Internal Layout of Sites
R/T4	Off-site Transport Infrastructure
R/T5	South Hampshire Rapid Transit
R/T6	Improvements to Public Transport
R/T7	Gosport Bus Station/Ferry Interchange
R/T8	New Roads Safeguarding of Proposed Routes
R/T9	Cycleways and Footpaths
R/T10	Traffic Management
R/T11	Access and Parking
R/T12	Protection of Existing Car Parks
R/H2	Major Housing Proposals
R/H3	Major Housing Proposals as part of a Mixed-Use Development
R/H4	Housing Densities Type and Size
R/H5	Affordable Housing
R/H6	Change of Use of existing dwellings
R/H8	Accommodation for the Elderly
R/H9	Lifetime Homes
R/H10	Residential Caravans and Mobile Homes
R/H11	Sites for Gypsies and Travellers
R/EMP1	Allocation of Land for Employment
R/EMP2	Land Allocated for Employment Use as Part of Mixed-Use Development
R/EMP3	Protection of Existing Employment Sites from Inappropriate Development
R/EMP4	Marine Related Employment
R/EMP5	Extension of Existing Employment Uses and Redevelopment of Redundant Employment Sites
R/EMP6	Development for Employment Uses within Urban Areas
R/EMP7	Low Employment Generating Uses

R/S1	Shopping and Commercial Allocations
R/S2	Location of Additional Shopping & Leisure Floorspace
R/S3	Principal and District Shopping Centres
R/S4	Local and Neighbourhood Centres
R/S5	Non 'Class A' Uses in Shopping Centres at Ground Floor
R/S6	Residential Development at Ground Floor within Defined Shopping Centres
R/S7	Use of Upper Floors
R/S8	Local Shops Outside Defined Centres
R/S9	Shopfronts and Commercial Facades
R/S10	Protection of Commercial and Leisure Uses in Marine Parade Area of Special Character
R/CF1	New or Improved Community and Health Facilities
R/CF2	Protection of Existing Health and Community Facilities
R/CF3	Provision of Community Facilities on Major Housing Development
R/CF4	Provision of New Health and Community Facilities
R/CF5	Development of Childcare and Day Care Facilities
R/CF6	Provision of Educational Facilities
R/CF7	Safeguarding of Land for the Provision of Additional Educational Establishments
R/CF8	Provision of Built Leisure Facilities
R/CF9	Recreation and Leisure Allocations
R/CF10	Protection of Existing Built Leisure Facilities
R/CF11	Improvement or Development of Tourist Accommodation and Conference Facilities
R/CF12	Cemetery Provision
R/BH1	Development in Conservation Areas
R/BH2	Demolition in Conservation Areas
R/BH3	Development Affecting Listed Buildings
R/BH4	Demolition of a Listed Building
R/BH5	The Local List
R/BH6	Registered Historic Parks and Gardens
R/BH7	Parks and Gardens of Local Historic Interest
R/BH8	Archaeology and Ancient Monuments
R/OS1	Development Outside of the Urban Areas
R/OS2	Strategic Gaps
R/OS3	Urban Gaps
R/OS4	Protection of Existing Open Space
R/OS5	New Open Space Provision
R/OS6	Recreation Allocation in the Alver Valley
R/OS7	Additional Open Space Allocations
R/OS8	Recreational Space for New Residential Developments
R/OS9	Allotment Gardens
R/OS11	Protection of Areas of National Nature Conservation Importance
R/OS12	Locally Designated Areas of Nature Conservation Importance
R/OS13	Protection of Habitats Supporting Protected Species

R/OS14	Biodiversity Action Plan
R/CH1	Development within the Coastal Zone
R/CH2	Pedestrian Access Along the Coast
R/CH3	Reclamation and Dredging
R/CH4	Marina Development
R/CH5	Moorings
R/ENV2	River and Groundwater Protection
R/ENV3	Water Resources
R/ENV4	Treatment of Foul Sewage and Disposal of Surface Water
R/ENV5	Contaminated Land
R/ENV7	Hazardous Substances
R/ENV8	Development within the proximity of Hazardous Substances
R/ENV9	Safeguarded Areas
R/ENV10	Noise Pollution
R/ENV11	Minimising Light Pollution
R/ENV12	Air Quality
R/ENV13	Telecommunications
R/ENV14	Energy Conservation
R/ENV15	Renewable Energy

APPENDIX 3

Local Development Document Profiles

A. Gosport Borough Local Plan 2011-2029

The Local Plan is a DPD which will set out the key elements of the planning framework for the area for the next 15 years from the date of adoption. It will comprise a vision and strategic objectives for the area, along with a spatial strategy including the identification of key regeneration areas and a key diagram having regard to other strategies such as the Local Transport Plan. It will allocate land for new development for housing, retail, economic development, recreation and community uses. It will also contain a series of Development Management policies which will provide more detailed guidance to assess planning applications. Importantly there will be a monitoring and implementation framework.

Gosport Borough Local Plan 2011-2029	
Role	A key document providing a strategy for future planning of the area and policies to accommodate development requirements and provide a framework to assess planning applications
Status	Development Plan Document.
Extent	Gosport Borough Administrative Area.
Conformity	General conformity with the National Planning Policy Framework.
Timetable	
Evidence Gathering and Development of Evidence Base and liaison with Specialist Information providers	January 2012 - October 2012
Consultation with Community Stakeholders on draft Plan (Preferred Options)	November 2012 - December 2012
Publication of proposed Submission Document	May 2013
Submission to Secretary of State	September 2013
Pre Examination Meeting	October 2013
Public Examination	November 2013
Inspector's report - Fact Check	February 2014
Anticipated receipt of Inspector's Report	March 2014
Provisional Date of Adoption	April 2014

Document Production

The Planning Policy Section of Gosport Borough Council will be the lead organisation, reporting to the Council's Economic Development Board. Final approval of the Local Plan for publication will be by Full Council.

The document will be produced in close consultation with the Development Control, Transportation and Design & Conservation sections of the Council.

A number of evidence based studies will be prepared to inform the content of the Core Strategy. These will include as a priority:

- Housing Market Assessment
- Strategic Housing Land Availability Assessment
- Housing Viability Study
- Economic Prosperity Strategy
- Employment Land Review
- Commuting Survey
- Town Centres: Retail, Leisure and Office Study
- Strategic Flood Risk Assessment. Habitats Regulation Assessment to inform Appropriate Assessment
- Gypsy and Travellers Accommodation Needs Assessment (Hampshire-wide)
- Facilities Strategy
- Impact of the Harbour Authorities LDF Proposals on the Strategic Highway
- Strategic Access to Gosport Study
- PUSH Green Infrastructure Strategy
- Feasibility of an Energy and Climate Change Strategy for Urban South Hampshire
- PUSH Spatial Strategy
- Open Space Monitoring Report
- Habitat Regulation Assessment

Other studies will be undertaken as resources allow, and where possible stakeholders will contribute key elements of the information base to inform the content of the Local Plan.

Elements of the evidence base will be provided by specialist information providers including consultants. Other data may be the subject of joint studies with neighbouring local planning authorities. The aim will be to establish an informed data base on which to develop the Local Plan.

The Local Plan will set out the key delivery policies and will have regard to the South Hampshire Sub Regional Strategy and the Local Transport Plan. It will be prepared in consultation with the Partnership for South Hampshire as part of the the duty to cooperate with adjoining authorities. It will also relate closely to the Council's Sustainable Community Strategy and the spatial implications of that document.

The Sustainability Appraisal will be an integral part of developing the evidence base and informing policy.

APPENDIX 4

Programme for Gosport Borough Local Plan 2011-2029

	2012												2013												2014											
DPD Title	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
Local Plan																																				

Evidence gathering	
Draft Plan consultation	
Consider representations and amend plan	
Consultation on Published plan	
Summary of responses	
Submission to Secretary of State	

Pre Examination	
Examination	
Inspector's Report - Fact Check	
Receipt and Implementation of Inspector's report	
Adoption	
Amend Proposals Map	

Milestones:

C: Consulting statutory bodies on the scope of the SA

P: Publication of DPD

S: Submission of Development Plan Documents

A: Adoption of the Development Plan Document

GLOSSARY OF TERMS

Allocations	Sites specifically identified on the Proposals Map for development.
Annual Monitoring Report (AMR)	The annual report on progress in implementing the Local Development Scheme.
Designations	Areas shown on the Proposals Map to which specific policies apply (not allocations).
Development Plan	Under the Planning Acts, this is the prime consideration in the determination of planning applications.
Development Plan Document (DPD)	Spatial planning document prepared by the local planning authority that is subject to an independent public examination. They can cover a range of issues, and will set out the main spatial strategy, policies and proposals of the Council.
Local Development Documents (LDDs)	Generic term for documents that can be included in the Local Development Framework. Comprises Development Plan Documents, Supplementary Planning Documents and the Statement of Community Involvement.
Local Development Framework (LDF)	A portfolio of Local Development Documents that provides the framework for delivering the spatial strategy of the area. (DPDs, SPDs, LDS, AMR).
Local Development Scheme (LDS)	Rolling three-year project plan for the preparation of Local Development Documents.
Planning Policy Guidance	<i>Statements of Government policy on a range of issues – being replaced by the National Planning Policy</i>
Planning Policy Statement	<i>Statements of Government policy on a range of issues – being replaced by the National Planning Policy.</i>
Proposals Map	Geographically expresses the policies and proposals of the Development Plan Document and any saved policies.
PUSH	The Partnership for Urban South Hampshire comprising local authorities and other organisations.
Regional Spatial Strategy	<i>A statutory document under the new system that replaces Regional Planning Guidance setting out regional spatial strategy and policies. Abolished by the Localism Act.</i>
Statement of Community Involvement (SCI)	Sets out how the local planning authority involves the local community, businesses and other stakeholders in preparing and reviewing its Local Development Documents and includes consultation arrangements for planning applications.
Section 106 Agreement	The legal agreements that are made when local authority seeks to secure planning obligations for particular actions from a developer when granting planning permission. This can include the securing of financial contributions in lieu of providing services or facilities that would be required in order for the development to proceed.
Strategic Environmental Assessment (SEA)	Environmental assessment of policies, plans and programmes required under the European SEA Directive 2001/42/EC.
SPD	Supplementary Planning Documents that expand upon policies or proposals in Development Plan Documents.
Sustainability Appraisal (SA)	A social, economic and environmental appraisal of strategy, policies and proposals – required for the Regional Spatial Strategy, all Development Plan Documents and Supplementary Planning Documents. The UK system of Sustainability Appraisal incorporates the European requirements of Strategic Environmental Assessment.

Note – Entries shown in italics are terms relating solely to the old planning system.