

Bolsover District Council

Extraordinary Planning Committee

18th April 2018

Publication Local Plan

Report of the Interim Planning Policy Manager)

This report is public

Purpose of the Report

- To advise members of the content of the Publication Local Plan and the issues associated with its development.
- To agree the Bolsover District Publication Local Plan, for a six week period of public consultation in accordance with Regulation 19 of the Town and Country Planning (Local Plan) (England) Regulations 2012.
- To agree that following the Publication Consultation period the plan be submitted to the Secretary of State in accordance with Regulation 22 of the Town and Country Planning (Local Plan) (England) Regulations 2012.
- To delegate Authority to the Chief Executive Officer in consultation with the Leader of the Council and the Chair of Planning Committee to approve:
 - i. minor changes to the Local Plan text prior to and post-consultation (including the insertion of maps and illustrations within the document);
 - ii. details concerning the final arrangements and associated supporting documents for public consultation; and
 - iii. submission of the Local Plan and associated supporting documents to the Secretary of State following consultation on the Publication Draft Local Plan.

1. Report Details

Background

- 1.1. Planning law requires that applications for planning permission must be determined in accordance with the development plan, unless material considerations indicate otherwise. The Council's new Local Plan therefore will play a key role in shaping the future of the District, guiding future development and land use change. It seeks to bring about sustainable development by ensuring that sufficient land is available to meet development needs, by

promoting well balanced communities, and by protecting and enhancing environmental assets. There is a clear expectation from Government that Local authorities will bring forward plans quickly and review them regularly.

- 1.2. Members will recall on the 14th March 2018, a report to formally amend the Local Development Scheme, to enable us to move towards the Publication Local Plan, based upon a complete and comprehensive evidence base and a thorough consideration of our strategy and approach. The table below sets out the agreed dates to which we are adhering.

Stage	New dates (2018)	Explanation
Publication Local Plan Agreed	End of April 2018	SA finished by end of March. Arrange special meetings for third week in May
Consultation Period	May – June 2018	6 Weeks required by law
Submission	3 rd week in July 2018	By reducing time here we are only allowing 4 weeks to get to grips with all objections. This is tight
Hearings Commence*	November 2018	Based on Pins suggesting 12 week Minimum
Inspectors Report*	July 2019	Based On Pins suggesting a year from submission
Adoption	September 2019	August and summer Hols to take account of and agreeing all with Members

*Subject to Planning Inspectorates timetable.

- 1.3. It was clear in that report that this next stage was critical as we should not be making any significant changes, post-publication. To do so could lead to even further delay with additional rounds of consultation being required. In essence the Publication Plan is the Draft Plan which will be considered at a Public Examination. Subject to any amendments proposed during that phase, it should be the Plan that will be adopted for the development of the district until 2033. However, it will be subject to review and renewal during that period.
- 1.4. In order to get to this stage, considerable work has been done in relation to the development of the new Local Plan. The main publication and consultation steps being:
- a. Commencing work on the New Plan with a public consultation between October and November 2014, to gather views on what the Plan should contain
 - b. Between October and November 2015, we consulted on, 'Identified Strategic Options'.
 - c. October to December 2016 saw the last public participation with the Consultation Draft Local Plan
- 1.5. All of these consultations have shown a variety of views, both supportive and conflicting which have all helped to consider the best ways to move the Plan forward. It is worth noting that the Planning Inspectorate's guidance notes that:

“The plan should focus relentlessly on the critical issues and the strategies to address them, paying careful attention to deliverability and viability. This approach may raise uncomfortable questions but the whole point of the plan is to address the critical issues as far as possible”

- 1.6. This does mean that, whilst the views of the community are important, it is not possible to always follow the approach that they may promote. First, many of the comments are conflicting, and secondly the Council must make decisions that meet its development requirements in accordance with the strategic approach it has taken to bringing forward sustainable development. In many cases, local people may object to decisions we have needed to take to best meet our development needs, but from a neutral point of view (which the Inspector would take), it is a reasonable, understandable and justifiable approach.
- 1.7. Through the whole of this period, the Council has carried out significant work in order to ensure that the Local Plan is based on a sound and justified evidence base which has informed the decisions outlined above. The following studies make up the main evidence base:
 - a. Settlement Hierarchy Study (April 2015) – updated 2018
 - b. Interim Transport Evidence Information Note (April 2015)
 - c. Economic Development Needs Assessment (July 2015)
 - d. Partial Green Belt Review (July 2016)
 - e. Settlement Framework / Development Envelopes Review (April 2017)
 - f. Important Open Areas / Important Open Breaks (August 2017)
 - g. Strategic Housing Market Assessment and Objectively Assessed Need (October 2017)
 - h. Regeneration Frameworks (October 2017)
 - i. Housing Land Availability Assessment (November 2017)
 - j. Employment Land Availability Assessment (November 2017)
 - k. Playing Pitch Assessment and Strategy (November 2017)
 - l. Indoor Sports Facilities Assessment and Strategy (November 2017)
 - m. Green Space Strategy (November 2017)
 - n. Derby, Derbyshire, Peak District National Park Authority and East Staffordshire Gypsy and Traveller Accommodation Assessment (November 2017)
 - o. Retail and Centres Study (April 2018)
 - p. Retail Land Availability Assessment (March 2018)
 - q. Partial Green Belt Review (August 2017)
 - r. Partial Green Belt Review Supplementary Assessment (November 2017)
 - s. Biodiversity Evidence Base(March 20-18)
 - t. Multi User Trails update(March 2018)
 - u. Transport Evidence Base(Variety of dates)
 - v. Infrastructure Study and Delivery Plan (March 2018)
 - w. Whole Plan Viability Assessment (March 2018)
- 1.8. In addition, Annual Planning Monitoring Reports have been produced together with annual reports on the Five Year Housing Supply. All of this evidence has

informed the development of the plan and the pursuit of a sustainable development strategy.

- 1.9. Throughout this period the Planning Policy team has worked with the Local Plan Steering Group, under the direction of the Chair and Vice-Chair of the Planning Committee in relation to the development of policy and recognising the development of the evidence base and the changing nature of Government advice, as well as the changing status of Planning applications and development interest.
- 1.10. All of the work and consultation referred to above informed the gradual evolution of the Plan to date. In addition, close attention has been paid to changes in the planning context made at the national level, and guidance in documents such as the Housing White Paper, the recent consultation on 'Planning for the right homes in the right places', and more recently the consultation version of an amended NPPF, which have raised a number of issues.
- 1.11. However, despite the challenge of these uncertainties, the Council has remained committed to bringing a Plan forward as quickly as possible. The Publication Local Plan is now ready for agreement prior to submission to the Secretary of State for Examination. The main elements of the Plan are set out below.
- 1.12. A copy of the Publication Local Plan has been provided as **Appendix 1**.

2. Issues for Consideration

- 2.1 In order to progress toward formal adoption, a local plan must be examined by an independent inspector whose role is to assess whether the plan has been prepared in accordance with the Duty to Cooperate, legal and procedural requirements, and whether it is 'sound'. A local planning authority should only submit a plan for examination which it considers is 'sound'. Paragraph 182 of the National Planning Policy Framework specifies that in order to be considered sound a plan must be:
 - **positively prepared** - based on a strategy that seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development;
 - **justified** - the most appropriate strategy when considered against the reasonable alternatives, based on proportionate evidence;
 - **effective** - deliverable over its period and based on effective joint working on cross-boundary strategic priorities; and
 - **consistent with national policy** - enabling the delivery of sustainable development in accordance with the policies in the Framework.

- 2.2 The new consultation Draft NPPF is expected to come into force in summer this year. However transitional arrangements will mean that it will not apply to Plans which have been submitted within 6 months of it taking effect. On this basis it should not impact on our Plan and the Examination. However, we have tried to ensure that our Plan is well aligned with emerging guidance such that it is considered that the proposed changes to the NPPF are unlikely to generate any unforeseen problems.
- 2.3 There is however some uncertainty in relation to the revised soundness tests which are supposed to be coming in immediately. However, the changes are consistent with earlier guidance and do not appear to raise any difficulties in relation to our Plan.
- 2.4 An Executive Summary of the main elements of the Local Plan is attached as Appendix 2 at the rear of this report.

Consultation Proposals

- 2.5 It is intended that following agreement today, arrangements will be finalised to consult on the report from the Wednesday 2nd May 2018 at 9:00am and will end on Friday 15th June at 5:00pm. This is slightly longer than the six weeks required and recognises that there are two bank holiday within the consultation period.
- 2.6 Fortunately, due to timings, we will be able to publicise the consultation on the Plan through the Councils 'InTouch' magazine, which will ensure that we will reach across the whole of the District to all of our residents.
- 2.7 We will of course be placing all the information and providing access to the Plan and the evidence on-line using the Council's website and promoting our consultation through our social media accounts.
- 2.8 Copies of all of the documents, notices and leaflets will also be available in the libraries and Council's contact centres.
- 2.9 We will also be taking the Consultation 'on the road' with dates currently confirmed for:
- Bolsover – Mon 4th June
 - Clowne – Fri 11th June
 - District Wide event hosted in Clowne – Sat 19th May
 - Barlborough – Tues 29th May
 - Creswell – Tues 22nd May
 - Whitwell – Tues 15th May

- 2.10 Provisional dates have also been set for:
- Shirebrook – Thurs 17th May
 - South Normanton – Wed 6th June
 - Pinxton – Thurs – 24th May
 - Tibshelf – Fri 1st June
- 2.11 We will also be issuing press releases for all media.
- 2.12 As part of this consultation, we will also be making public the Consultation Statement in relation to the Consultation Draft Local Plan carried out at the end of 2016, the considerations of which have influenced the Publication Local Plan.
- 2.13 However, this consultation is different in terms of what is being asked. As explained above in section 2, the questions are not whether one likes or dislikes a policy or allocation, or wants to promote a better site, as previous consultations have been. The questions this time are:
- Has the plan has been prepared in accordance with the Duty to Cooperate
 - Have legal and procedural requirements been followed
 - Is the Plan ‘sound’, in terms that it is :
 - i. Positively prepared
 - ii. Justified
 - iii. Effective
 - iv. Consistent with national policy
- 2.14 Representations in this consultation will need to show how any changes proposed will address these issues and make for a better Plan. All responses received will be assessed, recorded and submitted as part of the Local Plan submission process.
- 2.15 In the main, responses will fall to be considered by the Inspector as part of the Local Plan examination, either in the form of written representations or through a series of hearings which will be held.

3. Conclusions and Reasons for Recommendation

- 3.1 Following several years of work, evidence collection and consultation the Plan has reached the stage of Publication, the last stage before submitting the Plan for examination by the Planning Inspectorate.
- 3.2 Developing the Plan has required a lot of difficult decisions to be taken and it is recognised that the Publication Plan will still face a significant level of objection from those with specific land interests. However the Council is responsible for addressing the needs of the District as a whole and devising a

strategy which is justified and will meet the Governments legal tests and tests of soundness.

- 3.3 Therefore it is recommended that the Planning Committee note the contents of this report and agrees the recommendations to consult and then submit the Plan, as set out below. Whilst it is intended that the Consultation will commence on 2nd May 2018 for a period of 6 weeks, and the submission will take part in late July, it is recommended that in case of unforeseen difficulties requiring any minor amendment to these dates, they be delegated as set out.

4 Consultation and Equality Impact

- 4.1. Other Officers involved in the preparation of this report were: Planning Policy Manager, Principal Planning Officers and the Senior Planner.
- 4.2. Members consulted during the preparation of the report: Members of the Local Plan Steering Group.
- 4.3. An Equality Impact Assessment is being carried out as part of publishing the Publication Draft Local Plan.

5 Alternative Options and Reasons for Rejection

- 5.1. The Council could decide to progress with the Local Plan in its current form. However, this would mean that the Council's timetable for producing the Local Plan would be delayed, and this may lead to new threats of intervention from the Government.

6. Implications

Finance and Risk Implications

- 6.1. In terms of finance this is part of the existing work plan and is budgeted for. However, dependant on the level of public response, additional resources may be required if we are to maintain alignment with the timetable.
- 6.2. The Council has already faced the prospect of intervention in relation to the Local Plan and whilst we were successful in defending our position, any significant delay is likely to attract further scrutiny by the Secretary of State.

Legal Implications including Data Protection

- 6.3. The Council has a statutory duty to make available to the public emerging versions of the Local Plan and this consultation is also in accordance with the Adopted Statement of Community Involvement.

Human Resources Implications

- 6.4. Consultation on the Publication Local Plan introduces the need to undertake a larger consultation exercise, due to the wide range of affected areas requiring extensive coverage of exhibitions/drop-in events. This scope of consultation also introduces a greater risk of receiving a higher number of representations during the consultation period. Should this be the case, it is possible that additional resources will be required to ensure that the LDS timescale will be maintained.

7 Recommendations

- 7.1. That the Planning Committee :
- a) Approve the Bolsover District Publication Local Plan, for a six week public consultation in accordance with Regulation 19 of the Town and Country Planning (Local Plan) (England) Regulations 2012.
 - b) Agree that following the Publication and Consultation period, that the plan be submitted to the Secretary of State in accordance with regulation 22 of Town and Country Planning (Local Plan) (England) Regulations 2012.
 - c) Delegate Authority to the Chief Executive Officer in consultation with the Leader of the Council and Chair of Planning Committee to approve:
 - i. minor changes to the Local Plan text prior to and post-consultation (including the insertion of maps and illustrations within the document);
 - ii. details concerning the final arrangements and associated supporting documents for public consultation; and
 - iii. submission of the Local Plan and associated supporting documents to the Secretary of State following consultation on the Publication Draft Local Plan.

8 Decision Information

<p>Is the decision a Key Decision? A Key Decision is an executive decision which has a significant impact on two or more District wards or which results in income or expenditure to the Council above the following thresholds: BDC: Revenue - £75,000 <input type="checkbox"/> Capital - £150,000 <input type="checkbox"/> NEDDC: Revenue - £100,000 <input type="checkbox"/> Capital - £250,000 <input type="checkbox"/> <input type="checkbox"/> Please indicate which threshold applies</p>	No
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District Wards Affected	All
Links to Corporate Plan priorities or Policy Framework	<p>The new Local Plan will identify suitable areas for development to help to deliver the Council's Growth Agenda. It will assist both developers and local residents by providing certainty about the way the district will develop over the Plan period. It therefore contributes to the following Corporate Aims and their identified priority actions:</p> <ul style="list-style-type: none"> • Unlocking Our Growth Potential (main aim); • Supporting Our Communities to be Healthier, Safer, Cleaner and Greener.

9 Document Information

Appendix No	Title
None	
Background Papers (These are unpublished works which have been relied on to a material extent when preparing the report. They must be listed in the section below. If the report is going to Cabinet (NEDDC) or Executive (BDC) you must provide copies of the background papers)	
Local Plan Evidence Base Documents	
Report Author	Contact Number
Rob Routledge	Ext 2299

Executive Summary

Chapter 1: Introduction

This Chapter explains what a Local Plan is and what it covers. It also addresses where the Local Plan sits in relation to National Guidance, Strategic level planning and the duty to cooperate, and looks at the role of the Local Economic Partnerships and Combined Authorities. .

Chapter 2: Spatial Portrait

This Chapter relies heavily on our evidence base and seeks to examine and explain the main characteristics of the district. It considers physical, economic and environmental issues and the basis of concerns that we must seek to address.

Chapter 3: Vision and objectives

This Chapter seeks to show how the Plan is trying to create a sustainable district. It takes the evidence from the spatial portrait of where we are, socially, economically and environmentally, and looks at where we want to be in the future in relation to all of those issues. It sets a Vision for the District reflected from other documents and consultation responses and seeks to set out the objectives to move from the existing situation to the future vision for the district. It is these objectives that have influence the approach we have taken and the policies and allocations that we are bringing forward.

Chapter 4: Spatial Strategy

This Chapter describes the Council's strategy for delivering the Local Plan Vision and its supporting Objectives. It sets out how much development is planned to take place during the life of the Local Plan and where within the spatial area of Bolsover District this development will take place. It illustrates the broad locations for strategic development on a key diagram in order to have a better balance between housing and employment, whilst conserving key environmental assets. This is achieved through the following policies.

The National Planning Policy Framework (NPPF) sees sustainable development as a 'Golden Thread' running through the document, Policy SS1, Sustainable Development clearly sets out what this means for Bolsover District.

Policy SS2 sets out the scale of housing and employment land we are seeking to provide, up to 5,700 dwellings and 92 ha of employment for the period up to 2033.

Policy SS3 sets out the spatial distribution of development across the district which shows the following:

Type of settlement	Place	Residential (dwellings)	Employment (hectares)
Urban: Small Town	Bolsover	1,769	0 ha
	Shirebrook	786	10.82 ha
Transitional: Emerging Town	South	380	25.31 ha
	Normanton Clowne	1,494	20 ha
Rural: Large Village	Creswell	289	0.46 ha
	Whitwell	218	5.50 ha
	Pinxton	56	1.23 ha
	Tibshelf	306	0 ha
	Barlborough	159	6.12 ha
Rural: Small Village	Blackwell	1	0 ha
	Bramley Vale	1	0 ha
	/ Doe Lea	36	0 ha
	Glapwell	0	0 ha
	Hilcote	39	0 ha
	Hodthorpe	2	0 ha
	Langwith	71	0 ha
	New	37	0 ha
	Houghton	11	0 ha
	Newton	23	0 ha
	Palterton	0	0 ha
	Pleasley	0	0 ha
	Scarcliffe	1	0 ha
	Shuttlewood	0	0 ha
	Stanfree	11	0.58 ha
	Westhouses Whaley Thorns		
Non-settlement		33	21.54 ha
TOTAL		5,723	92 ha

Policies SS4 to SS6 address the development of three strategic sites, Bolsover North, Clowne Garden Village and the Former Whitwell Colliery site. These are seen as major development projects which will contribute significantly to our housing and employment land offer.

Policies SS7 and SS8 refer to Priority Regeneration Areas. Featuring the former Coalite site at Bolsover and the Mills at Pleasley, these are potential development areas which the Council would like to see brought forward, but due to a number of reasons are concerned that should we rely on them, the Plan may be undermined and may not be able to show that it can deliver the housing and employment targets as set out.

Policy SS9 seeks to protect the countryside and Policy SS10 seeks to protect the Green Belt and together will manage sustainable development across the district, ensuring built development is focused within urban areas or on allocated sites.

The last policy in this section, SS11 identifies particular areas of countryside where development would be particularly adverse in terms of maintaining the open character of an area, which contributes to the separation of settlements and their individual identity and sense of place. The policy identifies 18 important breaks throughout the whole district based on a thorough review and reconsideration of the previous 'Important Open Areas' policy.

Chapter 5: Living Communities

This Chapter focuses in on the main housing issues facing the District. After adding detail to the consideration of the housing requirement, Policy LC1 sets out all of the housing allocations to ensure that the quantum and distribution of housing as set out in the Spatial Strategy (SS2 and SS3) can be met.

In order to address the issues of meeting different types of housing needs and providing for a range and choice of housing, the following policies are included in this chapter:

LC2 – Affordable Housing through Market Housing

LC3: - Type and Mix of Housing

LC4 – Custom and Self-build Dwellings

This Chapter also seeks to address the needs of Gypsies, Travellers and Travelling Show-people with the following three policies:

LC5 - Site Allocations for Gypsies, Travellers and Travelling Show-people

LC6 – Applications for Gypsies, Travellers and Travelling Show-people

LC7 – Safeguarding sites for Gypsies, Travellers and Travelling Show-people

Whilst the first policy seeks to allocate land for such uses, the second policy seeks to set out suitable criteria for such development. Lastly, given the special basis for providing for such development, it is considered important that such provision is protected into the future.

In a similar manner, whilst policy LC8 set out the basis for special consideration to be given to Agricultural, Forestry and other occupational dwellings in the countryside, Policy LC9 seeks to prevent the removal of conditions placed upon such dwellings where they were allowed for such special reasons.

Chapter 6: Working Communities

This Chapter addresses the economic issues around employment land and retail issues.

Policy WC1, Employment Land Allocations, seeks to allocate employment land in accordance with the approach taken in policies SS2 and SS3, and protect the land for employment purposes. On a similar note Policy WC2 General Principles for Economic Development looks at how sustainable economic development will be supported and lists our main employment sites which will be protected for employment uses.

Policy WC3, Supporting the Rural Economy, sets out the tests to consider sustainable rural employment and diversification against a number of criteria.

Before moving away from traditional employment issues, Policy WC4 seeks to address the special circumstances surrounding Rough Close Works in South Normanton.

This chapter then turns to the issues of Retail and Town Centre developments with the following policies:

Policy WC5 – Retail, Town Centre and Local Centre Development

Policy WC6 – Bolsover Edge of Centre Allocation

Policy WC7 - Shirebrook Edge of Centre Allocation

Policy WC8 - South Normanton Edge of Centre Allocation

Policy WC9 is a specific policy aimed at tackling obesity issues by controlling the proliferation of Hot Food Takeaways across the district but especially when within 400m of access points to schools or colleges.

Policy WC10 turns to the issues of Tourism and the Visitor Economy and seeks to support proposals which would provide facilities, opportunities or accommodation for visitors to the District, both in terms of business trips and tourism related visits.

Chapter 7 – Sustainable Communities

This chapter picks up on a number of topics and issues in relation to the over-riding policy on sustainability and the development of the District.

Policy SC1, Development Within Settlement Envelopes, allows for development within defined towns, villages and other major areas of development such as employment sites. Excluded from these allocations are small villages which are considered to be part of the countryside and as such unsuitable for further development unless the criteria related to countryside developments apply.

The design and construction of new developments is a complicated issue involving a number of factors and considerations. However, it can be seen as having two main aspects, sustainability and aesthetics. Policy SC2, Sustainable Design and Construction, seeks to address the former, whilst SC3, High Quality Design seeks to address the later.

Policy SC4, Comprehensive Development, recognises that many of the allocations within the Plan are based on current planning permissions and need to come forward in the manner agreed in order to ensure that the Plans approach is not compromised and that sites are developed in a comprehensive fashion.

Lastly in this set of policies, Policy SC5 seeks to ensure that proposals for a change of use or conversions within the countryside is carried out in an acceptable manner and for acceptable uses in those locations.

The Chapter then turns to the issue of Renewable and Low Carbon Energy with Policy SC6 which supports such proposals (apart from large wind turbines) subject to a number of criteria related to protection from significant harm.

This Chapter then focuses on a more protectionist role recognising the importance of various designations with the following policies aimed at their protection:

Policy SC7 - Flood Risk

Policy SC8 – Landscape Character

Policy SC9 – Biodiversity and Geodiversity

Policy SC10 – Trees, Woodland and Hedgerows

Policy SC11 – Environmental Quality (Amenity)

Policy SC12 – Air Quality

Policy SC13 – Water Quality

Policy SC14 – Contaminated and Unstable Land

Policy SC15 – Hazardous Installations

Lastly, the Chapter then turns to consider the Historic Environment with the following policies:

Policy SC16 – Development Within or Impacting upon Conservation Areas

Policy SC17 – Development affecting Listed Buildings and their Settings

Policy SC18 – Scheduled Monuments and Archaeology

Policy SC19 – Bolsover Area of Archaeological Interest

Policy SC20 – Registered Parks and Gardens

Policy SC21 – Non Designated Local Heritage Assets

Chapter 8 - Infrastructure, Transport, Community and Recreation provision

This chapter deals with Infrastructure. This is the term broadly used to define all of the requirements that are needed to make places function efficiently, in a way that creates sustainable communities. Infrastructure is commonly split into three main categories, although definitions can be confusing where social infrastructure may require a physical building for its operation, or community facilities involve Green Spaces for example. However, the categories are:

- **Green:** the network of multi-functional open spaces, including formal parks and gardens, woodland, green corridors, waterways, hedgerows, and habitats for protected species;
- **Social & Community:** the range of activities, organisations and facilities supporting the formation, development and maintenance of social relationships in a community. It includes the provision of community facilities such as education, health care, retail, community centres, places of worship, and sports & leisure facilities.
- **Physical:** the broad collection of systems and facilities that house and transport people and goods, and provide services e.g. transportation networks, energy, water, drainage and waste provision, and ICT networks.

The first section of the chapter focuses on Green Infrastructure, the network of natural and semi-natural features which provide vital support to a healthy natural environment on which both people and wildlife depend. Linkages to policies in Chapter 7 are highlighted and the main policies are:

Policy ITCR1: Strategic Green Infrastructure Network

Policy ITCR2: The Multi-User Trails Network

Policy ITCR3: Protection of Footpaths and Bridleways

The Chapter then turns to consideration of Social and Community Infrastructure focusing on the many factors which contribute to creating healthy, safe and sustainable communities. The policies in this Chapter are:

Policy ITCR4: Local Shops and Community Facilities

Policy ITCR5: Green Space and Play Provision

Policy ITCR6: Protection of Green Space

Policy ITCR7: Playing Pitches

Policy ITCR8: New and Existing Indoor Sports Facilities

Lastly the chapter turns to look at the various forms of physical infrastructure provision, with the following policies:

Policy ITCR9: ITC and Telecommunications

Policy ITCR10: Local Transport Improvement Schemes

Policy ITCR11: Supporting Sustainable Transport Patterns

Policy ITCR12: Parking Provision

Chapter 9: Implementation and Infrastructure Delivery

Chapter 9 is almost a sister chapter to Chapter 8, as it looks infrastructure on the basis that the need to bring forward substantial development across the District will put extra pressure on the District's existing infrastructure. This pressure needs to be carefully managed and additional capacity planned to ensure that growth truly represents sustainable development.

The Chapter closely relates to the Infrastructure and Delivery Plan which runs alongside the Local Plan. The policies rely on the application of Section 106 agreements and gaining developer contributions to address the issues of infrastructure provision. The policies are:

Policy II1: Plan Delivery and the Role of Developer Contributions

Policy II2: Employment and Skills

Chapter 10 – Monitoring

Chapter 10 is the final chapter. Local Authorities are required to publish a monitoring report at least annually, known as the Authority Monitoring Report (AMR). This monitors the effectiveness of the plan's policies, for example in terms of the amount of housing and employment land delivered thereby informing the Council whether there is a need to undertake an early review of the Plan.