

Wiltshire Council

Cabinet

3 July 2018

Tristan Stevens - Crudwell Vice Chair of the Neighbourhood Plan Steering Group

**To Councillor Toby Sturgis, Cabinet Member for Spatial Planning,
Development Management and Property**

Question (8)

Topic Paper 2 accepts that the Housing Site Allocations Plan should only allocate sites where there is a strategic priority to do so and that, where there is not, neighbourhood plans are the most appropriate means to assess local needs and plan growth at large villages. Topic Paper 3 shows that substantially more than 5 years housing land supply exists in the North and West Wiltshire Housing Market Area and that at least 206 more homes have been built or permitted (when the recently approved Cotswold Community development is included) than are required in the Malmesbury Community Area up to 2026 already. A local housing needs survey has been produced to inform the Crudwell Neighbourhood Plan. This identifies a need for 20 to 25 homes. A call for sites was organised and consultation on the site options has been undertaken. We will soon be releasing a draft neighbourhood plan which will meet the identified local need. The officer's response to Crudwell Parish Council's representation made since the May Cabinet meeting accepts that there is a case for recommending the deletion of the Ridgeway Farm allocation. Does Cabinet agree that the localism agenda is best served by deleting the proposed Ridgeway Farm allocation from the Housing Site Allocations Plan, to allow the Crudwell Neighbourhood Plan to determine where to meet its local housing need?

Response

Topic Paper 3 indeed shows that there is currently a 5-year housing land supply in the North & West Wiltshire HMA. However one of the objectives of the Plan is to ensure a 5-year supply can be maintained throughout the remaining plan period. Table 3.4 of the Topic Paper 3 Addendum (May 2018) shows that without additional land allocation, a 5-year supply cannot be demonstrated beyond March 2024 in this HMA. Housing figures for Community Areas in the Wiltshire Core Strategy are expressed as 'indicative' requirements and are not a cap on development. This allows the Council and local communities preparing neighbourhood plans to respond positively to proposals for sustainable development in line with the supporting text for Core Policy 2 of the Wiltshire Core Strategy.

The officer's response to Crudwell Parish Council's representation made since the May Cabinet meeting recommends making no change to the Plan and therefore retaining proposed allocation H2.13 Ridgeway Farm, Crudwell in the Plan. Whilst the draft Crudwell Neighbourhood Plan is yet to reach the Regulation 14 stage, it is acknowledged that good progress has been made. However, in the interests of ensuring that the overall housing land supply position across the North and West Housing Market Area is sustained it is recommended that the proposed allocation be retained at this stage.