

Forward Planning
Salisbury District Council, 61 Wyndham Road
Salisbury, Wiltshire SP1 3AH

Officer to contact: David Milton
direct line: 01722 434354
email: dmiltons@salisbury.gov.uk
web: www.salisbury.gov.uk

Report

Subject : Local Development Framework – ‘Our Place in the Future’
(Preferred Options stage 2) consultation

Report to : Northern Area Committee

Date : 25 August 2008

Author : Sarah Hughes Senior Policy Officer, Forward Planning & Conservation

Report Summary:

To inform councillors of the additional consultation on the preferred options document for the Core Strategy that commenced on 1st September and to seek their comments on the new document.

Background:

Councillors will be aware of the previous rounds of consultation on the Core Strategy - the Issues and Options stage that was consulted upon during Autumn 2007, and the subsequent Preferred Options which were consulted upon during Spring 2008. This current round of consultation is being undertaken at the request of Full Council, the results of which, along with the preferred options consultation responses, will be used to inform the submission draft Core Strategy which will be consulted upon in the New Year. A copy of this document can be found at <http://www.salisbury.gov.uk/planning/forward-planning/local-development-framework/preferred-options.htm> although all Councillors have also been sent a copy in advance as part of the consultation process.

A Revised Approach:

Instead of producing a document that repeats all of the content of the previous Preferred Options document (known as the Black Book), bearing in mind that about 80% met with strong support, the information has been tailored to focus clearly on the key issues that were of most concern to stakeholders. The magazine “Our Place in the Future” has been sent to all households and businesses in the district and stakeholders on the Forward Planning database, including statutory consultees.

Public Participation:

Public participation on the ‘Our Place in the Future’ magazine is taking place for 8 weeks between 1 September and 24 October 2008. There has been direct notification with every household and business in the district; exhibitions have been held in each of the six community areas, with a further exhibition planned in Salisbury in October; and parish council and councillors seminars have taken place. Consultation will also take place with Area Committees and the Planning and Economic Development Scrutiny Panel. Community forums will take place in October. The consultation is in accordance with the council’s adopted Statement of Community Involvement (SCI) and the resolution of the Full Council (23 April 2008). All councillors have been informed about progress on the Local Development Framework, and the Core Strategy in particular, through a series of regular e-briefs. Through the e-briefs, all councillors were informed of the proposed consultation arrangements and were given the opportunity to comment. The consultation arrangements were agreed with the councillors on the LDF management board.

Key changes:

The key changes in the draft strategy now proposed in the magazine include:

- Focusing on the delivery of new homes and jobs for the first 5 years of the Core Strategy. This will amount to around 3775 new homes in and around Salisbury and Amesbury and will be accommodated on 6 strategic sites as set out on page 11 of the magazine.

- Proposals for the location of land for homes and employment beyond this period (another 8625 houses will be required over the lifetime of this plan) will be the subject of further detailed consultation. This will be the responsibility of the new Wiltshire Council and will form part of the county wide Local Development Framework.
- Suggestions for the new settlement around the Pheasant Hotel on the A30 at Winterslow and an urban extension to Firsdown have been removed. There are no plans for a new settlement anywhere in the District.
- Possible development in the remaining villages across the district will be modest in size and in keeping with the character of those areas. This possible development will be the subject of further consultation by the new Wiltshire council when it produces the subsequent detailed policy documents.
- The strategy is also proposing sites to meet future employment needs, including phase 2 at Solstice Park Amesbury, a new business park at Harnham and employment sites as part of most of the strategic housing sites. The full list is outlined on page 15 of the magazine.
- The 40 foot rule limiting the height of developments in order to preserve the historic roofscape of Salisbury and treasured views of the Cathedral, should remain in place.

The Questions

The magazine includes a response form with 6 questions, and councillors' responses to these questions are sought. The questions are:

- 1 Should we take the suggested steps to meet the identified needs? If no which steps should we leave out and why? (page 9 of the magazine)
- 2 Do you agree with the 'dispersed growth' approach ? If no, what other approach would you suggest ? (page 10 of the magazine)
- 3 Do you agree that these sites are appropriate to meet our needs? If no, can you suggest any alternative sites? (page 11 of the magazine)
- 4 Do you agree that these sites are appropriate to meet our needs? If no, can you suggest any alternative sites? (page 15 of the magazine)
- 5 If these sites are developed, what type of business activity would you like to see? (page 15 of the magazine)

	Offices	Research and Development	Light Industry	General Industry	Warehousing
Harnham Business Park					
Churchfields					
UKLF, Wilton					
Solstice Park					
Fugglestone Red					
Old Sarum					

Recommendations:

The committee is invited to make comments on the revised document as its formal response to the Cabinet.

Appendices

Appendix 1 – Copy of the magazine “Our place in the future”

Background Papers:

Statement of Community Involvement, adopted December 2006.
Wiltshire compact, Code of Practice on Communication and Consultation, September 2005.
Wiltshire compact, Code of Practice on Equality and Diversity, September 2005.
Salisbury District Council, Communications Strategy 2004 – 2007.
Salisbury and South Wiltshire - Our Place in the Future (consultation booklet)
Salisbury and South Wiltshire – Our Place in the Future (questionnaire)
Our Place in the Future – Issues and Options – Interim Sustainability Statement
Our Place in the Future - Issues and Options – Interim Appropriate Assessment
Salisbury and South Wiltshire, Our place in the Future, Issues and Options. Results of consultation
Core Strategy Preferred Options. A plan for Salisbury and south Wiltshire 2006-2026
Draft Sustainability Appraisal
Draft Appropriate Assessment
Interim Equality and Diversity Report
Planning Policy Statement 12: Local Development Frameworks (DCLG)
Salisbury Vision Report and Sustainability Appraisal
Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents (DCLG)
Sustainability Appraisal Scoping Report

Topic Paper 1 – Climate Change
Topic Paper 2 – Housing
Topic Paper 3 – Settlement Strategy
Topic Paper 4 – Supporting Communities
Topic Paper 5 – Biodiversity
Topic Paper 6 – Flooding
Topic Paper 7 – Agriculture, Farm Diversification and Rural Economy
Topic Paper 8 - Retail
Topic Paper 9 – The Economy and Employment
Topic Paper 10 – Tourism, Leisure and Night Time Economy
Topic Paper 11 – Planning Obligations
Topic Paper 12 – Waste and Pollution
Topic Paper 13 – Conservation
Topic Paper 14 – Design
Topic Paper 15 – Transport
Topic Paper 16 – Inclusive Design

Topic Paper Addendums:

Addendum to Topic Paper 1- Climate Change
Addendum to Topic Paper 2 - Housing
Addendum to Topic Paper 3 - Settlement Strategy
Addendum to Topic Paper 4 - Supporting Communities
Addendum to Topic Paper 5 – The Natural Environment
Addendum to Topic Paper 6 - Flooding
Addendum to Topic Paper 7 - Agriculture, Farm Diversification and Rural Economy
Addendum to Topic Paper 8 - Retail
Addendum to Topic Paper 9 - The Economy and Employment
Addendum to Topic Paper 10 - Tourism, Leisure and Night Time Economy
Addendum to Topic Paper 11- Planning Obligations
Addendum to Topic Paper 13 - Conservation
Addendum to Topic Paper 14 - Design and Inclusive Design
Addendum to Topic Paper 15 - Transport

Implications:

Legal: In the report.

Financial: None. This consultation is funded from existing resources.

Personnel: None

Environmental: These considerations are at the heart of the development of a set of new planning policies

Human Rights: None at this stage

Council's Core values: Excellent Service; Fairness and Equality; open, learning Council and a willing partner; communicating with the public; supporting the disadvantaged.

Consultation Undertaken: This is the third round of public consultation on the emerging Core Strategy.

Parish Affected: All