

AGENDA SUPPLEMENT (1)

Meeting: Strategic Planning Committee
Place: Council Chamber - County Hall, Trowbridge BA14 8JN
Date: Wednesday 11 December 2019
Time: 10.30 am

The Agenda for the above meeting was published on 2 December 2019. Additional documents are now available and are attached to this Agenda Supplement.

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This Agenda and all the documents referred to within it are available on the Council's website at www.wiltshire.gov.uk

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Wiltshire Council

Strategic Planning Committee

11 December 2019

From Margaret Willmot, a resident of Salisbury

Questions

Back in February 2019 Wiltshire Council acknowledged a Climate Emergency and pledged to make the County of Wiltshire carbon neutral by 2030.

As the February motion stated, this will need 'bold climate action by Wiltshire Council' which demonstrates 'real leadership'.

Please can WC indicate how this will affect their decision making in relation to sustainable aspects of current and future development proposals being put forward:

- a) To what standards will housing be built? Core Policy 41 does not mandate the highest standards in the design and energy efficiency of new homes. Will these now be insisted upon?
- b) What renewable energy will be generated on site?
- c) Transport emissions make up over a quarter of greenhouse gas emissions in the UK and have been increasing.
 - i. What steps will be mandated to ensure that developments play their part in reducing transport emissions?
 - ii. Improvements to many walking and cycling routes, with associated crossing points, are needed to allow safe access to town centres and key destinations. Will these improvements be made a requirement for developments in order to provide people with real alternatives to the private car?
 - iii. We have had the unfortunate situation at both Longhedge and St Peter's Place on the outskirts of Salisbury that major new developments have been allowed to proceed without any walking and cycling links to adjacent destinations being provided. Can we be assured that safe routes to key destinations will be provided prior to occupation of the first property for current and future developments?
 - iv. How will bus travel, car share and alternative modes of travel be incentivised?
 - v. What proportion of car parking spaces will have electric charging points?

Responses

- a) House building standards are largely dealt with by building regulations not by planning applications and are a separate matter which would be dealt with separately under building regulations if planning permission were granted.
- b) The applicants are not proposing any renewable energy on site.
- c) i. In this case walking and cycling routes out of the site towards Salisbury are to be provided. The bus service will be extended. A shop and a school will be provided on site and a Country Park that will provide recreational opportunities and reduce the need to travel have all been provided. Cycle stores are to be provided to the houses.
- c) ii. There is an existing three metre wide cycle/footpath at the front of the site and as part of the adjacent Harnham Business Park development it is a requirement to put in a crossing across Netherhampton road.
- c) iii. There is an existing 3M wide footpath at the front of the site suitable for pedestrians and cyclists which will be available immediately towards Harnham. An additional cycle and footpath to the adjacent business park/housing site will be available as the two developments are completed.
- c) iv. A residential travel plan is proposed as part of this development along with an extension to the R5 bus service.
- c) v. Condition 31 in the officer's report requires a scheme of ultra low Energy vehicle infrastructure to be submitted the proportion of parking spaces to receive electric points will be decided through that if planning permission is granted.

31) No development shall commence on site until a scheme of Ultra Low Energy Vehicle infrastructure has been submitted to the LPA. The scheme must be approved by the LPA prior to implementation and thereafter be permanently retained.

Reason: Core Policy55; Development proposals, which by virtue of their scale, nature or location are likely to exacerbate existing areas of poor air quality, will need to demonstrate that measures can be taken to effectively mitigate emission levels in order to protect public health, environmental quality and amenity.

Air quality betterment achieved through mitigation must be demonstrated quantitatively or qualitatively within 6 months of the development's completion.

Wiltshire Council

**Strategic Planning Committee
11 December 2019**

From Nicola Lipscombe

Chair Salisbury Area Greenspace Partnership

Questions

1. In the face of the Climate Emergency, will Wiltshire Council reconsider large scale peripheral housing developments unless there is a very strong commitment to providing new and significantly improved cycling & walking routes from day one to key destinations? Can we be assured that the problems at Longhedge & Fugglestone Red where residents have not only been socially isolated but have been forced to use their cars or walk along roads because of the lack of any proper links with the existing community will be avoided for all developments in future? This is clearly not acceptable from a safety point of view & we know that road traffic & transport are responsible for more than 25% of greenhouse emissions in the UK which are continuing to increase. Will a much more sustainable & more carbon neutral approach to the development of edge of town sites & also to their layout & design be pursued in line with the National Planning Policy Framework 2019 & the Government's Planning Guidance?

2. Will the concept of green infrastructure be considered by the planning officer and by County Highways particularly in relation to achieving good connectivity for major developments as it is in many other authorities around the country?

3. Will Wiltshire Council's landscape & design officer report on the impact of all new major housing developments?

Responses

1. The proposed development at Harnham complies with the requirements of the NPPF in that there will be two cycling/walking routes off the site when built one of which is already in place at the front of the site and will therefore be available as soon as the dwellings are first occupied. There is an urgent need to meet the deficit in housing supply that exists in South Wiltshire and this development will provide dwellings on a scale that cannot be achieved on existing brownfield land closer to the city centre.

2. The site provides significant green infrastructure including a country park of some 10 hectares and it is considered that the amount of green infrastructure provided with this development is sufficient to meet residents' requirements.
3. Wiltshire's landscape officer has commented on the application and her comments are contained within the officer's report.