

ITEM 15

ADDENDUM TO COUNCIL 29 January 2020

7.2 To adopt recommendations from the following:

7.2.3 Cabinet – 15 January 2020

7.2.3.1 **Test Valley Local Development Scheme (2020) (APPENDIX E)**

Consideration was given to the report of the Planning Portfolio Holder which set out details for a revised timetable for preparing the next Local Plan and therefore an update to the Test Valley Local Development Scheme.

Since the current Local Development Scheme was adopted in 2018, a number of factors had arisen which meant there was a need to review the timetable. The proposed revised timetable would ensure the preparation of the next Local Plan took into account these factors.

Having considered the options and for the reasons set out in the report, Cabinet agreed to the following:

Recommended:

1. **That the Test Valley Local Development Scheme (2020), as an Annex to the report, be approved.**
2. **That the Head of Planning Policy and Economic Development, in consultation with the Planning Portfolio Holder, be authorised to make changes of a minor nature to improve the presentation of the Test Valley Local Development Scheme (2020) and correct typographical errors prior to publication.**

7.2.3.2 **Property Matters (CONFIDENTIAL – APPENDIX F)**

Consideration was given to a report of the Planning Portfolio Holder which presented details of a property matter.

Having considered the options and for the reasons set out in the report, Cabinet agreed to the following:

Recommended:

1. **That the Head of Legal and Democratic Services and the Head of Property and Asset Management be authorised to take such steps as may be necessary to implement Option 3 contained in this report.**

- 2. That £25,000 be allocated from the New Homes Bonus reserve for the purposes of carrying out the steps identified in this report in order to implement Option 3.**

7.2.3.1 Test Valley Local Development Scheme (2020)

Report of the Planning Portfolio Holder

Recommended:

- 1. That the Test Valley Local Development Scheme (2020), as an Annex to the report, be approved.**
- 2. That the Head of Planning Policy and Economic Development, in consultation with the Planning Portfolio Holder, be authorised to make changes of a minor nature to improve the presentation of the Test Valley Local Development Scheme (2020) and correct typographical errors prior to publication.**

Recommendation to Council

SUMMARY:

- The purpose of this report is to seek approval for a revised timetable for preparing the next Local Plan, resulting in the need to update the Local Development Scheme.

1 Introduction

- 1.1 The Local Plan is a key policy document of the Council, setting out the planning framework for the Borough together with implementing the spatial aspects of the Council's priorities, as set out in the Corporate Plan.
- 1.2 The current Local Plan was adopted in January 2016 and covers the period up to 2029. The Council adopted its current Local Development Scheme in 2018, alongside the approval for consultation of an Issues and Options document, as the first stage in the next Local Plan's preparation. This consultation was undertaken between 6 July and 14 September 2018. The responses to this consultation have been published on the Council's website.
- 1.3 The purpose of this report is to consider the reasons for now reviewing the timescale and programme the forthcoming stages for preparing the next Local Plan, and to seek approval for a revised timetable for this, as set out within a new updated Local Development Scheme.

2 Background

- 2.1 It is a legal requirement for the Council to publish a Local Development Scheme setting out the approach and timetable for preparing future Development Plan Documents (DPD) which form part of the Development Plan, and to keep it up to date.

- 2.2 However, since the current Local Development Scheme was adopted in 2018, the context within which preparation of the next Local Plan needs to be undertaken has evolved, such that there are now a number of factors which now lead to a need for a review of the timetable going forward. These factors influence the process, content and proposals for the next Local Plan, some of which are outside of the Council's control.

Nutrient Neutrality

- 2.3 Following Court of Justice of the European Union (CJEU) judgements, Natural England (NE) has provided updated advice on the impact of nutrients from new development on the group of international nature conservation designations (Special Protections Areas (SPA) and Special Areas of Conservation (SAC), within and around the Solent. There are high levels of nitrogen and phosphorous entering the water environment and these nutrients are causing eutrophication, resulting in dense mats of green algae impacting on the protected habitats and species. Due to the uncertainty that new development will not cause further impact, and in order to be precautionary, the recommended approach is for new development to achieve nutrient neutrality, which is a means of ensuring that new development does not add to existing nutrient loading. This issue applies to development management, as well as to both local plans and neighbourhood plans. This applies to the area of the Borough which falls within the catchments of the River Test and River Itchen and their tributaries, which then flow into the Solent, with the exclusion of a small area around Shipton Bellinger and Cholderton, which falls within the catchment of the Hampshire Avon and its tributaries. Work is currently ongoing to seek mitigation solutions, working collectively with the other local authorities affected through the Partnership for South Hampshire (PfSH) and through engagement with other partners including both NE and the Environment Agency.

Housing Requirement and Distribution

- 2.4 Looking forward the Council needs to consider how best to identify the potential level of housing development to plan for, and its distribution within the Borough. This also needs to take account of the potential for growth and regeneration in Andover, through the town centre masterplan. Similarly for Romsey, that which could be delivered through the south of town centre masterplan; and elsewhere, how much should be focused on the rural areas, including potentially to be delivered through neighbourhood plans and community led schemes. Through community planning, our communities can play a key role in planning for their future, including for housing.
- 2.5 The current Government standard methodology figure (using 2014-based household projections and 2018 affordability ratio) is for 556 dwellings per annum (dpa) Borough-wide, compared to 588dpa in the adopted Local Plan. It remains uncertain whether the higher levels of projected household growth within neighbouring authorities would result in any shortfalls in housing need and the scale of any future requests for Test Valley to help meet such shortfalls. Trying to forecast this potential impact is made more complex by the Government announcement in February 2019, that it will review the methodology again within 18 months (by 2020 Q3).

- 2.6 Given the geography and housing market areas of the Borough any potential request for assistance with meeting the housing requirement will come from those neighbouring authorities that form part of the Partnership for South Hampshire (PfSH). PfSH is currently undertaking work on the development and infrastructure requirements and the potential for this to be accommodated, including an updated evidence base, across the area to 2036.
- 2.7 Through this work the PfSH authorities would need to confirm the scale of housing they can meet against their requirement. Any discussions regarding shortfall would be undertaken at a joint authority level. Being part of this discussion is the best way to influence the distribution of how any future shortfall is addressed. Should the Council proceed with the next Local Plan in advance of these discussions this would not reduce the risk of authorities still seeking that Test Valley assists with meeting their shortfall. It may also have implications for satisfying the legal test of the Duty to Co-Operate.

Evidence Base

- 2.8 The content of the next Local Plan will need to be justified by evidence. The Council has commenced on preparing a revised evidence base and studies on: retail, landscape character assessment and existing employment sites have been completed. A study for a future playing pitch strategy and sport and recreation strategy is nearing completion and studies on renewable and low carbon energy, and on town centre conservation areas have been commissioned. Further studies to inform the future mix of housing and the housing needs of particular household groups, gypsies and travellers, and a replacement Strategic Flood Risk Assessment (SFRA), are also intended to be commissioned in the near future.
- 2.9 However, other studies are not now to be undertaken until next year as part of the joint working with PfSH e.g. employment land, including logistics. The Council will also need to have in place a mitigation strategy/solution to address the nutrient neutrality issue affecting the Solent, over the plan period.
- 2.10 The Local Economic Partnerships (LEPs) are commissioning their own economic forecasts and evidence to inform their emerging Local Industrial Strategies (LIS) (due for completion spring 2020) and wider priorities. The next Local Plan will be expected to be in conformity with the LIS regarding future economic forecasts and aspirational targets to plan for regarding employment floorspace requirements and jobs growth. The expected change in labour supply to be assumed also has a consequent impact on housing numbers.
- 2.11 The changing situation requires evidence to be produced. To progress the next local plan without this in place prevents the proposals and policies being drafted on a sound basis.

3 Corporate Objectives and Priorities

- 3.1 The Local Plan is a key policy document for the Council in respect of delivering our corporate objective set out within the Corporate Plan. It will set out the planning policy framework for protecting and enhancing the environment, and making provision for new housing, employment, community facilities and other land uses, to meet the needs of our communities.

4 Consultations/Communications

- 4.1 The Council's proposed approach would look to reinforce its commitment to greater engagement with communities and organisations. The proposed revised timetable would allow for greater time for the next Local Plan to seek to reflect the priorities and aspirations of the community, including those of parish councils and other stakeholders. It would also allow for the ongoing collaboration being undertaken through the Andover Vision and Romsey Future community initiatives to be taken into account, as well as the work in progressing with masterplanning for both Andover town centre and south of town centre, Romsey. The next Local Plan will sit alongside current and future community-led Neighbourhood Plans, in providing the future Development Plan for the Borough.

5 Options

- 5.1 The key consideration is to whether or not in the light of the current circumstances, to approve a revised approach and new timetable for the preparation of the future stages of the next Local Plan within a new updated Local Development Scheme, to be published.

6 Option Appraisal

- 6.1 To not update the Local Development Scheme would mean that the Council is not complying with legislation. The proposed revised timetable is considered appropriate and achievable. The reasons behind why it has been proposed and why is considered appropriate are discussed below.

Proposed Future Timetable

- 6.2 The Council has embarked on two significant strategic masterplanning projects in Andover and Romsey town centres. Both projects will have a critical role in how the next local plan proposals are shaped. This includes influencing the scale, mixture and location of future uses. Both masterplans are due for completion this year and their outcomes will be able to be reflected in the local plan's policies and proposals. It also allows more time for a mitigation solution to the nutrient neutrality issue to be found, which is necessary in order to be Habitats Regulations compliant, and for the evidence base to be completed, including through joint working. The plan can also take into account the outcome of the Government's review of the methodology for setting the housing requirement.

- 6.3 There are risks attached to extending the local plan timetable. The National Planning Policy Framework (NPPF) (para.11) sets out that where the most important policies for determining planning applications are out of date a 'presumption in favour of sustainable development' applies. As the local plan ages and fresh guidance/new case law is produced there may be increased challenge from applicants/developers that the policies are out of date. This risk will remain until post the publication of the Inspector's Report. To reduce this risk the Council is legally required to review its local plan five years from adoption to ensure that policies remain relevant. This does not mean that a new local plan needs to be adopted within five years, but that the review should either be underway or triggered, depending on the issue. A review will need to be undertaken in January 2021. This duty will be complied with under the proposed revised timetable.
- 6.4 Previously the timetable for the local plan has been influenced by the housing land supply for the Borough and the need to manage the risk of speculative planning applications. The Council currently has a healthy five year housing land supply (HLS) (as at April 2019) for both Northern Test Valley (NTV) of 7.24 years, and Southern Test Valley (STV) of 6.68 years, respectively. This may however change over time going forward, depending upon the future performance of sites within the current supply and the flow of new sites coming forward.
- 6.5 Forecasting future supply is complex and there are a number of variables which can affect it, including now the potential impact on delivery of the nutrient neutrality issue (in the absence of a mitigation solution). These variables are often outside the Council's control. Therefore careful monitoring would be required.
- 6.6 Were a potential shortfall in HLS to arise in the future, there are potential options which the Council could consider taking in order to address this. Para.5.103 of the adopted local plan includes a number of measures which could be brought forward by the Council as contingency. This includes assisting with the delivery of neighbourhood plans; keep under review its own land holdings and the potential to release them to the development industry; and work in partnership with Registered Providers (RP) and the development industry. These contingencies would only be triggered if warranted by careful monitoring and forecasting of the land supply position.
- 6.7 Having considered the factors affecting the future timetable, it is proposed that a refined Issues and Options consultation would now take place in 2020, a Regulation 18 preferred approach consultation would be undertaken in 2021, (possibly followed by a further stage), and followed by a Regulation 19 pre-submission consultation in 2022. Submission would take place later in 2023, followed by the examination, with adoption in 2024.

Approach to reviewing the Local Plan

- 6.8 Following the statutory plan preparation process, the next planned consultation stage is the Regulation 18 'Preferred Approach'. At this stage the Council should provide an indication of the amount of development and the locations where that will be delivered, alongside other detailed planning policies. The Council could progress to this stage however, as previously outlined there is a significant degree of uncertainty at present which restricts the ability to make sound decisions on a firm planning strategy going forward. This is compounded by the work, either in progress, or to be undertaken in the near future by PfSH or the LEPs.
- 6.9 The recommended approach is to produce as a stepping stone a 'Refined Options' consultation document. This would build on the Issues and Options document and indicate a direction that the Council is moving towards, such as the broad scale and distribution of housing development, but without identifying specific sites for allocation. This would maintain momentum and demonstrate progress. The Council could suggest possible approaches for new and revised policies required by the NPPF e.g. self build and custom build, sustainable design and construction, housing for older people, and adaptation to climate change etc. The intention of this would be to balance progress of the local plan without setting out too much detail in advance of the evidence base being completed. This will require the production of an update Scoping Report (the first stage of the Sustainability Appraisal process) to be completed.
- 6.10 There is the option for a further 'stepping stone' between the Regulation 18 'Preferred Approach' draft and Regulation 19 'Pre-Submission' draft stage. Post Regulation 19 only very minor amendments can be made to the plan, prior to submission and this could provide the opportunity for a significant review and further consultation if a change in approach is considered desirable following the Regulation 18 'Preferred Approach' consultation.
- 6.11 In order to reflect the recommended revised timetable, as required by legislation, the Council would need to update its Local Development Scheme. A new updated Local Development Scheme (2020) to be approved is provided as an annex to this report.
- 6.12 The Council has a responsibility to plan for the housing needs of all residents. The scale, mix and type of housing need to be established in robust evidence. The current Local Development Scheme includes provision for a specific Gypsy and Traveller DPD, to be produced separate to the next Local Plan. Most recently an updated Scoping Report for this DPD, as the first stage in the sustainability appraisal process, was approved December 2018, following consultation October-November 2018. The National Planning Policy for Traveller Sites (NPPTS) requires local planning authorities to have an evidence base to inform the preparation of local plans to meet need through the identification of land for sites, as necessary. The evidence base on this topic was last updated in 2017, in the form of a Gypsy and Traveller Accommodation Assessment (GTAA). Most recently an updated Scoping Report for this DPD, as the first stage in the sustainability appraisal process, was approved December 2018, following consultation October-November 2018.

- 6.13 The evidence base for gypsies, travellers and travelling showpeople community is being reviewed and considered in light of case law. Depending upon the outcome of this review, a decision will be made in due course as to whether to prepare a separate Gypsy and Traveller DPD, or to include provision for this community, within the next local plan.

7 Risk Management

- 7.1 Failure to agree and implement up to date strategic and local planning documents is recorded as a risk in the Council's Corporate Risk Register. A factor affecting this risk is the time frame for consultation on the key documents informing the Local Plan and the establishment of milestones for the production of the draft Local Plan. Approval of a revised timetable and update of the Local Development Scheme would therefore contribute to the mitigation of this risk.

8 Resource Implications

- 8.1 The principal resource in preparing the next Local Plan as identified in the Local Development Scheme is significant time required from officers within the Planning Policy team and the support required from other services. The cost of delivery, including the commissioning of specialist studies required to update the evidence base, will be met from existing resources.

9 Legal Implications

- 9.1 A Local Development Scheme is required under Section 15, Planning and Compulsory Purchase Act 2004 (as amended by Localism Act 2011).

10 Equality Issues

- 10.1 An EQIA is not needed because the issues covered have previously been considered by Councillors at Cabinet.

11 Other Issues

- 11.1 Community Safety – N/A

- 11.2 Environmental Health Issues – N/A

- 11.3 Sustainability and Addressing a Changing Climate – Sustainability is a fundamental element of the planning system and is incorporated within any future planning decision. Both mitigation of the impact of development on climate change, and adaption to the impacts of climate change, will be issues which the next local plan will seek to take into account, as address as relevant.

- 11.4 Property Issues – N/A

- 11.5 Wards/Communities Affected - All

12 Conclusion and reasons for recommendation

- 12.1 The report outlines the reasons for reviewing the timetable for preparing the next Local Plan. In light of these, it proposes an updated timetable to be reflected within an updated Local Development Scheme.

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| <u>Background Papers (Local Government Act 1972 Section 100D)</u> | | | |
| Test Valley Borough Local Plan 2016 | | | |
| Test Valley Gypsy and Traveller DPD (Regulation 18 consultation draft) 2015 | | | |
| Test Valley Local Development Scheme, updated 2018 | | | |
| <u>Confidentiality</u> | | | |
| It is considered that this report does not contain exempt information within the meaning of Schedule 12A of the Local Government Act 1972, as amended, and can be made public. | | | |
| No of Annexes: | 1 | File Ref: | pp1 |
| (Portfolio: Planning) Councillor N Adams-King | | | |
| Officer: | Graham Smith/David Bibby | Ext: | 8141/8015 |
| Report to: | Cabinet | Date: | 15 January 2020 |

Test Valley Borough Council

Local Development Scheme

January 2020

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Glossary of Terms

Authority's Monitoring Reports: Section 113 of the Localism Act (2011) requires that a monitoring report must be published assessing the implementation of policy and progress of the Local Development Scheme. This must be done at least yearly.

Community Infrastructure Levy (CIL): CIL is a levy that local authorities can choose to charge on new development. The charges are related to the size and type of the new development. The money collected can be spent on funding infrastructure which the Council has identified as being required.

Community Plan: Local Authorities are required by the Local Government Act 2000 to prepare these, with the aim of improving the social, environmental and economic wellbeing of their areas. Using the Community Plan, authorities are expected to co-ordinate the actions of public, private, voluntary and community sectors (through the Local Strategic Partnership). The Test Valley Partnership has produced 'Your Test Valley', the Community Plan for the Borough.

Development Management Policies: These will be a suite of criteria-based policies which are required to ensure that all development within the areas meets the spatial vision and spatial objectives set out in the Local Plan.

Development Plan: The Development Plan comprises the Development Plan Documents contained within the Local Development Framework and the Minerals and Waste Plans produced jointly by Hampshire County Council, Portsmouth and Southampton City Councils and the New Forest and South Downs National Park Authorities.

Development Plan Documents (DPDs): Spatial planning documents that are subject to independent examination and will form the development plan for a local authority area for the purposes of the 2004 Act. Individual Development Plan Documents or parts of a document can be reviewed independently of other Development Plan Documents.

Duty to Cooperate: The duty to cooperate was created in the Localism Act (2011). It places a legal duty on local planning authorities, county councils and public bodies to engage constructively, actively and on an ongoing basis on strategic cross boundary matters.

Evidence Base: The evidence and information used to inform Development Plan Documents. It should be as up to date as possible.

Examination in Public (EIP): An inspector appointed by the Secretary of State will carry out an independent examination into the soundness of the Development Plan Document.

Habitats Regulations Assessment (HRA): This is based on a legal requirement through the Conservation of Habitats and Species Regulations 2017 (as amended). It involves assessing the potential effects of land use plans on the conservation objectives of Natura 2000 sites, which are designated for their nature conservation

importance. This includes Special Areas of Conservation (SACs) and Special Protection Areas (SPAs). Guidance also recommends considering the effects on Ramsar sites.

Housing Implementation Strategy: This sets out the proposed approach for managing and maintaining the delivery of a five-year supply of housing land to meet the housing target in Test Valley.

Infrastructure Delivery Plan (IDP): The IDP forms part of the evidence base for the Local Plan. It assesses the capacity and deficits in infrastructure which are needed to deliver the requirements of the Local Plan.

Local Development Scheme (LDS): This sets out the programme for preparing Local Development Documents.

Local Plan: This sets out the long-term spatial vision for the local planning authority area and the spatial objectives and strategic policies to deliver that vision through development management policies and strategic site allocations. The next Local Plan will have the status of a Development Plan Document.

Local Enterprise Partnership (LEP): LEPs are partnerships between local authorities and businesses and play a key role in establishing local priorities to create jobs and support local businesses. The Enterprise M3 LEP includes the Borough of Test Valley.

Local Nature Partnership (LNP): LNPs bring together local organisations, businesses and people who want to improve their local natural environment. Test Valley is covered by the Hampshire & Isle of Wight LNP.

Local Strategic Partnership (LSP): This is a partnership of stakeholders who develop ways of involving local people in shaping the future of their area in terms of how services are provided. They are often single, non-statutory, multiagency bodies which aim to bring together locally the private, public, community and voluntary sectors. The Test Valley Partnership is the LSP for the Borough.

Neighbourhood Development Plan (NDP): Through the Localism Act 2011, parish councils can influence planning decisions in their area and can propose land for development provided that they are in line with the development plan via a neighbourhood development plan.

National Planning Policy Framework (NPPF): The NPPF sets out national planning guidance for the plan making and decision taking. The NPPF was published in 2019.

National Planning Practice Guidance (NPPG): An online resource which provides guidance on how to apply the policies and guidance in the NPPF.

Site Specific Allocations: These include sites for specific or mixed use development contained in Development Plan Documents. Policies will identify any specific requirements for individual proposals.

Statement of Community Involvement (SCI): This sets out the standards which authorities will achieve with regard to involving local communities in the preparation of Local Development Documents and development management decisions. The Statement of Community Involvement is not a Development Plan Document. The Test Valley SCI was adopted in 2017 and can be viewed on the Planning pages of the Council's website.

Strategic Environmental Assessment (SEA): This is a term used to describe environmental assessment as applied to policies, plans and programmes. The European 'SEA Directive' (2001/42/EC) requires a formal environmental assessment of certain plans and programmes, including those in the fields of planning and land use.

Strategic Policies: Those policies within the local plan which are essential to the delivery and successful implementation of the overall strategy. These are listed in Appendix 2.

Supplementary Planning Documents (SPD): These provide supplementary information in respect of the policies in Development Plan Documents. They do not form part of the Development Plan and are not subject to independent examination. The Council has produced a number of SPDs which can be found on the Planning Policy pages of the Council's website.

Sustainability Appraisal (SA): This is a tool for appraising policies to ensure they reflect sustainable development objectives (i.e. social, environmental and economic considerations). There is a requirement in the Planning and Compulsory Purchase Act that sustainability appraisals are undertaken for all Development Plan Documents.

Tests of Soundness: The test of soundness are set out in the NPPF. To be sound, a document should be positively prepared, justified, effective and consistent with national policy. These are assessed by an Inspector appointed to examine in public the Development Plan Documents .

The Regulations: This relates to the Town and Country Planning (Local Development) (England) Regulations 2004 as amended.

Windfall: Windfall sites are those sources of housing land supply which have not been specifically identified but are likely to be brought forward

1 Introduction

- 1.1 The Council is required to prepare and publish a Local Development Scheme (LDS) and to keep it under review. The first LDS was approved in July 2005.
- 1.2 This LDS has been approved by the Council on the **XXXX**. The Council brought this new LDS into effect from this date.
- 1.3 Copies of the document can be obtained from the Planning Policy and Economic Development Service at the address below. It is also available on the Council's website:
<https://testvalley.gov.uk/planning-and-building/planningpolicy/lds>
- 1.4 If you have any queries please contact the Planning Policy and Economic Development Service on 01264 368000, email planningpolicy@testvalley.gov.uk or write to:

Planning Policy and Economic Development Service
Test Valley Borough Council
Beech Hurst
Weyhill Road
Andover
Hampshire
SP10 3AJ

2 Background

- 2.1 The Planning and Compulsory Purchase Act 2004 established a framework for the preparation of planning policy documents on which the development management decisions of the Council would be based.
- 2.2 The Act (as amended by Section 111 of the Localism Act 2011) states that a Local Development Scheme must specify:
 - The Local Development Documents which are to be Development Plan Documents;
 - The subject matter and geographical area to which each development plan document relates;
 - Which Development Plan Documents, if any, are to be prepared jointly with one or more other local planning authorities;
 - Any matter or area in respect of which the authority has agreed (or proposes to agree) to the constitution of a joint committee [with other Local Planning Authorities]; and
 - The timetable for the preparation and revision of the Development Plan Documents.

- 2.3 The Development Plan for Test Valley currently comprises the Test Valley Borough Revised Local Plan 2011-2029 Development Plan Document (DPD) and the Hampshire Minerals and Waste Local Plan 2013. Additionally, for the designated area (parish) of Goodworth Clatford, the Goodworth Clatford Neighbourhood Plan 2018-2029, also forms part of the Development Plan. The New Forest National Park Local Plan 2016-2036 forms the Development Plan for those parts of the Borough which fall within the New Forest National Park.
- 2.4 The LDS is intended to be a public statement of the Council's programme for the production of DPDs. The Scheme sets out the time lines for production of documents including gathering data, consultation, public scrutiny at an Examination and its adoption.
- 2.5 Within the legislation there is scope to prepare Supplementary Planning Documents (SPDs). They replace Supplementary Planning Guidance (SPGs) such as planning briefs which the Council has produced from time to time. The SPDs do not have the status of DPDs but would be subject to consultation and, once adopted, would form part of the Local Development Framework (LDF). Appendix 3 sets out the supplementary planning guidance and documents which form a material consideration in the decision making process.
- 2.6 Under the Planning Act 2008 there is no need for SPDs to be included within the LDS however the Council will continue to produce SPDs when appropriate.
- 2.7 The involvement of the community in the preparation of Local Development Documents is essential to achieve local ownership and legitimacy. The Council has to prepare a Statement of Community Involvement (SCI). A revised SCI was approved in December 2017. It sets out the Council's policy for involving the community in the preparation and revision of its documents and its involvement in planning applications.

3 The Local Development Scheme for Test Valley

- 3.1 The Test Valley LDS applies to the Borough outside of the New Forest National Park. The New Forest National Park Authority, which came into being in April 2005, is responsible for the planning of the part of the Borough which lies within the Park and will have its own LDS.
- 3.2 The Council has published its Corporate Plan 'Growing our Potential' 2019-2023¹, which focuses on four strategic priorities: town centres, communities, people and the local environment. This is being actioned through the Andover Vision and Romsey Future projects; supporting parishes to undertake neighbourhood planning, and other forms of community planning, and to

¹ Available: <https://testvalley.gov.uk/aboutyourcouncil/corporatedirection/corporate-plan-for-2019-to-2023>

providing opportunities for communities to work closely with the Council in the review of the local plan.

- 3.3 To allow for sufficient time for community engagement the Council has reviewed how the next local plan will be produced.
- 3.4 Appendix 1 provides an overview of the programme of work and sets out in more detail a profile for the next local plan. The timetable for the production of the DPD is considered achievable. Upon submission the rate of progress of the DPDs is dependent on the Planning Inspectorate and outside of the control of the Council.

Development Plan Documents (DPD)

Test Valley Borough Local Plan

- 3.5 The Council adopted its Revised Local Plan in January 2016. This document sets out the vision and broad objectives for the Borough and the policies to deliver them. It draws upon other strategies of the Council, especially the Corporate Plan, and other organisations that have implications for the development and use of land. It identifies the strategic locations for housing and employment based on a settlement hierarchy. The document contains policies which will be used in determining planning applications. The document sets out the boundaries for the settlement hierarchy and town centre boundaries and identifies those areas that prevent coalescence between settlements and areas of local distinctiveness. This document was subject to a mandatory sustainability appraisal to ensure that sustainable development has been promoted.
- 3.6 The Council's approach to actively engaging with the community and encouraging closer collaborative approaches in strategies such as Andover Vision, Romsey Future and the Community Planning Toolkit, has helped to revisit the ways in which the early stages of a local plan review are going to be undertaken. This included undertaking an Issues and Options consultation as the first step in reviewing the local plan. The future local plans content will be informed by the outcome of the consultation, national guidance and evidence collected.

Gypsy and Traveller DPD

- 3.7 The previous Local Development Scheme, included provision for a specific Gypsy and Traveller DPD, to be produced separate to the next Local Plan. Most recently, an updated Scoping report (as the first stage in the Sustainability Appraisal process) was approved in 2018.
- 3.8 The evidence base for gypsies, travellers and travelling showpeople is being reviewed and considered in the light of case law. Depending upon the outcome of this review, a decision will be made in due course as to whether to prepare a separate Gypsy and Traveller DPD, or to include provision for this community, within the next Local Plan.

Hampshire Minerals and Waste Local Plan 2013

3.9 The Minerals and Waste Local Plan forms part of the Development Plan. The plan was adopted by Hampshire County Council and its partner authorities² on 15th October 2013.

Further Development Plan Documents

3.10 It may be necessary to produce further Development Plan Documents for specific areas or topics. The Council will decide whether these are necessary at the appropriate time.

Statement of Community Involvement (SCI)

3.11 The SCI, which was adopted in December 2017, provides the framework within which the public would be consulted on the preparation of individual policy documents and planning applications. The public, by reference to the SCI, would have a clear understanding of what to expect from the Council and of the opportunities they would have to contribute at the outset of the new procedures. It is proposed to update and review the SCI.

Supplementary Planning Documents (SPDs)

3.12 The preparation of Supplementary Planning Documents (SPDs) provides the Council and community opportunities to develop in more detail the policies and proposals set out in Development Plan Documents. The Council has previously prepared, under the superseded legislation, a range of supplementary planning guidance.

3.13 Further SPDs may be produced by the Council as required. The content of these SPDs may require a Strategic Environmental Assessment (SEA) to be produced.

Access Plans

3.14 Access Plans provide a strategy for a shared vision for access to facilities and services within Andover, Romsey and the wider rural area. The access plans identify how access can be improved and how this will be achieved.

3.15 The Council adopted the Test Valley Access Plan, the Andover Town Access (TAP), and the Romsey TAP in 2015. These documents will be the subject of review to ensure they are up to date.

² Portsmouth City Council, Southampton City Council, New Forest National Park Authority and South Downs National Park Authority

Village Design Statements

- 3.16 Village Design Statements (VDS) provide additional guidance with respect to the design policies of the adopted local plan. They are prepared by local communities and play an important role in involving the public in the planning process. As they are led by local communities it is difficult to establish with certainty which villages will undertake a VDS and to what timetable. Appendix 3 lists the adopted Village Design Statements in the Borough. Please contact Planning Policy for updates on the production of VDSs.
- 3.17 Where new VDSs are prepared they would need to be in conformity with the SCI. Existing VDSs would remain as material considerations through the mechanism of identifying them in the LDS.

Neighbourhood Development Plans

- 3.18 The Localism Act created the legal framework for the preparation of Neighbourhood Development Plans (NDP). As Test Valley is fully parished only Parish Councils can produce a NDP. Subject to satisfying the necessary regulation and processes the NDP will, upon adoption, form part of the Development Plan.
- 3.19 The Council's Corporate Plan 'Growing our Potential' 2019-2023 indicates under the communities strategic priority that *"we will support more communities to take part in a range of community planning activities such as neighbourhood planning, community resilience and local action planning."*
- 3.20 Those parishes progressing with a neighbourhood plan are listed in Appendix 4. Please contact the Planning Policy team for updates on the production of NDPs.

Community Infrastructure Levy (CIL)

- 3.21 The Community Infrastructure Levy (CIL) is a charge on development that allows Local Authorities in England to raise funds to support infrastructure requirements as set out in an infrastructure (Regulation 123) list.
- 3.22 CIL is charged per square metre on the gross internal floorspace of the net additional floorspace of development, and is applicable to all residential developments regardless of size, and all development of 100 square metres or over.
- 3.23 The Council has set differential rates of CIL for different intended uses of development based on the economic viability evidence in the CIL Viability Study. For residential development, CIL rates have been set according to four geographical zones. Based on the viability evidence, a nil rate of CIL has been applied to the strategic residential allocations in the Local Plan³. For retail warehouse and supermarket/superstore development, a CIL rate of £180 per square metre has been set.

³ Whitenap, Hoe Lane, Park Farm, George Yard/Black Swan Yard, Picket Piece and Picket Twenty.

- 3.24 The Council adopted the CIL Charging Schedule on 27 January 2016, and has approved the implementation of CIL to take effect on 1 August 2016. The Council may review CIL during the years covered by this LDS.

4 The Relationship between Local Development Documents, the Community Plan and the Corporate Plan

- 4.1 The Council together with its partners formed the Local Strategic Partnership (LSP) and prepared a Community Plan “Your Test Valley”. The Local Plan (2016) was written and designed to show the strongest and most practical relationship with the Community Plan. The partners have been involved in the preparation of the Local Plan and will continue to do so.
- 4.2 The Council’s Corporate Plan for the period of 2019-2023 ‘Growing our Potential’ sets out the vision and priorities for the Council taking into account issues raised by local communities, voluntary sectors and external influences. The Local Plan will help deliver the aspirations of the Corporate Plan.

5 Status of Existing Policy Documents

- 5.1 The New Forest National Park Authority has an adopted local plan and provides the policy guidance for that part of the Borough that falls within the National Park.
- 5.2 Existing Supplementary Planning Guidance (SPG) cannot be saved in the same way as local plans. However Local Planning Authorities are advised to list those which it will treat as a material consideration for development management purposes. Appendix 3 sets out a list of SPG and more recent Supplementary Planning Documents (SPD) which will continue to be used for development management purposes.

6 Evidence Base and Resource Implications

- 6.1 The development of the Local Plan will need to be underpinned by evidence which is up to date. The Council has collected a wide evidence base as part of the local plan process. The evidence is available on the Council’s website: <https://testvalley.gov.uk/planning-and-building/planningpolicy/evidence-base>
- 6.2 An assessment of the scope of the financial resources to produce the policy documents has been undertaken and provision has been made in the Council’s Budgets. The Council will take every opportunity available to minimise the cost of producing the Local Plan.
- 6.3 The preparation of the Local Plan will be led by the Planning Policy and Economic Development Service. The work of the team will be complemented by officers with specialist knowledge from other services who have expertise in particular areas e.g. housing, leisure, transport, environment and health and legal. In addition external resources may be called upon particularly from the County Council, and consultants will be retained for certain projects.

- 6.4 The Council is satisfied at the time of the preparation of the LDS that the appropriate resources are or can be made available to deliver the timetable set out in Appendix 1. In reaching that conclusion the Council has had regard to its experience of delivering policy documents over a number of years. However, it is concerned that its programme is reliant upon the contribution from external agencies and will be influenced by factors beyond its control. It intends through the reviews of the LDS to take account of the change in circumstances which may influence its ability to deliver the proposed programme.

7 Review and Monitoring

- 7.1 The Council will produce an Authority's Monitoring Report (AMR) to assess the implementation of the LDS and the extent to which policies are being achieved. The Council's monitoring report will be produced annually.
- 7.2 The monitoring report will compare progress with the key milestones identified in the timetable set out in Appendix 1. Informed by that process, the Council will consider the need to revise and update the LDS.
- 7.3 The monitoring report will also include an assessment of the impact the Council's policies have in terms of national and local targets and the extent to which those issues policies may need to be revised. The Council will produce a Housing Implementation Strategy. This will include information on housing policy and performance and include housing completions, housing trajectories and housing land supply. This will help the Council assess whether it is satisfying government guidance with regards to housing delivery.

Appendix 1 – Development Plan Document Timetable

| | Next Local Plan DPD |
|---------|---|
| 2018 Q1 | |
| 2018 Q2 | |
| 2018 Q3 | Issues and Options |
| 2018 Q4 | |
| 2019 Q1 | |
| 2019 Q2 | |
| 2019 Q3 | |
| 2019 Q4 | |
| 2020 Q1 | Refined Options/Stepping Stone document |
| 2020 Q2 | |
| 2020 Q3 | |
| 2020 Q4 | |
| 2021 Q1 | Regulation 18 (preferred approach local plan) |
| 2021 Q2 | |
| 2021 Q3 | Stepping Stone document |
| 2021 Q4 | |
| 2022 Q1 | |
| 2022 Q2 | |
| 2022 Q3 | Regulation 19 (pre-submission local plan) |
| 2022 Q4 | |
| 2023 Q1 | |
| 2023 Q2 | |
| 2023 Q3 | Submission |
| 2023 Q4 | Examination |
| 2024 Q1 | |
| 2024 Q2 | |
| 2024 Q3 | Adoption |

Development Plan Document Profile

Document details

Title: Test Valley Borough Local Plan DPD

Geographic coverage: Whole of Borough⁴

Content: It will set out the Council's vision and objectives for the Borough together with the locations for development, including strategic, site allocations and development management policies required to deliver the strategy.

Chain of conformity: General conformity with National Policy. To be prepared in conformity with the Statement of Community Involvement.

Development Plan Document Profile

| Arrangements for preparation | Details |
|---|---|
| • Which organisation/department of the authority will lead the process | Planning Policy and Economic Development Service |
| • Management arrangements. | Cabinet, LDF project group |
| • Resources required to produce the document, including specifying resources committed from external stakeholders if appropriate. | TVBC resources allocated via Council Budget process |
| • Approach to involving stakeholders and the community. | Consistent with the objectives of the Corporate Plan and in conformity with the SCI and Duty to Cooperate |

| Monitoring and Implementation | Details |
|--|---|
| • The Monitoring Report will provide the framework for reviewing performance | The Planning Policy and Economic Development Service will lead on the monitoring report |

⁴ Except for that part of the Borough within the New Forest National Park.

Appendix 2 – Strategic Policies

The Strategic Policies of the adopted Revised Local Plan (as set out in Annex A of the RLP) are listed below.

Policy SD1: Presumption in Favour of Sustainable Development

Policy COM1: Housing Provision 2011 – 2029

Policy COM2: Settlement Hierarchy

Policy COM3: New Neighbourhood at Whitenap, Romsey

Policy COM4: New Neighbourhood at Hoe Lane, North Baddesley

Policy COM5: Residential Development at Park Farm, Stoneham

Policy COM6: New Neighbourhood at Picket Piece, Andover

Policy COM6A: New Neighbourhood at Picket Twenty, Andover

Policy COM7: Affordable Housing

Policy COM8: Rural Exception Affordable Housing

Policy COM14: Community Services & Facilities

Policy COM15: Infrastructure

Policy LE1: University of Southampton Science Park

Policy LE2: South of Benham Campus, University of Southampton Science Park

Policy LE3: Land at Whitenap, Romsey

Policy LE4: Land south of Brownhill Way, Nursling

Policy LE5: Land at Bargain Farm, Nursling

Policy LE8: Extension to Walworth Business Park

Policy LE10: Retention of employment land and strategic employment sites

Policy LE14: Mixed development at George Yard/Black Swan Yard

Policy E1: High Quality Development in the Borough

Policy E2: Protect, Conserve and Enhance the Landscape Character of the Borough

Policy E3: Local Gap

Policy E4: Residential Areas of Special Character

Policy E5: Biodiversity

Policy E6: Green Infrastructure

Policy E7: Water Management

Policy E9: Heritage

Policy LHW1: Public Open Space

Policy T1: Managing Movement

Policy T2: Parking Standard

Appendix 3 – Supplementary Planning Guidance to be retained and Supplementary Planning Documents

The following supplementary planning guidance and supplementary planning documents will continue to be material considerations in the determination of planning applications.

1. Supplementary Planning Documents

Dean Hill Planning Position Statement
Affordable Housing (March 2008)
Infrastructure & Developer Contributions (February 2009)
Shopfront Design Guide (September 2010)
Test Valley Access Plan (January 2015)
Romsey Town Access Plan (April 2015)
Andover Town Access Plan (July 2015)
Residential Areas of Special Character (RASC) (January 2019)

2. Village Design Statements (adopted)

a) Supplementary Planning Guidance

Abbots Ann (April 2000)
Goodworth Clatford (April 2000)
The Pentons (Penton Grafton and Penton Mewsey) (April 2000)
Michelmersh and Timsbury (July 2001)
Upper Clatford and Anna Valley (February 2002)
Braishfield (April 2002)
Vernham Dean (January 2003)
Chilbolton (January 2003)
Stockbridge (April 2003)
Longparish (April 2003)
The Wallops (Over Wallop and Nether Wallop) (February 2004)
Monxton (May 2004)
Broughton (July 2004)

b) Supplementary Planning Documents

Thrupton (February 2006)
Chilworth (February 2006)
Amport (January 2008)
Romsey Town Design Statement (January 2008)
Enham Alamein (January 2009)
West Dean (February 2010)
Longstock (June 2010)
Wellow (September 2010)
Appleshaw and Redenham (April 2015)
Sherfield English (April 2015)
Barton Stacey (June 2016)
Ampfield (July 2019) (superseded April 2003 VDS SPG)

Appendix 4 – Parishes progressing with Neighbourhood Plans

Neighbourhood Plans (made)

Goodworth Clatford Neighbourhood Plan 2018-2029 (March 2019)

The following parishes are progressing with the preparation of Neighbourhood Plans:

Awbridge

Charlton

Chilbolton

Houghton

King's Somborne

Longstock

Nether Wallop

Sherfield English

Thrupton

Upper Clatford

Wellow

West Tytherley, Frenchmoor & Buckholt (jointly with West Dean in Wiltshire)

The following parishes are also designated as a neighbourhood area, but are not currently progressing with the preparation of Neighbourhood Plans:

Andover Town

Work is underway on the Andover Vision

Romsey Town & Romsey Extra

Work is underway on Romsey Future

Exclusion of the Public

Recommended:

That, pursuant to Regulation 4 of the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012, the public be excluded from the meeting for the consideration of the following report(s) on the following matters on the grounds that they involve the likely disclosure of exempt information as defined in the following Paragraphs of Part 1 of Schedule 12A of the Local Government Act 1972, as amended, indicated below. The public interest in maintaining the exemption outweighs the public interest in disclosing the information for the reason given below:

Property Matters

Paragraph 1 and 3

It is considered that this report contains exempt information within the meaning of paragraph 1 and 3 of Schedule 12A of the Local Government Act 1972, as amended. It is further considered that the public interest in maintaining the exemption outweighs the public interest in disclosing the information because the information relates to the financial or business affairs of the Council and third parties who are necessarily identified, which information is commercially sensitive and which by its disclosure would have an adverse effect upon the interests of those third parties and the Council as they seek to settle agreed terms of business.