

# **GEDLING BOROUGH COUNCIL**

## **GEDLING BOROUGH LOCAL DEVELOPMENT SCHEME May 2009 – June 2012**

**Revised March 2009**

## **CONTENTS**

<b>1. INTRODUCTION</b>	<b>3</b>
How will the planning system change?	3
What is the Local Development Framework?	3
What will happen to existing plans?	3
<b>2. THE LOCAL DEVELOPMENT FRAMEWORK</b>	<b>5</b>
Saved plans	5
New plans	6
What will the new Development Plan Documents look like?	7
How will the new Development Plan Documents be prepared?	7
How will the community be involved?	8
<b>3. THE TIMETABLE</b>	<b>9</b>
The Proposals Map	9
Sustainability Appraisal and Strategic Environmental Assessment	9
<b>4. PROJECT MANAGEMENT AND RESOURCES</b>	<b>10</b>
Project management	10
Resources	10
Risk assessment	10
Annual monitoring	12
<b>5. FURTHER INFORMATION</b>	<b>13</b>
<b>APPENDICES</b>	
Appendix 1: List of Abbreviations and Glossary	14
Appendix 2: Summary of Saved and Proposed Documents	18
Appendix 3: Profiles of Proposed Local Development Framework Documents	21
Appendix 4: Profiles of Proposed Supplementary Planning Documents	27
Appendix 5: Profiles of Other Proposed Supplementary Planning Documents	31
Appendix 6: Gantt Chart setting out timetable for preparation of the Local Development Framework	34

## **1. INTRODUCTION**

- 1.1 This is the revised Local Development Scheme (LDS) for Gedling Borough. Its purpose is to explain how and when the Council will prepare new style development plans and other documents, which together will form a Local Development Framework. The new development plans will eventually replace existing local plans.
- 1.2 The Local Development Scheme is just one of number of changes to the planning system introduced by the Planning and Compulsory Purchase Act 2004. This revision is intended to replace the Local Development Scheme that was submitted to the Secretary of State, and came into effect, in March 2007.

### **How is the planning system changing?**

- 1.3 The previous system of county-wide Structure Plans prepared by County Councils and some Unitary Authorities are being phased out in favour of Regional Spatial Strategies which are currently being prepared by the various Regional Assemblies. Local Plans, which provide more detailed planning guidance, are being replaced by Local Development Frameworks. These will carry out a similar role to existing Local Plans and will be prepared by the same planning authorities. This means that Gedling Borough Council is now responsible for preparing a Local Development Framework covering many types of development including housing, employment and leisure.

### **What is the Local Development Framework?**

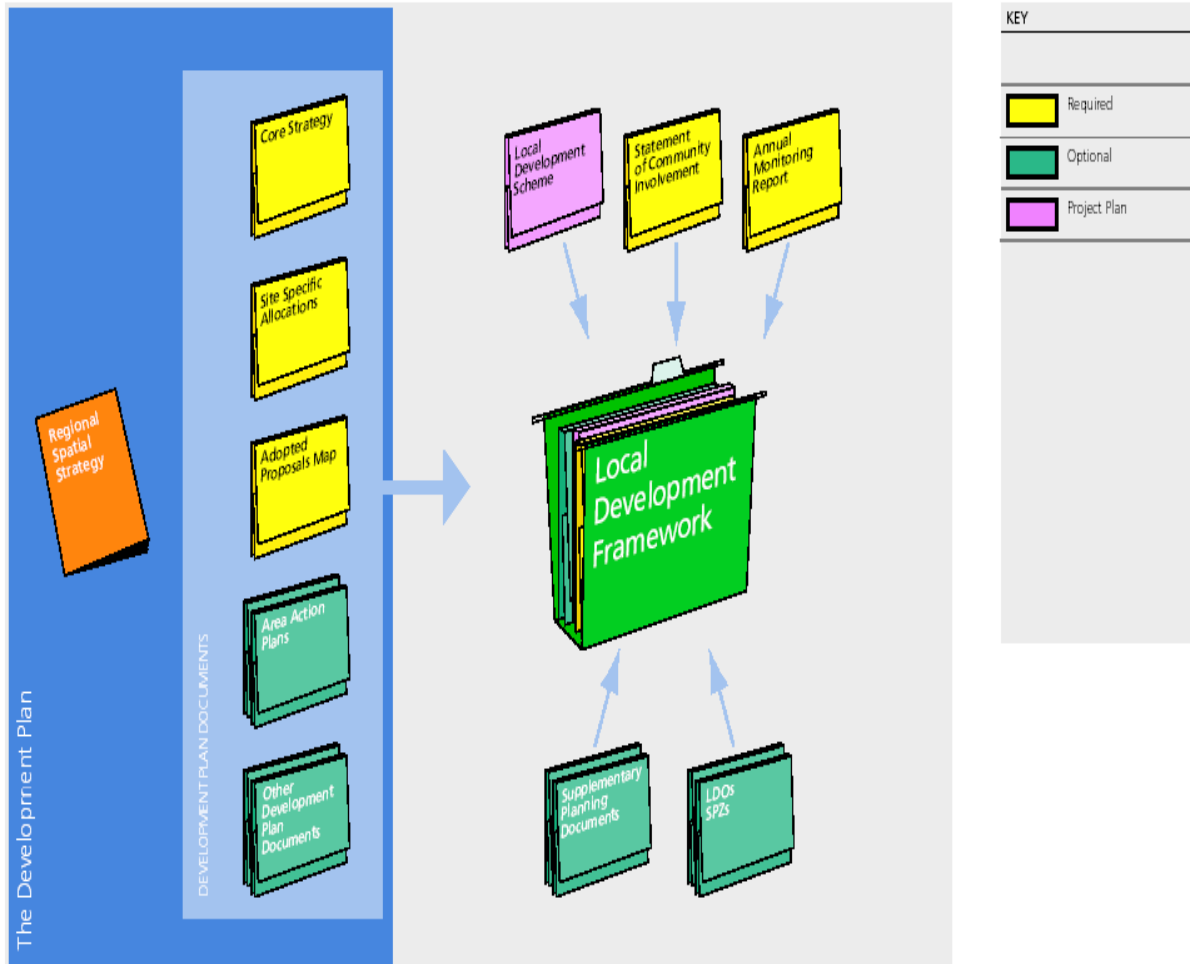
- 1.4 The Local Development Framework is the composite name for the 'portfolio' of different documents that local planning authorities need to prepare in order to produce their statutory development plans. The Development Plan itself will be made up of the Regional Spatial Strategy (which is not part of the Local Development Framework) and formal Development Plan Documents (which are part of the Local Development Framework). The individual documents that will make up the Development Plan are set out in **Figure 1** below.
- 1.5 As well as Development Plan Documents, the Local Development Framework will contain other 'local development documents' which will set out how the whole process will be managed. Some Local Development Documents have already been prepared. This Local Development Scheme sets out the timetable and resources for preparing the various documents; the Statement of Community Involvement (see paragraph 2.13) explains how the public, industry, heritage and environmental groups can become involved; and the Annual Monitoring Report examines progress on preparing the framework. Local Authorities may also produce informal Supplementary Planning Documents to expand or provide more detail on their planning policies.

### **What will happen to existing Plans?**

- 1.6 The new system is taking time to implement. The Government has therefore put in place a series of transitional arrangements that allowed existing plans to

be 'saved' for three years. These saved plans will form part of the Local Development Framework until they are replaced under the new system. In some circumstances, plans or individual policies may be saved for longer than three years where there are justifiable reasons to do so.

**Figure 1 Local Development Framework Contents**



## 2. THE LOCAL DEVELOPMENT FRAMEWORK

- 2.1 This Local Development Scheme sets out how the Borough Council will prepare its Local Development Framework. It explains how the current Local Plan has been saved and states the proposed timetable for replacing the Plan. As well as setting out a timetable for each document, the scheme considers the main resource requirements, possible difficulties that may be encountered and arrangements for future monitoring. This revised Local Development Scheme provides an indication of the proposed work planned until March 2012, with indicative timetabling to August 2014.

### Saved Plans

- 2.2 The strategic policies in the Nottinghamshire and Nottingham Joint Structure Plan will remain in force until they are replaced by the Regional Spatial Strategy for the East Midlands. Under the transitional arrangements, the current regional planning guidance for the East Midlands (Regional Spatial Strategy 8) will have the status of a spatial strategy until a new document is prepared. The Joint Structure Plan was adopted in February 2006 and twelve of these policies have now been saved until the review of Regional Spatial Strategy 8 is complete. Work commenced on the review of Regional Spatial Strategy 8 in April 2005, the Panel Report was published in November 2007 and the Proposed Changes were published in July 2008. It is anticipated that the final version of Regional Spatial Strategy 8 will be issued in March 2009. In the event of conflict between the structure plan and Regional Spatial Strategy 8, the conflict will be resolved in favour of the last document to be adopted.
- 2.3 Policies in the adopted Gedling Borough Replacement Local Plan were due to 'expire' on 12th July 2008, being 3 years after the date of adoption of the Plan. In order for the Borough Council to retain policies beyond this date, to cover the time before the adoption of key Local Development Documents, agreement needed to be sought from the Secretary of State to issue a direction to 'save' them. The Borough Council submitted a list of policies, and their intentions for them, to Government Office in January 2008. The Department of Communities and Local Government takes eleven issues into account in deciding whether to agree to 'save' policies but primarily the issue is whether the policies are necessary and should not repeat national or regional policy. On 9th July 2008, the Secretary of State's Direction was received, which stated that all of the policies proposed by the Council to be saved should indeed be saved. The Replacement Local Plan (Certain Policies Saved) 2008 therefore provides the land use/transport planning policy context for determining planning applications at this time. **Those policies not proposed to be saved therefore expired on 11th July 2008.**

## New Plans

- 2.4 All of the policies within the saved Gedling Replacement Local Plan will be reviewed as part of the preparation of the Local Development Framework. A new combined set of Local Development Documents will be prepared in a rolling programme. These will include:
- A Core Strategy, which will provide the vision for the future development of the Borough of Gedling;
  - Generic Development Control policies;
  - Site Specific Allocations and policies relating to their delivery (such as critical access requirements, any broad design principles) and a consequent review of the green belt boundary;
  - Area Action Plans for key areas of change or conservation;
  - A Proposals Map illustrating on an Ordnance Survey base map all of the policies and proposals contained in the Development Plan Documents;
  - A Statement of Community Involvement (SCI).
- 2.5 The Council's Statement of Community Involvement was adopted on 11th October 2006. Work has also begun work on the Core Strategy. Pre-submission consultation with key stakeholder groups and organisations on the Issues and Options document was undertaken in April 2006. The subsequent Preferred Options report built on this Issues and Options stage and was the subject of a second consultation stage between February and March 2007. However, for a variety of reasons, it has been decided to revisit the earlier stages of preparation of the Core Strategy and this has provided the opportunity for all the Greater Nottingham local planning authorities (Ashfield District Council (Hucknall area only), Broxtowe Borough Council, Erewash Borough Council in Derbyshire, Gedling Borough Council, Nottingham City Council and Rushcliffe Borough Council) to align their Core Strategies in accordance with the guidance of the emerging RSS8.
- 2.6 The intention with this Local Development Scheme revision is to concentrate initially on the conclusion of the production of the Core Strategy as this will form the foundation for production of the other Development Plan Documents in the Framework. Once the Core Strategy and Generic Development Control Policies documents are under way, the Borough Council will start work on a Site Specific Land Allocations DPD, which will review, replace and update the non-strategic site allocations set out in the saved Replacement Local Plan.
- 2.7 A more detailed timetable, coverage and profiles for each development plan document are included in the Appendices. Paragraph 2.8 below explains the format of the new development documents.

## What will the new Development Plan Documents look like?

- 2.8 The Core Strategy will set out the Council's overall approach to future development. A separate set of generic Development Control policies will ensure that all development within the area meets the vision and strategy set out in the Core Strategy. There will also be a set of Site Specific Allocations. These will be shown on a Proposals Map with detailed Inset Plans where necessary. Local Planning Authorities also have the option to produce other Development Plan Documents, such as Area Action Plans, to focus, for example, on regeneration proposals.
- 2.9 Councils may also produce Supplementary Planning Documents (which supersede Supplementary Planning Guidance) to give further guidance on their adopted policies. Supplementary Planning Documents may cover a range of issues, which may be either thematic (e.g. affordable housing or open space provision) or site specific (e.g. development briefs for allocations). Existing or emerging Supplementary Planning Guidance cannot automatically be transferred into the Local Development Framework nor can they automatically become a Supplementary Planning Document. Supplementary Planning Documents can, however, be linked to 'saved' policies. Both existing and emerging Supplementary Planning Guidance can form part of the evidence base and production of new Supplementary Planning Documents. To be adopted as Supplementary Planning Documents, the requirements of the Regulations<sup>1</sup> must be met during preparation. As certain policies of the Replacement Local Plan have now been saved, all existing Supplementary Planning Guidance will continue to conform to the saved development plan policy. Those existing guidance documents that are to be reviewed will therefore become Supplementary Planning Documents. The remainder will not automatically lose their status and will continue to exist as non-statutory guidance.

## How will the new Development Plan Documents be prepared?

- 2.10 The preparation of Development Plan Documents can be divided into five stages:
- **Pre-production** – this is the initial survey and evidence gathering stage, which will help to identify the issues that need to be addressed.
  - **Production** – this will involve a sustainability appraisal (incorporating a strategic environmental assessment) (see paragraph 2.12) and consultation on the issues and options available in order to identify 'preferred options' and will include consideration of representations and discussions with stakeholders and the community. These will be open for further public participation before submission of the Development Plan Document and Sustainability Appraisal Report to the Secretary of State.

---

<sup>1</sup> Town and Country Planning (Local Development)(England) Regulations 2004 (as updated)

- **Hearing** – Following formal submission and further public consultation, pre-hearing consideration of representations and pre-hearing meeting, each Development Plan Document will be subject to an independent hearing into its ‘soundness’. This will assess both whether the Plan has been prepared properly and the merit of its planning policies and proposals. The Local Planning Authority will then receive the Inspector’s binding report.
- **Adoption** – After the hearing, the Inspector will produce a report with recommendations that will be binding on the authority. The local planning authority must incorporate any changes required by the Inspector and then adopt the development plan document.
- **Post Production** - Local Development Frameworks will be monitored and reviewed on an annual basis as required by the Annual Monitoring Report. A structured approach to review will be adopted.

2.11 The above bullets set out the broad stages of the process. The profiles for each of the proposed local development documents (attached as **Appendix 3**) set out the timetable and milestones in their preparation.

2.12 All new plans will be subject to Strategic Environmental Assessment (SEA) which will be combined with the existing practice of Sustainability Appraisal. This will be an ongoing process to examine the likely environmental, social and economic effects of new policies and proposals. Earlier environmental appraisals of each stage of the Replacement Local Plan were carried out but these preceded the new Strategic Environmental Assessment regulations and did not incorporate the full requirements of this new process.

### **How will the community be involved?**

2.13 Greater and more effective community involvement is a key feature of the changes to the planning system. It is important that everyone, not just industry and interest groups, becomes involved in the main stages of preparing the new development frameworks. The Borough Council has therefore adopted the Statement of Community Involvement, prepared in conjunction with the various stakeholders (members of the public, industry, environmental and heritage groups, utilities and others), to establish agreed standards for carrying out public consultation, with the aim of exceeding minimum statutory requirements. This includes arrangements for public consultation on all planning applications made to the Council. The Statement of Community Involvement identifies who should be involved, at what stage(s) they should be involved and the best way to involve different individuals or groups.

2.14 The Statement of Community Involvement links to the objectives of the Council’s Community Strategy, which seek to involve individuals, partnerships and communities in promoting the social, economic and environmental well-being of the Borough.



### **3. THE TIMETABLE**

- 3.1 The Council has adopted a project management approach to preparing the various parts of its Local Development Framework and the detailed timetable for each stage is set out in the 'profiles' for each plan attached as **Appendices 3 to 5**. Progress will be measured against key 'milestones' to see whether there is any need to revise the published timetable.

#### **The Proposals Map**

- 3.2 Certain policies and proposals in existing Plans have been saved in their current form until their replacement under the new format. As new documents are adopted, the coverage of new policies and site-specific proposals will be included on a new composite Proposals Map. This will be updated, where necessary, each time a new document is adopted and will also show any remaining saved policies.

#### **Sustainability Appraisal and Strategic Environmental Assessment**

- 3.3 Each of the documents will be subject to an ongoing process of Sustainability Appraisal, which will incorporate the new requirements for Strategic Environmental Assessment (see paragraph 2.12). This will inform the direction and content of each stage of the plan preparation process. The information used and the outcome of the appraisal process will be set out in an 'environmental report', which will accompany each document. The timetable for this work will therefore run in parallel with each of the stages of plan preparation.

## 4. PROJECT MANAGEMENT AND RESOURCES

### Project Management

- 4.1 The preparation of these new documents will need to be carefully managed. As part of a project management approach, the Council will set up the following organisational structure:

**Project Board:** Portfolio holder/cabinet member, the Head of Strategy and Performance and the Head of Planning and Environment;

**Project Manager:** Planning Policy Manager;

**Project Team:** Planning Policy section (comprising four planning officers plus two technical and administrative support staff) with support from other groups and external bodies as needed.

- 4.2 The preparation of each development plan document will be overseen by the Portfolio holder. Key stages of each document will be referred for Executive and/or Full Council for approval.

### Resources

- 4.3 The preparation of the Local Development Framework is identified as a priority in the Council's Corporate Plan (2008) and in the 2009/10 Council Plan and includes an objective against which resource bids are prioritised. The Local Development Framework will be prepared by the Council's Planning Policy Section, with support from other sections of the Council as needed. The Council will also look to bodies such as the Environment Agency, English Heritage and Natural England for technical advice on some issues. Planning Delivery Grant money has been invested in new IT provision which will free resources in monitoring and public access/consultation workload in the future.
- 4.4 As well as preparing its local development documents, the Council must also carry out a Sustainability Appraisal (including Strategic Environmental Assessment) of these plans. Wherever possible, the Council will use its own knowledge and resources to do this.

### Risk Assessment

- 4.5 In setting out the proposed timetable for work on the new development documents, it is important to ensure that these targets are realistic, achievable and take account of possible problems that may arise. The main areas of risk in terms of implementing this Local Development Scheme are identified as:

- **Uncertainty:** as the new documents are being prepared under a new system, it is more difficult to predict requirements and this may result in an overly optimistic timetable. There is also a risk that critical new policy guidance or legislation could impact upon the timetable for plan preparation. The progress of the Regional Spatial Strategy or ongoing revisions to national Planning Policy Guidance are prime examples. Similarly, progress on some of the Supplementary Planning Documents (development briefs for

allocated sites) will be, and has been, dependent upon timely responses from the development industry.

- **Consultation Outcomes:** the consultation process could identify additional issues/options to be evaluated and/or the scale of objections could significantly increase workload and delay implementation. To minimise this risk, extensive pre-submission consultation will be carried out with the Local Strategic Partnership and stakeholder groups, statutory and other key consultees.
- **Demand on Consultees and Planning Inspectorate:** many local authorities are likely to be preparing new development documents to a similar timetable. This could lead to delays in consultee responses, and in timetabling development plan examinations. To minimise this risk, the Council will liaise with the Government Office for the East Midlands and the Planning Inspectorate to ensure a realistic timetable for preparing each document.
- **Change in political control:** the result of elections could impact on the progression of the LDF.
- **Soundness of Plan:** if any document were to be declared unsound by an Inspector, the Council would have to start again. This would have significant budget and timetable implications. The possibility of this will be minimised by close working with the Government Office for the East Midlands at all stages to ensure that the appropriate regulations are met in full. The comments received from a recent Peer Review of Gedling's Planning Service have already been central to the decision to put the LDF process back in order to ensure we have addressed more effectively the tests of soundness and emerging guidance.
- **Legal Challenge:** a successful legal challenge could mean having to re-start the Plan or find alternative development sites. This would again have significant time and cost implications. To minimise this risk, the Council will ensure early and effective consultation with all interested parties in order to identify and negotiate areas of possible conflict. The Council will also liaise closely with its legal advisors to minimise any risk of challenge.
- **Staff Resources:** long term sickness absence, staff changes given the anticipated difficulty in recruiting experienced staff and unforeseen additional work could all have a significant impact on the timetable for preparing the Local Development Framework. To accommodate this risk, the Council would look to second existing staff from other teams and retain a financial contingency to appoint temporary staff or consultants for some areas of work if necessary.
- **Aligned Core Strategy process:** the preparation of an aligned Core Strategy introduces a number of uncertainties into the process as progress is reliant on other authorities contributing work to the agreed timetable and requires approval of the aligned core strategy by all of the Greater

Nottingham authorities. To accommodate this risk, planning officers are looking to fully engage members in the aligned process at an early stage.

### **Annual Monitoring**

- 4.6 This Local Development Scheme covers a period of three years. It is, however, also important to monitor progress in plan preparation against the key stages, or milestones, identified for each document and cover progress on the implementation of policies. The Council will therefore produce an Annual Monitoring Report by 31<sup>st</sup> December each year (covering the period 1 April to 31 March) showing whether or not the proposed timetable has been met and whether or not the Local Development Scheme will need to be amended should any of the problems noted in the risk assessment arise. The Annual Monitoring Report will also assess the implementation of the Council's planning policies and help to identify any future areas for review. The latest Annual Monitoring Report covers the period April 2007 to March 2008 and was published on 31st December 2008. The Annual Monitoring Report also includes a list of all the background documents used in the production of Local Development Documents (for example, housing land availability, employment land availability, urban capacity monitoring, shopping surveys, etc.) and this list will be reviewed on an annual basis.

## 5. FURTHER INFORMATION

- 5.1 For further information on this Local Development Scheme or any of the documents mentioned, please contact the Council at the address shown below. Information on the existing Local Plan and the new development plan process is also available on the Council's website.

By post: Gedling Borough Council  
Strategy and Performance (Planning Policy)  
Civic Centre  
Arnot Hill Park  
Arnold  
Nottingham  
NG5 6LU

By E-mail: [planningpolicy@gedling.gov.uk](mailto:planningpolicy@gedling.gov.uk)

Website: [www.gedling.gov.uk](http://www.gedling.gov.uk)

## APPENDIX 1: LIST OF ABBREVIATIONS AND GLOSSARY

	Affordable Housing	<p>Affordable housing includes social rented and intermediate housing, provided to specified eligible households whose needs are not met by the market. Affordable housing should:</p> <ul style="list-style-type: none"> <li>• Meet the needs of eligible households including availability at a cost low enough for them to afford, determined with regard to local incomes and local house prices.</li> <li>• Include provision for the home to remain at an affordable price for future eligible households or, if these restrictions are lifted, for the subsidy to be recycled for alternative affordable housing provision.</li> </ul>
AAP	Area Action Plan	A type of Development Plan Document focused upon a specific location or an area subject to conservation or significant change (for example major regeneration).
AMR	Annual Monitoring Report	A report submitted to Government by local planning authorities or regional planning bodies assessing Local Development Framework or Regional Spatial Strategy production progress and policy effectiveness.
CS	Core Strategy	A Development Plan Development setting out the spatial vision and objectives of the planning framework for an area, having regard to the Community Strategy (see also DPDs).
DPD	Development Plan Document	Local Development Documents that have development plan status. Once adopted, development control decisions must be made in accordance with them unless material considerations indicate otherwise. The DPDs which local planning authorities must prepare include the core strategy, site-specific allocations of land and, where needed, area action plans. There will also be a proposals map, which illustrates the spatial extent of policies that must be prepared and maintained to accompany all DPDs. All DPDs must be subject to rigorous procedures of community involvement, consultation and independent examination, and adopted after receipt of the inspector's binding report.

GDCP	Generic Development Control Policies	A suite of criteria based policies which are required to ensure that all development within the area meets the vision and strategy set out in the core strategy.
LDDs	Local Development Documents	These include Development Plan Documents, which will form part of the statutory development plan, and Supplementary Planning Documents, which do not form part of the statutory development plan. LDDs collectively deliver the spatial planning strategy for the local planning authority's area, and they may be prepared jointly between local planning authorities.
LDF	Local Development Framework	The local development framework is a non-statutory term used to describe a folder of documents, which includes all the local planning authority's local development documents (comprised of development plan documents, which will form part of the statutory development plan, and supplementary planning documents). The local development framework will also comprise the statement of community involvement, the local development scheme and the annual monitoring report.
LDS	Local Development Scheme	The local planning authority's time-scaled programme for the preparation of Local Development Documents that must be agreed with Government and reviewed every year.
PDL	Previously Developed Land	Brownfield, or previously developed land, is that which is or was occupied by a permanent structure, including the curtilage of the developed land and any associated fixed surface infrastructure.
PPS	Planning Policy Statement	Issued by central Government to replace the existing Planning Policy Guidance notes, in order to provide greater clarity and to remove from national policy advice on practical implementation, which is better expressed as guidance rather than policy.
PM	Proposals Map	The component of a development plan, or Local Development Framework, showing the location of proposals in the plan, on an Ordnance Survey base map.

RSS	Regional Spatial Strategy	Prepared by the regional planning body, the East Midlands Regional Assembly (EMRA). It will set out the strategic policies in relation to the development and use of land in the region and will be approved by the Secretary of State. (Previously known as Regional Planning Guidance). The Regional Spatial Strategy provides a spatial framework to inform the preparation of Local Development Documents.
SA	Sustainability Appraisal	The process of weighing and assessing all the policies in a development plan, Local Development Document, or Regional Spatial Strategy, for their global, national and local implications. (See also Strategic Environmental Assessment).
SSLP	Site Specific Land Allocations and Policies	Allocations of sites for specific or mixed uses or development. Policies will identify any specific requirements for individual proposals.
SCI	Statement of Community Involvement	The SCI sets out standards to be achieved by the local authority in involving the community in the preparation, alteration and continuing review of all local development documents and development control decisions.
SEA	Strategic Environmental Assessment	An environmental assessment of certain plans and programmes, including those in the field of planning and land use, which complies with the EU Directive 2001/42/EC.  The environmental assessment involves the: <ul style="list-style-type: none"> <li>▪ preparation of an environmental report;</li> <li>▪ carrying out of consultations;</li> <li>▪ taking into account of the environmental report and the results of the consultations in decision making;</li> <li>▪ provision of information when the plan or programme is adopted; and</li> <li>▪ showing that the results of the environment assessment have been taken into account.</li> </ul> (See also Sustainability Appraisal).
	Saved Policies/Plan	Policies within Unitary Development Plans, Local Plans, and Structure Plans that are saved for a time period during replacement production of Local Development Documents.



SPD	Supplementary Planning Document	A Supplementary Planning Document is a Local Development Document that may cover a range of issues, thematic or site specific, and provides further detail of policies and proposals in a 'parent' Development Plan Document.
	Sustainable Development	A widely used definition drawn up by the World Commission on Environment and Development in 1987: "development that meets the needs of the present without compromising the ability of future generations to meet their own needs". The Government has set out four aims for sustainable development in its strategy "A Better Quality of Life, a Strategy for Sustainable Development in the UK". The four aims, to be achieved at the same time, are: social progress which recognises the needs of everyone; effective protection of the environment; the prudent use of natural resources; and maintenance of high and stable levels of economic growth and employment.

## APPENDIX 2: SUMMARY OF SAVED AND PROPOSED DOCUMENTS

SAVED PLANS
Replacement Gedling Local Plan (2005)

SAVED DOCUMENTS		
Document Title	Supplementary Planning Guidance/ Interim Guidance (and Local Plan policy to which the document relates)	Will SPG be replaced by SPD?
Design Guide SPG Note D1 (undated)	Advice on how extensions and alterations to residential properties will affect the street scene or appearance of an area can be found in the Borough Council's SPG Note 1 'Design Guide'. (Policy ENV1 of Revised Deposit Local Plan – Development Criteria).	No
Nottinghamshire Access Design Guide: Design Guidance (undated)	Advice on how access for disabled people, the elderly and those with young children is detailed in the SPG Note "Nottinghamshire Access Design Guide". (Policy ENV1 of Revised Deposit Local Plan – Development Criteria).	No
Guidance Note 1: Works to Protected Trees (2001)	Advice on trees on development sites and the information that the Borough Council will require to accompany a planning application. (Paragraph 1.87 of the Revised Deposit Local Plan).	No
Guidance Note 2: Guide to Tree Planting (2001)	Guidance notes on tree planting. (Policy ENV44 of Revised Deposit Local Plan – Tree Preservation Orders).	No
Interim planning guidance: Affordable housing. Revised draft for consultation (January 2005)	Detailed advice for land owners, developers and RSLs on the Council's criteria for the provision of affordable housing. (Policy H16 of the Revised Deposit Local Plan – Affordable Housing).	Yes
Integrated Transport Measures and Developers' Contributions – ITPS (adopted May 2002)	This document details the approach to major new development from an integrated transport perspective. It can be used by developers and planners to estimate what the maximum contribution could be for any given development over a specified threshold. Prepared by the County Council. (Policy T1 of Revised Deposit Local Plan – New Developments - Developer Contributions)	Yes
Supplementary	Latest parking guidelines prepared by County	Yes

Planning Guidance: Parking Provision for New Developments (adopted by County 2004)	Council. (Policy T10 of Revised Deposit Local Plan – Supplementary Planning Guidance: Parking Provision for New Developments)	
Open Space SPG (2000)	Guidance on the provision of open space with new residential development. (Policy R3 of the Revised Deposit Local Plan).	Yes
<b>Development Briefs</b>		
Flatts Lane Development Brief (approved 19 <sup>th</sup> January 2005).	Flatts Lane, Calverton (mixed use allocation, Policy E2 of Revised Deposit Local Plan).	No
<b>Conservation Area Reviews</b>		
Bestwood Conservation Area Appraisal – Final Draft document (January 2005).	Appraisal of Bestwood Conservation Area (Paragraph 1.40 of Revised Deposit Local Plan).	No

#### **COMPLETED LOCAL DEVELOPMENT PLAN DOCUMENTS**

<b>Document</b>	<b>Timescale for adoption</b>
Statement of Community Involvement	Adopted October 2006

#### **PROPOSED LOCAL DEVELOPMENT PLAN DOCUMENTS**

<b>Document</b>	<b>Timescale for adoption</b>
Core Strategy	To be adopted by February 2012
Generic Development Control Policies	To be adopted by July 2013
Site Specific Allocations	To be adopted by August 2014 (subject to the complexity of issues raised within the DPD)
Proposals Map	To be updated where necessary each time a relevant new document is adopted
Arnold Town Centre Action Plan	To be adopted by July 2013

#### **ADOPTED SUPPLEMENTARY PLANNING DOCUMENTS**

<b>Document</b>	
Development Briefs to be prepared for allocations accommodating over 50 dwellings (as stated in paragraph 2.24 of the Revised Deposit Local Plan).	
Plains Road/Arnold Lane (South)	Adopted August 2006
Regina Crescent, Ravenshead	Adopted September 2006
Ashwater Drive/Spring Lane	Adopted November 2007
Gedling Colliery/Chase Farm	Adopted June 2008
Dark Lane, Calverton	Adopted July 2008
Top Wighay Farm	Adopted December 2008

<b>PROPOSED SUPPLEMENTARY PLANNING DOCUMENTS</b>	
<b>Document</b>	<b>Timescale for adoption</b>
Development Briefs to be prepared for allocations accommodating over 50 dwellings (as stated in paragraph 2.24 of the Revised Deposit Local Plan).	
Teal Close/North of Victoria Park	March 2010
Former Newstead Sports Ground	February 2011

**APPENDIX 3: PROFILES OF PROPOSED LOCAL DEVELOPMENT  
FRAMEWORK DOCUMENTS**

**STATEMENT OF COMMUNITY INVOLVEMENT**

<b>Title</b>	<b><i>STATEMENT OF COMMUNITY INVOLVEMENT</i></b>
Role and content	Document setting out standards and approach to involving the community and stakeholders in the production of the local development framework.
Status	Local Development Document (but not part of Development Plan).
Conformity with	Town and Country Planning (Local Development) (England) Regulations 2004. Prepared in conjunction with the review of the Community Strategy.
Geographic coverage	Whole borough.

**STATEMENT OF COMMUNITY INVOLVEMENT ADOPTED 11 OCTOBER 2006**

## CORE STRATEGY

<b>Title</b>	<b><i>CORE STRATEGY</i></b>
Role and content	Sets out the spatial vision, spatial objectives and strategy for the development of the area and framework for development control.
Status	Development Plan Document.
Conformity with	Consistent with national planning policy and general conformity with RSS and the community strategy.
Geographic coverage	Greater Nottingham <sup>2</sup>

The Core Strategy is being progressed as an aligned document with the Core Strategies of the other Greater Nottingham authorities. As such, it will be prepared in two parts, part A to address strategic issues that are common to all Greater Nottingham authorities and part B to address district-specific issues. Both parts A and B are to be prepared in tandem.

### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
<b><i>Commence preparation of document</i></b>	September 2008
<b><i>Publication of sustainability scoping report</i></b>	April 2009
<b><i>Public participation on Issues and Options</i></b>	June 2009
Stakeholder review of Preferred Option	October 2009
Pre submission draft for consultation	April 2010
<b><i>Submission of document and sustainability appraisal to Secretary of State</i></b>	January 2011
<b><i>Pre-hearing meeting</i></b>	March 2011
<b><i>Hearing</i></b>	April 2011
<b><i>Receipt of Inspector's binding report</i></b>	October 2011
<b><i>Estimated adoption</i></b>	February 2012
<b><i>Publication of Core Strategy</i></b>	May 2012
Post production (monitoring and review mechanisms)	Ongoing

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Executive and Full Council
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including Development Control)
External Resources	Legal advice, outsource hardcopy printing
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

<sup>2</sup> Greater Nottingham is defined as the Nottingham Core Housing Market Area and Hucknall. It comprises of the local authority areas of Broxtowe, Erewash, Gedling, Nottingham City and Rushcliffe plus the Hucknall part of Ashfield.

## GENERIC DEVELOPMENT CONTROL POLICIES

<b>Title</b>	<b><i>GENERIC DEVELOPMENT CONTROL POLICIES</i></b>
Role and content	A suite of criteria based policies which are required to ensure that all development within the area meets the vision and strategy set out in the core strategy.
Status	Development Plan Document
Conformity with	Consistent with national planning policy and general conformity with RSS and community strategy.
Geographic coverage	Whole borough.

### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
<b><i>Commence preparation of document</i></b>	February 2010
<b><i>Publication of Sustainability Scoping Report</i></b>	October 2010
<b><i>Public participation on Issues and Options</i></b>	November 2010
Stakeholder review of Preferred Option	March 2011
Pre submission draft for consultation	September 2011
<b><i>Submission of document and sustainability appraisal to Secretary of State</i></b>	June 2012
<b><i>Pre- hearing meeting</i></b>	August 2012
<b><i>Hearing</i></b>	September 2012
<b><i>Receipt of Inspector's binding report</i></b>	March 2013
<b><i>Estimated adoption</i></b>	July 2013
<b><i>Publication of Generic Development Control Policies</i></b>	October 2013
Post production (monitoring and review mechanisms)	Ongoing

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Executive and Full Council
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including Development Control)
External Resources	Legal advice, outsource hardcopy printing
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

## SITE SPECIFIC ALLOCATIONS AND POLICIES

<b>Title</b>	<b><i>SITE SPECIFIC ALLOCATIONS AND POLICIES</i></b>
Role and content	Identification of land for specific uses/policies and criteria based policies for potential unforeseen proposals
Status	Development Plan Document
Conformity with	Consistent with national planning policy and general conformity with RSS and community strategy. Based on findings of sub-regional study into the Nottinghamshire and Derbyshire Green Belt.
Geographic coverage	Whole borough.

### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
<b><i>Commence preparation of document</i></b>	March 2011
<b><i>Publication of Sustainability Scoping Report</i></b>	Nov 2011
<b><i>Public participation on Issues and Options</i></b>	Dec 2011
Stakeholder review of Preferred Option	April 2012
Pre submission draft for consultation	October 2012
<b><i>Submission of document and sustainability appraisal to Secretary of State</i></b>	July 2013
<b><i>Pre- hearing meeting</i></b>	Sept 2013
<b><i>Hearing</i></b>	October 2013
<b><i>Receipt of Inspector's binding report</i></b>	April 2014
<b><i>Estimated adoption</i></b>	August 2014
<b><i>Publication of Site Specific Allocations</i></b>	Nov 2014
Post production (monitoring and review mechanisms)	Ongoing

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Executive and Full Council
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including Development Control)
External Resources	County Council, legal advice, outsource hardcopy printing
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.



## THE PROPOSALS MAP AND INSET PLANS

<b>Title</b>	<b><i>THE PROPOSALS MAP AND INSET PLANS</i></b>
Role and content	To map development plan policies, including 'saved' policies.
Status	Development Plan Document
Conformity with	The proposals map will conform with existing adopted Development Plan Documents.
Geographic coverage	Whole borough with detailed Inset Plan coverage of those parts of the borough affected by specific policies or proposals.

### Timetable

<b>Stage (Revised where necessary as each DPD adopted. Submission proposals map submitted with DPD to identify how the adopted proposals map will be amended or added to)</b>	<b>Dates</b>
Core Strategy	February 2012
Generic Development Control Policies	July 2013
Site Specific Policies and Allocations	August 2014
Arnold Town Centre Action Plan	July 2013

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Executive and Full Council
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed.
External Resources	Possibly outsource hardcopy printing.
Community and Stakeholder involvement	Previous involvement in site specific consultations.

## ARNOLD TOWN CENTRE ACTION PLAN

<b>Title</b>	<b><i>ARNOLD TOWN CENTRE ACTION PLAN</i></b>
Role and content	Detailed policies and site proposals aimed at strengthening the town centre's role as a retail destination.
Status	Development Plan Document
Conformity with	To conform with the core strategy and community strategy.
Geographic coverage	Arnold town centre.

### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
<b><i>Commence preparation of document</i></b>	February 2010
<b><i>Publication of Sustainability Scoping Report</i></b>	October 2010
<b><i>Public participation on Issues and Options</i></b>	November 2010
Stakeholder review of Preferred Option	March 2011
Pre submission draft for consultation	September 2011
<b><i>Submission of document and sustainability appraisal to Secretary of State</i></b>	June 2012
<b><i>Pre- hearing meeting</i></b>	August 2012
<b><i>Hearing</i></b>	September 2012
<b><i>Receipt of Inspector's binding report</i></b>	March 2013
<b><i>Estimated adoption</i></b>	July 2013
<b><i>Publication of Arnold Town Centre Action Plan</i></b>	October 2013
Post production (monitoring and review mechanisms)	Ongoing

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Executive and Full Council
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed.
External Resources	Nottingham Regeneration Limited, legal advice and possible use of environmental consultants for SEA.
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

## APPENDIX 4: PROFILES OF PROPOSED SUPPLEMENTARY PLANNING DOCUMENTS

### TEAL CLOSE/NORTH OF VICTORIA PARK SPD

<b>Title</b>	<b><i>TEAL CLOSE/NORTH OF VICTORIA PARK SPD</i></b>
Role and content	Supplementary guidance for development of Teal Close / North of Victoria Park to set out the type, scale and standards for the development of the site – development allocation in saved Local Plan
Status	Development Plan Document – Supplementary Planning Document
Conformity with	Saved Local Plan and emerging Core Strategy
Geographic coverage	Teal Close/North of Victoria Park (see accompanying map)

Please note that the development of this site has been the subject of lengthy debate between key stakeholders over technical issues relating to it. It is hoped that this is nearing resolution but it is possible that this may prove to be an ongoing, and thus a delaying issue.

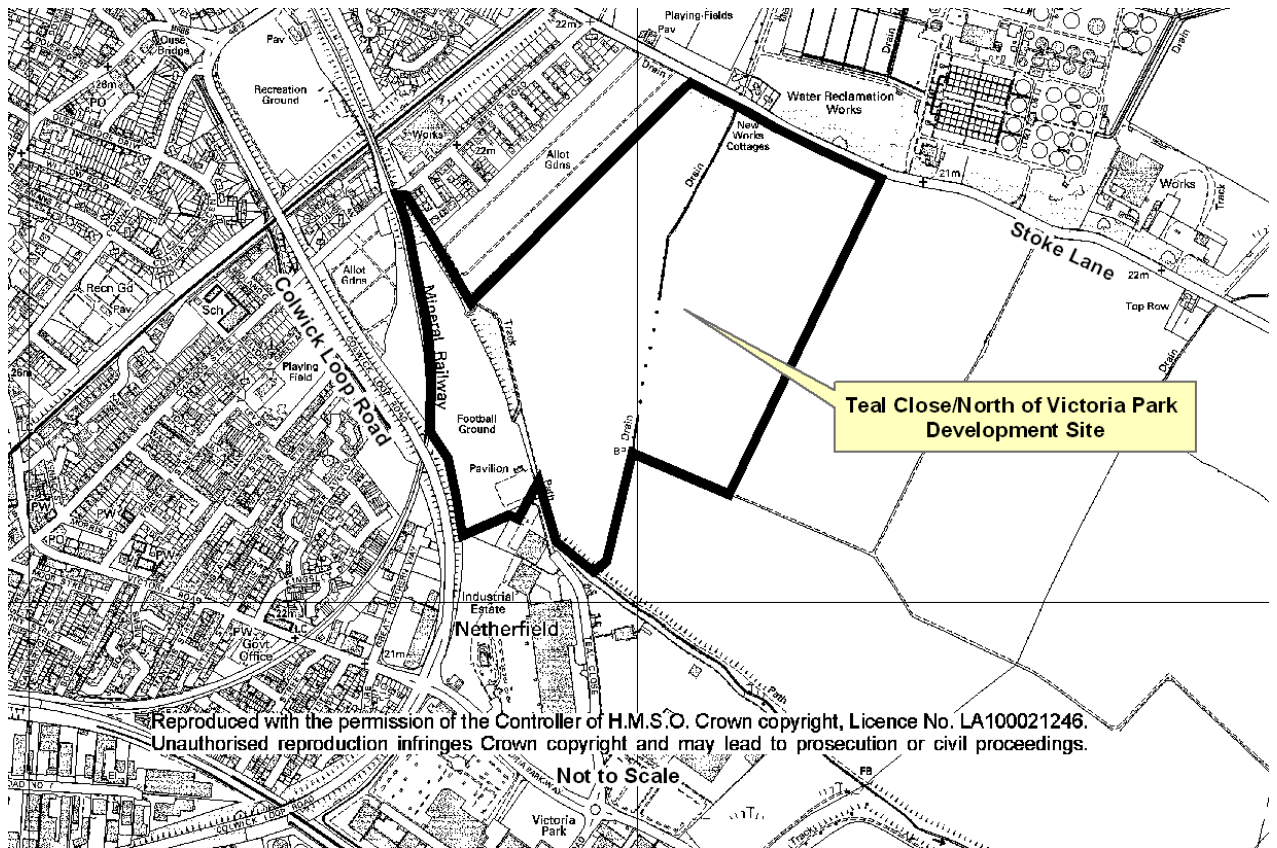
#### **Timetable and milestones** (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
Preparation of draft document and sustainability appraisal report.	July 2005
<b><i>Draft document and sustainability appraisal report issued for public participation (6 week period).</i></b>	September 2009
Authority consideration of consultation representations.	October 2009
<b><i>Adoption and publication of document.</i></b>	March 2010
Post production (monitoring and review mechanisms)	Ongoing

#### **Arrangements for production**

Organisational Lead	Planning Policy Manager
Political Management	Portfolio Holder and Cabinet
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including the County Council).
External Resources	Advice and support from other organisations, to include the County Council.
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

# SITE OF TEAL CLOSE / NORTH OF VICTORIA PARK SPD



## FORMER NEWSTEAD SPORTS GROUND SPD

<b>Title</b>	<b><i>FORMER NEWSTEAD SPORTS GROUND SPD</i></b>
Role and content	Supplementary guidance for development of the former Newstead Sports Ground to set out the type, scale and standards for the development of the site – housing allocation in saved Local Plan
Status	Development Plan Document – Supplementary Planning Document
Conformity with	Saved Local Plan and emerging Core Strategy
Geographic coverage	Former Newstead Sports Ground (see accompanying map)

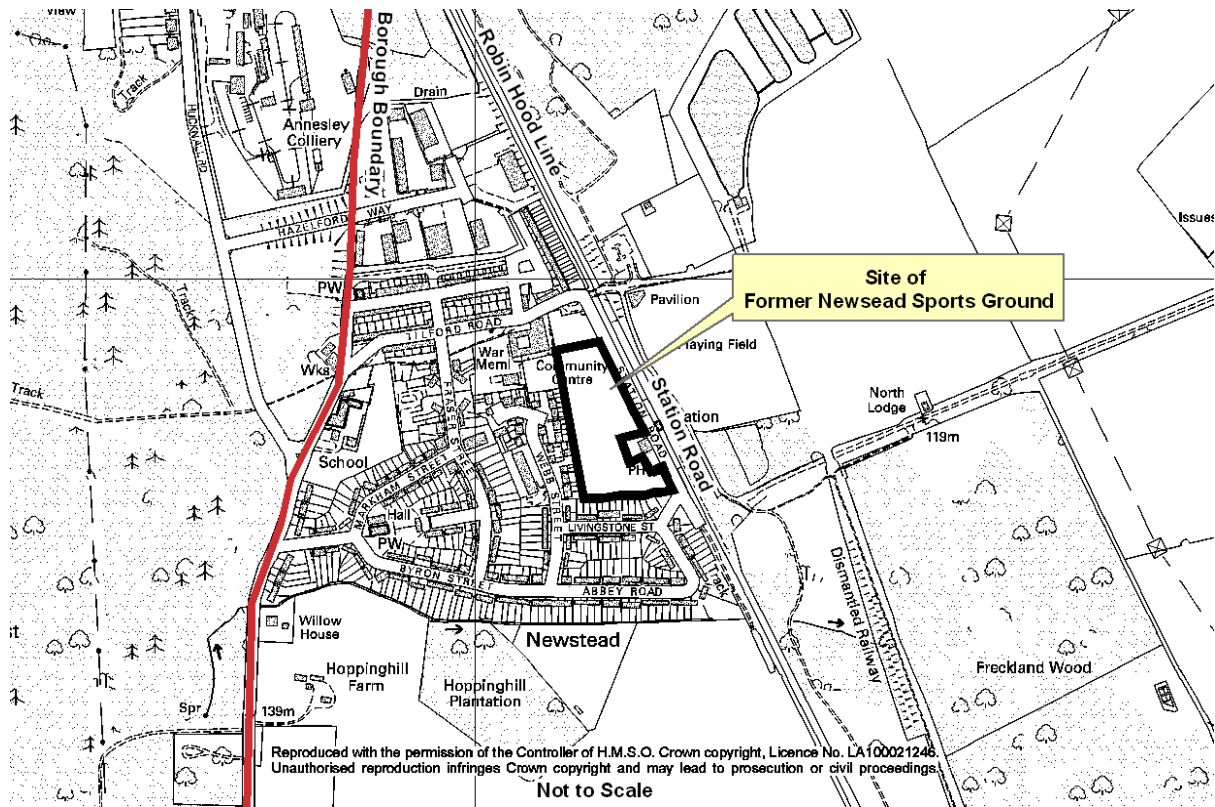
### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
Preparation of draft document and sustainability appraisal report.	July 2005
<b><i>Draft document and sustainability appraisal report issued for public participation (6 week period).</i></b>	September 2010
Authority consideration of consultation representations.	November 2010
<b><i>Adoption and publication of document.</i></b>	February 2011
Post production (monitoring and review mechanisms)	Ongoing

### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Portfolio Holder and Cabinet
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including the County Council).
External Resources	Advice and support from other organisations, to include the County Council.
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

# SITE OF FORMER NEWSTEAD SPORTS GROUND SPD



## APPENDIX 5: PROFILES OF OTHER PROPOSED SUPPLEMENTARY PLANNING DOCUMENTS

### DESIGN – RESIDENTIAL EXTENSIONS

<b>Title</b>	<b><i>DESIGN – RESIDENTIAL EXTENSIONS SPD</i></b>
Role and content	Supplementary guidance for the design of residential extensions
Status	Development Plan Document – Supplementary Planning Document
Conformity with	Saved Local Plan and emerging Core Strategy
Geographic coverage	Whole Borough

#### Timetable and milestones (key milestones are in bold italics)

<b>Stage</b>	<b>Dates</b>
Preparation of draft document and sustainability appraisal report.	January 2009
<b><i>Draft document and sustainability appraisal report issued for public participation (6 week period).</i></b>	May 2009
Authority consideration of consultation representations.	July 2009
<b><i>Adoption and publication of document.</i></b>	September 2009
Post production (monitoring and review mechanisms)	Ongoing

#### Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Portfolio Holder and Cabinet
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed (including the County Council).
External Resources	Advice and support from other organisations, to include the County Council.
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

## DESIGN – RESIDENTIAL LAYOUT

The timeframe for this Supplementary Planning Document will be confirmed after adoption of the Design – Residential Extensions document.

## SUSTAINABLE ENERGY

The status of the Sustainable Energy document is still to be confirmed, though it is likely to be an 'evidence document' for the Core Strategy.

## PLANNING CONTRIBUTIONS

No timeframe yet established for this work.

## AFFORDABLE HOUSING

Title	<b><i>AFFORDABLE HOUSING SPD</i></b>
Role and content	Supplementary guidance on securing affordable housing on development sites
Status	Development Plan Document – Supplementary Planning Document
Conformity with	Saved Local Plan and emerging Core Strategy
Geographic coverage	Whole Borough

**Timetable and milestones** (key milestones are in bold italics)

Stage	Dates
Preparation of draft document and sustainability appraisal report.	January 2009
<b><i>Draft document and sustainability appraisal report issued for public participation (6 week period).</i></b>	May 2009
Authority consideration of consultation representations.	July 2009
<b><i>Adoption and publication of document.</i></b>	September 2009
Post production (monitoring and review mechanisms)	Ongoing

## Arrangements for production

Organisational Lead	Planning Policy Manager
Political Management	Portfolio Holder and Cabinet
Internal Resources	Planning Policy Section, with technical, legal and administrative support from other teams as needed



	(including the County Council).
External Resources	Advice and support from other organisations, to include the County Council.
Community and Stakeholder involvement	Informal and formal public consultation as set out in the Statement of Community Involvement.

## APPENDIX 6: GANTT CHART SETTING OUT TIMETABLE FOR PREPARATION OF THE LOCAL DEVELOPMENT FRAMEWORK

Indicative timescale from June 2012 onwards →

	2008			2009			2010			2011			2012			2013			2014																																									
	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
<b>Proposed Local Development Documents</b>																																																												
<b>Proposed Development Plan Documents</b>																																																												
SCI	Adopted October 2006																																																											
Core Strategy (Part A - Conurbation)				P			C						S			M			H			A																																						
Core Strategy (Part B - Gedling)				P			C						S			M			H			A																																						
Generic DC Policies							P			C						S			M			H			A																																			
Site Specific Allocations										P			C						S			M			H			A																																
Proposals Map	Revised as each relevant DPD is adopted (if appropriate)																																																											
Arnold Town Centre Action Plan							P			C						S			M			H			A																																			
<b>Proposed SPDs</b>																																																												
<b>Development/Planning Briefs</b>																																																												
Dark Lane, Calverton				A																																																								
Gedling Colliery/Chase Farm	A																																																											
Top Wighay Farm				A																																																								
Teal Close/North of Victoria Park				C			R			A																																																		
Former Newstead Sports Ground							C			R			A																																															
<b>Other SPDs</b>																																																												
Design - Residential extensions				P			C			A																																																		
Design - Residential layout	The timeframe for this SPD will be confirmed after adoption of the Design - Residential extensions document.																																																											
Sustainable Energy	The status of the Sustainable Energy document is still to be confirmed though it is likely to be an 'evidence document' for the Core Strategy																																																											
Planning Contributions	No timeframe yet established for this work																																																											
Affordable Housing				P			C			A																																																		
<b>Proposed Non-Local Development Documents</b>																																																												
Annual Monitoring Report				X						X						X						X						X																																

### KEY to MILESTONES

- P Scoping / Evidence Gathering
- C Consultation on Local Development Document
- S Submission of Local Development Document
- M Pre-Hearing Meeting
- H Hearing into Local Development Document
- R Authority Consider Consultation Representations
- A Adoption of Local Development Document (N.B. a stand alone 'A' denotes that the document has been adopted)
- X Publication of Annual Monitoring Report