

Subject to approval at the next Subcommittee meeting

## LOCAL PLAN SUBCOMMITTEE

16 October 2018 at 6.00 p.m.

Present : Councillors Bower (Chairman), Charles (Vice-Chairman), Ambler, Mrs Bence, Mrs Brown, Chapman, Cooper, Elkins, Haymes, Oppler and Stanley.

### 10. Apologies for Absence

Apologies for absence had been received from Councillors Cooper and Mrs Hall.

### 11. Declarations of Interest

There were no declarations of interest made.

### 12. Minutes

The Minutes of the meeting held on 11 June 2018 were approved by the Subcommittee and signed by the Chairman as a correct record.

### 13. Housing Distribution Methodology for Neighbourhood Plans and the Non-Strategic Sites Development Plan (NSS DPD)

*(During the course of discussion on this item, Councillor Elkins declared a personal interest as a member of Ferring Parish Council and West Sussex County Council.)*

The Planning Policy Team Leader presented this report which provided an update on the steps the Council was taking to address the requirement to provide an additional minimum of 1,250 dwellings now the Local Plan had been adopted. The delivery of that target would be via new or revised Neighbourhood Plans [NPs] together with a Non-Strategic Sites Development Plan Document [NSS DPD] where Neighbourhood Plans were not being prepared/reviewed.

The Subcommittee was advised that there had been ongoing dialogue with the Parish Councils and a workshop held on 3 October had been well attended. However, there was still a lot of uncertainty around the position of a number of the Parish Councils regarding whether they would be reviewing their Neighbourhood Plans. It would be of benefit to the Parish Councils if they prepared/reviewed their own Plans because they would then be in

Subject to approval at the next Subcommittee meeting

control of shaping their housing policies and the distribution of those dwellings. If they did not engage with the process and become actively involved and there was a failure to meet the housing targets, the shortfall would be met through the NSS DPD.

It was anticipated that by January 2019 a final set of figures would be available which would provide the targets for housing to be met through the NP process and for the residual element to be met via the NSS DPD. A first round of consultation would then be undertaken on the initial figures in the spring 2019 and a second round on the actual plan in the summer 2019.

A number of questions were asked and responded to at the meeting by the Planning Policy Team Leader and the Group Head of Planning. These centred on the process of engagement with the Parishes, which Members were advised had been ongoing for 2½ years through letters, meetings, 1:1s; and a workshop. The Planning Policy Team Leader stated that he had received a number of positive comments from the Parishes regarding the process and that the significant resistance had come from those Parishes that had already had large allocations of housing as they felt that even more housing would result in the potential for substantial overdevelopment.

Further information was provided on windfall sites and how the housing targets would be monitored through adjustments to the monitoring framework to ensure that there was no double counting towards the housing supply sources set out in table 12.1 of the adopted Local Plan.

In turning to the recommendations and following some discussion, it was agreed for clarification that the words “for consultation” would be inserted immediately after “as the starting point” in recommendation (2). The Subcommittee then

RESOLVED - That

(1) the process of agreeing the housing distribution methodology and commitment to Neighbourhood Plan making with the Parish Councils and Neighbourhood Planning bodies, in order to achieve the 1,250 target, be supported; and

(2) the broad distribution targets as set out at Appendix1 be agreed as the starting point for consultation for plan making, subject to further adjustments from workshop engagement, and testing via the methodology and the sustainability appraisal process, with a view to finalising the distribution in January 2019 and undertaking a Regulation 18 Notification (Part 1) issues and options consultation..

Subject to approval at the next Subcommittee meeting

14. Arun District Council Gypsy & Travelling Showpeople Site Allocations Development Plan Document (DPD)

The Subcommittee was reminded by the Planning Policy Team Leader that there was a commitment in the adopted Local Plan for a statutory Development Plan Document (DPD) relating to Gypsy and Traveller and Travelling Showpeople Site Allocations in the Arun District. A revised joint authority Gypsy and Traveller and Travelling Showpeople Accommodation Assessment (GTAA) had been commissioned and would form the evidence base to inform the allocation of such sites in Arun. The evidence work had been finalised and was due for publication by the end of October 2018.

It was proposed that, as there was a requirement for the provision of an element for non-travelling households, it made sense to twin track the work for this DPD and the Non-Strategic Sites DPD. Therefore, it was anticipated that the proposed Regulation 18 consultation would go ahead in the spring of 2019, with the draft plan being prepared for consultation in the summer of 2019.

In discussing the item, a request was made that comparable figures for Worthing and Adur and Chichester should be provided to enable Members to see what the distribution of pitches would be. It was confirmed that these would be brought back to the December meeting.

A question was asked with regard to non-travelling showpeople and the Planning Policy Team Leader advised that any allocation would be based on their cultural needs. Member comment was made that the identified target of 13 should not be allocated to one site but should be dispersed throughout the District.

The Subcommittee

RECOMMEND TO FULL COUNCIL

That the proposed approach and timetable for the preparation of the Arun District Council Gypsy and Traveller and Travelling Showpeople Site Allocation Development Plan Document covering the period 2018-2036, including the key outputs of the Gypsy and Traveller Accommodation Assessment Report 2018, be noted.

15. The Published Revised National Planning Policy Framework (NPPF) 2018

The Government published a revised National Planning Policy Framework (NPPF) on 24 July 2018 following an earlier consultation (including on accompanying documents) on 5 March 2018. A briefing note had been circulated in April to all Members on the key changes.

Subject to approval at the next Subcommittee meeting

The Planning Policy Team Leader presented this report which provided an update on the key changes and any implications for plan making within the Arun District, including the maintenance of housing supply. He highlighted a number of points within the report and also advised that the second recommendation was not required as the Council already had the services of legal Counsel who provided advice on planning matters.

In considering the matter, the question was asked as to how monitoring would be carried out under the new NPPF tests to assess that the 5 year Housing Land Supply (HSL) would be on track by the end of 2019 to pre-empt the issues that had been experienced in the past. It was acknowledged that it would be extremely challenging as the housing requirement for the District was so high, however, that did not just apply to Arun as a number of local authorities in the South-East faced the same problem. The local authority had to demonstrate that it was doing everything possible to ensure housing would be delivered in order to contest that it should not be subject to sanctions if events occurred outside of its control, i.e. if developers were unable to deliver.

The Group Head of Planning advised that the change in the NPPF with regard to the Housing Delivery Test would have a significant impact. A report was going to Cabinet on 12 November 2018 to seek a decision as to how best to resource the increased workload that would be a result of that change, together with the fact that there would be ongoing work to review the Local Plan.

The Subcommittee then

#### RESOLVED

That the key policy provisions made by the revised NPPF 2018 and consequent implications for Arun District Council's Plan making, monitoring and housing supply and consequent need for increased resources and a resultant report to Cabinet, be noted.

#### 16. Merger of Local Plan Subcommittee (LPSC) and Community Infrastructure Levy (CIL) Subcommittee

The Group Head of Planning advised by way of this report that, in the interests of efficiency, it was now considered appropriate to merge the Local Plan Subcommittee and the Community Infrastructure Levy Subcommittee. It was proposed to name the new body the Planning Policy Subcommittee.

Following a brief discussion, the Subcommittee

Subject to approval at the next Subcommittee meeting

RECOMMEND TO FULL COUNCIL – That

(1) the transfer of the function of the Community Infrastructure Levy Subcommittee to the Local Plan Subcommittee be agreed;

(2) the Local Plan Subcommittee be renamed the Planning Policy Subcommittee to reflect its wider remit;

(3) the revised Terms of Reference for the Planning Policy Subcommittee, as set out at Appendix A to the report, be accepted; and

(4) the Group Head of Council Advice and Monitoring Officer be authorised to make any consequential amendments to the Constitution.

(The meeting concluded at 7.15 pm)