

CABINET (LOCAL PLAN) COMMITTEE

4 December 2017

Attendance:

Committee Members:

Councillors:

Brook (Chairman) (P)

Horrill (P)

Warwick (P)

Humby (P)

Other invited Councillors:

Bell (P)

Evans

Read (P)

Ruffell (P)

Rutter (Standing Deputy) (P)

Others in attendance who did not address the meeting:

Councillor Porter

1. **MINUTES**

RESOLVED:

That the minutes of the previous meeting held on 30 June 2017 be approved and adopted.

2. **PUBLIC PARTICIPATION**

Patrick Davies spoke regarding Report CAB2994(LP) and his comments are summarised under the relevant minute below.

3. **WINCHESTER DISTRICT TRAVELLER DEVELOPMENT PLAN DOCUMENT – APPROVAL OF PLAN FOR PUBLICATION AND SUBMISSION FOR EXAMINATION**

(Report CAB2965(LP) refers)

Councillor Brook introduced the report and emphasised the consultation that had been undertaken to date (as summarised in Appendix A of the Report) together with the steps taken by the Council to try and find additional sites.

The Head of Strategic Planning outlined the key changes since the draft Development Plan Document (DPD) had been considered at the previous Committee meeting, as set out in the report. The focus had been to update the DPD to reflect planning permissions granted and to take account of the comments received from the consultation.

With regard to Policy TR5, advice had been received from the Showmans' Guild of Great Britain that showpeople and the travelling community were unable to share sites. Consequently the part of the policy that sought to achieve provision of at least 12 additional travelling showpersons' plots on the site had been deleted.

The Head of Strategic Planning advised that Policy TR7 had been amended to flag up biodiversity and heritage matters, as highlighted by Historic England and Natural England.

The Head of Strategic Planning emphasised that all options for site provision for travelling showpersons had been explored but it had not yet been possible to address their requirements. Consequently, the Council will be seeking advice from the Planning Inspectorate specifically on this matter and it was hoped to have this information prior to the DPD being considered at Council on 10 January 2018. Subject to Council's approval, it was intended the six week statutory consultation period on the DPD would commence on 15 January 2018.

In response to questions about whether the timing of the subsequent review of the DPD could correspond with Local Plan reviews, the Head of Strategic Planning advised that this might be possible but she was awaiting further Government advice regarding proposed changes to the Local Plan process.

One Member expressed concern about the lack of clarity in the wording in relation to the boundary treatment on the Firgrove Lane site. The Head of Strategic Planning agreed to liaise with the Council's Landscape Architect to clarify this wording on this and other sites.

Some Members expressed concern about the policy of giving permanent planning permission to a site which only had temporary permission at the current time, highlighting that such sites were often contentious in the local area. They also drew attention to allegations received by Members that some sites were not actually being occupied as specified under the planning permission. It was suggested that people might be more willing to suggest new sites if they were confident that they would be used in accordance with planning conditions.

The Head of Strategic Planning acknowledged Members' comments but given the identified need set out in adopted policy, advised that part of the Council's strategy was to regularise temporary consents whilst acknowledging that these sites were contributing to the identified needs. With regard to the latter point, the Head of Strategic Planning emphasised this was a matter for planning enforcement. The Strategic Director: Services confirmed that granting of permanent planning permission was dependent on the various requirements set out in the DPD being met at each site. If these improvements were not carried out, permanent status would not be granted and the temporary site consent might expire. However, he emphasised that the allocation would still remain.

During discussion, Members noted that some Parish Councils were frustrated that their views appeared not to be taken into account, but also understood that the Council was required to make provision for sites.

With regard to specific questions regarding the progress of enforcement action at the Carousel Park site (where the site was permitted for travelling showpeople but the Council were alleging it was not being used for this purpose), the Head of Strategic Planning advised that the Public Inquiry was due to recommence the following week.

The Leader drew Members' attention to various submissions received in relation to proposed sites at Alresford and Shedfield and highlighted that it was not possible to give detailed consideration at this meeting due to communications only being received shortly before. However, she suggested that officers note the points raised and take on board, where appropriate, in the next round of consultation. The Committee agreed to this approach.

The Committee agreed to the following for the reasons set out above and outlined in the Report.

RECOMMENDED (TO CABINET):

1. That the responses to the representations, as set out in Appendix A, be noted and taken into account in considering the amendments proposed to the Traveller DPD.
2. That subject to any changes made at the meeting, the content of the Pre-Submission DPD, as recommended in Appendix D of this report, be approved for submission to full Council.
3. That authority be delegated to the Head of Strategic Planning, in consultation with the Portfolio Holder for Built Environment, to make any minor amendments to the DPD and accompanying documents prior to presentation to the Council and publication, in order to correct errors and format text without altering the meaning of the Plan.

AND THAT IT BE RECOMMENDED TO COUNCIL:

4. That the Winchester District Gypsy, Traveller and Travelling Showpeople Development Plan Document (Traveller DPD) be approved for Publication (Pre-Submission) and subsequent Submission to the Secretary of State, together with supporting documents including the Sustainability Appraisal and the Habitats Regulations Assessment, in accordance with the relevant statutory and regulatory requirements.
5. That the Head of Strategic Planning, in consultation with the Portfolio Holder for Built Environment, be authorised to submit the Winchester District Gypsy, Traveller and Travelling Showpeople Development Plan Document and accompanying

documents to the Secretary of State following the publication period, in accordance with the relevant statutory and regulatory requirements.

6. That the Head of Strategic Planning, in consultation with the Portfolio Holder for Built Environment, be authorised to make editorial amendments to the Winchester District Gypsy, Traveller and Travelling Showpeople Development Plan Document and accompanying documents prior to submission to the Secretary of State, to correct errors and format text without altering the meaning of the DPD.

7. That the Head of Strategic Planning, in consultation with the Portfolio Holder for Built Environment /Leader, be authorised to make changes to the Winchester District Gypsy, Traveller and Travelling Showpeople Development Plan Document before, during and after the public examination process, in order to respond to matters raised through the consultation and examination process.

8. That the Head of Strategic Planning be authorised to appoint a Programme Officer and undertake other work as necessary to prepare for and undertake the public examination (including agreeing to meet the Planning Inspectorate's fees), provided this is within the allocated Local Plan budget/Reserve.

4. **UPDATE ON LOCAL DEVELOPMENT SCHEME**
(Report CAB2994(LP) refers)

The Head of Strategic Planning advised that the timetable for consultation on the revised Statement of Community Involvement (SCI) should be revised to commence in early 2018 with the aim for the SCI to be adopted by spring 2018.

During public participation, Patrick Davies addressed the Committee and in summary, highlighted that the recent Government consultation on proposed changes to the Local Plan process could impact on the timetable. He requested that the Council's response to the Government consultation be made available. In addition, he referred to another nearby local authority which had estimated the proposals would result in a 24% reduction in the requirement for homes in their area and queried that impact on Winchester.

The Chairman agreed to make the Council's response to the consultation available.

In response to questions regarding the likely timescale in relation to Recommendation 3 of the Report, the Head of Strategic Planning advised that relevant officers were meeting to discuss the possibility for increased use of Article 4 directions to limit the number of houses in multiple occupation where appropriate. In addition, as part of the housing market assessment that the Council was required to undertake, key groups' (such as older people and students) requirements would be examined and this work would be

commissioned sometime in 2018. However, the intention was to wait for the revised Government guidance before commencing this work.

Members suggested that the SCI could be useful in setting out the involvement of parish councils and assisting generally with the planning process. The Head of Strategic Planning confirmed that the SCI would include a section on Development Management, including expectations on applicants in terms of consultation. The need to ensure the SCI was adequately publicised by the Council so all relevant parties were aware was also noted.

The Committee agreed to the following for the reasons set out above and outlined in the Report.

RESOLVED:

1. That the revised Winchester District Local Development Scheme 2017, as set out in Appendix 1 to this Report, be approved and brought into immediate effect.
2. That authority be delegated to the Head of Strategic Planning, in consultation with the Portfolio Holder for Built Environment, to undertake minor updating and drafting of any amendments required, prior to publication.
3. Having regard to the Notice of Motion to Council on 11 October 2017, the Portfolio Holder for Built Environment be requested to consider the proposal to address matters related to student housing as part of the local plan review (as referred to in paragraphs 11.9 - 11.10 of this Report) and report back to Council at the appropriate time.

The meeting commenced at 4.30pm and concluded at 5.50pm

Chairman