

Wyre Borough Council
Overview and Scrutiny Committee
29th June 2015

Wyre Local Plan Preparation Update

1. Work progress in May 2015

i. Public consultation preparation.

This involved preparing exhibition material, summary of the Issues and Options document, leaflets, posters, briefing presentation, web pages, public notices, consultation letter and uploading the document on Objective 1. Also arranging venues for six 'drop-in' events and inviting Heads of Service, Ward Councillors, MPs and Parish Council Ambassadors to briefings prior to the start of the consultation.

ii. Meetings with House builders

Following a meeting with an Inspector who met with us in January as a 'critical friend' we have been meeting with house builders in order to understand the workings of the local housing market. This will inform viability evidence and the setting of the housing requirement in the local plan. Met with four house builders.

iii. Duty to co-operate meetings

Meetings have been held with adjoining local authorities to establish strategic cross boundary issues. It is a legal requirement in preparing the local plan to demonstrate continued engagement with adjoining local authorities and other organisations. In addition to regular meetings with Blackpool Council, Fylde BC and Lancashire CC under Memorandum of Understanding for joint working, we have met individually with all adjoining authorities including Fylde. We are meeting with Blackpool in July.

iv. Evidence Base

Strategic Flood Risk Assessment (SFRA) – Met with Environment Agency and United Utilities to agree methodology. SFRA Level 1 is being updated and SFRA Level 2 assessment of sites is progressing.

Settlement Study – has progressed and will provide an understanding of each settlement in terms of size, services and accessibility. This will provide the evidence base for settlement hierarchy in the Local Plan

Update of the Employment Land Review (ELR) has progressed; it will also provide a growth target for Wyre.

Green Belt Review – Consultants were appointed and initial parameters for site surveys agreed.

Affordable Housing Needs Study – Survey questionnaire agreed with the consultants and arrangements made for meetings with internal officers and stakeholders.

Gypsy and Travellers – Establishing a framework for assessing sites; meetings with Council's Estates section to consider potential of Council own sites. The Council is required to consider all options in meeting the need for Gypsy, Travellers and Travelling Show people.

v. Sustainability Appraisal

Draft Interim Sustainability Appraisal Report to accompany the Issues and Options Document and incorporating a Strategic Environmental Assessment and Habitat Regulations Assessment.

2. On-going work in June 2015

i. Issues and Options Consultation

- Complete preparation
- Consultation briefings with Heads of Service, Ward Councillors, MPs and Parish Council Ambassadors.
- Consultation event in Garstang on 25th June

ii. Sustainability Appraisal

Completion of Interim Sustainability Report.

iii. Meetings with house builders

On-going; meetings with further two house builders being arranged.

iv. Duty to co-operate meetings

On-going; meetings with Blackpool and LEP.

v. Evidence Base

- Progressing SFRA site assessment.
- Completion of Settlement work;
- Meeting with LCC Highways discuss initial findings in relation to highways evidence

- Green Belt Review, Affordable Housing Needs Study and Gypsy and Traveller site assessment – on going
- Commence update of the Strategic Housing Market Assessment (SHMA) with regards to the 2012 Household Projections and further refinement of assumptions in the modelling and in particular assumptions relating to growth levels.

3. Work programme in July 2015

i. Issues and Options Consultation

- Completion of consultation with events at Poulton-le-Fylde (2/7), Thornton (6/7), Great Eccleston (10/7), Stalmine (13/7) AND Fleetwood (15/7).
- Start consideration of responses.

ii. Housing Requirement and distribution.

Establishing a housing requirement following completion of the additional SHMA work and evidence relating to flood risk, highways and settlements.

iii. Planning Policy Working Group

Meeting to discuss Settlement work and further emerging evidence mid-July (provisional date 15th July).

iv. Infrastructure Planning and viability work

Commence work with infrastructure providers including LCC Education, CCGs, Highways Agency, United Utilities, in relation to the final draft number and distribution of housing and the impact on infrastructure.

Update viability evidence on the basis of scale of development and required infrastructure requirements.

v. Evidence Base

- Completion of SFRA, Green Belt, Highway Evidence and SHMA Addendum II.
- Affordable Housing Needs Study and Gypsy and Traveller site assessment – on going
- Commence Local Centre Study update.

vi. Development Management Policies.

Commence work on reviewing policies with Development Management, Environmental Protection and Housing.

4. Overall Programme

Initial draft Local Plan	early 2016
Publication draft Local Plan	Spring / early summer 2016
Submission	Summer / autumn 2016
Adoption	mid 2017

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