

CRAVEN SPATIAL PLANNING SUB-COMMITTEE

(Online)

8 February 2021

Present – The Chairman (Councillor Staveley) and Councillors, Brockbank, Myers, Pringle, Rose Shuttleworth and Sutcliffe.

Officers – Interim Legal Services Manager, Strategic Manager for Planning and Regeneration, Interim Spatial Planning Manager, Planning Consultant, Planning Officer (Planning Policy Team) x 2, Planning Assistant (Planning Policy Team) x 2, Senior Democratic Services Officer and Democratic Services and Scrutiny Officer.

Start: 6.38pm

Finish: 8.35pm

Minutes – The minutes of the Sub-Committee's meeting held on 10 November 2020 were confirmed as a correct record.

Minutes for Report

CSP.188

AFFORDABLE HOUSING SUPPLEMENTARY PLANNING DOCUMENT : REVISED DRAFT FOR CONSULTATION

The Strategic Manager for Planning and Regeneration presented a report asking Members to approve, for public consultation, a revised draft Affordable Housing Supplementary Planning Document (SPD) and associated documents. The SPD had previously been approved last year for public consultation and representations were received. These representations have been examined and a Consultation Statement produced.

The intention had been to publish the said Statement and seek Policy Committee approval to adopt the SPD including any changes or modifications from the representations received.

However, the Council's Barrister on spatial planning matters had recommended deferral until a further period of public consultation had taken place as there was a legal duty to carry out such consultation on both the draft SPD and the Consultation Statement.

In relation to the Strategic Environmental Assessment Screening Report and the Habitat Regulations Assessment: Screening Report as set out in Appendices C and D of the report, at the time of writing the report two of three statutory consultees namely the Environment Agency and Historic England had responded. The Interim Spatial Planning Manager was able to update Members in that the Council had now heard from Natural England, the remaining statutory consultee and she was able to report that they all agreed with the conclusions of the screening reports and that their responses would be included in an Adoption Statement as well as in the public consultation documents.

The final Affordable Housing SPD and Adoption Statement would be presented to a future meeting of the Policy Committee for approval.

During the debate, the Interim Spatial Planning Manager clarified the current criterion in relation to the minimum size of affordable homes in Craven. She stated that the national described space standards were not set out in the 2012 NPPF on which the Council's Local Plan Viability Assessment was based, but were introduced in 2019. Until the Council reviewed the minimum size of affordable homes as per Government guidelines it would not be possible to insist those most recent standards were met as they were not part of the Local Plan that was examined, thereby leaving the Council open to challenge.

Resolved – (1) That, the revised draft Affordable Housing Supplementary Planning Document (SPD) and associated documents are approved as set out in Appendix A to the report now submitted are approved.

(2) That, the draft Affordable Housing SPD: Revised Draft for Public Consultation as set out in Appendix B to the report now submitted is approved and this document is to act as a material consideration when dealing with and determining relevant planning applications.

(3) That, the Strategic Environmental Assessment: Screening Report and the Habitat Regulations Assessment: Screening Report as set out in Appendices C and D of the report now submitted are approved.

(4) That, delegated authority is granted to the Strategic Manager for Planning and Regeneration to publish the documents in the appendices to the report now submitted for a period of public consultation for a period of six weeks running from Monday 15 February 2021 until Monday 29 March 2021.

CSP.189

DATE OF NEXT MEETING

To be confirmed.

Chairman.