

CRAVEN SPATIAL PLANNING SUB-COMMITTEE28th January 2016

Present – The Chairman (Councillor Mulligan) and Councillors Barrett, Brockbank, Dawson, Staveley and Sutcliffe.

Officers – Strategic Manager for Planning and Regeneration, Spatial Planning Manager, Temporary Planning Officer (Planning Policy Team), Planning Policy Officer, Planning Officer (Planning Policy Team) and Committee Officer.

Start: 6.37pm

Finish: 7.58pm

The minutes of the Sub-Committee's meeting held on 19th October 2015 were confirmed and signed by the Chairman.

Minutes for Report

CSP.100

PUBLIC PARTICIPATION

The following persons addressed the Sub-Committee

a. In addressing the Sub-Committee Jill Wilson of Skipton asked a number of questions / made comments which are summarised as follows :-

- Would the Council be able to deliver the vision as drafted and what was the realistic timetable for public consultation and the examination in public?
- Who would be involved in the informal consultation and what weight would be attached to this version of the Plan in the Development Control process?
- What is the actual housing target when provision for undersupply and choice/competition are taken into account, is it 256 or 307 per annum?
- What is the basis for determining whether there has been an undersupply?
- Will heritage assets and important wildlife areas be shown on inset maps and will existing planning approvals also be shown and phasing for the Plan period?
- With no building on flood plains, what was the position regarding building on steep slopes and catchment areas. Climate change was here so will the Plan include measures such as tree planting to address this reality?
- Will green wedges be shown / clearly marked on inset maps and important gaps between settlements maintained?
- Who will be responsible for maintaining the public open / green spaces to be provided?
- The vision portrays an image of Craven in the future, but what about the reality now? Villages such as Embsay already had sufficient approvals to cover practically the whole plan period, but was still being targeted for development; Skipton already had periods of traffic queues, problems with on-street parking in residential areas and obstruction of what few cycle lanes existed. With an inadequate public transport system, what travel plan has worked in Skipton.
- How many extant planning consents are there? At a recent planning inquiry and a recent planning committee questions on this issue could not be answered. Liaison between the planning policy and development control arms of the Planning Department appeared to need improvement, and Councillors needed to ask more questions and insist on regular updates
- Had Members read the housing position statement and did they understand it?

b. The Sub-Committee was also addressed by Marcia Turner of Skipton who commented / asked questions as follows:-

- Although the report presenting the draft policies etc indicated that there were no financial implications arising, it also referred to additional staff being taken on to progress the Plan to submission; she expressed the view that this represented additional cost and therefore perhaps should have been referred to as a financial implication.
- The vision for the southern area of the District referred to good transport links, but the current reality was an area with reasonable roads but lacking public transport in parts. Where were the new public open spaces, also referred to within the vision, to be created in Skipton?
- Recent levels of rainfall, with the resultant flooding and problems experienced with surface water were a real concern. Current suggestions for responding to flooding / flood risk in Leeds included increasing the height of the river banks and building new holding reservoirs up stream, the Council needed to avoid building on flood plains and be aware of measures to resolve problems in Leeds and the potential implications for the Aire Valley flood plain.
- A lot of the local geology was boulder clay which wasn't conducive to good drainage, yet developers often used soak away systems; the geology and drainage implications should perhaps be reflected within the Local Plan.
- Air pollution figures for Skipton High Street were now quite dated and should therefore be updated and taken into account in preparation of the Local Plan.
- Figures shown for the balance of housing requirement taking into account net completions and sites with planning consent were dated March 2015, what is the current position and how were windfall sites accounted for / to be reflected within the requirement?

CSP.101

CRAVEN LOCAL PLAN
- DRAFT VISION, OBJECTIVES AND POLICIES

Further to Minute CSP.97/15-16, the Strategic Manager for Planning and Regeneration submitted a report seeking approval of the Craven District Local Plan draft vision, objectives and policies for purposes of informal consultation. Draft policies in respect of retail, town centres, sport, open space, recreation facilities and communications infrastructure had still to be drafted and as such would be presented to the Sub-Committee on 2nd March 2016, together with details of preferred site allocations.

Members were reminded that the vision, objectives and policies were at the heart of the Local Plan as they set out the spatial planning strategy for future sustainable growth in Craven outside the Yorkshire Dales National Park for the period to 2032, and provided a decision making framework for future development proposals. The response to the pre-publication draft local plan had highlighted the need for, and resulted in, a significant amount of work being carried out in developing the evidence base behind the plan and also significant changes to proposed policies which now numbered 37 in total compared to 22 within the pre-publication version.

Steps to be taken to enable the Draft Local Plan to be published for informal consultation immediately following the Sub-Committee's meeting on 2nd March 2016 were:

- Develop and draft policies for retail development and town centre proposals; planning policy requirements for playing pitches, built facilities and open spaces and policy requirements for telecommunications;
- Complete drafting of explanatory text / justification for each policy taking account of consultation responses;
- Revise introduction and context sections of the draft Local Plan;
- Make minor changes to policies in light of further editing;
- Improve presentation of the draft Local Plan document, including production of maps, diagrams and graphics

- Complete site allocation assessments and prepare recommendations for preferred sites.
- Draft commentary / requirements for all preferred site allocations for inclusion in draft policies SP5 to SP11
- Map all preferred site allocations to accompany draft Local Plan
- Carry out sustainability appraisal of strategy, policies and sites.

In responding to Members' comments and questions the Strategic Manager and Spatial Planning Manager, explained / responded as follows

- Consents granted for housing development in the period since 31st March 2015 would contribute to the balance of housing requirement (3,850) indicated as at that date. The version of the draft plan submitted for formal consultation would include the most up to date figures available on completions, outstanding permissions and the level of new housing required to address the residual balance to be provided over the Plan period.
- The draft Local Plan would be released for a six week period of informal consultation almost immediately after the Sub-Committee's next meeting on 2nd March 2016.
- The aim was to commence the formal six week consultation stage in September 2016 following the draft Plan's adoption by Council. Representations received during the formal period would need to relate to the soundness of the Plan, and would be submitted to the Planning Inspectorate, together with the draft Plan as published in September. The Inspectorate set the date for the examination in public.
- The housing distribution strategy remained as agreed by Council in December 2015. Although not set in stone, Members needed to be aware that if the distribution strategy was changed in such a way as to make it less sustainable, there was a risk the Plan could be found to be unsound at the examination in public.
- To avoid risk of flooding, new housing development would in the first instance be directed to areas designated by the Environment Agency as Flood Zone 1 (areas which did not flood), allocations would only then be directed to sites within areas designated as Flood Zone 2 where insufficient sites existed within Zone 1. ie the strategy was to allocate sites in the lowest possible risk zone.
- All policies within the draft local plan would be supported by explanatory text; proposals maps showing site allocations, conservation areas etc would also be provided.
- Once adopted, development proposals would have to be in accordance with the Local Plan which would take precedence over the National Planning Policy Framework.
- The adopted plan would be monitored to enable an assessment to be made as to whether policies were working as intended. If through that monitoring process policies were found not to be working they could be reviewed; guidance suggested that plans / policies should be reviewed after a minimum period of five years.
- Undertaking an informal consultation process helped to mitigate the potential for the Plan being found to be unsound.

As indicated above the draft policies now presented / to be presented, and the preferred site allocations would be combined to form the next draft Local Plan for informal public consultation with statutory agencies, parish councils and other stakeholders.

Resolved – (1) That the draft vision, objectives and policies, as now presented, are adopted for purposes of informal consultation within the Draft Craven Local Plan.

(2) That the next steps and timescale for publication of the Draft Craven Local Plan for informal consultation are noted.

(3) That an indicative timetable for the remainder of the Plan preparation and adoption process is presented to the Committee's next meeting.

CSP.102

JOINT MINERALS AND WASTE PLAN - CONSULTATION

The Strategic Manager for Planning and Regeneration submitted a report drawing the Sub-Committee's attention to the City of York, North York Moors National Park and North Yorkshire County Council Joint Minerals and Waste Plan which had been published for consultation. The draft plan set out a strategic approach to minerals and waste development in the joint plan area, including that part of the Craven District outside the Yorkshire Dales National Park, and contained the

- Draft vision and objectives for what the plan was seeking to achieve;
- Draft policies relating to the overall approach to the supply of minerals;
- Draft policies relating to the approach to hydraulic fracturing (fracking);
- Draft policies relating to waste management and associate infrastructure;
- Draft policies relating to safeguarding of minerals and waste resources;
- Draft development management policies; and
- Draft site allocations.

The plan also contained a number of maps and plans which showed pertinent matters such as the location of minerals resources and the location of waste facilities in the plan area. No part of Craven had been identified as being part of an area of search for potential for fracking development, but the plan did propose retention and safeguarding of the Halton East waste transfer station with intensification of use, and the Skibeden household waste recycling centre. Settle's household waste recycling centre was also safeguarded.

The emerging plan did not contain any proposals or policies that could adversely affect Craven District, but it would need to be accounted for when considering the emerging local plan for Craven District. It was therefore recommended, and

Resolved – (1) That the City of York, North York Moors National Park and North Yorkshire County Council Joint Minerals and Waste Plan (Preferred Options) is supported in principle.

(2) That the Strategic Manager for Planning and Regeneration is authorised to submit comments and observations on minor matters to the Minerals and Waste Joint Plan Team with regard to the preferred options plan document.

Chairman.