



**BOROUGH OF  
BROXBOURNE**  
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# **Local Development Scheme**

**June 2017**

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## **1. Introduction**

- 1.1 Local Development Schemes identify all planning documents that the Council wishes to produce and the timeframe for their preparation. The preparation of a LDS is a statutory requirement that was introduced in the Planning and Compulsory Purchase Act (2004).
- 1.2 The LDS should include the timeline for preparation of any Development Plan Documents (DPDs) or Supplementary Planning Documents (SPDs). At present the Council is proposing a single DPD, namely the Broxbourne Local Plan. However, details of SPDs relating to the Local Plan may be contained in future updates to the LDS.
- 1.3 This LDS will supersede the previous version dated December 2016.

## **2. The Local Plan DPD**

- 2.1 The Broxbourne Local Plan will set out the Council's spatial vision which will describe how the Council sees Broxbourne growing and developing over the plan period to become a desirable and prosperous place to live. The plan is Borough-wide in its geographical coverage will include:
  - Strategic policies to deliver homes, jobs and infrastructure needed in the Borough over the plan period;
  - Site allocations to meet development needs;
  - A clear strategy for enhancing the natural, built and historic environment;
  - Identification of broad locations for strategic development;
  - A review and update of the existing Local Plan policies;
  - A review of the existing Green Belt boundary;
  - Pitch and Plot targets for Gypsies and Travellers and Travelling Showpeople; and
  - Development Management policies that address issues such as design, affordable housing, parking provision and heritage.

### 3. Timeline

- 3.1 The timeline for the Local Plan is provided in Table 1 below, against the regulatory milestones contained within the Town and Country Planning (Local Planning) Regulations 2012. Explanation of the regulatory stages is contained in Appendix A.

<b>Stage</b>	<b>Timeline</b>
Preparation/Consultation (Regulation 18)	July 2016
Publication (Regulation 19)	October 2017
Submission (Regulation 22)	March 2018
Examination hearing start (Regulation 24)	August 2018
Receipt of Inspectors Report (Regulation 25)	October 2018
Adoption (Regulation 26)	November 2018

- 3.2 A risk assessment is contained at Appendix B.

## Appendix A – Explanation of the Regulatory Stages

The key stages in production of Local Plans are set out in the Town and Country Planning (Local Planning)(England) Regulations 2012 are as follows:

- **Preparation ([Regulation 18](#)):** this is the main consultation opportunity on the draft Local Plan, following which further amendments and adjustments may be made to take account of feedback received. It is important to publish key evidence studies and undertake constructive engagement during this stage and prior to this consultation in order to comply with the Duty to Co-Operate.
- **Publication ([Regulation 19](#)):** this is the final opportunity for comment on the Local Plan prior to submission of the Local Plan for examination. No further changes may be made to this document after this stage. It is not a full public consultation and will not be accompanied by the full range of publicity and participation opportunities undertaken as part of the Regulation 18 consultation, but the ‘general’ and ‘specific’ consultation bodies must be notified of the availability of the documents. The Council must collect all responses and compile a Statement of Representations to submit to the Planning Inspectorate.
- **Submission ([Regulation 22](#)):** this is the dispatch of the required documents to the Planning Inspectorate for Examination. The Government has indicated that it wants all Local Planning Authorities to submit their Local Plans by ‘early 2017’.
- **Consideration of representations by the appointed person ([Regulation 23](#))** Before examining the Local Plan the Inspector must consider the comments (‘representations’) made on the plan by interested parties.
- **Examination in Public ([Regulation 24](#)):** a Planning Inspector will consider the documents submitted and issue a report which states whether he or she considers the Local Plan to be ‘sound’. The inspector can recommend ‘main modifications’ to the submitted plan.
- **Receipt of the Inspector’s Report ([Regulation 25](#)):** if the Inspector recommends that the plan is ‘sound’, then the Council may proceed to adopt the plan as policy. Exceptionally, if the plan is not found sound, then the Council may withdraw it under Regulation 27.
- **Adoption ([Regulation 26](#)):** following receipt of the Inspector’s final report, the Council may adopt the Local Plan as a material consideration in the consideration of planning applications under Section 23 of the Planning and Compulsory Purchase Act 2004.

## Appendix B – Risk Assessment

	<b>Risk</b>	<b>Likelihood</b>	<b>Impact</b>	<b>Comment</b>	<b>Mitigation Measures</b>
1	Planning Inspectorate takes longer than one year to examine the Local Plan.	High	Medium	A large number of plans are expected to be submitted by other Local Planning authorities in early 2017 and it is unclear whether the Inspectorate is adequately resourced to manage this.	Monitor the situation and communicate with the inspectorate.
2	Last-minute adjustments and uncertainty due to late challenges to the evidence base.	Medium	High	This could result in the plan being found unsound at examination in public.	The timing of the consultation has been put back in order to enable frontloading of the evidence work and communication with key stakeholders.
3	Development Planning Services team resource diverted from Local Plan work	Low	High	The Council has a small team working on the Local Plan and there could be pressure to undertake other activities which are non-critical to success of the Local Plan at examination.	Agree priorities and staff resourcing with senior management. Programme other planning work to follow on from submission.
4	Failure to agree critical cross-boundary strategic planning issues with prescribed Duty to Co-operate bodies.	Medium	High	Ensure early and active engagement with prescribed Duty to Co-Operate bodies.	Follow Planning Advisory Service template DtC Statement including actively seeking input to key technical documents. Discuss with Planning Inspectorate prior to submission if disagreement remains

5	Significant Number or Complexity of Responses at Reg 18/19 consultation, requiring additional resource and/or time to address adequately	Medium	Medium	The subject matter of Local Plans can be emotive and controversial and can lead to large numbers of representations. Some issues are very hard to resolve and it can be difficult to obtain a clear view from key stakeholders such as infrastructure providers.	Identify additional staff resource to assist with data entry. Planning judgement as to whether concerns can be addressed by Planning Inspector as main modifications or require further work in order to avoid a finding of unsoundness
6	Concerns about the public consultation process.	Low	Medium	The Council will do everything it reasonably can to publicise the consultation but there may be some people who for whatever reason are not aware of the opportunities for participation.	Ensure that the consultation activities and opportunities for participation are agreed with Cabinet in advance and reflect the Statement of Community Involvement.