

**Meeting of the  
Local Planning Executive Advisory Panel**

**Meeting Notes**

**The Council Chamber, The Symington Building,  
Adam and Eve Street, Market Harborough**

**Wednesday 23 August 2017**

Commencing: 2.00pm.

Councillors Present: Rickman (Vice-Chairman, in the Chair). Galton, Dr Hill, Holyoak, Nunn, Mrs Page.

Councillors observing (non-voting): Mrs Burrell and Elliott.

Officers Present: C. Brown (CB). J. Dewar (JD), J. Ellershaw (JE), T. Nelson (TN), N. Proudfoot (NP), K. Reed (KR) – Planning Adviser and P. Storey (PS).

<b>Item</b>	<b>Action</b>
<p><b>1. Apologies for Absence</b></p> <p>Councillor Brodrick (Chairman). In the absence of the Chairman for the meeting the Chair was taken for the meeting by Cllr Rickman (Vice-Chairman).</p>	
<p><b>2. Declarations of Interests</b></p> <p>Cllr Galton declared an interest as a dual hatted member relating to a site involving land in Leicestershire County Council ownership. He stated that he had no involvement in relation to the site and was not prejudiced in any way.</p> <p>Cllr Dr Hill declared an interest as a dual hatted member relating to a site involving land in Leicestershire County Council ownership. She stated that she had no involvement in relation to the site and was not prejudiced in any way.</p> <p>Cllr Nunn declared an interest relating to a site involving land in Leicestershire County Council ownership as an officer of the County Council. She stated that she had no involvement in relation to the site and was not prejudiced in any way.</p> <p>Cllr Page declared an interest as a dual hatted member relating to a site involving land in Leicestershire County Council ownership. She stated that she had no involvement in relation to the site and was not prejudiced in any way.</p>	
<p><b>3. Notes of the Previous Meeting</b></p> <p>The notes of the meeting held on 24 July 2017 were amended by the inclusion of Cllr Dr Hill in the declarations of interest and then agreed as a correct record and signed by the Chairman.</p> <p>The Chairman stated that the notes of the Duty to Cooperate workshop held in May 2017 had now been sent to Panel members.</p>	
<p><b>4. Actions Arising</b></p> <p>The Planning Adviser confirmed that the notes of the Duty to Cooperate workshop held on 24th May 2017, together with the notes of the meeting on</p>	

26<sup>th</sup> July, had been sent to Panel members earlier on the day of this meeting.

## 5. **Harborough Local Plan: Draft Proposed Submission**

The Interim Strategic and Local Planning Manager presented the Proposed Submission Local Plan for the Panel to consider and to advise the Executive of any proposed recommendations.

The Panel has been kept informed throughout the process of preparing the Draft Proposed Submission Local Plan and has commented on various iterations of policies in the Plan. The second version of the full draft plan reported to the Panel on 19 June 2017 has been adjusted to take account of amendments to policies and written explanation put forward at the Local Planning Executive Advisory Panel meeting on 24 July, comments received through Duty to Cooperate workshops, detailed proof reading, legal advice and following receipt of further evidence, particularly the Economic Viability Assessment and the Magna Park Economic Sensitivity Study. As such it is considered that the draft Submission Local Plan is sound when considered against the tests set out in the NPPF.

The Draft Proposed Submission Local Plan also reflects the recommendations of Executive on 15 May 2017 regarding an uplift of 20% over the Objectively Assessed Need (OAN) and the recommendation of the Panel on 24 July 2017 regarding a revised Policy BE2 Strategic Distribution.

The main changes to policies which had not previously been advised to the Panel were summarised in the officer's report and the Proposed Submission Harborough Local Plan was attached as Appendix 1 to the report. An addendum had been sent to Panel members the day before the meeting with tracked changes indicating the amendments made to the policies, and these were detailed to the Panel by the Interim Strategic and Local Planning Manager. A revised Policy H2 – Affordable Housing was also circulated at the meeting.

Cllr Mrs Page referred to concerns from constituents which had been emailed to her in respect of Magna Park and Policy BE2. She asked that the comments be appended to these notes for information, and this was agreed. (Note: The concerns raised have been listed at Appendix 1 to these notes.) She also expressed concern at the process involved in respect of developing the Magna Park Economic Sensitivity Study. The Planning Adviser stated that information on the Study had been presented to the Panel at its meeting on 24<sup>th</sup> July 2017. Members had requested a copy of the Study when it was finalised and, although not yet finalised, a copy of the Study had been sent to Panel members on 22<sup>nd</sup> August 2017.

**TN/JD/PS**

The Panel asked that detailed information be provided to the Executive when they considered the Draft Submission Local Plan at their meeting on 4<sup>th</sup> September to enable them to consider the implications and outcomes of the alternative options for Magna Park set out in the Magna Park Employment Sensitivity Study.

**TN/JD**

The Panel also asked the Executive to consider strengthening the wording of Policy HC1 – Built Heritage to afford greater protection and suggested the possibility of incorporating wording from the National Policy Planning Framework into the Policy.

Other comments made by the Panel were that:

- Where possible policies should be complete on one page rather than spread over two pages to improve the appearance of the Draft Submission Local Plan;

- The figures for housing need, housing requirement and housing provision in the Explanation to Policy H1 should be clarified. The Interim Strategic and Local Planning Manager stated that the purpose of a Local Plan was to make land available for housing needs and to allocate sites for housing and that Policy SS1 could be re-worded to clarify this.
- The Explanation to Policy H6 – Gypsy, Traveller and Travelling Showpeople should indicate in paragraph 5.11.4 that a Showman's Guild licence was required to have a plot on a Travelling Showperson's site;
- There was a preference for Policy G15 – Biodiversity and Geodiversity to be worded as set out in the Draft Submission Local Plan rather than be amended as set out in the addendum sheet, subject to checking the legal advice; TN/JD
- Some concern was expressed with regard to the increase in the completion from 500 to 700 dwellings before the provision of a community centre in Policy SC1 – Scraftoft North Strategic Development Area, paragraph 3g. The Planning Adviser suggested that officers would ascertain whether this figure could be reduced to 500; TN/JD
- The provision of the spine road (excluding the bridge) in advance of development served by it to be clarified in the explanation of Policy L1 – East of Lutterworth Strategic Development Area.

The Panel stated that although they had not “signed up” to everything in the Draft Submission Local Plan they were happy to advise the Executive to approve the document for consultation, with the additional recommendation that the Executive should consider the options for Magna Park (Policy BE2) and Policy HC1, as set out above.

**The Panel ADVISED THE EXECUTIVE that, subject to the amendments identified by the Panel, and to the Executive considering the implications of alternative scenarios set out in the Magna Park Employment Sensitivity Study and considering additional wording to strengthen Policy HC1, the Proposed Submission Harborough Local Plan document and associated Policies Maps be recommended by the Executive to Council for publication in order that the public and interested parties can make representations on their soundness.**

## 6. Harborough Local Plan Proposed Submission - Sustainability Appraisal (August 2017)

The Interim Strategic and Local Planning Manager presented the latest Sustainability Appraisal (SA) and Habitats Regulations Assessment (HRA), which were appended to the report, which provided guidance on the proposed Submission Local Plan. The Panel were requested to advise the Executive to note the Appraisal and Assessment and recommend Council that they be published for representation alongside the Proposed Submission Local Plan.

The preparation of a SA and a HRA are legal requirements for all Local Plans and also help to inform the development of a more sustainable local Plan.

The predicted sustainability of the Plan under each of the six SA topics is outlined at Appendix 2 of the report.

The HRA concluded that there are no European sites within the Harborough District, although the nearest site (Rutland Water SPA and Ramsar, 7km north east of the District) had been discussed in the analysis for completeness and the likely effects of the Local Plan upon it had been assessed. The HRA concluded that development in the Proposed Submission Local Plan will not have a likely significant effect on any internationally important wildlife sites, either alone or in combination with any other plans and projects and an

Appropriate Assessment is therefore not recommended as being necessary.

**The Panel ADVISED THE EXECUTIVE that the Sustainability Appraisal Report and Habitat Regulations Assessment Report be noted by Executive and recommended to Council for publication for public representation alongside the Proposed Submission Local Plan.**

**7. Next meeting of the Panel**

Members were advised that the next meeting of the Panel would be held on Monday 11<sup>th</sup> September 2017.

Cllr Mrs Page stated that she would be unable to attend the meeting and presented her apologies.

The meeting closed at 4.04 pm.

DRAFT