SOUTH GLOUCESTERSHIRE COUNCIL

URGENT DECISION BY EXECUTIVE COUNCILLORS

<table>
<thead>
<tr>
<th>Portfolio</th>
<th>PTSE</th>
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<tr>
<td>Subject</td>
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<td>Ward</td>
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<tr>
<td>Chief Officer</td>
<td>Steve Evans</td>
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<td>Exempt Information Y/N</td>
<td>Date:</td>
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CIRCULATION

This summary sheet together with the report to be e-mailed to Neil Young on behalf of the Cabinet Secretary, Stuart Hook for circulation for approval to:

<table>
<thead>
<tr>
<th>The Leader of the Council</th>
<th>Councillor John Calway (Copy to Toby Savage)</th>
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<tr>
<td>The Monitoring Officer</td>
<td>John McCormack</td>
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<tr>
<td>The Chief Finance Officer</td>
<td>Ian Webster</td>
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<tr>
<td>Once approved, the report to be circulated by Neil to the relevant Executive Councillor:</td>
<td>Councillor</td>
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EXECUTIVE COUNCILLOR INTERESTS (please tick appropriate box)

| | I have no personal or prejudicial interest that prevents me from deciding this matter |
| | I have a prejudicial interest and therefore cannot consider this matter |
| | I have an insignificant personal interest (please give details below) |
| Details: | |

EXECUTIVE COUNCILLOR'S DECISION (please tick appropriate box)

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<tr>
<td>I make the decision with modification</td>
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<td>I defer the decision</td>
<td>(reasons set out below)</td>
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<tr>
<td>I refer the decision to Cabinet</td>
<td>(reasons set out below)</td>
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<tr>
<td>Since publication, I have received further comments and have sought office advice on them</td>
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Details / Reasons / Modified Decision:

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I confirm that I have been fully advised and have taken account of all relevant factors

Signed: ........................................... (Exec Cllr) Date: 16th June 2011

.......................................................... (Exec Cllr) Date: .........................
Having made and signed the decision, the Executive Councillor must immediately forward to the Cabinet Secretary Stuart Hook (fao Neil Young), this sheet (signed), plus the report and details of any further comments considered and officer advice on them (where applicable)

SUMMARY OF PROPOSED DECISION

Subject: Core Strategy – preparation for public examination

Proposed Decision: To agree:
1 the Council’s response to the Ministerial Statement on Planning for Growth
2 the Council’s Position Statement on Filton Airfield for public consultation.
3 a process for member briefings on issues arising in the run up to and during the Public Examination and any necessary associated decision-making process.

Reasons for proposed decision:

The inspector appointed to hold the forthcoming Public Examination into the South Gloucestershire Core Strategy has asked for the Council’s comments on the Ministerial Statement on Planning for Growth by Tuesday 7th June 2011. This deadline has been set by the Inspector to ensure that he can consider the Council’s views alongside those of other interested parties which were sent to the Inspector by the end of May.

The Inspector has also asked for a statement on the Council’s position in relation to the announcement on 14th April regarding the planned closure of Filton Airfield. He has requested that this position statement is subject to a period of public consultation before the anticipated opening of the public examination in September.

A clear decision-making process is required to enable officers to bring to Members attention issues that arise in the period in the run up to the opening of the public examination and until the formal closure the Examination in Public of the Core Strategy by the Inspector, which require either a formal decision by members or for formal views of members in order to enable officers to respond effectively to the Inspector.

Reason for urgency:

Both the announcement on Planning for Growth and the announcement regarding Filton Airfield were made during purdah. The responses to both items are urgent as the Inspector has set a timeline for each; if the responses are delayed this could affect the overall programme for the Public Examination. A decision-making process is required in the lead up to and during the Public Examination in order to ensure that officers can respond effectively to matters raised by relevant parties throughout the preparation for and until the formal closure the Examination in Public.
**ISSUES CHECKLIST** - to be completed by Chief Officer. If ‘yes’ you must provide details/advice in the report

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**ADVICE CHECKLIST** – to be completed by report author.

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<th>Financial Advice Provided by:</th>
<th>Human Resources Advice Provided by:</th>
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**CONSULTATION CHECKLIST** - to be completed by Chief Officer. If ‘yes’ you must provide details/advice in the report

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South Gloucestershire Council

PROPOSED EXECUTIVE DECISION

PORTFOLIO: Planning Transportation and Strategic Environment

CORE STRATEGY – PREPARATION FOR THE PUBLIC EXAMINATION
(All Wards)

Purpose of Report

1. To agree the Council’s response to the Ministerial Statement on Planning for Growth, to agree the Council’s Position Statement on Filton Airfield for public consultation and to agree a process for member briefings on issues arising in the run up to and until the formal closure of the Public Examination by the inspector, and any necessary associated decision-making process.

Policy

2. The Core Strategy is a high level spatial planning document which sets out the development vision for South Gloucestershire and a detailed spatial strategy for delivering future development in the District to 2026 based on community objectives. The strategy is expressed in a series of policies and programmes which identify the general location of new development, its type and scale, and the resources to deliver it, as well as protecting what is valued about the area. The Core Strategy is closely integrated with the Sustainable Community Strategy and the Council Plan to ensure that the statutory planning system contributes to delivering the aims and priorities of the Council and our partners at both the local community and strategic planning levels. In time the Core Strategy will replace the South Gloucestershire Local Plan. The Public Examination into the Core Strategy is due to open in September 2011.

Background

3. It is customary in the run up to the opening of a Public Examination for the Inspector conducting the Public Examination to ask for further clarification and advice on the matters to be discussed at the examination, both from the Council and other interested parties. The Inspector appointed to hold the forthcoming Public Examination into the South Gloucestershire Core Strategy has asked for the Council’s comments on the Ministerial Statement on Planning for Growth by Tuesday 7th June 2011. This deadline has been set by the Inspector to ensure that he can consider the Council’s views alongside those of other interested parties which were sent to the Inspector by the end of May.

4. The Inspector has also asked for a statement on the Council’s position in relation to the announcement on 14th April regarding the planned closure of Filton Airfield. He has also requested that this position statement is subject to a period of.

5. The Council also needs to ensure that it has proper arrangements in place to ensure that it is able to respond to any similar requests for the formal views of the Council in the run up to and until the Public Examination is formally closed.
The Issues

Ministerial Statement on Planning for Growth


The Inspector appointed to undertake the Examination has invited anyone who wishes to comment on this in relation to the Core Strategy to do so. Comments can be made to the Council by 27th May 2011. The Council has been requested to respond by 7th June. A copy of the Council’s proposed response is attached as Appendix 1.

Filton Airfield

7. Following the announcement by BAe Systems regarding the proposed closure of Filton Airfield by December 2012, the Inspector has asked for the Council’s views on the implications of the announcement for the Core Strategy. He has asked for the Council’s position to be expressed through a Position Statement, which should then be subject to a period of public consultation before the examination opens in September. It is proposed that the public consultation period ends on xxxx July 2011.

8. A copy of the Council’s proposed Position Statement is attached as Appendix 2.

Briefing and decision-making arrangements on Core Strategy issues prior to and during the Public Examination

9. In the reports to Cabinet and Council on 13th and 15th December 2010 respectively, Recommendation 3 made provision for the Director of PTSE, in consultation with the Executive Member for Planning Transportation and Strategic Environment to:

a) Make any necessary minor drafting amendments to the South Gloucestershire Core Strategy prior to submission

b) Make any necessary changes of a minor factual and editing nature to complete the Sustainability Appraisal Report to support the Core Strategy Submission document.

c) Approve and publish the necessary supporting evidence base/technical studies, including the Infrastructure Delivery Plan, New Neighbourhoods Delivery Statement and updated SHLAA to support the Core Strategy Submission document and relevant Proposals Map extracts.

d) To prepare the necessary documentation required to submit the Core Strategy to the Secretary of State.

e) To consider comments received on the proposed changes to the Core Strategy that arise during the 6 week publicity period and any potential implications for the
Core Strategy that arise from government guidance up to and including the Public Examination.
f) To make arrangements for the organisation and commencement of the Core Strategy Examination in Public.

10. It is now apparent that the delegation under 3(e) does not cover the situation that has arisen in relation to announcements from bodies other than the government, nor does it provide a suitable mechanism for officers to brief and seek formal views from Members on any matters that could arise in the lead up to and during the Public Examination until it is formally closed. The recommendation can also be updated to reflect the current Director arrangements in PTSE.

11. A revised resolution is therefore sought to enable the Acting Director, in consultation with the Executive Member, to respond on behalf of the Council to matters raised in connection with the public examination of the Core Strategy in the run up to the opening, during and until the formal close of the public examination by the Inspector

Consultation

12. The Leader, Chair of the PTSE Select Committee and the DPD PAG Sub Group have been consulted on the proposed decision.

Consideration by Select Committee

13. The Chair of the PTSE Select Committee has been consulted on the proposed decision.

Finance Implications

14. The Council Plan 2008-2011 identifies the pressures of housing growth as a key challenge. Managing future development is identified as one of the Council’s 7 corporate aims and one of three priority areas where a special focus will be placed on achieving excellence in the medium term. The Council has made the necessary financial provision to cover work so far, and the future Core Strategy examination.

Human Resource Implications

15. As the Council Plan makes clear, achieving excellence and striving for continuous improvement will require the commitment and endeavour of all staff. The Council has recognised that to respond successfully to the identified priority of managing future development will mean investing in the staff resources and training and development needed to prepare and deliver the Core Strategy and other related plans and programmes. The Planning and Environment Service, which is leading on preparing the Core Strategy has prioritised establishing the staff resources needed to deliver the Core Strategy.

Legal Implications

16. The Core Strategy is seen as an essential part of the Council’s policy and strategy framework for delivering sustainable communities and managing the pressure for future development. As set out in the Risks section below, the failure to produce a Core Strategy could greatly reduce the ability to manage the
pressure for future development as the Council would not have an up to date planning policy framework. This could also reduce the Council’s ability to demonstrate a 5 year land supply of deliverable sites and overall up to 15 years of developable sites as currently set in PPS3, and would therefore make many parts of the District potentially more vulnerable to speculative planning applications and increase the likelihood of adverse appeal decisions.

17. By preparing the Submission Core Strategy, the Council is putting forward what it considers to be the development vision, spatial strategy and housing provision for the District up to 2026. It is also ensuring it has an up to date policy framework to assess planning applications and support the Council’s objective for sustainable development. Failure to do this could lead to increased pressure of speculative development with the prospect of significant increase in the number of planning appeals, with developers exploiting a policy vacuum in the context of an increasingly out of date Local Plan. Not progressing the Core Strategy would also reduce the ability to bring forward other supporting Development Plan Documents, such as a Sites and Policies DPD and SPD, as the higher level policy framework established by the Core Strategy would be missing.

Sustainability Implications

18. The Council has produced and consulted on a generic Sustainability Appraisal Scoping Report for the Local Development Framework, which outlines the sustainability framework that is used to assess Local Development Documents. The Scoping Report was approved on 25 March 2008 and an initial Sustainability Report was published to support the Issues and Options Document in May 2008. Sustainability appraisal is required to be undertaken at each key stage in the formulation of the Core Strategy. To comply with the procedures of the LDF system the Sustainability Appraisal Report to support the Core Strategy Pre-Submission draft has been updated particularly in relation in Thornbury.

Equalities and Racial Impact Assessment

19. The South Gloucestershire Sustainability Appraisal Scoping Report confirms the Council’s commitment to equalities, and outlines how an Equalities Impact Assessment for all emerging documents in the Local Development Framework will be undertaken. The Sustainability Appraisal supporting the Submission report contains this assessment. The findings of the assessment conclude that overall the Core Strategy policy framework will support the Council’s commitment to equalities and good race relations. Moreover, in undertaking public consultation and engagement, the principles of the Statement of Community Involvement will be followed. In this way, it is intended that all sections of the community have and will continue to be provided with the opportunity to be involved in the progressing the Core Strategy.

Risks, Mitigations and Opportunities

20. Not progressing this stage of the Core Strategy risks the very likely prospect of speculative planning applications being submitted in many parts of the District as developers would seek to exploit the lack of an up to date policy framework work.

21. In assessing the risks involved, the Council has considered on balance
that its objective to manage the impact of future growth and ensure it has the most up to date planning policy framework to respond to the pressure for development and comply with the requirement to ensure sufficient land is available to meet its five year land supply requirements, as well as the longer term need to ensure sufficient developable sites are available can best be achieved by making progress with the Core Strategy in its present form and content. This approach also sits well within the context of the Government’s new locally driven growth strategy and planned reforms to the planning system.

22 In addition, other risks in taking forward the Core Strategy relate to the need to ensure that the Council produces the Core Strategy in line with regulations and correct procedures. Including superfluous information within the Plan and/or not covering all the necessary policies and proposals required for a Core Strategy could put it at risk of being found unsound at Examination. Officers consider that the preparation and production of the Core Strategy complies with guidance in PPS12. However, should issues be raised subsequently, particularly regarding the technical evidence base and level of public consultation undertaken, the Council would have a further opportunity to provide further evidence at the formal Examination stage.

PROPOSED DECISION

To agree:

i) The Council’s response to the Ministerial Statement on Planning for Growth attached as Appendix 1

ii) the Council’s Position Statement on Filton Airfield for public consultation attached as Appendix 2

iii) That the Acting Director of PTSE, in consultation with the Executive Member for Planning Transportation and Strategic Environment be authorised to respond on behalf of the Council to all matters relating to the Core Strategy that are raised by the Inspector or any other relevant party in the lead up to the opening of, during and until the formal close by the Inspector of the public examination.

Author

Steve Evans: Acting Director of Planning Transportation and Strategic Environment

Departmental Contact

Barbara Maksymiw: Head of Planning and Environment

Background Papers

Report To Cabinet: South Gloucestershire Core Strategy: Submission to the Secretary of State 13th December 2010

Report to Council: South Gloucestershire Core Strategy : Submission to the Secretary of State 15th December 2010