



MINUTES OF CENTRAL LANCASHIRE STRATEGIC PLANNING JOINT ADVISORY COMMITTEE

MEETING DATE Tuesday, 3 April 2018

MEMBERS PRESENT: Councillor Alistair Bradley (Chair), and Councillors Paul Walmsley, Neil Cartwright and Jon Hesketh

OFFICERS: Mark Lester (Director of Business, Development and Growth), Zoe Whiteside (Development and Regeneration Manager, Chorley Council), Alison Marland (Principal Planning Officer, Chorley Council), Chris Hayward (Director of Development), Preston City Council), Chris Blackburn (Senior Planning Officer, Preston City Council), John Crellin (Preston City Council), Jonathan Noad (Director of Planning and Property, South Ribble Borough Council), Steve Brown (South Ribble Borough Council), Emma Prideaux (Lancashire County Council) and Keith Molloy (Enterprise Manager, South Ribble Borough Council)

1 Appointment of Chair for the Meeting

Decision: That Councillor Alistair Bradley be appointed Chair for the meeting.

2 Welcome by Chair and Introductions

The Chair, Councillor Alistair Bradley, welcomed everyone to the meeting and asked those present to introduce themselves.

3 Apologies for absence

Apologies for absence were submitted on behalf of Councillor Martin Boardman (Chorley Council), County Councillor Michael Green and Councillor Clifford Hughes (South Ribble Borough Council).

4 Minutes of the Last Meeting

Decision: That the minutes of the Central Lancashire Strategic Planning Joint Advisory Committee meeting held on 30 January 2018 be approved as a correct record.

5 Declarations of Any Interests

There were no declarations of interests received.

6 National Planning Policy Framework

Zoe Whiteside (Development and Regeneration Manager, Chorley Council) presented the report which provided members with an overview of the consultation proposals within the draft National Planning Policy Framework (NPPF) published on 5 March 2018.

The direction of travel for these policies is very much about accelerating house building and achieving sustainable development which includes economic, social and environmental objectives. There is the new requirement for authorities to review plan policies every five years following the date of adoption, with updates, if necessary, to reflect changing circumstances. Local plans must address strategic priorities of an area looking ahead over a minimum of 15 years from adoption.

Members considered the different areas of the NPPF. It was noted that not all areas have a Neighbourhood Plan. The figures relating to the housing delivery test are subject to agreement and a future discussion will be required on the commitment to these numbers.

Decision: That the report be noted.

7 Supporting Housing Delivery through Developer Contributions - Summary Overview

Alison Marland (Principal Planning Officer, Chorley Council) presented the report which informed Members of the MHCLG's consultation on "Supporting housing delivery through developer contributions" this proposes changes to the Community Infrastructure Levy and Section 106 Planning Obligations.

The reforms proposed are: reducing complexity and increasing certainty, supporting swifter development, increasing market responsiveness and improving transparency and increasing accountability.

Members noted this is positive in respect of viability assessments, although the assessments will need to be thorough. As these will be done in advance there is the potential that the assessments will be out of date.

Decision: That the report be noted.

8 Central Lancashire Employment and Skills Supplementary Planning Document

Jonathan Noad, (Director of Planning and Property, South Ribble Borough Council), presented the report which sought the support of the Joint Advisory Committee for a submission to the Construction Industry Training Board of an application for the approval of Client Based Approach Status.

The adoption of the CITB Client Based Approach would not be prescriptive and applicants working on sites which trigger the SPD Employment and Skills

requirements may choose not to adopt the approach and to implement, monitor and report through their own processes.

Decision: Approval granted for the submission to the Construction Industry Training Board of an application for the approval of Client Based Approach Status

9 Local Plan Review Update

Zoe Whiteside (Development and Regeneration Manager, Chorley Council) gave an update. A bid has been submitted to the government for £250,000 towards the review. Four positions were advertised and shortlisting will be undertaken this week with interviews scheduled for 20 April.

Officers would be meeting to discuss arrangements early May to resolve issues relating to governance and ICT.

Mark Lester (Director (Business, Development and Growth), Chorley Council) suggested that a proposal be brought to the next meeting to consider how the Central Lancashire authorities can work together on their economic strategies.

Decision:

- 1. To note the progress on the Local Plan review**
- 2. To consider how the Central Lancashire authorities can work together on their economic strategies at the next meeting.**

10 Central Lancashire Local Development Scheme

Zoe Whiteside (Development and Regeneration Manager, Chorley Council) presented a report which set out the contents of the draft Central Lancashire Local Development Scheme (LDS).

This is a statutory document which councils are required to publish on their websites, and identifies new planning policy required, and how and when these are to be prepared. Each Council will need to take this document through their respective decision making processes.

Members noted the high level programme for the review of the Central Lancashire Local Plan.

Decision: That the report be noted.

11 City Deal Update

Chris Hayward (Director of Development, Preston City Council) gave an update.

Agreement has been reached with LCC to assemble three parcels of land required. A number of partners are contributing to the cost of this. Compulsory purchase orders have been submitted and work is expected to commence on site in November 2019.

Works to Preston City Centre is almost complete, including Fishergate to the bus station and the bus station and car park.

Consultation was complete in relation to the Broughton corridor and works were now at detailed design stage.

Works to the Penwortham bypass and Bamber Bridge town centre are ongoing.

Members were also updated on the ongoing consultation regarding the Open Space, Playing Pitches and Recreation Strategy. The consultation will form the evidence base for the new strategy. The assessment report is expected in July, with recommendations in September.

Decision: That the report be noted.

12 Dates of Future Meetings

- 5 June 2018 at 5.30pm
- 4 September 2018 at 5.30pm
- 13 November at 5.30pm
- 29 January 2019 at 5.30pm
- 26 March 2019 at 5.30pm

Chair

Date