

Report of	Meeting	Date
Director (Planning and Development) (Introduced by the Executive Member (Economic Development and Public Service Reform))	Executive Member Decision	11 November 2021

Appointment of Consultancy Support for the preparation of a Methodology and Strategic Policy Options for the distribution of Housing Need Across the CLHMA of Chorley, Preston and South Ribble for Plan-Making Purposes

Purpose of report

- To approve the award of contract for the Central Lancashire Housing Study.

Recommendation(s)

- To appoint DLP Planning Ltd to carry out this work on behalf of the three Councils to the value of £49.931 to be funded jointly by the three councils.

Executive summary of report

- Report provides basis for the need for the study and the outcomes of the recent tender process for this work.

Confidential report Please bold as appropriate	Yes	No
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Key Decision? Please bold as appropriate	Yes	No
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Reasons for recommendation(s)

(If the recommendations are accepted)

- A new Local Plan is required for Central Lancashire, a key part of this is understanding what the housing need is for the area and what the basis for distributing that need should be. This study will provide that evidence base and is needed to progress the plan.

Alternative options considered and rejected

- N/A, an independent assessment of housing need is required to ensure that we have a sound approach to plan-making.

Corporate priorities

- This report relates to the following Strategic Objectives:

Involving residents in improving their local area and equality of access for all	x	A strong local economy	x
Clean, safe and healthy homes and communities	x	An ambitious council that does more to meet the needs of residents and the local area	x

Background

7. The Central Lancashire Authorities identified the need to prepare an up to date study looking at housing requirements and distribution across Central Lancashire. The aim of this study is to provide a robust basis for policies to be taken forward in the emerging local plan, taking on board the comments received to date on the approach in the existing studies and the concerns raised through recent appeal decisions and the responses received to the MOU consultation.
8. This work will also account for updates on economic forecasts that have recently been undertaken for Lancashire, as well as drilling down into specific housing requirements and suggesting policy approaches for the Local Plan in meeting those needs.
9. The study was tendered openly on the chest, however only 1 tender was received from DLP Planning Ltd.
10. The submission is of good quality and has been appraised independently by officers from the three councils and the Central Lancs Local Plan Team. The bid was evaluated on the basis of 30% costs and 70% quality. The total value of the contract is £49,931.
11. The bid submitted proposes the work is undertaken in partnership with partner Edge Analytics, who DLP Planning Ltd have a track record of working with, and who would be responsible for undertaking detailed demographic and household modelling.
12. The bid package addresses the various issues the councils of Central Lancashire have been grappling with in recent months and puts forward a methodology which seeks to address these concerns and provide a new approach to household projections for the area.
13. On the basis that only one bid has been received, and has received a score of 80 overall, it is proposed to appoint DLP Planning Ltd to undertake this work. Their bid demonstrated a good understanding of the issues to be addressed through this work, and a good level of knowledge and understanding of the key issues in carrying out these assessments for Local Authorities.
14. The evaluation panel have agreed that although only one tender was received, this was of sufficient quality to assure us of their ability and on that basis, they should be appointed to carry out this work.

Implications of report

Risk

15. A new Local Plan is required for Central Lancashire which is compliant with National Planning Policy Framework. Failure to prepare this document will continue to leave the councils open to challenges on housing applications in respect of providing a 5 year housing land supply for the area.
16. This report has implications in the following areas and the relevant Directors' comments are included:

Finance	X	Customer Services	
Human Resources		Equality and Diversity	
Legal	X	Integrated Impact Assessment required?	
No significant implications in this area		Policy and Communications	

Comments of the Statutory Finance Officer

17. This would be subject to the response from Preston City Council confirming their contribution to the Local Plan but is an increase from the original £25k proposal. The funding of the Local Plan at CBC and SRBC is within existing expectations.

Comments of the Monitoring Officer

18. An open tender exercise has been carried out in this instance. This is in compliance with our Contract Procedure Rules. Whilst only one bid was submitted nevertheless officers are satisfied with the soundness of that bid. A thorough understanding of the issues associated with Housing Need and Supply in the three boroughs are crucial of course to the development of a robust local Plan.

Jonathan Noad
Director of Planning and Development

Report Author	Ext	Date
Carolyn Williams	***	10 November

Following careful consideration and assessment of the contents of this report, I approve the recommendation(s) contained in Paragraph 2 of the report in accordance with my delegated power to make executive decisions.



Dated 10/11/21

Councillor Alistair Bradley
Executive Member (Economic Development and Public Service Reform)