

Report of	Meeting	Date
Director of Partnerships, Planning and Policy (Introduced by the Executive Member for LDF and Planning)	Executive Cabinet	13 December 2012

OPEN SPACE AND PLAYING PITCH SUPPLEMENTARY PLANNING DOCUMENT

PURPOSE OF REPORT

- To seek Member endorsement for the attached draft Open Space and Playing Pitch Supplementary Planning Document (SPD).

RECOMMENDATION(S)

- It is recommended that:
 - Executive Cabinet endorses the draft Open Space and Playing Pitch Supplementary Planning Document, as detailed in Appendix 1, and approves it for consultation.
 - Authority be delegated to the Executive Member for LDF and Planning to approve minor changes and amendments prior to the consultation.

EXECUTIVE SUMMARY OF REPORT

- Five Supplementary Planning Documents were adopted by Chorley Council on 30th October for the following key topic areas: affordable housing, design, the re-use of employment premises, rural development and access to healthy food.
- This report explains the purposes and objectives of the Open Space and Playing Pitch SPD, the broad timetable and mechanism for its approval, and the intended route to its adoption and use.

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)

- To ensure that further guidance is produced to supplement and provide advice on how the open space and playing pitch policies as set out in the Core Strategy and Chorley Local Plan are to be implemented.

ALTERNATIVE OPTIONS CONSIDERED AND REJECTED

6. None.

CORPORATE PRIORITIES

7. This report relates to the following Strategic Objectives:

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

BACKGROUND

8. Supplementary Planning Documents (SPDs) offer local planning authorities the opportunity to add guidance in specific policy areas. They are documents that must be prepared in consultation with interested parties, and must be subject to a screening process to discover whether a sustainability appraisal would be required. Unlike Development Plan Documents (DPDs) SPDs do not require independent examination before they are adopted.
9. The text of the Core Strategy identifies the six areas where SPDs will be required across Central Lancashire, and the aim is to apply the SPDs consistently to all three local authority areas. The SPDs are:
- Affordable Housing
 - Access to Healthy Food
 - The Re-use of Employment Premises
 - Rural Development
 - Design
 - Open Space and Playing Pitch
10. The first five of these SPDs were adopted by Chorley Council on 30th October 2012. The Open Space and Playing Pitch SPD is being prepared separately, following the completion of the Open Space Study and Playing Pitch Strategy.
11. The guidance in this document expands upon Core Strategy Policy 24 on Sport and Recreation and Local Plan Publication policies HS4A: Open Space Requirements in New Housing Developments and HS4B: Playing Pitch Requirements in New Housing Developments. These policies set out the minimum provision standards for different typologies of open space and playing pitches.
12. The SPD provides further guidance on the implementation of these policies and how the standards will be applied. Details are provided on determining whether a residential development will have to contribute towards the different typologies of open space, and if so whether the provision should be on-site or by way of a financial contribution for off-site provision or improvements.
13. A separate charging schedule is being prepared which will identify the amount of financial contribution that will be required from a residential development for each typology for off-site provision or improvements. The charges vary for each of the three authorities as the Open Space Study sets different provision standards for each authority. A draft is included in Appendix 2.
14. The financial contributions are in addition to the CIL charges and will be secured through section 106 agreements.

NEXT STEPS

15. The draft SPD will be reported to the Central Lancashire Joint Advisory Committee (6th December 2012). Chorley Council will approve the text of the document at Executive Cabinet on 13th December 2012, whilst Preston and South Ribble will do so over their next committee cycles so that it can be published for consultation in January 2013.
16. Following consultation, all comments and suggestions will be evaluated prior to the preparation of the final version which will be placed before Members for approval at the 9th April Full Council meeting and will be adopted following a further 4 week consultation period.

IMPLICATIONS OF REPORT

17. This report has implications in the following areas and the relevant Directors' comments are included:

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

COMMENTS OF THE STATUTORY FINANCE OFFICER

18. The policy refers to a cost per acre in terms of off sire section 106 provision which the Council will seek to recover from developments. The scale of that provision will be determined by the level of development which cannot be accurately forecast.

COMMENTS OF THE MONITORING OFFICER

19. None, although I may be required to comment further following receipt of the consultation responses.

LESLEY-ANN FENTON
DIRECTOR OF PARTNERSHIPS, PLANNING AND POLICY

Background Papers			
Document	Date	File	Place of Inspection
Central Lancashire Core Strategy	July 2012		www.centrallancashire.com
Chorley Local Plan 2012-2026: Publication version	September 2012		www.chorley.gov.uk
Central Lancashire Open Space Study: Policy Implications and Recommendations.	May 2012		www.centrallancashire.com
Central Lancashire Open Space Study: Final Open Space Audit Report.	May 2012		www.centrallancashire.com
Central Lancashire Playing Pitch Strategy and Action Plan.	June 2012		www.centrallancashire.com
Central Lancashire Final Playing Pitch Assessment Report.	June 2012		www.centrallancashire.com

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