

ROTHERHAM LOCAL PLAN STEERING GROUP
Friday, 17th January, 2014

Present:- Councillor Smith (in the Chair); Councillors Clark, Dodson, Falvey, Godfrey, Pickering, G. A. Russell and Wyatt.

together with:- Helen Sleigh, Andrew Duncan, David Edwards, Neil Rainsforth and Ryan Shepherd (Planning Service).

Apologies for absence were received from Councillors Lakin, McNeely, R. S. Russell and Whelbourn.

18. MINUTES OF THE PREVIOUS MEETING HELD ON 12TH DECEMBER, 2013

Consideration was given to the minutes of the previous meeting of the Rotherham Local Plan Steering Group, held on 12th December, 2013.

Agreed:- That the minutes of the previous meeting be approved as a correct record for signature by the Chairman.

19. LOCAL PLAN CORE STRATEGY - UPDATE

Further to Minute No. 15 of the meeting of the Rotherham Local Plan Steering Group held on 12th December, 2013, consideration was given to the contents of the letter issued by the Inspector (dated 6 January 2014) after completion of the Examination in Public of the Local Plan Core Strategy during November 2013.

It was noted that the Inspector has asked for modifications to the Core Strategy in respect of the following issues:-

: the target of numbers of new residential Housing being constructed – addressing the backlog within the first five years of the life of the Local Plan;

: Strategic Housing Market Assessment – provide an updated assessment, working in conjunction with Sheffield City Council;

: Bassingthorpe Farm is defined as a strategic allocation site, requiring a main modification to the Core Strategy;

: Affordable housing – changes to Policy CS7 to be another main modification;

: Waverley is to be a principal settlement in the hierarchy of settlements.

Officers will prepare the draft modifications to the Core Strategy, for submission to the Inspector for his final approval. Afterwards, there will be a process of public consultation.

A report about the Local Plan Core Strategy will be submitted to the Council's Cabinet, at the meeting to be held on 5th February 2014.

Members asked that the details of the draft modifications to the Core Strategy be reported to the next meeting of the Local Plan Steering Group.

The Steering Group acknowledged the importance being placed upon the achievement of the target of new housing development.

Agreed:- That the contents of the Inspector's letter, as now submitted, be noted.

20. SITES AND POLICIES DEVELOPMENT PLAN DOCUMENT

Further to Minute No. 16 of the meeting of the Rotherham Local Plan Steering Group held on 12th December, 2013, consideration was given to a report, presented by the Senior Planning Officer, providing an update regarding the continuing preparation of Rotherham's emerging Sites and Policies Document.

In response to issues raised during the public consultation undertaken during May, June and July 2013 into the Draft Sites and Policies Document 2013, officers are currently working through those issues and reviewing the Sites and Policies' preferred allocations. A number of sites will be reconsidered for their suitability as potential allocations as a result of the consultation responses, further evidence relating to protected sites and species and detailed archaeological studies. Reference was made to the implications for a number of proposed development sites throughout the Borough area.

The report stated that the Council has undertaken significant work to review the Mixed Use areas identified on the Unitary Development Plan (UDP) and has given consideration to the appropriate range of acceptable uses and to the area and boundaries of the allocations. The UDP had allocated twenty-one sites for mixed use (eg: Bellows Road, Rawmarsh), within which a range of uses are acceptable in principle.

The Core Strategy identifies the following hierarchy of town and district centres, whose boundaries are subject to review:-

Principal town centre	Rotherham town centre
Town centre	Dinnington, Maltby, Wath upon Dearne
District centre	Kiveton Park, Parkgate, Swallownest Swinton, Wickersley

The UDP also defined a network of more than fifty local centres, situated around the Borough area. The Sites and Policies Document review proposes to reduce this number to twenty-six areas to be defined as local centres. Members asked that specific localities be subject to further

review (eg: North and South Anston).

The Steering Group noted that a number of background papers are currently being prepared to support the Sites and Policies Document during its next round of consultation:-

- : Protected Sites and Species and designations of the Local Wildlife Sites and Local Geological Sites;
- : Mixed Use Area Reviews;
- : Retail Centres Review;
- : Minerals Review;
- : Transportation Issues including Transport assessments; Travel Plans and Parking Standards.

It was reported that, after preparation of a final draft plan and prior to consultation commencing, there will also be a need to refresh the Sustainability Appraisal of the Document and to carry out a Viability Assessment of Policies to ensure they are capable of delivery.

The intention is to consult on the Final Draft Sites and Policies Document during the Spring and Summer 2014.

The Steering Group viewed extracts from the emerging Policies Map (eg: the Cortonwood Express Park). Members also asked questions about specific mixed use areas (eg: Eastwood Trading Estate; Todwick) and about the *cordon sanitaire* around water treatment plants which prohibit sensitive developments (eg: schools; food outlets) within a radius of 400 metres because of smell nuisance, etc.

Agreed:- (1) That the report be received and its contents noted.

(2) That a further progress report on the preparation of Rotherham's emerging Sites and Policies Document be submitted to a future meeting of the Local Plan Steering Group.

21. COMMUNITY INFRASTRUCTURE LEVY - UPDATE

Further to Minute No. 8 of the meeting of the Rotherham Local Plan Steering Group held on 13th September, 2013, consideration was given to a report, presented by the Senior Planning Officer, outlining the responses received to the consultation process on a Preliminary Draft Charging Schedule for a Rotherham Community Infrastructure Levy (CIL) which took place from 5th August to 7th October 2013.

It was noted that work is now underway to allow consultation on the CIL's Draft Charging Schedule in advance of its submission and examination. The broad timetable for this work has had to be revised as a consequence of receipt of the Inspector's letter (referred to at item 19 above). The services of Peter Brett Associates have been procured to support this work. This company has supported the Council's Local Plan and CIL

evidence base preparation since 2011.

Members discussed a number of salient issues:-

: the proposed Bassingthorpe Farm development;

: Section 106 planning agreements and developer contributions – which will be limited as a consequence of new legislation due to take effect in April 2015;

: the preference of housing developers to build on greenfield sites, instead of on brownfield sites;

: the variable rates of CIL around the Rotherham Borough;

: the revisions to the timetable may mean that the forthcoming consultation the CIL Draft Charging Schedule may occur at the same time as the consultation on the draft Sites and Policies document.

Agreed:- (1) That the report be received and its contents noted.

(2) That a further progress report on the preparation of Rotherham's Community Infrastructure Levy be submitted to a future meeting of the Local Plan Steering Group.

22. DATE AND TIME OF THE NEXT MEETING

Agreed:- That the next meeting of the Rotherham Local Plan Steering Group take place at the Town Hall, Rotherham on Friday, 14th February, 2014, commencing at 10.00 a.m.