

Local Plan NPPF Review

Cabinet 13 September 2012, item 12

Committee: Cabinet

Agenda Item

Date: 13 September 2012

12

Title: Local Plan NPPF Review

Portfolio Holder: Cllr Barker

Key decision: No

Summary

1. This report introduces the National Planning Policy Framework Review July 2012. The publication of the governments National Planning Policy Framework (NPPF) in March 2012 introduced a revised national planning policy. To ensure that the Council adopts a consistent approach to planning applications it was imperative to assess the current Uttlesford Local Plan 2005 for its consistency with the NPPF. This was even more relevant owing to the fact that the NPPF takes precedence over the Local Plan as it was not adopted under the Planning and Compulsory Purchase Act 2004. Uttlesford Council is not therefore subject to any transitional year.
2. The Council commissioned Ann Skippers Planning to conduct the review using the government's Planning Advisory Service (PAS) suggested approach. This work has now been completed and is a very useful and helpful document.
3. To enable greater weight to be attached to the document it is necessary for Cabinet to adopt it for Development Management Purposes.

Recommendations

4. Approves and adopts the Local Plan National Planning Policy Framework Review for Development Management purposes.

Financial Implications

5. There are no financial implications arising from this decision.

Background Papers

6. The following papers were referred to by the author in the preparation of this report and are available for inspection from the author of the report.

The National Planning Policy Framework
Local Plan National Planning Policy Framework Review July 2012

Impact

- 7.

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Communication/Consultation	The Review document will be disseminated through the website.
Community Safety	None.
Equalities	None.
Health and Safety	None.
Human Rights/Legal Implications	None.
Sustainability	None.
Ward-specific impacts	District wide.
Workforce/Workplace	Will aid consistency of approach of Officers and Planning Committee.

Situation

8. This report introduces the National Planning Policy Framework Review July 2012. The publication of the government's National Planning Policy Framework (NPPF) in March 2012 introduced a revised national planning policy. To ensure that the Council adopts a consistent approach to planning applications it was imperative to assess the current Uttlesford Local Plan 2005 for its consistency with the NPPF. This was even more relevant owing to the fact that the NPPF takes precedence over the Local Plan as it was not adopted under the Planning and Compulsory Purchase Act 2004. Uttlesford Council is not therefore subject to any transitional year.
9. The Council commissioned Ann Skippers Planning to conduct the review using the government's Planning Advisory Service (PAS) suggested approach. This work has now been completed and is a very useful and helpful document.
10. To enable greater weight to be attached to the document it is necessary for Cabinet to adopt it for Development Management Purposes.
11. The Local Development Framework Working Group considered the report at its meeting on 2 August 2012. The Group recommended that the document should be adopted subject to consideration by the Planning Committee. The document was circulated to the Planning Committee on 5 August 2012 with requests for comments by 17 August 2012.
12. No comments were received.

Conclusion

13. The document is an essential tool for the Council in considering and determining planning applications. When planning applications are received they will be assessed against the Local Plan having reference to the Review Document. As necessary the NPPF will be given preference where local

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policies are noted as not being in conformity. It should be made available on the website and used for Development Management purposes.

Risk Analysis

14.

Risk	Likelihood	Impact	Mitigating actions
Not adopting could give rise to inconsistency in approach of Officers and Planning Committee.	1. There is little risk of this occurring if the document is adopted.	1. Loss of credibility and potential award of costs against the Council at appeal.	Adopt the document for Development Management Purposes and ensure use by officers. A workshop will be held for the Planning Committee to enable them to understand and use the document.

1 = Little or no risk or impact

2 = Some risk or impact – action may be necessary.

3 = Significant risk or impact – action required

4 = Near certainty of risk occurring, catastrophic effect or failure of project.