

**LOCAL DEVELOPMENT FRAMEWORK MANAGEMENT GROUP held at  
COUNCIL OFFICES LONDON ROAD SAFFRON WALDEN at 9.00 am on  
20 AUGUST 2007**

Present: - Councillors C A Cant, J F Cheetham, J Loughlin and  
A J Ketteridge.

Officers in attendance: - S Clarke, R Harborough, H Hayden, M Jones,  
S Nicholas and E O'Malley.

**LDF9 APOLOGIES FOR ABSENCE AND DECLARATIONS OF INTEREST**

Apologies for absence were received from Councillors E Godwin and  
H S Rolfe.

**LDF10 MINUTES OF THE MEETING HELD ON 27 JUNE 2007**

The minutes of the meeting held on 27 June 2007 were approved as a correct  
record and signed by the Chairman.

**LDF11 BUSINESS ARISING**

Melanie Jones explained that the consultation draft of the Energy Efficiency  
and Renewable Energy Supplementary Planning Document was published on  
Friday 17 August.

**LDF12 PREFERRED OPTIONS**

Officers from the Planning and Housing Strategy Division explained that the  
next stage in the process of preparing the Core Strategy would involve a  
consultation on the Council's preferred options. This was programmed for  
September/October 2007. A background paper would be available which  
assessed each growth option against the objectives to assist in the evaluation  
of the options and detailed which should be rejected and which option should  
be considered further, with the view to deciding the council's preferred option.

The options which should be dismissed were identified as the option of  
directing growth to the villages, which scored poorly against all the objectives.  
Officers proposed not to consider this option further. The option for  
development along the A120 and West Anglia Rail corridor had a number of  
negative scores. Members noted that the positive aspect of this option for  
growth could be encompassed in the growth over a hierarchy of settlements  
option, which had an overall better score.

The option of directing growth to one of the three settlements scored well against all the objectives, however when it was considered against the priority objectives this option scored poorly. The representations received suggested that locating all the growth (3000+) in a single settlement would only be possible in Great Dunmow. This would have a significant detrimental impact on the sense and distinctiveness of the market town. It would also direct resources to the Great Dunmow area to the detriment of the rest of the District. It was suggested that this option should not be considered further.

Officers felt that there were three options that should be considered further. The first was the growth split between Saffron Walden, Great Dunmow and Stansted Mountfitchet. The second option was for growth located over a hierarchy of settlements, which would encompass villages in A120 and West Anglian Rail Corridors. The third option for growth would include the start of development of a New Settlement in the district. The first two options scored well and produced no negatives scores when assessed against the priority objectives. The option for a new settlement scored well in relation to the priority objectives, but scored less well against all objectives. However Officers felt that it would be useful to consider this option further.

Members noted the handout, and discussed with Officers the preferred options. Option two proved the most viable; it had also received the most support from representations received. However, Takeley was already accommodating a large amount of development, and Members felt that the allocated number of houses for this option should be looked at in more detail.

Option three proved another beneficial option for growth due to close links to the airport and local amenities. Members suggested an amalgamation of option two and option three as this should result in a more preferable plan.

Members also requested that a scheme of management be organised, so development could be controlled. It was agreed that outside agencies involvement and commitment would be required in order for successful housing development

## **(ii) Environment Committee – 4 September 2007**

A report would be compiled by officers for the Planning and Housing Strategy Division and brought to the September Environment Committee meeting. The thoughts of the LDF management group would be compiled in the report, which should help the Council decide their preferred option. Members expressed how difficult this decision was with only a couple of Members and felt that the Council would have to work extremely hard to agree on an option that was acceptable to all 44 Members.

The meeting ended at 11.10 am.