

Response to Cllr Lodge

Employment Land Review

What is being prepared by AECOM is a “stand alone” employment land review (ELR) that will inform our land use allocation strategy in the new Plan. It uses the 2011 ELR as a starting point which the Local Plan Inspector said was a good example of its kind. The new Plan is not just about allocating land for new growth – it requires that we audit our existing employment allocations to see if supply meets demand, and it will recommend what needs to be done if there is a gap. A gap could exist because i) there is insufficient employment land overall, or ii) what employment land there is being underutilised because it is not of the right type or in the right locations etc. The ELR doesn’t assume a dispersed strategy, it will look at supply and demand, the current portfolio of employment sites and those which have emerged via the Call for Sites.

Highways

The “Highways Report” will be the Local Plan Transport Assessment being prepared by White Young Green. A range of growth scenarios are being developed for testing of transport impacts through a transport model built by WYG with advice from Essex County Council/Highways England along with a strategy on sustainable transport that will inform the transport assessment.

Community Infrastructure Levy (CIL)

The advantages and disadvantages of utilising the Community Infrastructure Levy as an alternative to the continued use of Section 106 Agreements as the principle means of addressing the infrastructure demands associated with the programmed growth in the Local Plan is under close review and a full update will be given at a future PPWG meeting.

Issues and Options Consultation

Various reports were presented to PPWG setting out the methodology for Plan preparation, starting with the Options stage. At PPWG on 13 July the option building approach was agreed and the consultation was supported by a joint statement by the Council Group Leaders. As stated in the consultation document the scenarios were prepared to understand the implications of various different combinations of options. The consultation document took a 15 plan period in isolation without any reference to under-delivery from previous years but did include a higher growth figure.

Cambridgeshire Duty to Co-operate

Uttlesford District Council and South Cambs DC historically have had a close liaison, including the signing of a Statement of Common Ground. The emphasis has recently changed as South Cambs has nearly completed its Local Plan and provided for its own housing numbers within its boundaries. However, regular officer liaison is still taking place over issues such as transportation.

Dunmow Local Plan

The concerns with regard to the affordable housing policy were based on the fact that it could preclude detailed negotiations on housing mix in affordable schemes. The objections to the sports strategy were that it was clearly contrary to Government legislation on Section 106 contributions.