

Committee: Local Plan Leadership Group
Title: Landscape Sensitivity - Phase 1
Report Author: Stephen Miles, Local Plans and New Communities Manager
smiles@uttlesford.gov.uk

Date:
Thursday, 28
October 2021

Summary

1. Landscape work is underway to inform the emerging Uttlesford Local Plan. Phase 1 of the work looks at the sensitivity of landscape around the main towns and key villages.

Recommendations

2. To note the findings of the work and to utilise it in the development of the emerging Local Plan.

Financial Implications

3. This work is within the 2021/22 budget.

Background Papers

4. N/a

Impact

- 5.

Communication/Consultation	The timetable builds in three stages for people to make representations on the draft Local Plan.
Community Safety	N/a
Equalities	Forthcoming policies will be subject to an Equalities and Healthy Impact Assessment (EqHIA).
Health and Safety	N/a
Human Rights/Legal Implications	Preparation of a local plan is a statutory duty. It needs to meet legal tests and comply with regulations.

Sustainability	Forthcoming policies will need to meet the sustainability objectives of the Council and the Local Plan will be subject to a Sustainability Appraisal.
Ward-specific impacts	All
Workforce/Workplace	N/a

Situation

6. The emerging Local Plan will allocate land to meet the development needs of the district. One of the factors influencing where land should be allocated is the impact on landscape.
7. Landscape work is underway to inform the emerging Uttlesford Local Plan. The work examines whether the landscape around towns and villages in the district, as well as sites for new settlements, has the capacity to accommodate new development without causing significant adverse effects on its character.
8. This work is split into 3 phases:
 - a. Phase 1 of the work looks at the sensitivity of landscape around the main towns and key villages;
 - b. Phase 2 of the work looks at the sensitivity of landscape around potential new settlements; and
 - c. Phase 3 of the work will look at the sensitivity of landscape around allocations in other villages.
9. Phase 1 of this work is complete and being brought before the group for noting. These findings will be used to inform the development of reasonable alternatives and the assessment of sites. Where Neighbourhood Planning Groups have produced their own landscape evidence, their evidence will also be used to inform the assessment of sites.
10. The work provides an overall landscape sensitivity for each assessment area for different types of development. Textual analysis within the assessment criteria of each parcel provide further information that can inform decision making.
11. Impact on landscape is only one factor that will influence the allocations in the emerging Local Plan, this will need to be weighed up against meeting the development needs of the district and other factors, such as transport, heritage, and infrastructure considerations.

Risk Analysis

- 12.

Risk	Likelihood	Impact	Mitigating actions
If the Council does not have an NPPF compliant evidence base the plan could be found unsound	2	4 – delays in adopting the Local Plan	Professional evidence developed in line with the NPPF and PPG

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.