

Agenda Item 7

Planning for the right homes in the right places:

The Government has put out the above document for Public consultation and last week the Clerk received the attached email from LALC regarding the consultation. The National body NALC intends to make representations to the consultation and asks for the comments from members of the organization.

To assist Councilors in understanding both the consultation and the responses highlighted in the Planning for the right homes in the right places document, a full copy including response questions are enclosed.

The Clerk recommends that the document is discussed at the meeting with the draft response to NALC being drafted by the Chairman and the Clerk, the Council should also send a response directly to the consultation so as Barrowford's true opinion is recorded.

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From: Jessica Lancod-Frost

Sent: 03 October 2017 12:07

To: County Associations

Subject: Consultation: Planning for the right homes in the right places

As you may know, the Department Communities and Local Government recently issued a consultation on Planning for the right homes in the right places. The consultation document can be found here:

https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/644955/Planning_for_Homes_consultation_document.pdf

NALC will be responding to consultation on behalf of the local councils that we represent and we would like you to email your thoughts to us on a number of key questions of relevance to local councils. These include:

1. Question 1: a) do you agree with the proposed standard approach to assessing local housing need? If not, what alternative approach or other factors should be considered?
b) how can information on local housing need be made more transparent?
The proposed approach is detailed on page 10 of the consultation.
2. Question 2: do you agree with the proposal that an assessment of local housing need should be able to be relied upon for a period of two years from the date a plan is submitted? **The proposal is detailed on page 15 of the consultation.**
3. Question 3: do you agree that we should amend national planning policy so that a sound plan should identify local housing need using a clear and justified method?
4. Question 5: b) do you consider that authorities that have an adopted joint local plan, or which are covered by an adopted spatial development strategy, should be able to assess their five year land supply and/or be measured for the purposes of the Housing Delivery Test, across the area as a whole?
c) do you consider that authorities that are not able to use the new method for calculating local housing need should be able to use an existing or an emerging local plan figure for housing need for the purposes of calculating five year land supply and to be measured for the purposes of the Housing Delivery Test?
5. Question 7a) do you agree with the proposed administrative arrangements for preparing the statement of common ground? **The proposed administrative arrangements are detailed on page 25 of the consultation.** b) how do you consider a statement of common ground should be implemented in areas where there is a Mayor with strategic plan-making powers?
c) do you consider there to be a role for directly elected Mayors without strategic plan-making powers, in the production of a statement of common ground?
6. Question 8: do you agree that the proposed content and timescales for publication of the statement of common ground are appropriate and will support

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more effective co-operation on strategic cross-boundary planning matters? **The proposed content and timescales are detailed on page 26**

7. Question 9a) do you agree with the proposal to amend the tests of soundness to include that: plans should be prepared based on a strategy informed by agreements over the wider area; and plans should be based on effective joint working on cross-boundary strategic priorities, which are evidenced in the statement of common ground?
b) do you agree to the proposed transitional arrangements for amending the tests of soundness to ensure effective co-operation? **The proposed transitional arrangements for amending the tests of soundness are detailed on page 27 of the consultation.**
8. Question 11: a) should a local plan set out the housing need for designated neighbourhood planning areas and parished areas within the area?
b) do you agree with the proposal for a formula-based approach to apportion housing need to neighbourhood plan bodies in circumstances where the local plan cannot be relied on as a basis for calculating housing need? **The proposal for a formula based approach to apportion housing can be found on pages 31-32 of the consultation.**
9. Question 12: do you agree that local plans should identify the infrastructure and affordable housing needed, how these will be funded and the contributions developers will be expected to make?
10. Question 17: a) do you agree that local planning authorities should set out in plans how they will monitor and report on planning agreements to help ensure that communities can easily understand what infrastructure and affordable housing has been secured and delivered through developer contributions?
c) how can local planning authorities and applicants work together to better publicise infrastructure and affordable housing secured through new development once development has commenced, or at other stages of the process?
11. Question 19: having regard to the measures we have already identified in the housing White Paper, are there any other actions that could increase build out rates?

Local councils are at the very heart of their local community and that is why NALC thinks it is vital we hear from them.

The deadline for responses to us is **5pm Friday 27 October.**

Please email me with any thoughts you have on any of the points included above on Jessica.Lancod-frost@nalc.gov.uk

If you have any queries please do let me know.

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I look forward to hearing from you.

Kind regards,

Jessica Lancod-Frost

Jessica Lancod-Frost

POLICY AND DEVELOPMENT OFFICER

National Association of Local Councils