

North Norfolk Local Plan

2016 - 2036



REGULATION 18 NOTIFICATION

August 2015

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**All documents can be made available in
Braille, audio, large print or in other languages.
Please contact 01263 516318 to discuss your requirements.**



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1 The need to review the current Local Plan

- 1.1 With the abolition of Regional Strategies, and the publication of the National Planning Policy Framework (NPPF) in 2012, there is a new context under which Local Plans are required to be prepared and this may have implications for the future planning strategy for the district. At the same time the plan-making system was reviewed by the government and the Local Development Framework (LDF) 'family of documents' concept was phased out. Instead, local planning authorities must produce a 'Local Plan' for their area, although the local plan, in practice, may consist of more than one published document.
- 1.2 It is essential that the Council continues to have an up-to-date statutory development plan in order to provide for the proper planning of the area.
- 1.3 North Norfolk District Council (NNDC) is commencing a review of the existing Local Development Framework (LDF) for North Norfolk. The current adopted LDF (the Core Strategy and Development Management Policies (2008) and the Site Allocations Plan (2011)) covers the period up to 2021. The new Local Plan will cover the period 2016-2036 and will take account of matters arising since the current adopted LDF was prepared.

2 Proposed subject of the new Local Plan

- 2.1 The Council will review the overall planning strategy for the district, and reconsider the appropriateness of continuing the existing strategy of development restraint in light of the move in national planning policy to a more pro-development approach. The review will include the following matters:

Topic area	Key matters to be included in review
Spatial and Town Strategies	Review the District's overall spatial strategy, based on an updated spatial portrait and identification of key issues and challenges.
	Review current strategic town policies (taking into account changes in permitted development rights).
Housing	Understand the District's Objectively Assessed Needs (OAN) for market and affordable housing.
	Consider spatial strategy options for providing new housing.
	Consider the implications for meeting housing needs on the national and international designations within and near to the plan area.
	Assess the accommodation needs of gypsies, travellers and travelling showpeople.
	Review current policies (including those policies relating to dwelling type and mix, affordable housing, the provision of occupational dwellings in the countryside, housing density, house extensions and replacement dwellings in the countryside and the re-use of rural buildings as dwellings).
Natural and Historic Environment	Review current policies (including those policies relating to sustainable construction and energy, flood risk and coastal erosion).

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Topic area	Key matters to be included in review
Employment and Economic Development	Understand the District's Objectively Assessed Needs (OAN) for employment and economic development, and consider ways of providing for these needs.
	Consider spatial strategy options for new employment development.
	Review current policies (including those policies relating to the re-use of rural buildings for economic uses, extensions to existing businesses in the countryside, retail and commercial leisure development, public car parking, tourism, and caravan and camping sites).
Community and Transport	Review the current strategy, policies and standards (including open space designations, the provision and retention of local facilities and services and parking provision).

Table 1 Key matters to be included in review

- 2.2** Initial work will be focused on three key strategic matters, which will have a significant impact on the future planning strategy for the area. These are:
- The level of housing development that can be accommodated within the District, taking into account Objectively Assessed Needs (OAN) and environmental impacts;
 - Provision for economic development and a growing local economy;
 - The protection of European nature conservation sites from significant effects on their integrity, and the ability to deliver effective mitigation measures.
- 2.3** The Council will work with neighbouring authorities, public, voluntary and private sector organisations in consideration of the future planning strategy for its area.
- 2.4** The Local Plan will establish future levels of housing and economic development and the spatial strategy for accommodating the planned development. It will also include new allocations of land for development.
- 2.5** Specific site allocations may be identified in Neighbourhood Plans in areas where they are being prepared by town or parish councils.

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3 Proposed timetable for Plan preparation

3.1 Figure 1 below provides a diagram to show the process to be followed in order to produce a Local Plan.

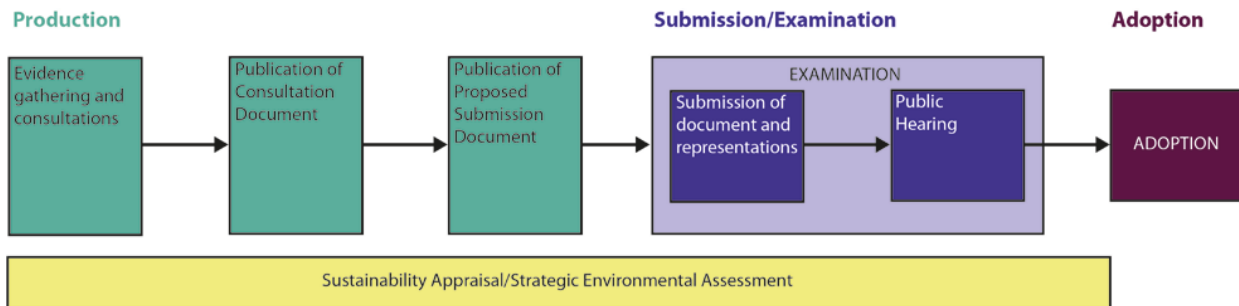


Figure 1 The Process of Development Plan Document Production

3.2 The following table builds on Figure 1, and details the milestones and key stages of the process of Local Plan production. It gives provisional dates of when we hope to reach each milestone.

Milestones		Key Stages of Local Plan Preparation	Provisional Timetable	
1	Preparation	Project planning	June 2015 – July 2017	
		Plan Preparation		
		Notification of Scope of plan and consultation		
		Evidence gathering		
		Options development		
		Options consultation		August – September 2017
		Options development into Draft local plan		October 2017
2		Draft Plan Consultation	November – December 2017	
3	Examination	Submission preparation	January – August 2018	
		Submission		
		Pre-hearing meeting		
		Examination in public		
5	Adoption	Inspectors report	October – December 2018	
6		Adoption (or publication of AMR)		
7		Period for High Court Challenge		January – March 2019

Figure 2 The Key Stages of Local Plan Preparation (Extract from the Local Development Scheme, August 2015)

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4 How to get involved

- 4.1 You are invited to comment on the subject(s) the new Local Plan ought to consider. At this stage we would like to know what you think we need to consider as we start to prepare the Local Plan. We would particularly like to hear from you if there any matters which you feel have not been identified in this document and which you consider should be included in the emerging Local Plan.
- 4.2 The online consultation portal is the quickest and simplest method for submitting your comments and can be found at: <http://consult.north-norfolk.gov.uk>. Upon registering you will be provided with a unique customer reference which you can use in all future correspondence. Responses can be drafted at several sittings, enabling you to complete the form at your own pace.
- 4.3 If you are unable to respond online, please complete all sections of the consultation response form, available on our website at www.north-norfolk.gov.uk/localplan and return it to planningpolicy@north-norfolk.gov.uk or by post to **Planning Policy, North Norfolk District Council, Council Offices, Holt Road, Cromer, NR27 9EN.**
- 4.4 Responses must be received by NNDC no later than **5pm Friday 9 October 2015.**

Please Note: Comments submitted by email or by post will be added to our online Consultation Portal. Originals will be available for the public to view on request under the terms of the Freedom of Information Act. All personal information will be handled in accordance with the requirements of the Data Protection Act 1998.

