

**EAST STAFFORDSHIRE LOCAL PLAN
EXAMINATION
Hearing Session – Day 6
Wednesday 13 May 2015
The Town Hall, Burton upon Trent 10.00am**

**Issues 9, 9a, 10, and 11
Employment, Education, Retail, Tourism and Leisure Development**

Agenda

General Notes

- i This agenda is provisional and flexible.*
- ii It is not intended to repeat introductory matters covered in the Guidance Note [E.7], the PHM [E.16], the Resumption Notes [E.22] and in other published guidance but to proceed as quickly as possible to the substance of the listed Issues for discussion.*
- iii Those with an interest in promoting, or opposing, allocated or alternative ('omission') sites are reminded that **no site-specific matters will be discussed unless they relate to the overall soundness of the Plan** in terms of the issues listed below; and that allocations now subject to an issued planning permission will not be discussed except as part of the housing land supply.*
- iv **Items 10 and 11 will not commence before 1.30pm***

9. Employment Development

Does the Plan make sound provision for sufficient, appropriately located Employment sites?

The foregoing broad question arises from representations largely concerned with promoting particular sites for discussion in other sessions. However this session provides an opportunity to air broader questions, including those set out below. Others may be raised where relevant to the original representations and the soundness of the Plan.

- a) Should Strategic Objective 8 be modified to refer to "diversity" rather than "local distinctiveness" (as now suggested by ESBC in PS-50)?
- b) Does the Employment Land Review [C.17] robustly establish that the Borough enjoys a good portfolio of employment sites to meet the need for increasing employment during the Plan period?
- c) Allowing that some 19 hectares of employment land is already permitted, or subject to resolution to permit, in the main employment centres of Burton and Uttoxeter, does SP5 appropriately provide for sufficient employment land overall?

- d) Outside main settlements, do SP8 and SP14 provide a sufficiently clear framework for the provision of, and determination of applications for employment development, including the distinction between Rural Employment Sites and Industrial Estates? [*Barton u Needwood PC*]

Representor	Speaker(s)	Agent <i>where applicable</i>
Barton under Needwood Parish Council	Roger Bell	
BDW Trading Ltd	Stephen Stoney	Wardell Armstrong
Lightbrook Ltd	Ciaran Gunne-Jones	Nathaniel Lichfield & Partners (NLP)
Mr B Morgan	Janet Hodson	JVH Town Planning Consultants
Mr Campbell	John Wren	JMW Planning Ltd
Tutbury Parish Council	Stephen Powell Cllr William Crossley	
Barwood		Alliance

9a. Education Development

Does the Plan make sound provision for Education development?

Where there is overlap with Issue 12c, Day 7 – Infrastructure, discussion will not be repeated.

Position Statements and prior evidence provide a long, complex and inconclusive narrative regarding the issues surrounding the provision of school facilities, including new school sites, sufficient to create the educational infrastructure necessary to the implementation of the development and growth promoted by the Plan. In particular, there appears to be remaining uncertainty regarding the provision of new secondary education facilities.

The questions for discussion are essentially:

- a) Whether SP8 (Development Outside Settlements), SP9 (Infrastructure) and SP10 (Education) are sufficiently flexible, and thus sound, to enable sufficient, suitably located secondary schools to be provided when required to serve the Borough, and new planned development, throughout the Plan Period? [*SCC*]
- b) If not, what changes should be made to the Plan to ensure its effectiveness in this respect?.

Representor	Speaker(s)	Agent <i>where applicable</i>
Cllr. Shelagh McKiernan		
David Wilson Mercia	Cameron Austin-Fell	RPS Planning and Development
Gleeson Strategic Land Ltd	John Acres	Turley Associates
Mr B Morgan		JVH Town Planning Consultants
Outwoods Parish Council	Josephine Samuels	BPUD Ltd
Staffordshire County Council	Mark Parkinson, Andrew Marsden	
Tatenhill Parish Council	Robert Phillips	BPUD Ltd

10. Retail Development *not before 1.30pm*

Does the Plan make sound provision for Retail development?

Village Retail

- a) Do SP21 (Managing Town and Local Centres) and SP 22 (Supporting Local Communities) work appropriately together with respect to villages (in particular Tier 1)?
[Barton u Needwood PC]
- b) Should retail frontages in [Tier 1] villages be better defined and protected by policy?
- c) Should comparison retail floorspace be encouraged in [Tier 1] villages?

Representor	Speaker(s)	Agent <i>where applicable</i>
Barton under Needwood Parish Council	Roger Bell	
Mr B Morgan	Janet Hodson	JVH Town Planning Consultants

11. Tourism and Leisure Development

Does the Plan make sound provision for Tourism and Leisure Development?

The foregoing broad question arises from representations largely concerned with promoting particular sites for discussion in other sessions.

However this session provides an opportunity to air broader questions, including those set out below. Others may be raised where relevant to the original representations and the soundness of the Plan.

- a) Is SP15, in conjunction with other SPs, supported by a reasoned tourism strategy? [ESBC]
- b) Does SP15 provide a clear basis for the management of tourism and leisure development both within and outside settlements?
- c) Should the Plan make more specific allocations for tourism and leisure developments?

Representor	Speaker(s)	Agent <i>where applicable</i>
Barton under Needwood Parish Council	Roger Bell	
BDW Trading Ltd	Jane Mulcahey, Stephen Stoney, Richard Pettitt	Jam Consult Ltd , Wardell Armstrong, Infrastructure Planning and Design
Providence Land Limited	Dr Robert Wickham	Howard Sharp & Partners LLP
Mr B Morgan	Janet Hodson	JVH Town Planning Consultants