

EAST STAFFORDSHIRE BOROUGH COUNCIL LOCAL PLAN EXAMINATION

DRAFT REVISED PROGRAMME and RESUMPTION NOTES

25 February 2015

Notes

- **Examination Hearings will resume on Tuesday 12 May 2015.**
- *The Draft Revised Programme of Hearings below, once finalised, will replace the previous version of 24 October 2014 [E.17.1].*
- *The Council has undertaken additional work in response to the Inspector's Interim Findings [E.19], including:*
 - *the Revised Sustainability Appraisal (RSA) and public consultation upon it F.41-42; F.51-52],*
 - *consideration of housing need and supply [F.43-47; F53-54],*
 - *updated proposed Main Modifications (MM) [F.49-50].*
- *The Inspector considers that the additional work undertaken by the Council sufficiently addresses the Interim Findings [E.19] to enable the Examination Hearings to proceed. However, that is without prejudice to any final conclusion as to the soundness of the ESLP. All previous written and oral evidence remains before the Examination for consideration. No previous discussion will be repeated.*
- *It is not proposed to enter into substantial further discussion on the legal basis of the RSA, which has been subject to public consultation and now stands to be examined, along with the results of that consultation, as part of the evidence base supporting the Plan.*
- *On housing need, requirement and supply, the Council maintains that the Plan is essentially sound as submitted subject only to certain Main Modifications (MMs) to be tested in the Examination. Accordingly, the Council has not undertaken separate public consultation on its new evidence. However, Representors are now afforded time and opportunity to comment and, if necessary, to take part in further discussion upon the additional Council evidence. All MMs will be subject further public consultation before the Report on the Examination is delivered.*
- **Representors may respond to the additional Council evidence [F.41-56] either by way of a written representation or orally on resumption of the Hearings, in which case updated Position Statements may be submitted.** *A further day is allocated at the resumption of the Hearings on Tuesday 12 May for any further discussion that arises from this additional work.*

- *In view of the time since the previous Hearings, **Representors may update their Position Statements for other sessions previously postponed.***
- ***Representors are asked now to review the Draft Revised Programme and lists of participants below and to contact the Programme Officer no later than Wednesday 11 March on any apparent errors or omissions and to confirm which sessions they propose to attend.** The Revised Programme will then be confirmed.*
- *In particular, **Representors are asked to identify on which allocated site or alternative (omission) site they wish to speak and whether they propose to take part in the additional session on Tuesday 12 May.** Participating Representors may submit Position Statements for that session, limited to addressing the matters set out for Day 5 below.*
- ***All updated and new Position Statements, and any other written responses to the additional work, to reach the Programme Officer no later than Friday 10 April 2015.** [see Doc E.7 para 32-35 for guidance on Position Statements.]*
- *Session Agendas will be circulated shortly before the Hearings based on Position Statements or original representations.*
- *With respect to **Individual Sites:***
 - *where allocated sites have received planning permission since the submission of the Plan these will only be considered with respect to their contribution to housing land supply.*
 - *Where alternative (omission) sites have been put forward, these will only be considered for allocation by way of MM if the Plan is found to be otherwise unsound.*
- *The Monday sitting will commence at 1.30pm and may continue until approximately 6.00 pm. Otherwise all sittings will commence at 10.00 am and continue until approximately 5.00 pm on Tuesday to Thursday and 4.00 pm on Friday.*

Day 5 – Tuesday 12 May 2015 – 10.00 am

Housing Need, Requirement and Supply with reference to additional Council evidence and Revised Sustainability Appraisal.

Matters for Consideration may include:

OAHN [F.44-45]

Choice of scenario

(Reference may be made to new DCLG household projections if available)

Site Selection [F.41; F.46]

Initial selection for SA
 Site assessments (RSA expanded summary)
 Overall and Five Year Housing Land Supply [F.46; F.49; F.53]
 Revised Stepped Housing Trajectory
 Neighbourhood Plan/Local Plan interrelationship
 'Development Allowance' v 'Windfall'
 Tier 3 Village and rural 'windfall' allowance
 RSA [F.41-43]
 Sustainability Criteria
 Chosen option 2c-d for overall spatial strategy

Note

The following list of participants is provisionally based on those listed for the original housing sessions will be revised as necessary.

Representor	Speaker(s)	Agent <i>where applicable</i>
Burton Civic Society	Mrs Shelagh Wain Ms Carol Palmer Mrs Valerie Burton	
Gladman Developments	Oliver Chapman Diana Richardson	
Gleeson Strategic Land Ltd	John Acres	Turley Associates
Home Builders Federation	Sue Green	
Providence Land Limited	Dr Robert Wickham	Howard Sharp & Partners LLP
Staffordshire County Council	Mark Parkinson	
The Duchy of Lancaster	Rob Wells	Savills
Tutbury Parish Council	Stephen Powell Cllr William Crossley	
Mr B Morgan Walton Homes Bridge Farm Partnership MJ Barratt A and S Enterprises Mr C Davies	Tom Beavin	JVH Town Planning Consultants
Barwood Strategic Land II LLP and Mr and Mrs G Skipper Barry J Edwards	Keith Fenwick Roland Bolton	Alliance Planning
Mr Campbell	John Wren	JMW Planning Ltd
Outwood Parish Council	Josephine Samuels	BPUD Ltd
Tatenhill Parish Council	Robert Phillips	BPUD Ltd

Day 6 – Wednesday 13 May 2015 - 10.00 am

9. Employment Development

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

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
Burton Civic Society	Mrs Shelagh Wain Ms Carol Palmer Mrs Valerie Burton	
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 Clr William Crossley	

9A Education Development

Does the Plan make sound provision for Education development?

Representor	Speaker(s)	Agent <i>where applicable</i>
Burton Civic Society	Mrs Shelagh Wain Ms Carol Palmer Mrs Valerie Burton	
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
Outwood Parish Council	Josephine Samuels	BPUD Ltd
St Modwen	Christopher Timothy	CT Planning
Staffordshire County Council	Mark Parkinson	
Tatenhill Parish Council	Robert Phillips	BPUD Ltd

10. Retail Development

Does the Plan make sound provision for Retail development?

Representor	Speaker(s)	Agent <i>where applicable</i>
Burton Civic Society	Mrs Shelagh Wain Ms Carol Palmer Mrs Valerie Burton	
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?

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
Burton Civic Society	Mrs Shelagh Wain Ms Carol Palmer Mrs Valerie Burton	
Providence Land Limited	Dr Robert Wickham	Howard Sharp & Partners LLP
Mr B Morgan	Janet Hodson	JVH Town Planning Consultants

Day 7 - Thursday 14 May 2015 – 10.00 am

12. Infrastructure Provision

Is there robust viability and other evidence that the infrastructure necessary to support the development allocated in the Plan will be provided at the appropriate time with particular respect to:

- a. Highways and Transportation
- b. Healthcare facilities
- c. Education facilities
- d. Sports and Leisure facilities and Open Space

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
David Wilson Mercia	Cameron Austin-Fell	RPS Planning and Development
Gleeson Strategic Land Ltd	John Acres	Turley Associates
Cllr. Shelagh McKiernan		
Outwood Parish Council	Josephine Samuels	BPUD Ltd
Rolleston on Dove Parish Council		
Tatenhill Parish Council	Robert Phillips	BPUD Ltd
Tutbury Parish Council	Stephen Powell Clr William Crossley	
Staffordshire County Council	Mark Parkinson	

14. Development Management Policies

Does the Plan include appropriate policies for development management?

Representor	Speaker(s)	Agent <i>where applicable</i>
Barton under Needwood Parish Council	Roger Bell	
Gleeson Strategic Land Ltd	John Acres	Turley Associates
Natural England	Antony Muller	
St Modwen	Christopher Timothy	CT Planning
Staffordshire County Council	Mark Parkinson	
Tutbury Parish Council	Stephen Powell Cllr William Crossley	
Mr B Morgan Walton Homes Bridge Farm Partnership MJ Barratt A and S Enterprises Mr C Davies	Janet Hodson	JVH Town Planning Consultants

Day 8 – Friday 15 May 2015 – 10.00 am

Allocated Sites - Villages

- e. South of Rocester (112) including:
 - i. flood risk.
- f. College Fields, Rolleston on Dove (66)
if not allowed at appeal

Development Allowances

each village in turn as necessary

- a. Amount of allowance in each Tier 1 and 2 Village,
- b. whether Tier 3 villages should have individual allowances.

For Participants – see below

Day 9 – Monday 18 May 2015 – 1.30 pm

Allocated Sites - Uttoxeter

- g. Brookside Indust Est (33) including:
 - i. loss of employment,
 - ii. flood risk.
- h. Hazelwalls (53):
 - i. greenfield landscape impact,
 - ii. traffic impact, access and road safety,
 - iii. impact on local community facilities, education etc,
 - iv. flood risk,
 - v. effect on wildlife,
 - vi. overall sustainability.
- i. Derby Road (372)

- j. Uttoxeter West (42/48/55)
if not approved as resolved

For Participants – see note and provisional list below

Day 10 – Tuesday 19 May 2015 – 10.00 am

Allocated Sites - Burton on Trent -

- k. Bargates Molson Coors, High St (361/383) including:
 - i. definition of site(s),
 - ii. masterplan requirements, and
 - iii. deliverability.
- l. Molson Coors Middle Yd, Hawkins La (29/378)
- m. Derby Road (88/343/359/360/381) including:
 - i. extent of site and development content,
 - ii. viability,
 - iii. deliverability.
- n. Branston Locks (44)
if not approved as resolved
- o. Tutbury Rd, Harehedge La (40/41/376)
if not approved

For Participants – see note and provisional list below

Days 11-12 – Wednesday-Thursday 20-21 May 2015 as required

Alternative (Omission) Sites as listed Doc F.26

Note

This following list is based upon Doc F.26 and includes only those omission sites for which a separate item may be required. Points made in support of omission sites in other sessions or in original representations will be taken into account and need not be repeated.

Omission Site	Original Representation
Southwest of Marchington	LP249
South of Henhurst, Burton	LP320
Twin Rivers	LP336
Waterloo Fm, Uttoxeter	LP363
Stretton, Burton	LP435/476
Postern Rd, Burton	LP477/449
Fauld Industrial Estate	LP467
Denstone	LP473
Yoxall	LP478
Highwood Rd, Uttoxeter	LP478
Aviation Lane, Burton	LP479
Barton Marina, Barton under Needwood (depending on outcome of appeal)	LP466

Lawns Fm, Burton	LP270
West of Uttoxeter (larger allocation)	LP73
Red House Farm (larger site than that with planning permission)	LP432
Craythorne Golf Club	LP461

For Participants – see note and provisional list below

Site Session Participants

Note

The following list of participants relates to all the site sessions and is provisionally based on those listed for the original programme. Participants will be allocated to each session according to their area of interest once confirmed to the Programme Officer.

Representors <i>notified to date to be allocated as appropriate</i>	Speaker(s) <i>to be confirmed where not shown</i>	Agent <i>where applicable</i>
Barton under Needwood Parish Council	Roger Bell	
Barwood Strategic Land II LLP and Mr and Mrs G Skipper	Keith Fenwick	Alliance Planning
BDW Trading Ltd	Jane Mulcahey, Stephen Stoney, Richard Pettitt	Jam Consult Ltd , Wardell Armstrong, Infrastructure Planning and Design
Burton and South Derbyshire College	Peter Diffey	Peter Diffey and Associates
Dave Faulkner (Hazelwalls)		
David Wilson Mercia	Cameron Austin-Fell	RPS Planning and Development
Davies and Co	Glen Langham	Gallagher
Gladman Developments	Craig Barnes	
Gleeson Strategic Land Ltd	John Acres	Turley Associates
Inland Waterways		
Lightbrook Ltd	Ciaran Gunne-Jones	Nathaniel Lichfield & Partners (NLP)
Marchington Parish Council	Clive Keble	Clive Keble Consulting Ltd
Margaret Sanderson, Alan White, Lawrence Witton (Abbots Bromley Residents)	Peter Male	
Molson Coors Brewing Company		Knight Frank
Mr Renshaw and Alderman Snow		JMW Planning Ltd
Nurton Developments (Quintus) Ltd		Jones Lang LaSalle
Outwood Parish Council	Josephine Samuels	BPUD Ltd
Paul and Linda Hoptroff	Paul Hoptroff, Clive Keble	
Paul Hoptroff		
Providence Land Limited	Dr Robert Wickham	Howard Sharp & Partners LLP
Rocester Parish Council	David Yorke	
Rolleston on Dove Parish Council		
St Modwen (Uttoxeter)	Christopher Timothy	CT Planning
Tatenhill Parish Council	Robert Phillips	BPUD Ltd
Taylor Wimpey UK Ltd and Davies and Co (Gallagher Estates)		Barton Willmore

The Duchy of Lancaster	Rob Wells	Savills
Tutbury Parish Council	Stephen Powell, Cllr William Crossley	
Walton Homes Ltd, Mr B Morgan, MJ Barratt, Mr C Davies , A and S Enterprises, Bridge Farm Partnership	Janet Hodson	JVH Town Planning Consultants
William Davis Ltd	John Coleman	

Day 13 – Friday 22 May 2015 - *for outstanding matters only if required*