

ADOPTION OF THE DEVELOPMENT IN THE GREEN BELT SUPPLEMENTARY PLANNING DOCUMENT (SPD)

Local Planning and Environment Advisory Committee – 27 January 2015

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| Report of | Chief Planning Officer |
| Status: | For Decision |
| Also considered by: | Cabinet – 5 February 2015 |
| Key Decision: | No |

Executive Summary:

The Development in the Green Belt SPD provides detailed guidance on the implications of applying for planning permission for development located within the Green Belt. It explains how the Green Belt policies that have been found sound in the Allocations and Development Management Plan will be implemented. The guidance will help to ensure consistency in decision making when determining planning applications in the Green Belt.

The SPD has been amended following public consultation in February 2013, and this report seeks the adoption of the document.

Portfolio Holder Cllr. Piper

Contact Officer(s) Emma Boshell (7358)

Recommendation to Local Planning and Environment Advisory Committee:

That the recommendation to Cabinet is endorsed.

Recommendation to Cabinet:

That the Development in the Green Belt SPD is adopted.

Reason for recommendation:

To ensure consistency in decision making when determining planning applications in the Green Belt.

Introduction and Background

- 1 The Development in the Green Belt SPD was drafted in early 2013 and provides detailed guidance on the implications of applying for planning permission for development located within the Green Belt. The document builds on the Green Belt policies in the Allocations and Development Management Plan (ADMP), which

have now been found sound following examination in March 2014. It will help to ensure consistency in decision making when determining planning applications in the Green Belt and provide guidance to applicants on how the policies will be applied.

- 2 The SPD will be used by the Council in determining planning applications.
- 3 Public consultation was carried out between 21 March and 2 May 2013, at the same time as the ADMP, for 6 weeks. All contacts on the Local Plan consultation database were notified by email or by letter, including Parish and Town Councils, and a notice was placed on the Council's website. Copies of the document were placed in local libraries for inspection.
- 4 A total of 42 representations were received from members of the public, Parish and Town Councils, agents and other stakeholders. A summary of these comments is set out in Appendix A.
- 5 A number of amendments are proposed:
 - In response to comments made during the public consultation;
 - In response to updates to government guidance;
 - In response to amendments to the Green Belt policies in the ADMP; and
 - A number of general minor amendments relating to the presentation of the document and the updating of planning terms.
- 6 These amendments are set out in Appendix A, and incorporated into the document itself at Appendix B.
- 7 The Council is unable to make significant amendments to policies in the ADMP without undertaking further consultation and submitting the revised policies for examination again.

Conclusions

- 8 This report seeks approval for the adoption of the Development in the Green Belt SPD.

Other Options Considered and/or Rejected

The Council could choose not to adopt the Development in the Green Belt SPD. However, this is not recommended as it would leave the Council without consistency in decision making when determining planning applications in the Green Belt.

Key Implications

Financial

None – the costs of preparing the Development in the Green Belt SPD are part of the Planning Policy budget.

Legal Implications and Risk Assessment Statement

None – the Development in the Green Belt SPD has been prepared consistent with national planning policy and guidance and is a subsidiary document to the ADMP, which has been found sound.

Equality Assessment

The decisions recommended through this paper have a remote or low relevance to the substance of the Equality Act. There is no perceived impact on end users.

Appendices

Appendix A – Summary of comments and proposed amendments to the Development in the Green Belt SPD

Appendix B – Development in the Green Belt SPD (as amended)

Background Papers:

[Allocations and Development Management Plan \(submission\)](#)

Richard Morris
Chief Planning Officer