



THE PARISH BRIEFING



Rutland
County Council

Also available online at:
www.rutland.gov.uk

Monday 18th April 2016

HOUSING AND PLANNING BILL

The Housing and Planning Bill is currently progressing through Parliament. It contains a number of measures that could have implications for the planning system, including:

- Councils will have a duty to promote starter homes and regulations may be introduced to determine that a specific starter home requirement is met;
- A new duty on Councils to grant planning permission for enough sites to meet the demand for custom-build and self-build housing in a local authority area arising from the local self-build and custom build register;
- Introduces a timetable by which councils must undertake key neighbourhood planning functions, and gives the government the power to intervene in councils' decisions;
- Additional powers for the government to intervene in the local plan-making process;
- Regulations will require a local authority to compile and maintain a register of brownfield land suitable for housing;
- The government will be given powers to grant "permission in principle" to land that is allocated for development in a qualifying document (proposed to be a brownfield register, development plan documents and neighbourhood plans) on sites of fewer than 10 units.
- Regulations may be introduced to impose restrictions or conditions on the enforceability of planning obligations relating to affordable housing.

At this stage it is too early to say what, if any, implications these changes would have for the Local Plan Review if they were to be introduced. The government is also carrying out linked consultations on proposed Starter Homes Regulations and changes to the definition of affordable housing in the National Planning Policy Framework, which will also need to be considered.

The Council will take into account any changes to legislation/regulations/policy in preparing the Issues and Options consultation document for consultation later in 2016.



RUTLAND LOCAL PLAN REVIEW

The Council carried out a Call for Sites consultation (Sept-Nov 2015) in which developers, landowners, town and parish councils and other interested parties were invited to submit potential development sites for inclusion on the Local Plan Review.

This was followed by an Issues and Options document (November 2015-January 2016) which sought views on a number of key questions to be addressed in the Local Plan Review and the possible options for dealing with these issues.

More than 130 potential sites and more than 100 responses to the Issues and Options consultation were submitted to the Council. A summary of the sites and responses that have been received will be published shortly on the Council's Local Plan website.

The Council will consider all the potential sites and responses before preparing a "Preferred Options" version of the Local Plan Review. This will set out the proposed policies and sites to be allocated for development in the Local Plan. It is intended that this will be published for consultation later in 2016.



NEIGHBOURHOOD PLANNING

The current status of neighbourhood plans in Rutland is as follows:

- *Barrowden and Wakerley* - Neighbourhood Plan Area designated 27 April 2015;
- *Barleythorpe* - Applications to designate a Neighbourhood Plan Area and Forum covering the whole of Barleythorpe Parish were publicised for a six-week period ending 11th March 2016;
- *Cottesmore* - Referendum held 14th April 2016 with residents voting in favour
- *Edith Weston* - "Made" by RCC on 9th June 2014;
- *Greetham* - Neighbourhood Plan Area designated on 30 April 2014;
- *Langham* - first draft plan published September 2015;
- *Oakham* - Application from Oakham Town Council to designate a Neighbourhood Plan Area covering the whole of Oakham and Barleythorpe parishes and a small part of Egleton Parish publicised for a six-week period ending 29th March 2016;
- *Uppingham* - Neighbourhood Plan was "made" by the Council on 11th January 2016 following final dismissal of the legal challenge to in the Supreme Court

Further information about neighbourhood planning in Rutland is available online:

www.rutland.gov.uk/neighbourhoodplans

Digital Rutland Update

Digital Rutland recently announced that work has started to extend fibre broadband to around 900 homes and businesses across four Rutland villages. Further to this announcement, we are pleased to confirm that new fibre cabinets have been installed in Braunston, Bisbrooke and Pickworth. We expect Braunston residents to be able to place orders for fibre broadband within 7-14 days and residents in Bisbrooke and Pickworth in the next couple of months.

Work is also progressing well across the county and we expect to be able to announce advances on our contractual delivery date of December 2016 in the coming months. For latest news visit:

www.rutland.gov.uk/digitalrutland

