

Agenda Item IMD30

INDIVIDUAL EXECUTIVE MEMBER DECISION REFERENCE IMD 2016/ 30

TITLE	Joint Response of Wokingham Borough Council and Reading Borough Council to the Consultation on the Draft Vale of Aylesbury Local Plan
DECISION TO BE MADE BY	Mark Ashwell, Executive Member for Planning & Regeneration
DATE AND TIME	Wednesday 24 August 2016, 9.40am
WARD	None specific
DIRECTOR	Heather Thwaites, Director of Environment
REPORT TO BE PUBLISHED ON	16 August 2016
VENUE	FF13

OUTCOME / BENEFITS TO THE COMMUNITY

That development proposed through the Vale of Aylesbury Local Plan has minimal negative impacts upon Wokingham Borough and Reading Borough and that any positive benefits are maximised.

RECOMMENDATION

The Executive Member for Planning

- 1) Approves the comments outlined in this report; and
- 2) That they be submitted as a formal response to the consultation from Aylesbury Vale District Council on their Draft Local Plan.

SUMMARY OF REPORT

Aylesbury Vale District Council is consulting on their Draft Local Plan. The authority can meet all of its own housing need, and it also proposes to accommodate an additional unmet need equivalent to 12,000 homes from Wycombe District Council, Chiltern District Council and South Bucks District council.

As part of the Berkshire (including South Bucks) Strategic Housing Market Assessment (SHMA), South Bucks has been identified as being within the Eastern Berkshire HMA with Slough and RBWM. However, they have now made the decision to produce a joint Local Plan with Chiltern District Council, and following commissioning of additional analysis, concluded that their 'best fit' is within the Central Buckinghamshire Housing Market Area.

Wokingham Borough Council and Reading Borough Council therefore seek further clarification about how those authorities in the Central Buckinghamshire HMA intend to work collaboratively with the Eastern Berkshire HMA in light of the fact that South Bucks could sit in either one or the other of these Housing Market Areas.

Background

Aylesbury Vale District Council is consulting on their Draft Local Plan from 7 July until 5 September 2016.

This Draft Local Plan sets out the long term vision for the District, up to 2033. Aylesbury Vale District Council is working with, Chiltern, South Bucks Councils and the County Council to set out how 50,000 new homes will be delivered across the Central Buckinghamshire Housing Market Area. Aylesbury Vale's share equates to 21,300 dwellings. However, the Council also proposes to accommodate an additional unmet need equivalent to 12,000 homes from Wycombe, Chiltern and South Bucks.

Analysis of Issues

Aylesbury Vale District Council states in their Draft Local Plan that they intend to accommodate an additional unmet need equivalent to 12,000 homes from Wycombe, Chiltern and South Bucks.

As part of the Berkshire (including South Bucks) Strategic Housing Market Assessment (SHMA), South Bucks has been identified as being within the Eastern Berkshire HMA with Slough and RBWM. In October 2015, South Bucks District Council commissioned further analysis regarding which Housing Market Area South Bucks District would be part of -if they conducted a joint Local Plan with Chiltern District Council. The outcome of the study was that South Bucks District's 'best fit' is within the Central Buckinghamshire HMA when taking into consideration the South Bucks and Chiltern District Joint Local Plan geography. South Bucks District Council have now proceeded to prepare a joint Local Plan with Chiltern District Council, and concluded that they wish to be part of the Central Buckinghamshire HMA.

It will therefore be important for both Wokingham Borough Council and Reading Borough Council to understand further how those authorities within the Central Buckinghamshire HMA are seeking to meet housing need within their HMA as well as working collaboratively with those authorities in the Eastern Berkshire HMA. This is in light of the evidence that has been produced which illustrates that South Bucks could sit in either the Central Buckinghamshire HMA or the Eastern Berkshire HMA. This may have implications for Wokingham Borough and the Western Berkshire HMA if the remaining authorities of Slough and RBWM in the Eastern Berkshire HMA are unable to meet their housing need.

Wokingham Borough Council and Reading Borough Council are therefore satisfied that on the basis of available information that Aylesbury Vale District Council are planning to meet the need for the District within the Central Buckinghamshire HMA, but would welcome further understanding about how they intend on working with the Eastern Berkshire HMA authorities.

FINANCIAL IMPLICATIONS OF THE RECOMMENDATION

The Council faces severe financial challenges over the coming years as a result of the austerity measures implemented by the Government and subsequent

reductions to public sector funding. It is estimated that Wokingham Borough Council will be required to make budget reductions in excess of £20m over the next three years and all Executive decisions should be made in this context.

	How much will it Cost/ (Save)	Is there sufficient funding – if not quantify the Shortfall	Revenue or Capital?
Current Financial Year (Year 1)	Nil	Nil	Nil
Next Financial Year (Year 2)	Nil	Nil	Nil
Following Financial Year (Year 3)	Nil	Nil	Nil

Other financial information relevant to the Recommendation/Decision

None anticipated

Cross-Council Implications

N/A

SUMMARY OF CONSULTATION RESPONSES

Director – Finance and Resources	No comments
Monitoring Officer	No comments
Leader of the Council	I fully support the recommendations

List of Background Papers

Vale of Aylesbury Draft Local Plan and background papers -

<http://www.aylesburyvaledc.gov.uk/vale-aylesbury-local-plan-draft-plan>

Berkshire (including South Bucks) Strategic Housing Market Assessment -

<http://www.wokingham.gov.uk/EasySiteWeb/GatewayLink.aspx?allid=382819>

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