



**WOKINGHAM
BOROUGH COUNCIL**

**Local Development Scheme
September 2015**

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**TIMETABLE (LOCAL DEVELOPMENT SCHEME) SETTING OUT WHAT
LOCAL PLANS ARE BEING PRODUCED BY THE AUTHORITY**

25 September 2015 to 24 September 2018

WOKINGHAM BOROUGH COUNCIL

LOCAL DEVELOPMENT SCHEME

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Executive Summary of the Local Development Scheme (LDS)

There are a number of Local Plans already produced by Wokingham Borough Council (WBC). Local Plans set out a plan for how an area will develop over time to guide future development. They are the starting point when considering whether to grant planning permission. The Local Plans already produced are:

- Core Strategy
- Managing Development Delivery
- Minerals and Waste Local Plan (saved policies)

From 25 September 2015 to 24 September 2018 the production of the following plans will be underway:

- Gypsy and Traveller Local Plan
- Local Plan Update
- Minerals and Waste Local Plan

The **purpose** of the **Gypsy and Traveller Local Plan** is:

- To identify and allocate sufficient land for sites to cover the period to 2029.
- To provide additional policies against which development proposals will be assessed.

Preparation of document has started. It is expected to be completed ('adopted') in March 2017.

The **purpose** of the **Local Plan Update** is:

- To refine the housing target for Wokingham Borough to 2036
- To identify and allocate sufficient land for housing as well as other uses to cover the period to 2036
- To set boundaries, such as around settlements
- To update (where necessary) planning policies against which development proposals will be assessed

Preparation of evidence to inform the document is underway. It is expected to be completed ('adopted') in March 2018.

The **purpose** of the **Minerals and Waste Local Plan** is

- To identify the approach to the delivery of minerals and the treatment of waste and to allocate sites for such uses. This may be a joint plan produced by some or all of the Berkshire Unitary Authorities.
- To provide policies against which development proposals will be assessed

All Local Plans are produced through a similar process. This will include asking different people and organisations for their views to help to inform the content of the Local Plans.

The LDS focuses on the Local Plans but also sets out that **Parish/Town Councils can produce Neighbourhood Development Plans.**

1. INTRODUCTION

What is a Local Development Scheme (LDS)?

- 1.1 A Local Development Scheme sets out which Local Plan (LP) documents are to be produced. Local Plan documents are very important as they are the starting point when making decisions on planning applications.
- 1.2 This Local Development Scheme will cover the period 25 September 2015 to 24 September 2018 and will come into effect on 25 September 2015. This will replace the existing LDS (May 2013) and will be kept under review.
- 1.3 Wokingham Borough Council is preparing various Local Plans. The Local Development Scheme (LDS) explains:
 - The purpose of the Local Plans
 - Timescales for producing LPs, including when public consultation is likely to take place

Where can the LDS be viewed?

- 1.4 Copies of the LDS can be viewed:
 - Via <http://www.wokingham.gov.uk/planning-and-building-control/planning-policy/key-planning-documents/>
 - At the Council's office at Shute End, Wokingham.

Why is the LDS being amended?

- 1.5 The main changes are being made as:
 - The Council will be producing a Local Plan Update, which will include setting a refined housing target for the Borough through to 2036 taking account of the conclusion of the Strategic Housing Market Assessment for the Berkshire area
 - The timescales for producing the Gypsy and Traveller Local Plan have changed, mainly due to the time taken to complete the Gypsy and Traveller Accommodation Assessment (GTAA), which considers what need there is for gypsy pitches
 - The timescales for producing the Minerals and Waste Local Plan have changed, mainly due to the need to refine the evidence base and continued discussions with other Berkshire authorities on potential joint working.

If I need further information about the LDS, who should I contact?

- 1.6 Further advice on this LDS or other planning policy documents can be obtained from the Council's Land Use and Transport team on (0118) 974 6478 or email policyandplans@wokingham.gov.uk. You can find more out about the Local Plans by going to <http://www.wokingham.gov.uk/planning-and-building-control/planning-policy/>

2. PROPOSED LOCAL PLANS

What Local Plans are to be produced?

- 2.1 Various Local Plans are proposed to be produced by Wokingham Borough Council, covering its administrative area.

Local Plan Update

This document will refine the current Core Strategy from 2006 to 2026 to provide the strategy for the Borough from April 2013 – March 2036. It will therefore set a refined housing target for the Borough from 2013 to 2036, having regard to the results of an objective assessment of housing needs (set out in a Strategic Housing Market Assessment) and allocate additional sites for housing in order to maintain a rolling 5 year supply of sites having regard to any phased targets in the Plan. The current successful approach to delivery is through Strategic Development Locations and it is therefore likely that the Council will continue with this approach.

Gypsy and Traveller Local Plan

This document will identify and allocate sufficient land for sites to cover the period to 2029. Will also provide additional policies against which development proposals will be assessed.

Minerals and Waste Local Plan

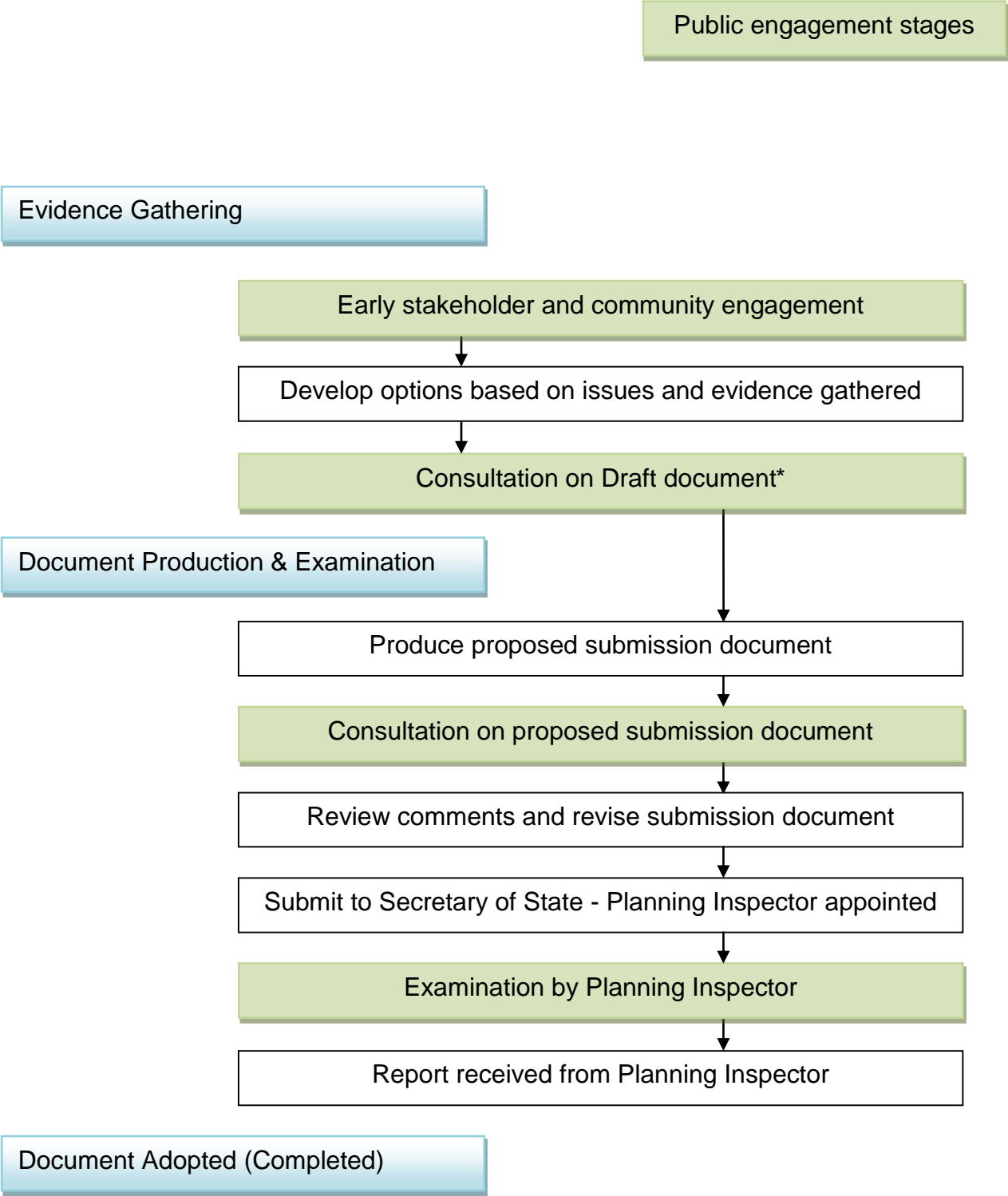
This document will identify the approach to the delivery of minerals and the treatment of waste and may allocate sites for such uses. It may be a joint plan produced by central and east Berkshire authorities. The plan will provide policies against which development proposals will be assessed. It is likely to replace (for Wokingham Borough) all the saved[^] policies in the Replacement Minerals Local Plan and Waste Local Plan for Berkshire.

- 2.2 Each time a new Local Plan is produced and adopted (completed), the Policies Map will be updated. The Policies Map shows:
- local development constraints, e.g. green belt;
 - designations, e.g. development limits (outside of which it would be difficult for example to get planning permission for a new housing site)
 - site allocations, e.g. sites may be allocated for housing, employment, etc.

What process do Local Plans have to go through?

- 2.3 When producing Local Plans, WBC has to make sure that it follows certain processes and procedures set out in legislation and any accompanying regulations. All three Local Plans are produced through a similar process, as set out in **Figure 1**. This will include consultation with different people and organisations (stakeholders) to help shape the Local Plans. The Statement of Community Involvement was adopted in July 2014 and outlines in detail how the Council will involve people within the planning process.
- 2.4 Further details about the purpose, stages and dates for producing these Local Plans can be found in **Figure 2**.

Figure 1 Local Plan Process



* These stages can be combined into one or undertaken as two separate stages (Draft Options and then Preferred Options)

Figure 2 Purpose, stages and dates for producing Local Plans (25 September 2015 to 24 September 2018)

Stage	Purpose of Stage	Gypsy and Traveller Local Plan	Minerals and Waste Local Plan	Local Plan Update
Early Stakeholder & Community Engagement	Early evidence gathering stage, which may include the public and relevant stakeholders. This produces an evidence base from which to form policies	Mar 2013	Apr 2016 (start)	Oct 2015 (start)
Scoping Report consultation	Consultation on what sustainability objectives (social, economic and environmental) should be used to assess whether the Local Plan is sustainable	Jul – Aug 2013	Nov – Dec 2016	Nov – Dec 2015
Consultation Draft Options +	Consultation stage (if required) giving the public/stakeholders a first opportunity to shape proposed options and identify issues.	Aug 2014	Oct – Nov 2017	
Preferred Options +	Further consultation stage, taking account of comments made at earlier (Draft Options stage) (if required), which will set out the preferred options	Jun - Jul 2015	TBC (after 24 Sep 2018)	Jul – Aug 2016
Consultation on Proposed Submission Document	Consultation on proposed submission document; allowing the public/stakeholders to review and comment on its justification, effectiveness, consistency with national policy and whether it meets its development and infrastructure requirements.	Mar – Apr 2016	TBC (after 24 Sep 2018)	Jan – Feb 2017
Submit to Secretary of State#	Document submitted to the Secretary of State who appoints Planning	Jun – Jul 2016	TBC (after 24 Sep 2018)	Jun 2017

Stage	Purpose of Stage	Gypsy and Traveller Local Plan	Minerals and Waste Local Plan	Local Plan Update
	Inspector to oversee public examination.			
Pre Hearing Meeting*	Planning Inspector decides whether a pre hearing meeting is required.	Aug 2016	TBC (after 24 Sep 2018)	Aug 2017
Examination	Planning Inspector holds public hearings to examine whether the document is “sound” (see paragraph 182 of National Planning Policy Framework .) There is an opportunity for those who commented at the proposed submission stage to present their views/suggested changes at the hearings. Date depends on whether Planning Inspectorate consider that a pre hearing meeting is necessary	Oct 2016	TBC (after 24 Sep 2018)	Oct 2017
Inspector’s Report received~	Report received stating whether document is “sound.”	Feb 2017	TBC (after 24 Sep 2018)	Feb 2018
Adoption	Document is officially adopted and becomes policy.	Mar 2017	TBC (after 24 Sep 2018)	Mar 2018

^ Saved policies are those which are still used to determine planning applications following the decision of the Secretary of State on 24/9/07

Assumes that only minor changes, i.e. typographical changes are needed following consultation on the Proposed Submission document

*The Planning Inspectorate usually decides whether a Pre-Hearing meeting is needed. This could affect timing of subsequent stages.

~Assumes no further consultation on main modifications necessary following examination hearings

+These stages can be combined into one or undertaken as two separate stages (Draft Options and then Preferred Options)

3. NEIGHBOURHOOD PLANNING

What is meant by Neighbourhood Planning?

- 3.1 Parish and Town Councils can now prepare Neighbourhood Development Plans (NDPs) putting in place policies to guide the future development of the area. WBC has a legal duty to support the preparation of any NDP. This includes the provision of information and evidence, advice on sustainability assessment, appointing a suitable person who will publicly examine the NDP and holding a referendum within the area covered by the NDP, i.e. this might be the whole Parish.
- 3.2 Wokingham Borough is made up in its entirety of 17 Town and Parish Councils. Towns and Parishes can work on their own or in conjunction with one another to produce Neighbourhood Plans. Wokingham Borough currently has three Designated Neighbourhood Areas. These are Shinfield, Remenham and Arborfield & Newland and Barkham parishes.
- 3.3 Any NDP must be in general conformity with 'strategic policies' in the Local Plan and with national policy. NDPs would not be able to propose lower levels of development than those set out in up to date Local Plans but could propose higher levels. Before an NDP is adopted it must be subject to a referendum. If over 50% of the votes are in favour the local planning authority would have a duty to adopt the NDP unless it does not meet regulations. Further information on neighbourhood planning can be found via <http://www.wokingham.gov.uk/planning-and-building-control/planning-policy/key-planning-documents/neighbourhood-planning/>