

STOCKTON-ON-TEES BOROUGH COUNCIL

CABINET RECOMMENDATIONS

PROFORMA

Cabinet Meeting11th July 2012

1. Title of Item/Report

Stockton-on-Tees Local Plan: Regeneration and Environment Local Development Document (LDD) and Draft Shop Fronts and Advertisements Supplementary Planning Document (SPD).

2. Record of the Decision

Members considered a report that presented the Regeneration and Environment Local Development Document and the Draft Shop Fronts and Advertisements Supplementary Planning Document and their associated assessments.

It was explained that the documents would, when adopted, form part of Stockton-on-Tees Local Plan (formerly termed Local Development Framework) along with the adopted Core Strategy, the Minerals and Waste Core Strategy and Sites and Policies DPDs and a number of adopted SPDs. Together with these documents, they would provide the policy basis for the determination of planning applications within the borough.

The Regeneration and Environment LDD itself was an amalgamation of several documents which were previously to be prepared separately and also incorporated the results of the 'Planning for Housing' consultation which took place last year. The primary purpose of the LDD was to provide the detail of how the strategic policies in the adopted Core Strategy would be implemented by allocating sites for housing, transport infrastructure, economic development, retail, community facilities and mixed use regeneration schemes, as well as identifying key environmental and historic designations in the borough. Members noted that the LDD also included four strategic policies relating to sustainable development, the distribution of housing, limits to development and the extent of green wedges and detailed policies for their implementation.

The Shop Fronts and Advertisements SPD provided additional guidance for developers on the implementation of Core Strategy policy CS3 with the aim of improving design standards and quality of shop fronts and advertisements, to help create more attractive and distinctive retail centres.

Both documents required a period of public consultation before they could move on to the next stage in their production.

RECOMMENDED to Council that:-

1. the Regeneration and Environment LDD Preferred Options, its associated assessments (Sustainability Appraisal (SA) and Habitats Regulations Assessment (HRA)), draft Policies Map, draft Infrastructure Strategy and Consultation Statement be endorsed for a period of public consultation from Monday 30 July to Monday 24 September 2012.

2. the Draft Shop Fronts and Advertisements SPD and the associated Habitats Regulations Assessment be endorsed for a period of public consultation from Monday 30 July to Monday 24 September 2012.

3. any further changes to the documents, prior to the consultation period, be delegated to the Head of Planning in consultation with the Cabinet Member for Regeneration and Transport.

3. Reasons for the Decision

1 & 2 To obtain Members' agreement to the policies contained in the LDD and SPD prior to them being part of a public consultation exercise.

3. To ensure that the public consultation period will not be delayed by the need to agree further changes to the documents through the Cabinet process.

4. Alternative Options Considered and Rejected

None

5. Declared (Cabinet Member) Conflicts of Interest

None

6. Details of any Dispensations

Not applicable

7. Date and Time by which Call In must be executed

Not applicable

Proper Officer
16 July 2012