

**CONSERVATION AND HISTORIC ENVIRONMENT FOLDER**

**SUMMARY**

1. This report invites the Planning Committee to consider and endorse the content of the Draft Conservation and Historic Environment Folder prior to its publication for public consultation. Thereafter it may be adopted as a Supplementary Planning Document for consideration primarily in Town Planning.
2. As a Supplementary Planning Document, the draft Conservation and Historic Environment Folder has undergone a draft Sustainability Appraisal incorporating the requirements of Strategic Environmental Assessment also to be considered prior to its publication. This will be published alongside the main document, and will also be subject to consultation.

**RECOMMENDATION**

3. Members are recommended to: -
  - i) Consider and approve the content of the draft Conservation and Historic Environment Folder so that it may be put forward to Cabinet, and then published for public consultation, leading to its adoption for use as a material planning consideration in determining planning applications.
  - ii) Grant delegated authority to the Head of Planning and the Cabinet Member for Regeneration to approve any amendments prior to public consultation.

**BACKGROUND**

4. The SA Scoping Report was published for a five-week consultation period. Comments were received from the Environment Agency, Countryside Agency, Tees Archaeology, CPRE and English Heritage. These have been duly considered and used to inform the preparation of the draft SA.
5. The Borough's rich history of the built environment is brought together for the first time here in this "Conservation and Historic Environment Folder". Whilst the Folder is aimed at the development industry for use in Town Planning, it is hoped that it will also be used as a point of reference for local people.
6. It is a requirement of PPG15 that Conservation Area Appraisals and Management Plans are prepared, and this coupled with the fact that the existing advice leaflets are in need of updating, has led to this comprehensive document being prepared.
7. Clearly such a comprehensive document will be very large, and therefore in order to make it easier to read the Folder will be broken down into four geographic areas: Northern, Eastern, Western and Central, each following the Area Partnership Board areas.

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8. This exercise has been undertaken. The Draft Conservation and Historic Environment Folder and the accompanying draft Sustainability Appraisal are large documents and for logistical reasons copies are available in the Member's Library rather than attached here.
9. The Folder is divided into sections covering all aspects of historic sites, buildings and monuments in the area, and seeks to simplify the legislation surrounding them, the role they play within the Borough, and what may be done to maintain them for future generations to enjoy.

### **THE PLANNING STATUS OF THE CONSERVATION AND HISTORIC ENVIRONMENT FOLDER**

10. The Draft Conservation and Historic Environment Folder is intended to complement and enhance legislative protection and policy requirements set out in the adopted Stockton-on-Tees Local Plan (1997), and any Planning Policy Guidance and other legislation. It is aimed at the development industry for use in Town Planning and it is hoped that it will also be used as a point of reference for local people to understand where their towns and villages have come from, and perhaps where they are going.
11. Under the Planning and Compulsory Purchase Act 2004, the Conservation and Historic Environment Folder will be adopted as a Supplementary Planning Document and sit within the Council's Local Development Framework. This Conservation and Historic Environment Folder will therefore be given "substantial weight" as a material consideration for the purposes of decision-making. This weight would be attached because the Conservation and Historic Environment Folder will have been given consideration in a democratic process of consultation and subsequent Member approval. However, where there are material circumstances, it may be set aside.
12. English Heritage and Tees Archaeology were involved in the preparation of the draft Conservation and Historic Environment Folder.

### **FUTURE STEPS**

13. The procedure for the adoption of supplementary planning document is streamlined and is not subject to an independent Examination, although the underlying principles of 'soundness' still apply. Central Government advocates the need for consultation with the general public, businesses and other interested bodies before they are formally adopted by a Council resolution. The length of consultation must be no less than four weeks and no more than six weeks in accordance with the Regulations 2004. There is no right of appeal to its content or to have it tested via an Independent Examination, although the underlying principles of 'soundness' still apply. Upon adoption, a statement of consultation must be prepared setting out a summary of the main issues raised in the representations and how these main issues have been addressed.
14. In accordance with the Council's submission draft of the Statement of Community Involvement, the consultation period will be for six weeks.
15. Following the Consultation period and any amendments necessary, the revised Conservation and Historic Environment Folder will be put before Planning Committee and Cabinet for Adoption and subsequent use in determining Planning Applications.

### **RECOMMENDATION**

16. Members are therefore requested to note and approve the content of the draft Conservation and Historic Environment and the draft SA, which may then be published for a six-week period of public consultation. Also to grant delegated authority to the Head of Planning to approve any amendments prior to public consultation.

**Corporate Director of Development and Neighbourhood Services.**

**Contact Officer:** Andy McMillan / Fiona Short  
**Telephone No.** 01642 – 52 6056

**Background Papers** – Stockton-on-Tees Local Plan, Planning Policy Guidance 15,

**Financial Implications** – N/A

**Environmental Implications** - N/A

**Community Safety Implications** - N/A

**Human Rights Implications** - The provisions of the European Convention of Human Rights 19950 has been taken into account in the preparation of this report.

**Ward and Ward Councillors** – ALL