

Development Sites and Policies Plan

Statement on Issues and Questions

**Issue 1— The Duty to Co-operate, Legal Requirements,
Sustainable Development (DSP1) and the Relationship between the
LP2, the Core Strategy and other Planning Documents**

October 2014

DCD-05

1.1 *Has the Duty to Co-operate been complied with?*

- 1.1.1 The Council is satisfied that it has complied with the requirements of the Duty to Co-operate as set by Section 110 of the Localism Act 2011 and set out in paragraphs 178 – 181 of the National Planning Policy Framework (NPPF). A detailed overview of how the Council has met the requirements is stated within the Development Sites & Policies (DSP) Plan Duty to Co-operate Statement of Compliance (DSD04) which forms part of the submission evidence to LP2.
- 1.1.2 In particular, the Duty to Co-operate Statement of Compliance (DSD04) demonstrates how Fareham Borough Council has engaged with neighbouring authorities and Hampshire County Council throughout the development of LP2. DSD04 also sets out, in detail, the other consultations which have taken place with those bodies prescribed by the Town and Country Planning (Local Planning) (England) Regulations 2012.
- 1.1.3 The Statement of Compliance also demonstrates how the Council has liaised with all Local Authorities within the South Hampshire sub-region through the Council's membership of the Partnership for Urban South Hampshire (PUSH). Furthermore, a review of the Inspector's Report for the Havant Borough Local Plan (Allocations) (DOE02) indicates that the Authority's [Havant Borough Council] collaborative working through PUSH, as has similarly been undertaken in the preparation of LP2 by Fareham Borough Council, helped the Authority meet its responsibilities under the Duty to Cooperate.
- 1.1.4 PUSH is a strategic partnership of 12 local authorities formed in 2003 that supports the sustainable economic growth of the sub region, and facilitates the strategic planning functions necessary to support that growth. PUSH is governed by a Joint Committee comprising the Leaders of all the PUSH authorities. An organisational structure of PUSH is provided at Appendix 1 to this statement.
- 1.1.5 In January 2013, PUSH prepared a "South Hampshire authorities' – Duty to Co-operate Statement" (DPH04). This document provides evidence of the long history of sub-regional co-operation between the South Hampshire Local Planning Authorities, including the preparation of evidence for the South Hampshire Strategy 2005. The Statement (DPH04) also explains how the South Hampshire Strategy 2005 was updated by the PUSH Authorities in 2012 (DPH01) for the purpose of guiding the preparation of Local Plan documents, such as LP2, in each of the PUSH Local Planning Authority areas. The purpose of the update of the Strategy (DPH01) was to address strategic cross-authority issues such as:
- a. The provision of new housing, employment and major retail floorspace;
 - b. The provision of transport and other infrastructure;
 - c. Green infrastructure;
 - d. Arts, culture and tourism; and
 - e. Environmental sustainability.

1.1.6 The Inspector's Report on the Havant Borough Local Plan (Allocations) (DOE02) also attaches considerable weight to the use of the PUSH South Hampshire Strategy 2012 (DPH01) as an appropriate basis for Local Plan development targets to be in accordance with the NPPF.

1.2 *Have any cross-boundary strategic priorities or issues been identified? If so are they clearly identified in LP2?*

1.2.1 The majority of cross boundary issues have been identified through the Partnership for Urban South Hampshire (PUSH) framework. A number of elements, including the concept for Welborne, were identified through the original evidence submitted by PUSH to inform the South East Plan, this, in turn, formed the basis of the Core Strategy (DLP02). This sub-regional work was continued through the South Hampshire Strategy (SHS) 2012 (DPH01), which identified cross boundary issues relating to housing, employment, retail, transport and other infrastructure, green infrastructure, arts, culture and tourism, and environmental sustainability.

1.2.2 The SHS (DPH01) is not part of the Fareham Development Plan, but it does guide PUSH authorities in the preparation of the development plans and provides a framework within which cross-boundary issues of strategic significance can be explored and agreed. The strategic issues identified in the SHS (DPH1), which relate to LP2, are employment and housing levels. The employment and housing levels in the SHS (DPH01) have been calculated at a sub-regional level, therefore taking account of the needs beyond local authority boundaries. These figures have then been apportioned in a dialogue with all authorities in PUSH taking account of constraints and capacity issues in the sub-region.

1.2.3 LP2 has taken these strategic issues into account, with paragraph 1.3 of LP2, acknowledging that the role of the DSP Plan is to deliver development identified in the Core Strategy, together with the additional requirements set out in the SHS 2012 (DPH01). For employment, paragraph 5.5 states that the floorspace target in LP2 is informed by work undertaken by PUSH. For housing, paragraph 5.174 explains the difference in the SHS (DPH01) figures, compared to those established through the Core Strategy. Table 4 (page 87) of LP2 includes the SHS housing figures to demonstrate how these can be achieved through LP2. This information shows that Fareham is, through LP2, sufficiently contributing to the sub-regional priorities for employment and housing growth, as set out in the 2012 SHS (DPH01).

1.2.4 Specific joint projects that the Council is involved with surrounding Local Authorities and statutory organisations includes the PUSH Green Infrastructure Strategy (DNE03 and DNE04) which sets out aspirations for a range of strategic green infrastructure projects. This cross-boundary strategy has influenced the Council's approach to green infrastructure delivery, which is set out in paragraphs 4.27 to 4.29 of LP2. The PUSH Green Infrastructure Strategy (DNE03 and DNE04) has also helped shape

the more locally specific Fareham Borough Green Infrastructure Strategy (DNE12). More detail on the Council's approach to Green Infrastructure is detailed in response to Inspector's Question 3.7.

- 1.2.5 A further important cross-boundary project is the Solent Disturbance and Mitigation Project (SDMP) which is being undertaken by the Solent Recreation Mitigation Partnership (SRMP), part of the Solent Forum. Solent Forum is a partnership of 13 local authorities (of which Fareham is a member), as well as the Environment Agency and Natural England, as well as other interest groups such as the RSPB, the Hampshire & Isle of Wight Wildlife Trust, harbour authorities, industry and trade associations.
- 1.2.6 Phase III of the Solent Disturbance Mitigation Project was published in May 2013 and provides a suggested avoidance and mitigation strategy which has been released for endorsement and adoption by the Local Planning Authorities. In response to this, LP2 takes account of the Solent Recreation Mitigation Partnership's findings in the development of an appropriate mitigation strategy for new development across the Borough to protect the Solent's internationally protected sites. This is identified in paragraphs 4.41 – 4.44 and Policy DSP15 of LP2. The Council is working as part of Solent Forum and the Partnership to deliver Phase IV of the Project, which seeks to achieve implementation of the strategy. Further detailed information of the SDMP is set out in response to Inspector's Question 3.10.
- 1.2.7 Transport is accepted to be a significant cross-boundary issue for LP2. The Council has worked closely with Hampshire County Council in the preparation of LP2 to understand the impact of LP2 of transport infrastructure. More detail on the Council's approach to transport issues is dealt with in the response to Inspector's questions 9.2-9.4.

1.3 *Has LP2 been prepared in accordance with:*

- ***the local development scheme***
- ***the Council's Statement of Community Involvement and public consultation requirements (SCI)***
- ***national policy in the NPPF***
- ***the Sustainable Community Strategy***
- ***the Public Sector Equality Duty***

Local Development Scheme(LDS):

- 1.3.1 LP2 has been prepared in accordance with Fareham Borough Council's Local Development Scheme (LDS), which is referenced in paragraph 1.11 of LP2. The LDS was initially approved in April 2005 and since then it has been necessary to update the document to reflect changing circumstances in the preparation of Local Plan documents. The March 2012 iteration of the LDS has predominantly informed the preparation of LP2, however a new LDS was published in September 2014 (DFB09) to reflect the current timescales.

The Council's Statement of Community Involvement and Public Consultation Requirements (SCI):

- 1.3.2 The Council has complied with its action plan as set out in the Summary of the Statement of Community Involvement. Details of this action plan and how the preparation of LP2 is in accordance with it are set out in the table below. Further details are enclosed in the Reg 22 Consultation Statement (DSD05).

SCI Actions	How this was met
Publish all the relevant documentation on our website (www.fareham.gov.uk) and in libraries.	At all stages of the preparation of LP2 information relating to the Plan has been published as soon as was practicable and in line with any public consultations.
Use the local media to publicise consultations on Borough wide planning policy documents.	Details of press releases with regard to the various stages of the LP2 are set out in the Reg 22 Consultation Statement (DSD05).
Hold public exhibitions and give presentations.	As part of the consultation on the Issues and Options Draft of the DSP Plan six days of Public Exhibitions were carried out. Participants were given the opportunity to provide their views and discuss any issues or concerns they had. Details of the exhibitions are set out in the paragraph 3.5 of the Reg 22 Consultation Statement (DSD05).
Hold participative workshops.	As above plus; the Community Action Team held meetings, during which any planning related issues were discussed with members of the Public.
Regularly publish a 'Local Development Framework Newsletter'.	The Council has used Annual Monitoring Report to provide updates on the various stages of the LDF and LDS.
Use letters and emails to publicise the planning policy and consultation process.	The Council maintains a Consultees database of people who have expressed a wish to be notified of Local Plan Documents or Consultations and notifies them as and when consultations are being undertaken.

National Policy in the NPPF:

- 1.3.3 LP2 has been prepared in accordance with the National Planning Policy Framework (NPPF) as stated in paragraph 1.5 of LP2. To further evidence this, the Council has prepared a statement of compliance with the NPPF for LP1, LP2 and LP3 (DSD12). In terms of national legislation, development of LP2 has been in strict adherence to both the Town and Country Planning (Local Planning) (England) Regulations 2012 and Section 33A of the Planning and Compulsory Purchase Act 2004.

The Sustainable Community Strategy:

- 1.3.4 Fareham’s Sustainable Community Strategy “Your Fareham Your Future” (DSD14) includes sections on economic development, environment and transport, health and wellbeing and housing. These sections contain a number of priorities which have been incorporated into LP2, including:
- improving skills;
 - promoting alternative means of getting to work;
 - improving support for local businesses;
 - improve leisure and play opportunities;
 - improving the overall sustainability of the Borough;
 - maintaining and enhancing our natural environment;
 - mitigating the impact of climate change;
 - provide more decent and affordable housing for local people;
 - enable older people to remain at home for as long as possible; and
 - meet the housing needs of vulnerable people.

These priorities have informed the framework behind LP2 and have been taken account through the production of the document.

The Public Sector Equality Duty:

- 1.3.5 In line with its equality duty, Fareham Borough Council (FBC) has, in compiling LP2, conducted an Equalities Impact Assessment (DSD13). This assessment was conducted by FBC Officers, with oversight from an FBC Officers Equalities Officer, and subsequently by an Officer Working Group which reviewed and approved the assessment’s final findings. Detailed equalities analysis of the DSP Plan policies is provided in the DSP Plan Equalities Impact Assessment (DSD13). This document has been continually progressed as a live internal document, which ran parallel to the formulation of LP2.

- 1.4 ***a) Is LP2 based on a sound process of sustainability appraisal and testing of reasonable alternatives, and does it represent the most appropriate strategy in the circumstances?***
b) Has the site selection process been objective and based on appropriate criteria?
c) Is there clear evidence demonstrating how and why the preferred strategy was selected?

d) Will the policies and proposals in the plan contribute to the sustainable growth of the Borough?

a) Is LP2 based on a sound process of sustainability appraisal and testing of reasonable alternatives, and does it represent the most appropriate strategy in the circumstances?

- 1.4.1 The Sustainability Appraisal (SA), including Strategic Environmental Assessment, (SEA) was carried out by independent consultants in accordance with relevant legislation and guidance. Appendix 2 to this statement provides an overview of the process and timing of tasks undertaken in completing the SA and their relationship within the development of LP2. Further details on the procedures and methods of the SA are given in the SA documents (DSA01, DSA02, DSA03, DSA04, DSA05).
- 1.4.2 The SA has included several rounds of iterative assessment of the reasonable alternatives for allocating sites for development in Fareham Borough. This included the initial long list of 61 sites for residential and employment development which were appraised at a high level during June to September 2012, additional site options (e.g. sites for employment, gypsy, traveller and travelling showpeople, and Fareham College) which were appraised in Summer 2013. Detailed appraisals were undertaken during June to September 2013, so that they could be taken into account when the Council was developing its preferred policy for the Publication version of the Plan.
- 1.4.3 The SA process clearly demonstrates the progression of the preferred strategy from the Issues & Options stage through to Submission stage. This reflects the SA stages set out in the Planning Practice Guidance. Overall the Council considers that LP2 is soundly based in evidence and that it represents the most appropriate strategy when compared against all other reasonable alternatives.

b) Has the site selection process been objective and based on appropriate criteria?

- 1.4.4 The Council undertook a call for sites at the start of the development of LP2, as well as a further call for sites in late 2011. The Council has assessed all sites submitted in the evidence documents such as the 2014 SHLAA (DHO02) and its predecessors, the 2013 Employment Land Review (DED02) and its predecessors and the 2013 Retail Study (DED04) amongst others. The selection of sites was based in evidence, but also took account of guidance in the NPPF and the need to accord with the adopted Core Strategy (DLP02), including the overarching Development Strategy for the Borough set out in Policy CS6.

c) Is there clear evidence demonstrating how and why the preferred strategy was selected?

1.4.5 The rationale for the selection of preferred options, and rejection of their alternatives is explained in SA05 Appendix G. Reasons for rejection of alternative options include the site's position outside of the urban area boundaries (in line with Core Strategy Policy CS6), development being unviable (as demonstrated in DHO10), impact on ecological designations or flood risk. Other sites were removed if concerns were raised over their deliverability, they were withdrawn by the landowner, or, for housing sites, further analysis they were considered to deliver below the allocation threshold of 5 dwellings. Further evidence of individual site analysis can be found in the 2014 SHLAA (DHO02) and the high level appraisal of findings for rejected sites are given in SA05 Appendix F.

d) Will the policies and proposals in the plan contribute to the sustainable growth of the Borough?

1.4.6 Chapter 7 of SA05 presents a commentary on the overall assessment of LP2 against the SA Objectives. In summary a range of positive and negative effects were predicted to occur during implementation of LP2, including;

- Long-term, significant positive effects in relation to the housing objective;
- Short and long-term significant negative effects are predicted in relation to built and cultural heritage, however, it should be possible to reduce negative effects via high quality designs which respond to and enhance the setting of historical features and through the use of an appropriate selection of materials, while there is also potential for some positive long-term effects;
- Long-term, significant positive effects in relation to accessibility and sustainable travel;
- Overall carbon emissions in the Borough can be expected to increase as a result of the Plan's implementation, leading to small-scale long-term negative impacts in relation to climate change, but the Plan also defines a spatial strategy for avoiding the resultant impacts and providing for an increased supply of renewable energy;
- There is scope for increased water or air pollution in the short-term, but a neutral or positive effect is predicted in the longer term. Impacts on residential amenity through light and noise pollution are considered to be counterbalanced by the Plan's environmental protection policies;
- The Plan is predicted to lead to negative impacts to ecological receptors in the short to medium term, but many of these impacts are capable of being mitigated.
- Small scale long-term negative effects in relation to the consumption of water and materials, however, it is considered to make a significant contribution to the best use of land;
- Significant short, medium and long-term beneficial effects are predicted with regard to strengthening the local economy as a result of the Plan's provisions for new employment floorspace;
- Significant short, medium and long-term beneficial effect on the

vitality and viability of centres; and

- The majority of proposed development site are expected to make at least a small positive contribution in relation to creating a healthy and safe community.

1.4.7 The above demonstrates that, overall, LP2 can deliver the development necessary to meet the growth requirements of the Core Strategy in a way that accords with the SA objectives. The Council is satisfied that this shows that sustainable growth will be achieved through LP2.

1.5 *Have the requirements of the Habitats Regulations been satisfied?*

1.5.1 The provisions of Regulation 102 parts 1 to 3 of the Conservation of Habitats and Species Regulations 2010 (as amended) (the Habitats Regulations) have been met. DHR01 and DHR02 collectively meet these provisions and describe the process and evolution of the HRA for LP2.

1.5.2 DHR02 concludes that adverse effects on the ecological integrity of European sites in and around the Borough are capable of being mitigated. It can be concluded that LP2 will not adversely affect the ecological integrity of any of the sites included within the HRA. The Plan can be considered to be compliant with the Habitats Regulations in this respect.

1.5.3 Natural England (DREP288) concurred with the conclusions of DHR02. The RSPB (DREP412), whilst suggesting some amendments to policies in the Plan, did not dispute the conclusions of DHR02.

1.5.4 Individual development proposals will be required to meet the provisions of Regulation 61. It is anticipated that individual development proposals will supply sufficient information within planning application documents to enable the remaining provisions of the Habitats Regulations to be met (for example, those relating to European Protected Species).

1.6 *Is the relationship between LP2 and the adopted Core Strategy (CS) sufficiently clear? Is the plan consistent with the overall objectives of the CS? (see also question 7.1)*

1.6.1 *The relationship between LP2 and the Core Strategy*

1.6.2 The Core Strategy (CS) (DLP02) sets out, in a number of areas, the need for a "Site Allocations and Development Management DPD", which is now known as Local Plan 2: Development Sites and Policies Plan (LP2). For example, in relation to employment provision, paragraph 4.11 of CS states that employment areas will be reviewed through LP2 (also stated in Policy CS1) and policies within LP2 will identify and protect existing employment sites. For housing provision, Policy CS2 states that where new housing allocations and redesignations are required, these will be identified through LP2.

- 1.6.3 Within LP2, the relationship with the CS is set out in paragraphs 1.2 and 1.3, and also in Figures 1 and 2. Paragraph 1.3 states that LP2 sets out the Council’s approach to managing and delivering the development identified in the Core Strategy for the Borough to 2026, except for the area covered by the Welborne Plan. This paragraph goes onto state that the LP2 will help meet the Vision and Strategic Objectives set out in the CS. Finally, it states that LP2 will replace all remaining saved policies in the Fareham Borough Local Plan, as well as replacing Core Strategy Policy CS19 (Gypsies, Travellers, and Travelling Showpeople Population) with Policy DSP47 (Gypsies, Travellers and Travelling Showpeople).
- 1.6.4 The references above, and others within different parts of LP2 clarify that the allocations made within LP2 are included to meet the housing and other requirements for the Borough (outside of Welborne) set out within the Core Strategy. In other words, LP2 is focused on implementing the Core Strategy requirements and not on setting further requirements, except in areas, such as with employment provision, where the Core Strategy tasked LP2 with reviewing employment sites and areas, informed by an Employment Land Review.

Consistency with the overall objectives of the Core Strategy

- 1.6.5 The Council considers that LP2 is consistent with the Core Strategy’s objectives, as set out at paragraph 3.12 of the CS. LP2 includes policies designed to contribute towards the achievement of each of these objectives, except SO3 and SO8 which relate to the strategic sites of Daedalus and Welborne respectively. The following table summarises which policies within LP2 make a contribution to each of the Strategic Objectives within the Core Strategy:

Strategic Objective	How LP2 helps to achieve the Strategic Objective (SO) (See pages 15 and 16 of the Core Strategy)
SO1	LP2 provides for sustainably located development which contributes to the delivery of the South Hampshire Strategy, with Policy DSP17 and Policy DSP18 providing for employment development and Policy DSP40 providing for housing development within the defined settlement boundaries, with a majority of the housing facilitated by the allocations within LP2 being located within Fareham Towns and the Western Wards.
SO2	All of the policies contained in Chapter 5 of LP2 help to promote the efficient use of previously developed land, with the development site briefs providing guidance to encourage good and sustainable design.
SO3	Policy CS12 of the Core Strategy provides for the allocation of the key employment development at Daedalus. However, LP2 helps to achieve the overall vision for Daedalus by both allocating open space to serve the development in Policy DSP12 and by protecting the safeguarding the site from inappropriate development in Policy DSP8 .

SO4	Policy CS3 explicitly deals with the vitality and viability of Centres. Within LP2, a number of policies help to achieve this Strategic Objective, principally the suite of policies from Policy DSP20 to Policy DSP36 .
SO5	<p>Policies DSP48, DSP49, DSP50 and DSP51 help to achieve the Strategic Objective by providing for the transport infrastructure required to ensure development proposed within LP2 and in the Core Strategy can be delivered. Policies DSP52 and DSP53 help to ensure that required community and sports facilities can be delivered and provide protection for existing facilities.</p> <p>In addition, a Planning Obligations and Affordable Housing Supplementary Planning Document for the Borough of Fareham (excluding Welborne) (DFI05) is being prepared which will sets out more detailed guidance about where planning obligations may be used to secure the provision of infrastructure and mitigation required by new development. Finally, the Council adopted its Community Infrastructure Levy (CIL) in May 2013 and, in light of the Examination of LP2 and LP3, this CIL Charging Schedule is currently being reviewed to ensure that the rates set are appropriate and relevant to market conditions and to the overall policy context within the Borough.</p>
SO6	Policy DSP40 identifies sufficient housing supply to meet the Core Strategy (Policy CS2) target of 3,729 dwellings (2006-2026), focusing development within the existing urban areas.
SO7	<p>Policy DSP30 requires that development at Fareham Station East should incorporate improvements to transport interchange facilities to provide for passenger transfer between different modes of transport.</p> <p>Policies DSP48 and DSP49 seek the delivery of the BRT extensions to Fareham Town Centre and to Welborne and wider improvements to the Strategic Road Network, including identifying sections of the road network for improving the access to the Gosport Peninsula.</p>
SO8	The Strategic Objective to deliver the new community at Welborne will be achieved through the Welborne Plan (LP3).
SO9	Policies DSP12 and DSP52 include allocations for new public space and sports facilities that contribute to achieving this Strategic Objective.
SO10	Policies DSP3 and DSP4 will protect the environmental quality and the living conditions of the existing settlements, whilst Policy DSP6 seeks to protect and enhance the historic environment and key heritage assets. In addition, the development site briefs set out in Chapter 7 of LP2 include guidance of the Council's expectations over the quality of

	design, sustainability and the need to take account of the character of the area within which development will be set.
SO11	Policies DSP12-16 all seek to safeguard and enhance the natural environment while Policy DSP6 seeks to safeguard the historic environment. Furthermore the Council is part of the Solent Recreation Mitigation Partnership which seeks to protect and enhance sensitive habitats as set out in Policy DSP15 .
SO12	Policy DSP3 seeks to protect Fareham's communities and the wider environment from pollution and harmful environmental impacts. Policy DSP16 promotes effective coastal management in relation to redevelopment within the two Coastal Change Management Area. In relation to renewable energy, Policy DSP56 encourages the development of Renewable Energy in the Borough and identifies areas of least constraint for Renewable Resource Development.

- 1.6.6 In relation to housing requirements (Strategic Objective 6), LP2 includes an uprating of the CS requirements to reflect the updated 2012 South Hampshire Strategy (DPH01). This uprating effectively adds 472 homes to the Core Strategy based housing requirement for the plan period and this is reflected in Appendix G of LP2. However, this does not supplant the Core Strategy housing requirement which remains of the Borough's adopted housing target. The addition simply reflects the work underpinning the revised 2012 South Hampshire Strategy (DPH01) and recognises that the Strategy agreed by PUSH was based on a higher housing requirement than that set within the Core Strategy. LP2 does not seek to determine the Borough's housing requirement, but it does seek to demonstrate how the additional 472 homes could be delivered within the Plan period in a way that is fully consistent with the Core Strategy, including Strategic Objective 6.
- 1.6.7 In order to respond to the Inspector's Question 1 (ID02), the Council sought a legal opinion regarding the implications of the *Gladman Development Ltd v Wokingham Borough Council* High Court judgement (CD02). This legal opinion is consistent with the Council's view on the role of LP2 and on its relationship with the Core Strategy, as regards housing requirements. The task of revising the Borough's housing requirements is not one that has been undertaken in any way by LP2, but is a matter that will need to be addressed by the future review of Fareham's Local Plan, the timing of which is set out in the current Local Development Scheme (DFB02). It is worth highlighting that the Council's full answer to Question 7.1 is set out within the Issue 7 Participant Statement.
- 1.6.8 The Council's commitment to an to an early review of the Local Plan is also proposed to be emphasised in a modification paragraph 1.11 to the Submission version of the Plan as follows:

~~The Council's commitment to an early review of the Local Plan is reiterated in the Local Development Scheme. The Council is committed to review the~~

Local Plan, and this is set out in the Local Development Scheme (Revised September 2014), which was agreed at Fareham Borough Council's Executive Meeting on the 1st September 2014. The Council's timetable for the Local Plan Review allows the Authority to take account of the current review of the South Hampshire Strategy. The timetable for the review of the Local Plan is as follows:

- Summer 2016 – Consultation on draft Local Plan (Regulation 18)
- Summer 2017 – Publication of pre-submission Local Plan (Regulation 19)
- Autumn 2017 – Submission to Secretary of State (Regulation 22)
- Winter 2017 – Examination (Regulation 24)
- Spring/Summer 2018 – Adoption (Regulation 26)

The Local Plan Review undertaken by the Council will be comprehensive in nature, updating and reviewing the adopted Core Strategy, Development Sites and Policies and Welborne Plans, to form one Local Plan.

1.7 *The Design SPD is not scheduled for publication until later in the year. Nevertheless there are a number of references to it in the policies of LP2. Firstly is it appropriate to refer to a document which has not been published? Secondly, even if a reference is justified, this SPD will have less weight than LP2 when adopted because it has not been through the same statutory process and therefore would it be more appropriate for any specific references to the 'non-statutory' document to be made within the supporting text rather than within a 'statutory' policy?*

1.7.1 The draft Design Guidance (excluding Welborne) Supplementary Planning Document (SPD) is scheduled for consultation before the end of 2014, with publication due in early 2015. A separate Welborne Design Guidance SPD is being produced for the area covered by the Welborne Plan (DLP11), and the draft version was consulted on in Summer 2014.

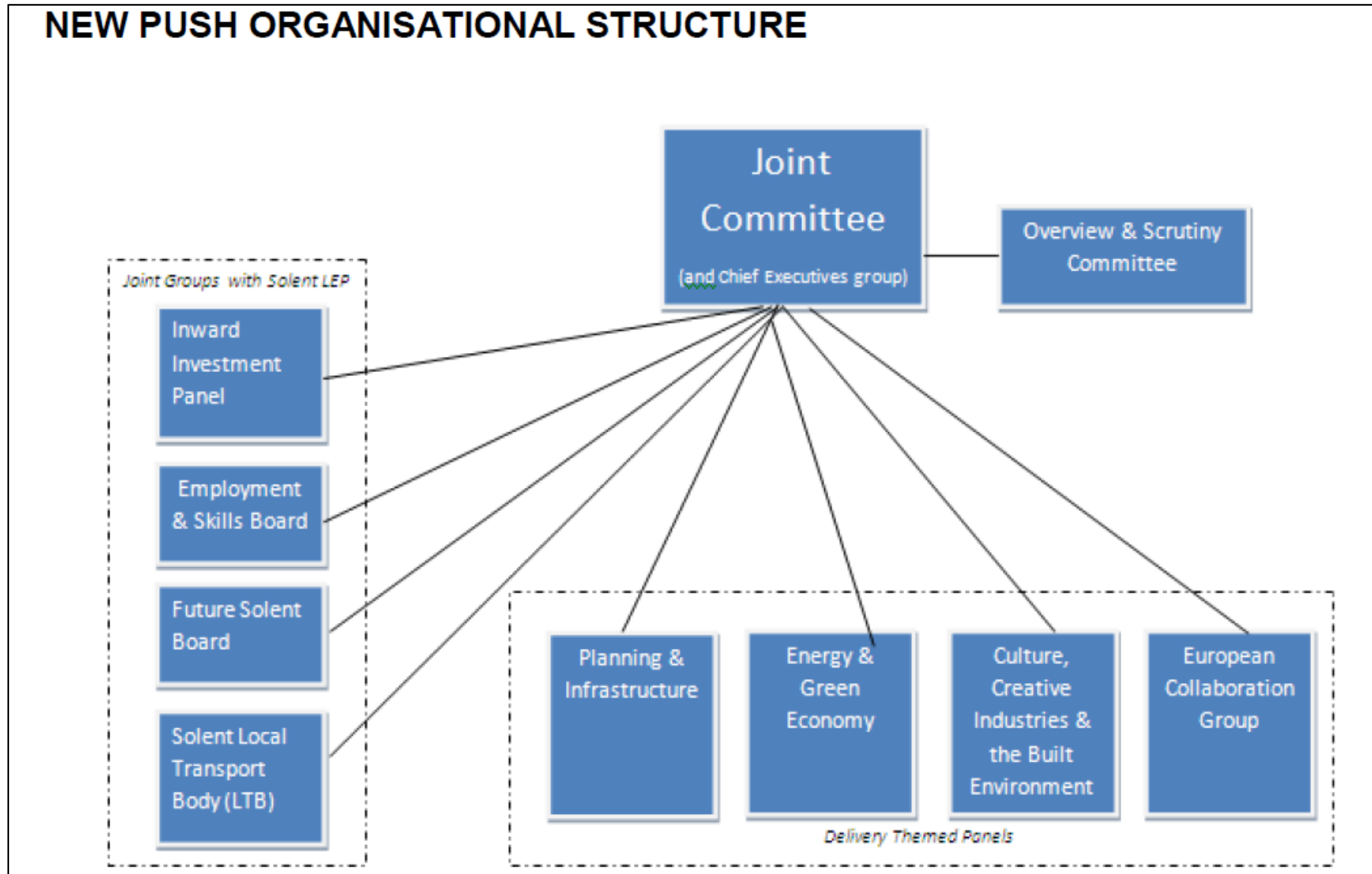
1.7.2 The completion of the Local Plan, by adoption of LP2 and LP3, will result in the replacement of the Local Plan Review (2000) in its entirety. The Local Plan Review (2000) included Residential Development Guidelines (Appendix 6) that are being replaced by guidance in the new Design Guidance (excluding Welborne) SPD. Therefore, the Council considers it important to adopt the SPD in advance of, or at the same time as, the adoption of LP2 to ensure that important details in the existing Residential Development Guidelines are suitably replaced. Given that the adoption of the SPD is scheduled prior to the adoption of LP2, it is considered justified to include reference to it in the Plan.

1.7.3 The Council acknowledges that the SPD does not have the same weight as LP2 as it will not have been through the same statutory processes, and therefore notes that it is not applicable to have reference to the SPD in the body of Policy DSP2. The first part of DSP2 is also considered superfluous,

as the requirement for new development to be consistent with Policy CS17 is already clear, given that Policy CS17 is an adopted Local Plan policy. The Council is satisfied that Policy CS17 and the Design Guidance (excluding Welborne) SPD will both be a material consideration to decision makers in any event, and thus the inclusion of Policy DSP2 is superfluous. To that end, the Council proposes to delete Policy DSP2 in its entirety as a modification, but the following sentence should be added to paragraph 3.16:

The Council expects all new development to adhere to the principles of CS17, whilst having due regard to the additional guidance within the Design SPD.

Appendix 1



Appendix 2 Timeline of the Sustainability Appraisal for the DSP Plan

<i>Stage</i>	<i>Output & Date</i>
<p>Scoping Report for the Fareham Borough Site Allocations & Development Management DPD and Town Centre AAP prepared in 2012 and published for consultation between 22 May and 26 June 2012.</p>	<p><u>Scoping Report Consultation</u> May-Jun 2012</p>
<p><i>Changes were made to the baseline, policy/plan review and SA Framework in response to scoping consultation. These amendments were published in the Sustainability Report for the Publication (Proposed Submission) Plan.</i></p>	<p>-</p>
<p>Following a Call for Sites in 2011, the Council identified a shortlist of 61 sites that could help to implement Core Strategy policy, selected in accordance with the Council's published draft site assessment methodology. The shortlisted sites, together with approximate development quanta, were supplied to the assessment team following the SA scoping stage, to carry out an initial High Level Assessment (HLA) exercise against a range of spatial constraints data and the SA Framework. Draft development management policies were subsequently assessed to establish whether they would lead to additional sustainability impacts. The results of the assessment were passed back to the Council in summer 2012.</p>	<p><u>Iterative High Level Assessments</u> Jun-Sep 2012</p>
<p>Through further stages of iterative assessment, the shortlist was reduced to 34 sites for possible allocation. These were included in the Draft Development Sites and Policies Plan and consulted on between October and November 2012, together with the Site Options Assessment Report. The report included a commentary on the effects of site allocation options on the Sustainability Objectives with reference to spatial environmental and sustainability constraints data. It concluded with a summary of which sites were predicted to result in negative sustainability effects, including those which were considered to have strong adverse effects on one or more Sustainability Objective.</p>	<p><u>Consultation on Draft Plan and Options Assessment Report</u> Oct-Nov 2012</p>
<p>Further alternative site options emerged during 2013 and the Council considered these for allocation as well. The process was informed by a continuing process of HLA against the SA Framework and spatial constraints data. Targeted consultations were carried out for sites for Gypsies, Travellers and Travelling Showpeople, Fareham College and three employment sites.</p>	<p><u>Additional High Level Assessments and Consultation on Additional Sites</u> May & Aug 2013</p>
<p>The next stage of the SA was to prepare Detailed Assessment Matrices (DAM) for those sites appraised as having greater negative than positive effects overall, or those with one or more strong negative impacts on at least one SA Objective, or those which are likely to significantly affect sites designated pursuant to the Habitats or Birds Directives (i.e. European sites; refer also to the HRA). This was initially undertaken during summer 2013 and the results were passed back to the Council so that they could be taken into account when the Council was developing its preferred policy for the Publication Plan.</p>	<p><u>Iterative High Level Assessments</u> Jun-Sep 2013</p>

<i>Stage</i>	<i>Output & Date</i>
<p>After considering responses to the various rounds of consultation and the results of high level and detailed sustainability appraisal, the Council established its suite of preferred site allocations and development management policies for inclusion in the Publication Plan. This was carried out in parallel with preparation of the Full Sustainability Report for the DSP Plan. The Sustainability Report:</p> <ul style="list-style-type: none"> - addressed all of the requirements of an Environmental Report under the SEA Regulations; - updated the policy/plan review and summary baseline data, and included the revisions to the SA Framework made following scoping consultation; - described the various assessment stages which came before; - included the HLA of all 61 sites considered on the original long list; - included the findings from the Options Assessment Report (autumn 2012) and further targeted consultations and HLA (May & Aug 2013); - presented an HLA and, where relevant, DAMs for the preferred sites and policies which were to be included in the Publication Plan; - presented a rationale for the selection of preferred sites for allocation, and reasons for rejecting their alternatives (Appendix C); - made recommendations for mitigation and monitoring; and - gave a commentary on the Publication Plan's overall effects on each Sustainability Objective. 	<p><u>Consultation on Publication Plan and Full Sustainability Report</u> Feb-Apr 2014</p>