



**OFFICER REPORT TO LOCAL COMMITTEE
(WAVERLEY)**

**WAVERLEY BOROUGH COUNCIL'S LOCAL
DEVELOPMENT FRAMEWORK CORE STRATEGY
TOPIC PAPERS**

13 MARCH 2009

KEY ISSUE AND SUMMARY

Waverley Borough Council has published a series of Topic Papers in order to consult on the issues and options relating to the future of the borough as a means of informing the core strategy of its Local Development Framework (LDF). The Local Committee has an opportunity to comment as part of this consultation process.

OFFICER RECOMMENDATIONS

The Local Committee (Waverley) is asked to agree on the comments it would wish to convey to Waverley Borough Council as part of the consultation process.

1. INTRODUCTION AND BACKGROUND

- 1.1 The Waverley Borough Local Development Framework is a new kind of Plan that replaces the Waverley Borough Local Plan 2002. The first stage is to identify the issues and options in the Borough. To do this, a consultation process started on Monday 16th February 2009 on a series of Topic Papers, referring to issues and options, to see what the public and organisations think about the future of the Borough .

2. ANALYSIS

- 2.1 The Topic Papers deal with the following subjects:

- “A Spatial Portrait of the Borough, Core Strategy Issues and Objectives and Spatial Vision.”
- “Town and Country” which includes options regarding the amount and location of new housing
- “Living and Working which includes Housing, Employment, Town Centres and Retailing and Leisure, Recreation and Tourism”.
- “Environment, Bio-diversity and Climate Change. “

In addition, the Council is consulting on a draft Settlement Hierarchy for Waverley .

2.2 **A Spatial Portrait of the Borough, Core Strategy Issues and Objectives and Spatial Vision**

The Spatial Portrait provides a profile of the social economic and environmental characteristics of the Borough. The paper identifies the main issues, sets out the objectives and provides a spatial vision for the future that is the ideal situation the Borough will be in by 2026.

2.3 **Town and Country**

This Topic Paper deals with some of the broad strategic issues that will need to be considered as part of the Local Development Framework. In particular, it sets out some choices and options concerning the amount of new housing that Waverley should plan for and a range of options for the broad location of these new homes. It also considers the related community needs focusing on infrastructure and access to services.

It deals with the following:

- The background to the Settlement Hierarchy .
- How many new homes should we plan for ?
- Broadly speaking where should new homes be built ?
- The role of "windfall sites"
- Whether the Council should limit the amount of unplanned housing that comes forward?
- How can the Local Development Framework support the delivery of infrastructure ?
- How can planning help to ensure that people have the best access to services possible ?

2.4 **Living and Working**

This Topic Paper sets out the issues which have been identified for the Borough that planning policies in the Core Strategy will have to deal with relating to:

- Housing Need and Demand: providing the right accommodation in the borough that meets our residents' housing needs and demand.
- Employment: maintaining the local economy through ensuring that there is enough land for jobs and shops.
- Town Centres and Shopping: protecting and enhancing the vitality and viability of town and village centres through the provision of shops and other services.
- Leisure, Recreation and Tourism: supporting the maintenance and delivery of leisure and recreation for local residents and Waverley as a destination for visitors. It then looks at the different planning policy options for dealing with the issues and, where possible, sets out what the Council considers to be the main advantages and disadvantages of each option to help consultees decide what approach the Core Strategy should take.

The Paper sets out some choices and options concerning the amount of new housing that Waverley should plan for and a range of options for the broad location of these new homes. It also considers the related community needs focusing on infrastructure and access to services.

2.5 **Environment, Biodiversity and Climate Change.**

The environmental issues covered in this paper relate to landscapes, townscapes, the historic heritage and biodiversity. The historic heritage and biodiversity topics do not have questions to be considered in the consultation because national regional and local policies impose strong protection on heritage and the option of not protecting it does not exist.

The climate element of the Topic Paper deals with the broad strategies relating to climate change and sustainable development. It will set out a range of options for how Waverley could deal with climate change within the Core Strategy. Principally the issues of mitigation and adaptation will be explored.

2.6 **The Settlement Hierarchy in Waverley**

In this first draft of the settlement hierarchy for Waverley, the focus has been on the analysis of the services and community facilities that each settlement has. These are not the only determining factor used to direct future development, as a number of environmental issues must also be considered and built into the final hierarchy. It is a complex issue and a variety of methods will be employed to assess the sustainability of settlement and to determine the placing of each within the final hierarchy.

3. CONSULTATION

- 3.1 The Topic Papers were considered by the Borough Council's Executive Committee on 6th January and are now available for the public and organisations to view on the Waverley website: www.waverley.gov.uk . The consultation will be open for a six-week period until 30th March 2009.

4. CONCLUSION AND RECOMMENDATION

- 4.1 The outcome of the consultation will help in the identification of the preferred options for the Core Strategy and the production of the draft Core Strategy itself. The Local Committee is invited to comment and convey its views to the Borough Council.

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BACKGROUND PAPERS: The full documentation for this consultation is available at:
http://www.waverley.gov.uk/site/scripts/download_info.php?downloadID=561