Local Development Framework for South Kesteven

Submission Core Strategy

Statement of Consultation (Regulation 30 (1)(d))

August 2009
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Statement of pre-submission consultation

Introduction

Consultation on the Local Development Framework (LDF)

In September 2004 new legislation came into effect: the Planning and Compulsory Purchase Act (PCPA). This introduced major changes to the way in which the planning system operates. The requirements of Part Two of the new Planning Act introduced a new system of plan production known as the Local Development Framework (LDF). Part Two of the PCPA and the Town and Country Planning (Local Development) (England) Regulations 2004 implement the policy behind the operation of the new local planning system, and set out the minimum requirements which Local Authorities must achieve. One of the key aims of the new system is to strengthen community and stakeholder involvement in the preparation of development plans, especially early in the process.

One of the documents that forms part of the new Local Development Framework is the Statement of Community Involvement (SCI). This sets out the Council’s commitment to involving the community, and explains when consultation will take place, who will be consulted and what will be done to engage different groups and the general public at each stage. South Kesteven District Council’s SCI was submitted to the Secretary of State in November 2005. A public examination was held in February/March 2006 and the Planning Inspector’s binding report was received on 27th March 2006. The SCI was adopted by the Council in April 2006.

Purpose of the Statement of Pre-Submission Consultation.

This Statement of Pre-Submission Consultation has been published in support of the South Kesteven proposed Submission Document (January 2009) and relates to the consultation carried out during the preparation of the Core Strategy Development Plan Document (DPD). It sets out how different agencies, organisations and residents of the District were consulted during the preparation of the Core Strategy, and how it complied with the minimum requirements of the regulations and South Kesteven’s SCI. It describes how the results of consultation were taken into account in the stages of preparing the document and how relevant alternatives were considered.

This statement has been prepared in accordance with Regulation 30 (1) of the Town and Country Planning (Local Development) (England) Regulations 2008 which requires the submission of a DPD to be accompanied by a statement setting out the following:

- those bodies and persons invited to make representations,
- how those bodies and persons were invited to make representations,
- a summary of the main issues raised by the representations; and
- how any representations made have been taken into account.

In addition, Regulation 30 (1) also requires Local Planning Authorities to submit a Statement setting out under Regulation 25 (1):

- the number of representations made under Regulation 25(1) in accordance with Regulation 28(2).
• a summary of the main issues raised in those representations; and
• how those main issues raised have been addressed in the DPD

Consultation on the Core Strategy DPD has been a continuous process, but the key formal stages are in the following flow chart:

<table>
<thead>
<tr>
<th>Date</th>
<th>Activity</th>
<th>Report</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sept - Nov 2005</td>
<td>CONSULTATION ON ISSUES AND OPTIONS</td>
<td>SA Scoping Report</td>
</tr>
<tr>
<td></td>
<td>&quot;Issues and Options for future Development in South Kesteven&quot;</td>
<td></td>
</tr>
<tr>
<td>June - Aug 2006</td>
<td>CONSULTATION ON PREFERRED OPTIONS</td>
<td>SA of Preferred Options Report</td>
</tr>
<tr>
<td>May - June 2007</td>
<td>CONSULTATION ON PREFERRED OPTIONS</td>
<td>SA of Preferred Options Report and Appropriate Assessment</td>
</tr>
<tr>
<td>Jan - Feb 2009</td>
<td>SUBMISSION OF CORE STRATEGY WITH OPPORTUNITY TO MAKE FORMAL REPRESENTATIONS</td>
<td>SA Report</td>
</tr>
</tbody>
</table>

Core Strategy Development Plan Document

The Core Strategy is one of a series of Local Development Documents that together will make up the Local Development Framework (LDF) for South Kesteven. It sets out how the District will be expected to evolve over a 20 year period to 2026. The role of the Core Strategy is to set out a vision for the District, spatial objectives, policies and a monitoring and implementation framework. It will provide guidance on the level and location of future development and will be the starting point for the determination of planning applications in the District.

The following stages have been undertaken in the preparation of the Core Strategy:

Early community engagement
The Council undertook a series of presentations to different sectors of the community at the outset of the production of the Core Strategy.

Issues and Options consultation
The Core Strategy ‘Issues and Options’ document was published for public consultation during September to November 2005. It set out the background and considered the issues which will face South Kesteven over the next 15 years, setting out some options for dealing with these issues.
Preferred Options Consultation
The Core Strategy 'Preferred Options' document was published for public consultation for a period of six weeks between 26th June to 7th August 2006. It set out the Council’s preferred options for how South Kesteven will develop in the future.

Revised preferred Options Consultation
The revised Core Strategy ‘Preferred Options’ document was published for public consultation for a period of six weeks between 4th May and 12th June 2007. This document incorporated the issues explored in previous consultations and representations received to the previous document. It provided a choice of options, indicated the preferred option and provided justification for each option, including those rejected.

The Structure of the Statement
During the preparation of the Core Strategy, the regulations setting out the process of community participation and stakeholder involvement changed. The Core Strategy DPD has, therefore, been produced under the ‘transitional arrangement four - new Regulation 25 proxy route’ as set out by the Planning Advisory Service. This document sets out all consultation undertaken in accordance with the Town and Country Planning (Local Development) (England) Regulations 2004 at Regulation 25 (Issues and Options) stage and Regulation 26 (Preferred Options) stage.
**Issues and Options Consultation 2005**

**Early Community Engagement – Spring/Summer 2005**

PPS12 (2004) indicated that local planning authorities should involve the community at an early stage in the preparation of a local development document. This is carried forward into the revised PPS12 (2008), which states the production of core strategies should follow the Government’s principles for community engagement in planning, and specifies that the community should be involved from the outset – leading to a sense of ownership or local policy decisions (PPS12, 4.20).

In order to raise awareness prior to publishing the Issues and Options Consultation document, presentations were made to the following:

- Local Area Assemblies – January – March 2005
- Agents Forum – 1st March 2005
- Communication DSP
- Planning Aid: parish Plans/LDF
- Members of the Council – Cabinet Report PLA518 – 8th August 2005

**Consultation Process**


**Details of consultation**

The Issues and Options report was published for a six-week consultation period from 30th September until 11th November 2005. This aimed to help people understand the range of issues facing the District and the choices which need to be made. A single Issues and Options document was published which was originally to cover two DPDs: the Core Strategy DPD and the Housing and Economic DPD. Consultees were invited to complete questionnaires in response to various questions raised in the document. Comments were also invited on the Scoping Report which accompanied the Issues paper.

Copies of the report were sent to all specified consultation bodies in the Statement of Community Involvement, and also to the other bodies, organisations and individuals who asked to be consulted (Appendices 1 and 2).

**Methods of consultation**

The following methods of consultation as detailed in Cabinet Report PLA 555 (Appendix 3) were used during this Issues and Options stage:

- The documents were available to download from the Council's website ([www.southkesteven.gov.uk](http://www.southkesteven.gov.uk)) along with a statement explaining when and where paper copies of the documents were available for inspection.
- A letter and copies of the Issues and Options Paper and Sustainability Appraisal Scoping Report were sent to the Specific Consultation bodies including statutory
consultees, adjoining Local Authorities and Government Office for the East Midlands and ‘General Consultation Bodies’ and other individuals and groups who had requested to be notified (Appendices 4 to 8).

- Documents were made available to view at the Council Offices and local libraries (Appendix 9).

- Staffed exhibitions were held in 3 locations throughout the district (Appendix 10 and 11, detail display board material).

- Meeting for Parish Councillors was held prior to the consultation period.

- Static exhibitions were displayed in Stamford and The Deepings libraries, the Isaac Newton Centre, Grantham and in Bourne Town Hall (Appendices 10 and 11, detail display board material).

- Posters and leaflets were displayed at various locations throughout the district including post offices and village notice boards (Appendix 12).

- Articles and adverts were placed in the local press and in SKToday, a council publication which is delivered to every household in the district (Appendices 13 - 16).

Consultation responses to the Core Strategy Issues and Options paper

A total of 259 questionnaire responses were received. These produced 5982 separate comments which have been recorded in full on a database. The questions asked were based around 13 topic areas, and included a number of closed questions with yes/no options. The following table shows the number of comments received to the questions by broad theme:

<table>
<thead>
<tr>
<th>Topic Area</th>
<th>No. of questions in theme</th>
<th>Total responses</th>
</tr>
</thead>
<tbody>
<tr>
<td>Vision</td>
<td>1 closed</td>
<td>186</td>
</tr>
<tr>
<td>Objectives</td>
<td>1 closed</td>
<td>199</td>
</tr>
<tr>
<td>Sustainable Development</td>
<td>4 closed, 1 open</td>
<td>712</td>
</tr>
<tr>
<td>Creating Sustainable Communities</td>
<td>1 closed, 1 open</td>
<td>148</td>
</tr>
<tr>
<td>New Homes</td>
<td>8 closed, 2 open with a list</td>
<td>1453</td>
</tr>
<tr>
<td>Employment</td>
<td>4 closed, 2 open</td>
<td>637</td>
</tr>
<tr>
<td>Town Centres</td>
<td>4 closed, 1 open</td>
<td>679</td>
</tr>
<tr>
<td>Recreation, Leisure and Tourism</td>
<td>3 closed, 1 open</td>
<td>324</td>
</tr>
<tr>
<td>Natural Environment</td>
<td>5 closed, 2 open</td>
<td>345</td>
</tr>
<tr>
<td>Built Environment</td>
<td>4 closed, 1 open</td>
<td>662</td>
</tr>
<tr>
<td>Grantham</td>
<td>2 closed, 8 open</td>
<td>159</td>
</tr>
<tr>
<td>Stamford</td>
<td>6 closed, 3 open</td>
<td>368</td>
</tr>
<tr>
<td>Bourne</td>
<td>1 closed, 3 open</td>
<td>36</td>
</tr>
<tr>
<td>Deepings</td>
<td>2 closed, 5 open</td>
<td>74</td>
</tr>
<tr>
<td></td>
<td></td>
<td><strong>5982</strong></td>
</tr>
</tbody>
</table>
Response to questionnaire

The Issues and Options report was accompanied by a questionnaire where people were asked to agree/disagree or provide more detailed comments on 52 questions posed in the report. Details of all the responses made are set out in Cabinet Report PLA570 – Core Strategy Preferred Options (Appendix 17), incorporating summary of responses to consultation on Issues and Options, with detailed comments set out in Appendix A. Additionally, Appendix A of Cabinet Report PLA571 (Appendix 18) sets out the questionnaire responses. PLA570 also included brief officer comments indicating the main issues and concerns raised and demonstrates where this has led to amendments to the vision and objectives, and influenced selection of Preferred Options.


The key issues raised during the consultation are summarised below, along with an explanation of what changes were made in response to comments. Issues which gave the greatest level of response were: sustainable development, new homes, employment, natural environment and the built environment. These are discussed below:

Sustainable development

Approximately 60% of respondents to the Issues Paper supported the approach of locating new development where people can get to it by walking, cycling and by bus, and felt that new development should be concentrated on brownfield sites in the four towns. However, only 34% of people supported the locational sequence (36% disagreed). The Core Strategy Preferred Options Report (2006) factored in local opinion whilst still conforming to national guidance.

New homes

The re-use of previously-developed brownfield land for housing was strongly supported (53% Yes, 19% No). In respect to affordable housing there was a strong degree of support for increasing the number of affordable dwellings being sought on market housing sites (54% Yes, 9% No) and for affordable housing to be provided in both towns and villages (62%). Additionally, 57% considered that affordable dwellings should be subject to the same locational and brownfield tests as other housing schemes. Preferred Option 5: Providing for Affordable Housing, in the Core Strategy Preferred Options June 2006 document, will help address the affordable housing deficit identified in the Housing Needs Study, and work towards the objectives in the Housing Strategy 2005-2009.

Employment

There was strong support from consultees for de-allocation of employment sites which have failed to come forward for development in a five year period (49% Yes, 15% No). However, a mixed response (28% Yes and 29% No) was received regarding the Council exercising its Compulsory Purchase Order powers. These comments informed the development of the Councils Preferred Option, as set out in Preferred Options paper (June 2006) Option 3: Economic Development.
Natural Environment

Preferred Option 6: Protection and Enhancement of the Character of the district has been based on a strong response to the concepts of conserving the quality of the countryside as a whole, and not just areas with special designation (65% Yes), and increased emphasis on a local assessment of landscape character to protect and improve local distinctiveness (57% Yes). There was strong support for protecting specific open sites in and around villages as well as towns (62% Yes). However, it is felt that the landscape character assessment will address the protection of open space in villages, and it is only the towns that are under development pressure and require the identification of specific sites for protection. The Council has recently commissioned specialist consultants to undertake a landscape character assessment of the district, this will feed into the next stage of preparation of the Core Strategy.

A significant number of responses to the Issues Paper were in support of a policy in the LDF to protect the wider environment from the consequences of development, including flood mitigation (63% Yes). The Preferred Option 12: Reducing the Risk of Flooding and Protecting Water Resources builds on advice in PPG25: Development and Flood Risk.

The issue of whether additional policy should be included in the LDF promoting renewable technologies (e.g. solar, wind power, biomass etc.) in new development was supported by 54% of respondents (11% No). Therefore Preferred Option 13: Renewable Energy has been included.

Built Environment

The inclusion of stronger policies in the LDF to promote high quality design and maintain local distinctiveness was supported by 68% of respondents to the issues paper, with only 1% not supporting this approach. This Preferred Option builds on guidance in national documents. Forty-five percent of respondents to the Issues Paper felt there are areas of towns and villages in the district that require special protection and conservation (against 6% No). The majority of these people identified areas in town centres as favoured areas for protection, and the majority of these areas are already designated as conservation areas. The option above builds on guidance in PPG15: Planning and the Historic Environment.

Scoping Report and Initial Sustainability Appraisal

The Planning and Compulsory Purchase Act (2004) requires a Sustainability Appraisal (SA) to be carried out on development Plan Documents and where an LDD is likely to have a significant effect on the environment, the SA must also meet the legal requirement of the European Directive on Strategic Environmental Assessment (SEA). SEA and SA are very closely linked and have been undertaken as a single process for the LDF. This document was prepared by a specialist consultant.

The SA process consists of five stages, A to E. A SA scoping report is required to document all tasks in Stage A and will provide the basis for consultation on these tasks. The Scoping Report was produced in August 2005. The purpose of the SA scoping report for the Core Principles of Development and Location Strategy and the Housing and Economic Development Policy Document is to describe the methodology and scope of the appraisal work to be conducted and to begin the process of collating information on relevant plans and programmes, as well as
baseline information relating to the LDF. Consultation on the Scoping Report was undertaken for six weeks during October/November 2005, with the following bodies:

Statutory SEA Consultation Bodies:
- Environment Agency
- Countryside Agency (now Natural England)
- English Heritage
- English Nature (now Natural England)

Specific Consultation Bodies:
- Government Office for the East Midlands
- East Midlands Development Agency
- East Midlands Regional Assembly
- Lincolnshire County Council
- North Kesteven District Council
- South Holland District Council
- Peterborough City Council
- Rutland County Council
- Melton Borough Council
- Newark & Sherwood District Council
- Harborough District Council
- East Northants District Council
- Local Strategic Partnership
- Lincolnshire Southwest Primary Care Trust
- Highways Agency
- Lincolnshire Heritage
- Strategic Rail Authority
- Anglian Water
- Severn Trent Water Ltd
- Black Sluice IDB
- Upper Witham IDB
- Welland and Deepings IDB
- British Telecommunications
- Lincolnshire Police Authority
- National Grid Transco
- Powergen
- Lincolnshire Wildlife Trust
- British Waterways (East Midlands)
- Forestry Commission
- RSPB
- Friends of the Earth


Consultation on the SA/SEA resulted in ten responses from organisations and bodies dealing with environmental and sustainability issues. The comments made about the Scoping Report will feed through the ongoing SEA/SA work and may result in changes being made to the sustainability objectives and framework. These, together with the Council’s response, are summarised in SA of Core Strategy submission version, Appendix 7 Core Strategy preferred options. The main points arising were:

- Concerns that references to archaeological records is incorrect.
- References to be made to "green infrastructure".
- Concerns that no reference made to Landscape Character Assessment.
- Need to make explicit reference to protecting village identify and support for Village Design Statements.
- Baseline data and indicators should include more information on countryside changes, Natural Greenspace Standards and Rights of Way issues.
- Concerns too much emphasis placed on mitigation rather than on avoidance of damage.
- Concerns that promoting development is incompatible with protection of biodiversity.
- No reference to role of transport in location of housing and employment sites.
- Inter-relationship of Peterborough and South Kesteven to be made explicit.
- Difficulty in matching jobs and skills may make meeting SA objective 7 difficult.
- Baseline data should include flood and climate change indicators.
- Potential deficiencies in water resource deficiencies highlighted.
• Support for SA objective 10 but concerns about climate change.
• Concerns that severity of flood risk may be understated.
• Concerns that "environment" should be understood to include "historic environment".
• Historic baseline data needs amendment.
• General support.

Preferred Options 2006
Consultation under Regulation 26 and Representations under Regulation 27 of the Town and Country Planning (Local Development) (England) Regulations 2004 – Preferred Options – June to August 2006

The Issues and Options consultation was the first stage in the preparation of the two key planning policy documents which will form part of the LDF. These policy documents are the “Core Principles of development and location strategy” and the “Housing and Economic” DPD.

The two documents took account of comments made to the Issues and Options stage, and the findings of the initial sustainability appraisal, together with national and regional planning policy. These factors combined to result in a set of ‘preferred options’ to indicate how the Council could approach the locally important issues facing the District in the light of planning policy.

On Monday 3rd April 2006, the Council’s Cabinet Members approved the Core Strategy as the Council’s Preferred Options report for public consultation. In accordance with the Regulations, the Core Strategy Preferred Options report and supporting documents were published for a six-week period of public consultation from 26th June to 7th August 2006. Approximately 250 copies of the document were sent out to statutory consultees, a further 550 letters were posted out to parties registered on our database to inform them of the consultation exercise. Documents were made available at libraries in the district and were available on request. All documentation was available on the internet, and three workshops were held for the public and agents to which a total of 60 people attended. Over 220 responses have been received during the consultation period which were registered and inputted onto a database.

Methods of consultation

The following methods of consultation, as detailed in Cabinet Report PLA 615 (Appendix 20) were used during this Preferred Options stage:

• The documents and statement of the Proposals Matters were available to download from the Councils website at www.southkesteven.gov.uk. (The Proposals Matters can be viewed at Appendix 21).

• A letter and copies of the Core Strategy Preferred Options Paper, the Sustainability Appraisal documents and the statement of Proposals Matters were sent to the ‘Specific Consultation bodies’ including statutory consultees, adjoining Local Authorities and Government Office for the East Midlands (see Appendix 22 for a copy of the letter)

• A letter advising of the availability of the documents on the Council’s website and the publicity proposed, plus a copy of the Statement of the proposals Matters was
sent to the ‘General Consultation Bodies’ and other individuals and groups who had requested to be notified (see Appendix 23 for a copy of the letter).

- Documents were made available to view at the Council Offices and local libraries (see Appendix 24 for a copy of the letter).

- Articles and adverts were placed in the local press and in SKToday, a council publication which is delivered to every household in the district (Appendix 25).

- An advert (the Statement of the Proposals Matters) was placed in the Grantham Journal, Bourne Local and Stamford Mercury (Appendix 26).

- Two area-based discussion forums were arranged, for agents and the public, to discuss issues arising from the Preferred Options documents, and a total of 60 people attended. The forums were structured to consider how the policies and proposals outlined will affect specific areas:
  - Forum 1 at Bourne Corn Exchange on Saturday 15th July 2006 at 9.30am until 12.30pm to consider issues affecting Bourne, Stamford and the Deepings and the southern parts of the District (Appendix 27 contains a copy of presentation).
  - Forum 2 at the Ballroom at Grantham Guildhall on Saturday 22nd July 2006 at 9.30am until 12.30pm to consider issues affecting Grantham and the northern parts of the District (Appendix 28 contains a copy of presentation).

Consultation responses to the Core Strategy Preferred Options paper

A total of 90 questionnaire responses were received from the public, developers, charities, public bodies, and other stakeholders during the consultation period, which produced 765 separate comments. The comments have been recorded in full on a database.

<table>
<thead>
<tr>
<th>Document</th>
<th>Object</th>
<th>Support</th>
<th>Support with conditions</th>
<th>Support (Sub-Total)</th>
<th>Observations</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Core Strategy Preferred Options</td>
<td>160</td>
<td>226</td>
<td>261</td>
<td>487</td>
<td>118</td>
<td>765</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Core Strategy Preferred Options May 2006</th>
<th>Support</th>
<th>Support with conditions</th>
<th>Object</th>
<th>Observations</th>
<th>Total</th>
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<tbody>
<tr>
<td>Whole document</td>
<td>0</td>
<td>1</td>
<td>0</td>
<td>39</td>
<td>40</td>
</tr>
<tr>
<td>Vision and Objectives</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>2</td>
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<tr>
<td>Sequential development in South Kesteven (PO1)</td>
<td>6</td>
<td>28</td>
<td>29</td>
<td>4</td>
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<tr>
<td>Sustainable Integrated Transport (PO2)</td>
<td>13</td>
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<td>4</td>
<td>53</td>
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<td>Policy Area</td>
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<td>10</td>
<td>12</td>
<td>7</td>
<td>49</td>
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<tr>
<td>------------------------------------------------</td>
<td>---</td>
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<tr>
<td>Economic Development PO3</td>
<td>7</td>
<td>10</td>
<td>34</td>
<td>7</td>
<td>58</td>
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<tr>
<td>Residential Development PO4</td>
<td>9</td>
<td>14</td>
<td>22</td>
<td>7</td>
<td>52</td>
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<tr>
<td>Providing for Affordable Housing PO5</td>
<td>9</td>
<td>14</td>
<td>22</td>
<td>7</td>
<td>52</td>
</tr>
<tr>
<td>Protection and Enhancement of the Character of the District (PO6)</td>
<td>12</td>
<td>21</td>
<td>14</td>
<td>8</td>
<td>55</td>
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<tr>
<td>Design of new development (PO7)</td>
<td>14</td>
<td>22</td>
<td>10</td>
<td>2</td>
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<tr>
<td>Protecting Neighbourhood Amenity (PO8)</td>
<td>18</td>
<td>8</td>
<td>3</td>
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<td>29</td>
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<tr>
<td>Development in Conservation Areas (PO9)</td>
<td>16</td>
<td>10</td>
<td>2</td>
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<td>Listed Buildings (PO10)</td>
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<tr>
<td>Archaeological and Historic Sites (PO11)</td>
<td>18</td>
<td>8</td>
<td>2</td>
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<tr>
<td>Reducing the Risk of Flooding and Protecting water Resources (PO12)</td>
<td>20</td>
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<tr>
<td>Generating Renewable Energy (PO13)</td>
<td>20</td>
<td>14</td>
<td>4</td>
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<tr>
<td>Renewable Energy Technologies in new Development</td>
<td>13</td>
<td>15</td>
<td>12</td>
<td>2</td>
<td>42</td>
</tr>
<tr>
<td>Pollution Control (PO15)</td>
<td>25</td>
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<td>1</td>
<td>1</td>
<td>34</td>
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<tr>
<td>Developer Contributions (PO16)</td>
<td>10</td>
<td>27</td>
<td>6</td>
<td>5</td>
<td>48</td>
</tr>
</tbody>
</table>

The areas that received the most objections were:

**Residential Development**
Approximately 25-30% of the objections (primarily from house builders) were centred on housing figures. The Residential Development option is based on the Lincolnshire Structure Plan figures, for the period 2001 to 2021. This allocates 9,200 dwellings for the plan period (460 per annum) compared to the emerging RSS which is expected to be 15,750 (630 dwellings per annum). In undertaking a second revision to the Core Strategy Preferred Options document, the majority of the objections should be addressed as the housing figures and plan period will reflect those in the emerging RSS and therefore, enable a slightly less restrictive approach.

**Providing for Affordable Housing**
Recent consultation has shown that the public support the need to provide affordable housing in both towns and villages, and that they should be subject to the same restrictions, in terms of location and brownfield sites, as the rest of the housing
mark. However, concern has been expressed that the 50% target proposed (from the Fordham Housing Needs Survey) for determining affordable housing provision is too high. Concerns have also been expressed about the methodology used to determine this provision.

**Preferred Options Sustainability Appraisal (2006)**


The main concerns were:

- The historic and archaeological heritage of the district had not been sufficiently taken into account when assessing the impacts of the Core Strategy.
- No monitoring was proposed, although this had been included in the SA Scoping Report.
- The SA failed to address issues which had been raised during the consultation on the Scoping Report.
- The lack of alternative options for assessment left the SA process without any frame of reference as to how sustainable the Core Strategy is.
- Concern that the flexibility of policy to protect the character of the district should not be at the expense of adequate protection for recreational areas.

**Response from Government Office for the East Midlands**

The response received from the Government Office for the East Midlands (GOEM) suggested that it and the Planning Inspectorate had concerns regarding the manner in which the options were presented for public consultation. The Council met with GOEM on 16th August to discuss their concerns and agree a way forward.

GOEM’s concerns were:

- The document did not reflect the spirit of Government guidance set out in PPS12, which requires full consideration of all options, including those rejected.
- The document focused too strongly on simply justifying the preferred option.
- A fair choice of options to consultees to choose from was not offered.

GOEM’s recommendation:

- The Council extend or redo consultation on preferred options to ensure the document is not ruled unsound at the examination.

Council’s decision:

- To amend the timetable for preparing LDF documents, enabling the Core Strategy to be prepared and adopted prior to the preparation and adoption of the Site Allocations DPD, and necessitating a further round of preferred options consultation for each document.
- The revised Preferred Option Core Strategy stage took account of suggestions from GOEM and was informed by representations received from the June 2006 consultation.
In revising the Core Strategy as detailed, in Cabinet Report PLA 623 (Appendix 29), Cabinet members agreed that the following key policy areas should be included:

- Spatial strategy (sequence for development)
- Transport
- Housing development – distribution and location criteria
- Delivering Affordable Housing
- Providing for Gypsies and Travellers
- Employment development – distribution and location criteria
- Retail and leisure development – distribution and location criteria
- Landscape Character
- Reducing the Risk of Flooding
- Schemes for the generation of Renewable Energy
- Renewable Energy in New Developments
- S106 planning obligations

Preferred Options 2007
Consultation under Regulation 26 and Representations under Regulation 27 of the Town and Country Planning (Local Development) (England) Regulations 2004 – Preferred Options – May to June 2007

Public consultation took place between 4th May and 12th June 2007.

A total of 1203 individual representations were made about the consultation document. Of these, 617 were representations of support and 261 were representations of objection. A further 325 were comments and observations.

Methods of consultation
The following methods of consultation as detailed in Cabinet Report PLA 626 and 627 (see Appendices 30 and 31) were used during this Preferred Options stage:

- The documents and statement of the Proposals Matters were available to download from the Councils website at www.southkesteven.gov.uk. (The Proposals Matters can be viewed at Appendix 32).

- Press release on website (Appendix 33).

- A letter and copies of the Core Strategy Preferred Options Paper, the Sustainability Appraisal documents and the Statement of Proposals Matters were sent to the Specific Consultation Bodies including statutory consultees, adjoining Local Authorities and Government Office for the East Midlands (see Appendix 34 for a copy of the letter).

- A letter advising of the availability of the documents on the Council’s website and the publicity proposed, plus a copy of the Statement of the Proposals Matters was sent to the General Consultation Bodies and other individuals and groups who had requested to be notified (see Appendix 35 and 36 for copies of the letters).

- Documents were made available to view at the Council Offices and local libraries (see Appendix 37 and 38).
• Four manned exhibitions were arranged, for agents and the public, to discuss issues arising from the Preferred Options documents (Appendix 39). These aimed to publicise the Core Strategy Preferred Options report and encourage people to comment (Appendices 40 and 41 detail exhibition material):

  ▪ Grantham – Customer Services Centre, ongoing exhibition 8th May-15th June with officers available to answer questions.
  ▪ Bourne – Sainsbury supermarket, 15th May between 1-5pm
  ▪ Market Deeping – Tesco supermarket, 18th May between 1-5pm
  ▪ Stamford – Morrisons supermarket, 22nd May between 1-5pm

• Parish Council workshop to consider the implications of the Core Strategy Gallery, Grantham, 16th May between 7-9pm (Appendix 42).

• Articles and adverts were placed in the local press and in SKToday, a council publication which is delivered to every household in the district (Appendix 33).

• An advert (the Statement of the Proposals Matters and details of consultation events) was placed in the Grantham Journal, Bourne Local and Stamford Mercury (Appendix 43).

Consultation responses to the Core Strategy Preferred Options paper

A total of 1203 individual representations were made about the consultation document. Consultees were able to make their representations directly on-line, by email or by post. The Council received representations from the public, developers, charities, public bodies, and other stakeholders during the consultation period. The comments have been recorded in full on a database.

Consultation responses

<table>
<thead>
<tr>
<th>Core Strategy Preferred Options May 2007</th>
<th>Support</th>
<th>Object</th>
<th>Observations</th>
<th>Total Representations</th>
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A summary of responses to the Preferred Options May 2007 document are contained in Cabinet Reports PLA 704 and PLA 723 (Appendix 44 and 45).

The areas that received the most objections were:

**Spatial Strategy**

This option was generally well supported, but objections raised included the fact the preferred option did not correctly reflect the different roles of the towns as set out in the RSS, and that the sequential approach has been superseded by PPS3: Housing. This policy has been updated in the submission document to accord with PPS3.
Residential Development

A number of comments received felt it was inappropriate to distribute the housing requirement until it was clear what the requirement would be in the emerging Regional Plan. Concerns were also raised about the way the housing requirement options were set out and calculated. In producing the submission document the amount of housing development and its distribution across the District has been taken into consideration, and the Housing Policy revised.

Affordable Housing

The preferred option 5a received the majority of comments from the consultation, most of which were objections. The two main areas of objection were:

1. the target of 50% - This percentage rate of new development being provided as affordable housing was too high, a reduced rate as shown in the draft Regional Plan was suggested. In producing the submission version the target is reduced to 40% to reflect the Strategic Housing Market Assessment (SHMA), the Housing Needs Assessment and the representations received.

2. the definition of affordable housing – the definition should not be changed from that in PPS3: Housing. It is considered that whilst the Core Strategy definition does not repeat the words of the PPS3 definition, it does not contradict it. The definition in the submission document has been amended to bring the definition more closely in line with PPS3.

Preferred Options Sustainability Appraisal

A total of five responses were received on the Sustainability Appraisal (SA) which accompanied the Preferred Options report. The comments were from a variety of consultees, Natural England were the only statutory consultee that commented.

The main points arising were:
- The need to refer to the Gypsy and Traveller Accommodation Needs Assessment
- The need to provide further information included about Lincolnshire Biodiversity Action Plan
- The Appropriate Assessment should be re-titled Habitats Assessment
- Consideration should be given to clarifying the stages of the Habitats Assessment
- The need to clarify the relationship between historic environment and policy options.

Assessment under Habitat regulations

An appropriate assessment (AA) is carried out to enable any impacts that land use plans will have on European sites to be assessed. The requirement for Assessment of plans and projects affecting Natura 2000 sites is set out in The Habitats Directive (Council Directive 92/43/EEC). Articles 6(3) and 6(4) of the Habitats Directive require Appropriate Assessment to be carried out for plans and projects that are likely to affect a Natura 2000 site such as a Special Area of Conservation (SAC), a Special Protection Area (SPA) or a Ramsar Site. The Appropriate Assessment determines whether the plan would adversely affect the integrity of the site in terms of nature conservation objectives.
In South Kesteven two Natura 2000 sites have been identified: Baston Fen and Grimsthorpe. These sites, analysed to assess the impact of the Core Strategy on the SAC. There are clear parallels between AA and SA since all are processes for assessing and minimising the environmental and sustainability impacts of plans. Government guidance on applying AA to plans recommends undertaking AA and SA processes in parallel. However, although the processes share much in common, AA requires a clear, separate statement for each plan. The AA is consistent with the SA of the Core Strategy DPD.

**Consultations on the Appropriate Assessment**

The Council consulted the three statutory Consultation bodies: Environment Agency, English Heritage and Natural England whilst preparing the AA on the Core Strategy. Consultations on the draft AA were carried out in May-June 2007. Natural England commented on the document and concurred with the conclusion drawn in the Habitats Regulations assessment that the policies in the document, either alone or in combination with the documents identified in the Assessment are not likely to have a significant effect upon the features for which either Baston Fen SAC or Grimsthorpe SAC are notified. For purposes of clarification, some minor changes in wording within the Assessment were recommended.

**Submission**

This document is published as a supporting Submission Document. It will be updated for formal Submission to include information about the Representations on the Submission Document.

**Proposed methods of consultation**

- The documents will be available to download from the Council's website at [www.southkesteven.gov.uk](http://www.southkesteven.gov.uk).

- Press release on website

- A letter and copies of the Core Strategy Submission document and Sustainability Appraisal documents will be sent to the Specific Consultation Bodies including statutory consultees, adjoining Local Authorities and Government Office for the East Midlands.

- A letter advising of the availability of the documents on the Council’s website and the publicity proposed, plus a copy of the Statement of the proposals. Matters will be sent to the General Consultation Bodies and other individuals and groups who had requested to be notified.

- Documents will be available to view at the Council Offices and local libraries.

- An advert will be placed in the Grantham Journal, Bourne Local and Stamford Mercury.
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Appendix 2 - List of General Consultation Bodies from SCI
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Appendix 6 - Issues and Options Letter - Schools
Appendix 7 - Issues and Options Letter - Sheltered Housing
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Appendix 9 - Issues and Options Poster - document viewing locations
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Appendix 20 - Cabinet Report PLA 615
Appendix 21 - Preferred Options 2006 - Statement of Proposals Matters
Appendix 22 - Preferred Options 2006 - Specific Consultee Notification Letter
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Appendix 42 - Preferred Options 2007 - Parish Council Event Presentation
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Appendix 44 - Cabinet Report PLA 704
Appendix 45 - Cabinet Report PLA 723

Please note appendices to the Cabinet Reports are available on the Council’s website: www.southkesteven.gov.uk
Alternative formats
South Kesteven has a rich and diverse culture - a community made up of people from different cultures, with differing backgrounds, beliefs and experiences. This diversity is one of the things that make South Kesteven such a great place to live and work.

To ensure all residents of South Kesteven have access to our information material, our information is available in a range of different languages and formats, including large print, Braille, audio tape and computer disc.

To request a document in a specific language or format, you can ring us or email us:

☎ 01476 406127  ✉ communications@southkesteven.gov.uk

Large print, Braille, audio tape or computer disc
This information can be made available in large print, Braille, on audio tape or computer disc. If you, or someone you know, might benefit from this service, please contact us.

繁体中文
本資料有繁體中文版，若你本人或你認識的甚麼人會受益於此版本，敬請聯絡我們。

Česky
Tato informace může být dostupná i v češtině. Pokud byste Vy, a nebo někdo koho znáte, mohli využít tohoto servisu, obraťte se prosím na nás.

Magyar
Ezeket az információkat magyar nyelven is tudjuk biztosítani. Ha Ön, vagy valaki, akit Ön ismer igényt tart erre a szolgáltatásra, kérem, keressen fel minket.

Latvian
Šo informāciju var iegūt arī latviešu valodā. Ja Jums vai kādai no Jūsu pazīpāji šādi pakalpojumi nāktu par labu, lūdzu kontaktējiet mūs.

Lietuviškai
Šią informaciją galite gauti lietuvių kalba. Prašome kreiptis į mus, jei jums arba jūsų pažistamiems ši paslauga galėtų būti naudinga.

Polski / Polish
Informacja ta może być dostępna w języku polskim. Jeżeli Państwo albo ktoś z którego Państwo znają, może z tej usługi skorzystać, proszę nas kontaktować.

Português
Esta informação pode ser disponibilizada em português. Se você, ou alguém que conhecer, beneficiar com este serviço, por favor contacte-nos.

Русский
Данная информация может быть предоставлена на русском языке. Если Вы или Ваши знакомые посчитают такую услугу необходимой, пожалуйста, свяжитесь с нами.

Türkçe
Bu bilgiler Türkçe dilinde mevcuttur. Siz veya bir tanıdığınızın bu hizmetden faydalanacağınızı düşünüyorsanız lütfen bizi arayınız.