

WEST OXFORDSHIRE DISTRICT COUNCIL
ECONOMIC AND SOCIAL OVERVIEW AND SCRUTINY COMMITTEE:
THURSDAY 24 JANUARY 2019
PRELIMINARY CONSULTATION ON THE EAST CHIPPING NORTON
DEVELOPMENT FRAMEWORK SUPPLEMENTARY PLANNING DOCUMENT
REPORT OF THE HEAD OF DEMOCRATIC SERVICES
(Contact: Paul Cracknell, Tel: (01993) 861523)

1. PURPOSE

To consider submitting a response to the preliminary consultation on the East Chipping Norton Development Framework Supplementary Planning Document.

2. RECOMMENDATION

That the Committee agrees a response to the above consultation.

3. BACKGROUND

3.1. The Committee previously expressed a desire to consider this consultation, and the deadline for responses is 5 pm on Friday 8 March.

3.2. The associated report considered by Cabinet on 16 January 2019 is included at Appendix A and the issues paper published for consultation is included at Appendix B

3.3. The Committee will see that the consultation document includes a number of consultation questions, but also makes the point at paragraph 4.7 that these are included to stimulate thought and discussion only and those responding will not be expected to answer them all unless they wish to. More general consultation responses will be accepted alongside.

4. NEXT STEPS

It is currently anticipated that the SPD will be further considered by Cabinet at its meeting scheduled for 22 May 2019.

5. FINANCIAL IMPLICATIONS

This report has no financial implications.

Keith Butler
Head of Democratic Services

(Author: Paul Cracknell, Tel: (01993) 861523; EMail: paul.cracknell@westoxon.gov.uk)

Date: 8 January 2019

Background Papers:

None

WEST OXFORDSHIRE DISTRICT COUNCIL

CABINET:

WEDNESDAY 16 JANUARY 2019

**APPROVAL OF EAST CHIPPING NORTON DEVELOPMENT FRAMEWORK
SUPPLEMENTARY PLANNING DOCUMENT (SPD) PRELIMINARY
CONSULTATION**

REPORT OF THE HEAD OF PLANNING AND STRATEGIC HOUSING

(Contact: Giles Hughes, Tel: (01993) 861000)

(The Cabinet's decision on this matter will be a resolution)

1. PURPOSE

To consider a preliminary consultation paper regarding the proposed East Chipping Norton Development Framework Supplementary Planning Document (SPD).

2. RECOMMENDATION

That the 'issues paper' attached in the Appendix be approved, for the purposes of a six week period of public consultation.

3. BACKGROUND

- 3.1. Members will be aware that the West Oxfordshire Local Plan 2031 allocates land to the east of Chipping Norton as a Strategic Development Area (SDA) to include the provision of around 1,200 new homes, 5 hectares of business land together with supporting transport, community and green infrastructure. An integral part of the proposal is the provision of an eastern link road connecting the Banbury Road to the B4026/A361 via London Road.
- 3.2. Policy CN1 applies and stipulates a number of criteria which development of the site will be expected to comply with. This includes the comprehensive development of the whole site to be led by an agreed masterplan.
- 3.3. To ensure the site is brought forward in a comprehensive and co-ordinated manner, Officers are proposing to prepare a Supplementary Planning Document (SPD) to guide development.
- 3.4. The purpose of a Supplementary Planning Document (SPD) is to build upon and add more detailed guidance or advice on the policies set out in the Local Plan. SPDs are often used to provide guidance on specific sites or on particular issues such as design and affordable housing.
- 3.5. It is anticipated that the SPD will take the form of a Development Framework setting out the key parameters and objectives for development of the site within which any subsequent masterplan would need to sit.

4. EAST CHIPPING NORTON SPD ISSUES PAPER

- 4.1. Attached at Appendix I is an initial consultation paper which is intended to stimulate early debate and discussion about the East Chipping Norton SDA and the key issues and priorities to be addressed as the site is taken forward.
- 4.2. The first half of the issues paper (Sections 1 – 4) sets out the scope and purpose of the consultation paper, what a supplementary planning document is and why the Council is proposing one for the site.
- 4.3. It also explains how the site was identified, the anticipated benefits of the proposal, relevant aims and objectives from the Chipping Norton Neighbourhood Plan as well as providing an overview of the site, its main physical characteristics and potential constraints.
- 4.4. Section 5 then identifies a number of key issues and priorities that will need to be addressed in taking the site forward. These include:
 - The type, size and mix of new homes needed;
 - The type of business land needed;
 - The overall character and form of development;
 - Transport and movement;
 - Mitigation of impacts on the landscape;
 - Achieving a net gain in biodiversity;
 - Open space provision;
 - Potential creation of a new local centre;
 - Primary school provision; and
 - Other supporting infrastructure requirements.
- 4.5. Section 6 summarises these key issues and explains that they are not exhaustive with more general comments also being sought on any other key issues that need to be addressed through the SPD.
- 4.6. Sections 7 and 8 then explain how to respond to the consultation and what happens next.
- 4.7. Members will note that the consultation paper includes a number of consultation questions throughout. These are included to stimulate thought and discussion only and those responding will not be expected to answer them unless they wish to. More general consultation responses will be accepted alongside.

5. NEXT STEPS

- 5.1. Subject to the approval of Members, the preliminary ‘issues paper’ attached at Appendix I will be published for 6-week period of public consultation from 25th January – 8th March 2019.
- 5.2. All responses received will be taken into account and used to inform the preparation of a draft SPD for the site which is scheduled to be published for consultation in May/June 2019.

6. FINANCIAL IMPLICATIONS

There are no direct cost implications associated with this report other than modest costs associated with the proposed public consultation. These are able to be met from existing budgets.

7. RISKS

There are no direct risks associated with this report.

8. REASONS

The development and adoption of the SPD will help to guide the development of the East Chipping Norton (SDA) in a comprehensive and co-ordinated manner and will enable effective and ongoing stakeholder engagement in the process.

Giles Hughes

Head of Planning and Strategic Housing

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Date: 8 January 2019

Background Papers:

None.