

Ipswich Borough Council – October 2016

Public Consultation on the Ipswich Local Plan Post-Submission Main Modifications

20th October 2016 to 11.45pm 1st December 2016

Notes Accompanying Representation Form

1. Introduction

Following the completion of the Examination Hearing sessions by an independent Planning Inspector in July 2016, a series of Post-Submission Main Modifications to the Ipswich Local Plan has been published for consultation.

The Inspector is inviting representations on the changes proposed to the Plan. Representations may only be made in relation to the Post-Submission Main Modifications and not on other parts of the Plan. The modifications are intended to address issues of legal compliance and/or soundness. Therefore, representations should be made in respect of the effect of the modification(s) on the Plan's soundness or legal compliance.

2. Representations

Representations must be received no later than 11:45pm on Thursday 1st December 2016.

Late representations cannot be taken into consideration by the Inspector or the Council. The notice of consultation explains where the documents are available for inspection and how representations should be submitted.

The representations received by the Council on the Post-Submission Main Modifications will be passed to the Inspector, who will consider them when preparing his final report on the Plan.

If you submitted representations to the consultations undertaken between 12th December 2014 and 5th March 2015, and/or between 9th October and 23rd November 2015, the Inspector has considered these during the examination and there is no need to make these again.

3. Consultation documents

- Notice of consultation, October 2016
- Schedule of Post-Submission Main Modifications to the Proposed Submission Core Strategy and Policies Development Plan Document (DPD) Review, October 2016
- Schedule of Post-Submission Main Modifications to the Proposed Submission Site Allocations and Policies (incorporating IP-One Area Action Plan) DPD and Opportunity Area Plans illustrating modifications, October 2016
- Local Plan Policies Map illustrating modifications, October 2016
- Local Plan Policies Map IP-One Area Inset illustrating modifications, October 2016
- Sustainability Appraisal Addendum for the Post-Submission Main Modifications to the Core Strategy and Policies DPD Review, October 2016 and Annex
- Sustainability Appraisal Addendum for the Post-Submission Main Modifications to the Site Allocations and Policies (incorporating IP-One Area Action Plan) DPD, October 2016 and Annex
- Habitats Regulations Assessment Addendum for the Post-Submission Main Modifications to the Core Strategy and Policies DPD Review, October 2016

- Habitats Regulations Assessment Addendum for the Post-Submission Main Modifications to the Site Allocations and Policies (incorporating IP-One Area Action Plan) DPD, October 2016

Further documents have also been published **for information** and they are available to view.

Representations are not invited on these documents, but any comments received will be considered by the Council.

- Schedule of Post-Submission Additional Modifications to the Core Strategy and Policies DPD Review, October 2016 – these are minor corrections, amendments and factual updates to the plan which are not considered to affect its soundness
- Schedule of Post-Submission Additional Modifications to the Site Allocations and Policies (incorporating IP-One Area Action Plan) DPD, October 2016 – these are minor corrections, amendments and factual updates to the plan which are not considered to affect its soundness
- Proposed Submission Core Strategy and Policies DPD Review with tracked changes illustrating the Post-Submission Main and Additional Modifications, October 2016
- Proposed Submission Site Allocations and Policies (incorporating IP-One Area Action Plan) DPD with tracked changes illustrating the Post-Submission Main and Additional Modifications, October 2016

The information below is adapted from Planning Inspectorate Guidance:

4. Legal Compliance

You should consider the following in relation to the post-submission main modifications before making a representation on legal compliance:

- The plan should be included in the current Local Development Scheme¹ (LDS) and the key stages should have been followed. The LDS is effectively a programme of work prepared by the local planning authority. It sets out the Local Development Documents it proposes to produce and the key stages in the production of any plans the local planning authority proposes to bring forward for independent examination. If the plan is not in the current LDS it should not have been published for representations. The LDS should be on the local planning authority's website and available at its main offices.
- The process of community involvement for the plans should be in general accordance with the local planning authority's Statement of Community Involvement². The Statement of Community Involvement sets out the local planning authority's strategy for involving the community in the preparation and revision of Local Development Documents (including plans) and the consideration of planning applications.
- The plan should comply with the Town and County Planning (Local Planning) (England) Regulations 2012 ('the Regulations'). On publication, the local planning authority must publish the documents prescribed in the Regulations, and make them available at its principal offices and on its website. It must also notify the Local Plan bodies (as set out in the Regulations) and any persons who have requested to be notified.
- The local planning authority is required to provide a Sustainability Appraisal Report when it publishes a plan. This should identify the process by which the Sustainability Appraisal has been carried out, and the baseline information used to inform the process and the outcomes of that process. Sustainability Appraisal is a tool for appraising policies to ensure they reflect social, environmental, and economic factors.

¹ The Ipswich Local Development Scheme 8th edition September 2014, to be replaced by Local Development Scheme 9th edition during October 2015

² Ipswich Statement of Community Involvement Review March 2014

- The plan must have regard to any Sustainable Community Strategy for its area (i.e. county and district). This is usually prepared by the Local Strategic Partnership which is representative of a range of interests in the local planning authority's area.

5. Soundness

Soundness is explained in paragraph 182 of the National Planning Policy Framework. The Inspector has to be satisfied that the plans are positively prepared, justified, effective and consistent with national policy.

- ***Positively prepared***
This means that the plans should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development.
- ***Justified***
The plans should be the most appropriate strategy when considered against reasonable alternatives, based on proportionate evidence.
- ***Effective***
The plans should be deliverable over the plan period and based on effective joint working on cross-boundary strategic priorities.
- ***Consistent with national policy***
The plans should enable the delivery of sustainable development in accordance with the policies in the National Planning Policy Framework.

6. General advice

If you wish to make a representation seeking a modification (to a post-submission modification) you should make clear in what way the plan or part of the plan is not sound having regard to the legal compliance and the four requirements set out above.

You should try to support your representation by evidence showing why the plan should be modified. It will be helpful if you also say precisely how you think the plan should be modified.

Representations should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested modification, as there will not normally be a subsequent opportunity to make further submissions after this stage.

Where there are groups who share a common view, it would be very helpful for that group to send a single representation which represents the view, rather than for a large number of individuals to send in separate representations which repeat the same points. **In such cases the group should indicate how many people it is representing and how the representation has been authorised.**

If you require clarification or wish to discuss anything relating to the consultation please contact the Planning Policy Team on 01473 432019 or email planningpolicy@ipswich.gov.uk .