

Committee(s)	Dated:
Planning and Transportation Committee	15/12/2020
Subject: Local Development Scheme 2020	Public
Which outcomes in the City Corporation's Corporate Plan does this proposal aim to impact directly?	1,2,4,7,9,11,12
Does this proposal require extra revenue and/or capital spending?	N
If so, how much?	£0
What is the source of Funding?	N/A
Has this Funding Source been agreed with the Chamberlain's Department?	N/A
Report of: Carolyn Dwyer, Director of the Built Environment	For Decision
Report author: Adrian Roche, Department of the Built Environment	

Summary

The Local Development Scheme (LDS) is a programme for preparing the City's planning policies. It sets out in general terms the subject matter of planning policy documents and the timetable for preparing them. The LDS needs to be periodically reviewed to keep it up to date. An updated LDS has been prepared setting out an updated programme for the later stages of the Local Plan review, along with other planning policy documents. The updated LDS is appended to this report.

Recommendations

Members are recommended to:

- Approve the updated Local Development Scheme for publication; and
- Resolve that the updated Local Development Scheme is to have effect from 15 December 2020.

Main Report

Background

1. A Local Development Scheme (LDS) is required under the Planning and Compulsory Purchase Act 2004, as amended by the Localism Act 2011. The LDS must set out the documents which, when prepared, will comprise the Local Plan for the area and the timetable for their preparation and revision. It must be made publicly available and kept up-to-date so that local communities and interested parties can keep track of progress.

- 2.. The current City Local Plan was adopted in January 2015 and plans for development requirements up to 2026. The City Corporation is preparing a new Local Plan covering the period to 2036, titled City Plan 2036. The new Plan addresses revised national and London Plan policy and emerging development trends and requirements, whilst maintaining a positive planning framework to meet the City's long-term needs.

Proposals

3. The current version of the LDS was approved by this Committee in June 2017 at a relatively early stage in the Local Plan review. At the time, adoption of the new Plan was anticipated in December 2019. While good progress has been made on the Local Plan review the timetable has slipped from that envisaged in 2017 for a number of reasons, including delays to the review of the London Plan and latterly the impact of Covid-19 and national changes to the planning system.
4. This Committee agreed some changes to the Proposed Submission draft of City Plan 2036 at its last meeting on 17 November 2020. The proposed changes are intended to address revisions to the Use Classes Order, which came into effect on 1st September 2020; to acknowledge the short term impacts of the Covid-19 pandemic, whilst emphasising that the medium to longer term fundamentals underpinning the City's economic success remain in place; to update the Plan to reflect the City's climate ambitions in the newly adopted Climate Action Strategy; and to make minor factual updates.
5. The proposed changes to the draft City Plan 2036 will be considered by the Policy and Resources Committee and Court of Common Council in December and January respectively. Once approved at Court, the Proposed Submission draft of City Plan 2036 will be issued for Regulation 19 pre-submission consultation before being submitted to the Secretary of State for Public Examination.
6. Attached to this report at [Appendix 1](#) is an updated LDS, which sets out the proposed stages and timetable for the Local Plan review process. In summary the remaining key stages are outlined below.

Stage of Local Plan review	Dates
Consultation on revised (Publication) Local Plan	Jan/Feb 2021 – March 2021
Submission to Secretary of State	June/July 2021
Public Examination	Summer 2021 – Winter 2021/22
Adoption	Spring 2022

7. In August 2020, the Government published for consultation a Planning White Paper, 'Planning for the Future', which envisages a new role for local plans including the zoning of land as either a growth area, a renewal area or a protection area. The White Paper suggests transitional provisions for those local planning authorities that have submitted a local plan for examination at the time revised planning legislation is enacted to allow a submitted plan to be

examined and adopted under the current system. Since the City Plan 2036 had already reached an advanced stage at the time the White Paper was published, it is proposed to progress it to adoption under the transitional arrangements. The timetable set out above and in the attached LDS may be subject to change in light of the progress of legislation required to implement the Government's planning reforms and confirmation of the intended transitional arrangements.

8. The LDS is only required to include details of Development Plan Documents (DPDs), which in the City currently comprises a single Local Plan. However, it has been considered helpful in the past to include other planning policy documents within the City's LDS so that Members and users of the planning system can be aware of all documents that are either adopted or in preparation. It is proposed to continue this approach, and the updated LDS therefore provides details about Supplementary Planning Documents (SPDs), the Community Infrastructure Levy (CIL) and the Statement of Community Involvement.
9. The previous LDS indicated that a review of the City's CIL charging schedule would take place by 2019 to take account of the opening of Crossrail, but the delays to that project led to a consequential delay to the City's CIL review. The Planning White Paper proposes to abolish CIL and to replace it with a new Infrastructure Levy, which would be a flat-rate charge applied as a fixed proportion of development value and set nationally. In light of the Government's proposals, it would not be prudent to begin a review of the City's CIL charging schedule at this time.
10. Legislation requires that to bring the LDS into effect the local planning authority must resolve that the LDS is to have effect and specify in the resolution the date from which it is to have effect. It is recommended that the updated LDS be brought into effect from today's date. The updated LDS will be published on the City Corporation's website, together with any subsequent changes to the Local Plan programme.

Corporate & Strategic Implications

11. The LDS sets out the overall work programme for the remaining stages of the Local Plan review and the preparation or review of other policy documents, and has no direct corporate or strategic implications in itself. However, the Local Plan and other planning policy documents listed in the LDS will be prepared or revised with regard to the Corporate Plan and to the City Corporation's other plans and strategies, where relevant.

Financial/Resource Implications

12. The costs of progressing the Local Plan review through to adoption will be met from existing staff resources and the existing Local Plan budget allocation. This will be supplemented where necessary by departmental Local Risk Budgets. Any requirements for additional budget allocation, in particular to meet Public Examination costs, will be brought back to this Committee for

consideration. Preparation of the SPDs listed in the LDS will be undertaken in-house using existing staff resources and budget allocations.

Risk Implications

13. The attached LDS includes a section on potential risks to the delivery of the programme, which summarises the nature of the risk or uncertainty and any mitigation actions identified.

Other Implications

14. There are no specific legal, equalities, climate or security implications arising from this report. Any such implications will be addressed when each planning policy document is produced, for example through Equalities Assessments and Strategic Environmental Assessments where appropriate.

Conclusion

15. Members are recommended to approve the updated LDS attached to this report for publication and to resolve that it should take effect from today's date.

Appendices

- Appendix 1 – Local Development Scheme 2020

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