

Development Plan Panel

Tuesday, 18th December, 2007

PRESENT: Councillor C Fox in the Chair

Councillors B Anderson, D Blackburn,
J Blake, R Brett, R Harker, T Leadley and
A Ogilvie

12 Declaration of Interests

Councillor Harker – Agenda Item 9- Report of Area Action Plans Preferred Options Consultation – declared a personal interest as a Trustee of the Thackray Medical Museum which is sited on the edge of the area of the East and South East Leeds AAP Area.

Councillor Fox - Agenda Item 9- Report of Area Action Plans Preferred Options Consultation – declared a personal interest as a shareholder of a company involved in the scheme.

13 Minutes

RESOLVED – That the minutes of the Development Plan Panel held on 4th September 2007 be approved.

14 Report of Area Action Plans Preferred Options Consultation

Members considered a report by the Director of City Development which advised of responses relating to public consultation undertaken on the preferred options for the City Centre, East and South East Leeds (EASEL) and the Aire Valley, Leeds Area Action Plans (AAPs) and proposed next steps.

A schedule of initial responses to the LDF Core Strategy Issues & Alternative Options was tabled for information.

Officers presented the report to the Panel. The presentation included the following information:-

- Area Action Plans are being prepared as part of the Local Development Framework for Leeds
- The Area Action Plans for the City Centre, EASEL and Aire Valley Leeds have had public consultation on the preferred options in 2007 with submission due in 2008 prior to public examination in 2009 and Adoption in 2010.
- Each AAP had a 6 week consultation period. The public consultation process included the notification of organisations the Council considered interested in or affected by the proposals, making documents available on LCC website and in Council buildings, and notification of residents, community groups, key consultees and major landowners who were all given the opportunity to make comments.

- Each AAP consultation tailored further publicity to meet the differing requirements for each area.

- City Centre AAP

114 individual representations were received during the formal consultation period between 16th April and 28th May 2007.

Some of the issues included

- making the plan more 'visionary'
- the size of the city centre
- provision of public space
- new public transport infrastructure and route safeguarding

City Development plans to produce a 'City Centre Vision' to ensure that the city centre vision and CCAAP are complemented. It may be necessary to adjust the timetable for the CCAAP until the City Centre vision is clear.

- EASEL AAP

During the public consultation period from 18th June to 30th July 2007, 464 people attended drop in sessions, and other responses included letters from residents, agencies, ward councillors, local businesses and other stakeholders.

Some of the key issues included:-

- the proposed mixed use area M1 (which includes the Eastdeans) in Seacroft
- the potential scale of demolition
- the need for sufficient affordable and social rented housing
- the need to improve public transport routes and services

The AAP evidence base continues to be developed to provide strategies in order to deliver sustainable communities across the EASEL area. A series of neighbourhood plans are to be prepared and EASEL initiatives to provide greater detail on how developments will be progressed.

- Aire Valley Leeds AAP

During the public consultation period from 5th October to 16th November 2007, 90 people attended drop in sessions and 59 questionnaires and letters were returned. 95% of landowners/ developers of the proposed sites were involved in the consultation.

There was a general level of support for the themes, with the majority of proposals and comments seeking to amend detailed allocations of character areas rather than addressing the main themes.

Responses to consultation continue to be analysed. Development of the evidence base and partnership working will continue to drive forward the next phase of the plan.

Members discussed the level of responses from the public consultations and the importance of ensuring consultation material is appropriate for the consultees.

RESOLVED –That the report be noted.

15 Regional Spatial Strategy Proposed Changes - Leeds City Council Response

Members considered a report by the Director of City Development informing of the Council's proposed response to the Regional Spatial Strategy proposed changes.

Offices presented the report to the Panel. The presentation included the following information:-

- The responses are to the 'proposed changes' to the Regional and Spatial Strategy issued by the Secretary of State
- A number of aspects of the plan are supported in principle, however the City Council has some fundamental concerns regarding the Regional and Spatial Strategy.
- There is a need for points of clarity in the final plan with further consideration of some aspirations.

The Responses included:

- the regional target for climate change should be reinstated
- the terminology relating to town centres/settlements should be more clearly specified
- further clarity is needed around the relationship between the economy and housing
- Leeds City Council has fundamental concerns regarding the scale and location of housing development and the impact upon Leeds
- Leeds City Council has concerns regarding the scale of growth presented and the adequacy of one regional transport strategy to deliver high quality public transport and related mechanisms.
- there are concerns regarding the compliance of the sustainability appraisal due to the requirements of the strategic Environmental Assessment Directive

Members discussed the report and acknowledged that there were large scale concerns regarding the scale of the housing targets outlined in the Regional Spatial Strategy.

RESOLVED –

- (a) That the report be noted.
- (b) That the Executive Board be recommended to approve the schedule of representations contained in the Appendix as the City Council's formal response to the Proposed Changes to the Regional Spatial Strategy, for submission to the Secretary of State.

16 Leeds Local Development Framework- Annual Monitoring Report 2007

Members considered a report by the Director of City Development which presented the Annual Monitoring Report 2007 and sought the recommendation to Executive Board that the report be submitted to the Secretary of State.

Officers presented the report. The presentation included the following information:

- Local authorities are required to submit an Annual Monitoring Report (AMR) to the Secretary of State each year.
- The Annual Monitoring Report covers the period from 1st April 2006 to 31st March 2007.
- The AMR updates on progress against the Leeds Development Framework and informs on evidence based work done and in progress.

Members discussed the following issues in relation to the item:-

- The complexity of the data included within the AMR
- The role of the Council in monitoring the effectiveness of its own policies, and the effect on those that external factors such as the housing market can have
- Vacancy rates highlighted in the report and one reason for changes in those over time

RESOLVED – That Executive Board be recommended to approve the submission of the 2007 LDF Annual Monitoring Report to the Secretary of State pursuant to Regulation 48 of the Town and Country Planning (Local Development) (England) Regulations 2004

17 Natural Resources and Waste DPD Draft Issues & Options for consultation

Members considered the report of the Director of City Development presenting the Natural Resources and Waste Development Plan Document (NRWDPD) Issues and Alternative Options Paper.

Officers introduced the report.

The Panel received a presentation by Andrew Walters, Technical Director of Jacobs. The presentation included the following information:-

- Natural Resources are identified as a issue to be taken forward as a Development Plan Document in the Local Development Framework.
- To facilitate the effective management of all Leeds' natural resources, the scope of the Development Plan Document has been broadened to enable an integrated and inclusive approach to planning for natural resources.
- A Natural Resource Flow Analysis is being undertaken. This will be key to informing preparation of the NRWDPD.
- The Natural Resources Flow Analysis will inform an ecological footprint of Leeds, to be used as a reporting and monitoring mechanism.
- The sustainability appraisal will consider the effect the DPD may have on environmental, economic and social issues within Leeds.

- The key themes which have been identified are: waste; minerals and aggregates; energy and climate change; land use; water resources and air quality.
- the intention for 6 weeks of public consultation on issues and alternative options to be held in early 2008.

The Chair thanked Mr Walters for the presentation. Members discussed the following issues in relation to the presentation:-

- The methods of consultation that could be used to maximise public engagement with the consultation
- The waste hierarchy and integrated waste strategy for Leeds and their relationships to the NRWDPD
- The opportunities to link the NRWDPD with other work such as that done with schools and young people and the importance of ensuring consultation material is tailored to the target audiences.

RESOLVED – That the preparatory work being undertaken in the earlier stage in the preparation of the Natural Resources and Waste Development Plan Document, including consultation with the community and stakeholders and the next stages in the production of the Development Plan Document be noted.

18 Date and time of next meeting

Tuesday 15th January 2008 at 1.30 pm in the Civic Hall, Leeds