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## **ROCHFORD DISTRICT REPLACEMENT LOCAL PLAN - APPROVAL OF WORK ALREADY SCUTINISED BY THE ENVIRONMENT OVERVIEW & SCRUTINY COMMITTEE**

### **1 SUMMARY**

- 1.1 The report brings before Members for approval details of parts of the replacement Local Plan that have previously been examined by the Environment Overview and Scrutiny Committee. The Rochford District Replacement Local Plan is intended to provide a policy basis for the control of development in the District up to 2011.
- 1.2 The preparation of a Local Plan is a statutory function for the authority.

### **2 THE PROCESS**

- 2.1 The current Rochford District Local Plan was adopted in April 1995, and a replacement is therefore required to ensure an appropriate basis for development control decisions. The Replacement Local Plan aims to interpret central government guidance and to reflect that upon the particular local circumstances of the district.
- 2.2 The Replacement Local Plan will comprise of 12 chapters and 10 areas of Supplementary Planning Guidance (including the Playing Pitch Strategy for the District and Conservation Area maps already approved).
- 2.3 The current work has been put before the Environment Overview and Scrutiny Committee at meetings held on the 19<sup>th</sup> June 2002, 11<sup>th</sup> December 2002 and the 12<sup>th</sup> February 2003. This covers the chapters entitled *Introduction and Core Strategies, Rural issues, Employment, Transport, Building Conservation and Archaeology, Natural Resources and Shopping, Advertisements and Town Centres*. Supplementary Planning Guidance covering the areas of *Housing Design, Car Parking, Rural Settlement Areas and Design Statements*.
- 2.4 At these meetings recommendations were made in respect of the content of the replacement plan and these are contained within Appendix A. Appendix B details the amendments made in the light of these recommendations. Appendix C shows process in diagrammatic form.
- 2.5 In respect of proposed Policy HP10 on affordable housing (Housing Chapter), further consideration has been given to the percentage of

affordable housing that should be requested from developers on new housing sites. It has been concluded that the current percentage provision of between 10 and 20 percent should in fact be retained, rather than changing to a flat rate of 25 percent. Members are requested to approve this amendment.

**3 RECOMMENDATION**

**3.1 It is proposed that the Committee RESOLVES**

That the proposed text of the chapters of the Rochford District Replacement Local Plan, including the change to the wording of Policy HP10, as outlined in this report, be approved. (HPS)

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