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## **REPLACEMENT LOCAL PLAN – SPG6 MOBILITY STANDARDS FOR NEW HOUSING**

### **1 SUMMARY**

- 1.1 The purpose of this report is to seek Members' views on new supplementary planning guidance to be included in the First Deposit Draft of the Replacement Local Plan. The Plan will replace the existing Rochford District Local Plan First Review, and 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 INTRODUCTION**

- 2.1 Policy linked Local Plan Supplementary Guidance (LPSPG) will replace the current appendices in the local plan and provide a more responsive way for design guidance policies to be updated as and when required. The LPSPG documents will be tightly linked to local plan policies
- 2.2 The Environment Overview and Scrutiny Committee approved a number of chapters in June 2002. One of the chapters approved was that relating to Housing, which contained policy HP14.

#### **"POLICY HP14 – MOBILITY HOUSING**

The Local Planning Authority will require developers to consider the provision of an element of 'lifetime' mobility housing within new estates."

### **3 LPSPG6 MOBILITY STANDARDS IN NEW HOUSING**

- 3.1 The Supplementary Planning Guidance provides design criteria to be applied to the policy. The guidance updates Appendix Six of the Rochford District Local Plan (First Review) by taking into account the extension of The Building Regulations (2000) regarding accessibility to cover domestic housing.
- 3.2 LPSPG6 expands upon the advice covered in the current guidelines and gives more detailed guidance as to how mobility standards can be achieved. It outlines the main areas of design that will need consideration.

- 3.3 The LPSPG is part of a series that intend to strengthen design guidance throughout the Rochford district Replacement Local Plan. Other relevant LPSPGs are numbers 1, 2, 4, 5, 7 and 8 covering *Housing Design, Car Parking Standards, Crime Prevention, Design Statements, Design Guidance for Conservation Areas and Shop Fronts* respectively.
- 3.4 Where appropriate illustrations will be added to reinforce the explanatory text. The text of LPSPG6 can be found in the appendix to this report.

#### **4 RECOMMENDATION**

- 4.1 It is recommended:

That, subject to comments from Members, the Committee approves the contents of the draft Supplementary Planning Guidance for Mobility Standards in New Housing. (HPS)

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