

# Local Plan review: Pre-submission Publication, Submission, & Examination

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Borough Council of  
King's Lynn &  
West Norfolk



# Local Plan & Review

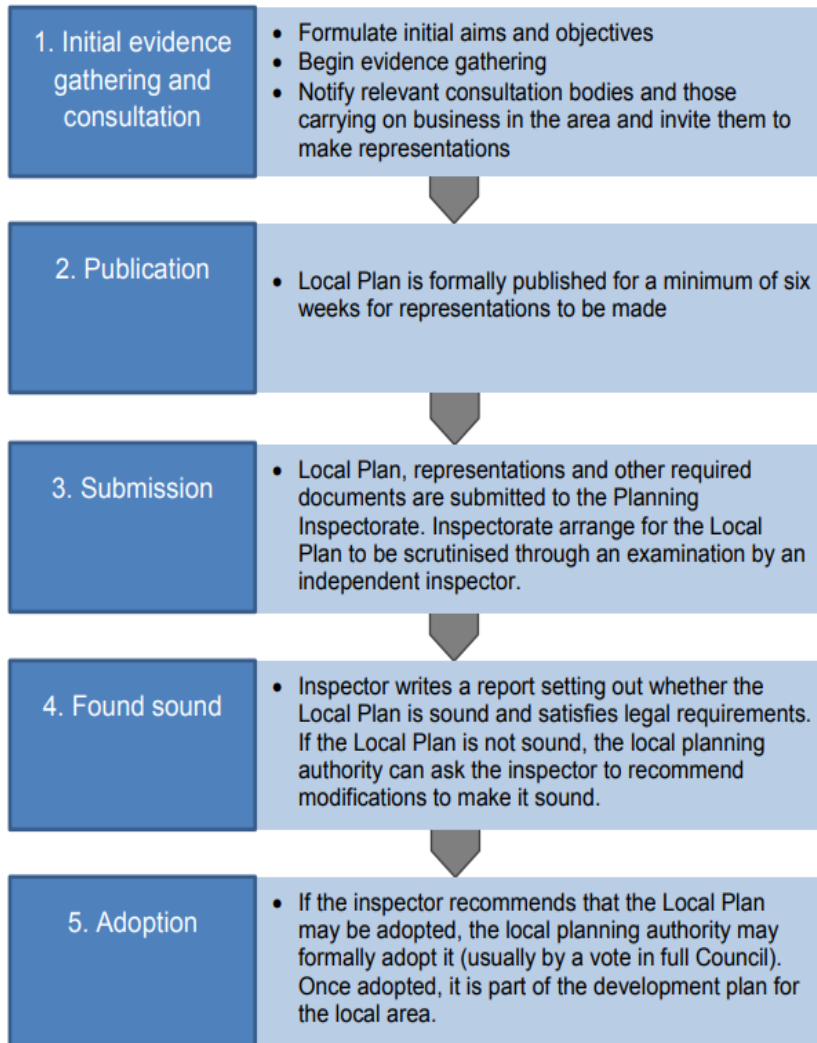
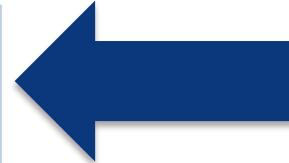


Combined, Updated & Added to

- Local Plan currently in two parts (covers 2001 – 2026)
- Agreed with SADMP inspector to review and create one Local Plan which covers the period to 2036
- legal requirement to review Local Plan every 5 years
- Local Plan needs to be up-to-date to ensure consistency for all in land use based planning decisions
- Planning decisions are required to be based upon the Local Plan, unless material circumstances indicate otherwise
- Government want all councils to have a plan in place by 2023

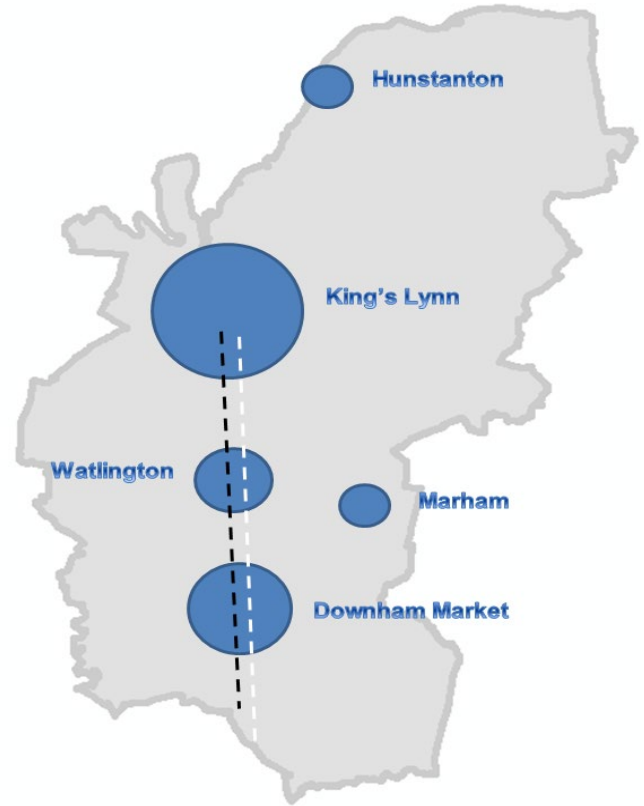
# Formal Process

- The review commenced in 2016
- Call for Sites & Policy Suggestion Consultation 2016
- Draft Local Plan review Consultation 2019
- A version for pre-submission consultation has been prepared & agreed by the Local Plan Task Group
- Require agreement from Cabinet & Full Council



# Key Elements

- The Plan period is rolled forward to 2036
- Re-structuring to ensure the vision and strategic policies are clear
- Many of the existing policies have been updated, in line with National Planning Policy and BC ambitions, and are proposed to be carried forward
- Strategic Direction of Growth: King's Lynn (West Winch & South Wootton), Downham Market, Hunstanton, A10/Rail Corridor and rural areas



# Housing

- Government ambition for 300K+ homes per year by mid 2020's, so BC must play their part
- The Plan must meet the Local Housing Need (LHN) with flexibility.
- To retain control of planning decisions locally, the BC must have:
  1. **An up-to-date Local Plan**
  2. **A healthy 5-year housing land supply position**
  3. **'Pass' the Housing Delivery Test**



# Housing Continued

- The LHN is currently 539 new homes each year  
 $539 \times 20 = 10,780 + \text{Flexibility} = 16\text{K}+ \text{Homes}$ .
- A combination of allocations, permissions & future windfall allowance
- This is less than the 700 homes required in 2016 = a new plan that doesn't absolutely require new housing allocations
- Two new sites: Marham (30 homes) & Terrington St. Clement (76 homes)
- De-allocation of some sites which are not coming forward
- Policies to allow for development within development boundaries and small-scale development outside, where reasonably related to identified settlements



# Natural & Historic Environment

- New Climate Change Policy. Inc. the requirement for developers to demonstrate how proposals are sustainable and provide climate change mitigation and adaptation measures
- Protection for the Natural Environment. Inc. sensitive European Designations
- New Norfolk Coast AONB Policy
- Protection for the Historic Environment



# What will the Local Plan Review support?

- Inclusion of settlement boundaries for Smaller Villages and Hamlets
- Support for those communities which have a made Neighbourhood Plan or are actively engaged in the process
- Encouragement for Custom & Self-Build Homes
- Framework for affordable housing and those with specialist requirements
- Support for the Economy, local businesses and future investments. Flexibility to support recovery & diversification
- Support for Infrastructure through CIL & S106, specific requirements in policies (both sites & DM), and continuous cooperative working with other bodies to ensure Infrastructure is delivered in a timely fashion
- New King's Lynn Riverfront Regeneration Area Policy

## Local Plan Review Diagram





# Supporting Documents Include:

- Viability Study
- Habitats Regulation Assessment (HRA)
- Older persons and specialist care study
- Gypsy and Traveller Needs Assessment
- Housing Need Assessment (HNA)
- Sustainability Appraisal (SA) Inc. Strategic Environmental Assessment (SEA)
- Housing and Economic Land Availability Assessment (HELAA)
- Authority Monitoring Reports (AMR)
- 5 Year Housing Land Supply & Housing Delivery Test (HDT) Action Plan
- Norfolk Strategic Planning Framework and other duty to co-operate items
- Strategic Flood Risk Assessment (SFRA)
- Custom & Self-Build Action Plan
- Neighbourhood Plans



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**i** For the latest information about COVID-19 including business grants and links to useful advice, see our [Coronavirus page](#). If you're a vulnerable person, you can call our helpline on 0344 800 8020 or find advice on [Norfolk County Council's website](#).

Home > Planning and development > Planning policy and Local Plan > **Emerging Local Plan review**

## Emerging Local Plan review

[Emerging Local Plan review 2016-2036](#)  
Find out the status of the Emerging Local Plan review 2016-2036

[Local Plan review 2016-2036](#)  
About the review, Sustainability Appraisal, and call for sites

[Local Development Scheme](#)  
The Local Development Scheme provides a timetable for the Local Plan review



# Consultation Portal

Borough Council of  
**King's Lynn & West Norfolk**

Portal Account: [Sign in / Register](#)

## About this consultation tab:

Local Plan Review 2019 FORMAL SUBMISSION - CLOSED

This consultation is asking for comments on the proposed changes to the adopted Local Plan.

**ABOUT THIS CONSULTATION** > PROPOSAL > WHAT PEOPLE SAY >

Local Plan Review 2019

- 1 Foreword [VIEW COMMENTS \(0\)](#)
- 2 Introduction [VIEW COMMENTS \(0\)](#)
- 3 Vision and Strategic Objectives (Where do we want to be in 2036?) [VIEW COMMENTS \(2\)](#)
- 4 Spatial Strategy [VIEW COMMENTS \(0\)](#)
- 5 Economy and Transport [VIEW COMMENTS \(0\)](#)
- 6 Environment [VIEW COMMENTS \(0\)](#)
- 7 Social and Community [VIEW COMMENTS \(0\)](#)
- 8 Settlements & Sites - Allocations and Policies [VIEW COMMENTS \(0\)](#)
- 9 King's Lynn & Surrounding Area [VIEW COMMENTS \(0\)](#)
- 10 Main Towns [VIEW COMMENTS \(0\)](#)
- 11 Growth Key Rural Service Centres [VIEW COMMENTS \(0\)](#)
- 12 Key Rural Service Centres [VIEW COMMENTS \(0\)](#)
- 13 Rural West Norfolk [VIEW COMMENTS \(0\)](#)
- 14 Rural Villages [VIEW COMMENTS \(0\)](#)
- 15 Smaller Villages and Hamlets [VIEW COMMENTS \(0\)](#)
- 16 Monitoring and Delivery Framework [VIEW COMMENTS \(0\)](#)
- A Glossary of terms [VIEW COMMENTS \(0\)](#)
- B Flood Risk Design [VIEW COMMENTS \(0\)](#)
- C Housing Trajectory [VIEW COMMENTS \(0\)](#)
- D The Distribution of Housing [VIEW COMMENTS \(0\)](#)

Please click [eye](#) button to view people responses for that consultation.

### Local Plan Review 2019

#### 1 Foreword

**Cabinet Member and Portfolio Holder for Development – Cllr Richard Blunt**

**1.0.1** The Borough Council's Local Plan currently consists of the two documents; the Core Strategy (CS) adopted in July 2011 and the Site Allocations and Development Management Policies Plan (SADMP) adopted in September 2016. As part of the adoption of the SADMP the borough council agreed to review both documents to create one single plan document that would look over the longer term to 2036. The Government have since also introduced the legal requirement to review a Local Plan every five years.

**1.0.2** The review began towards the end of 2016 when a consultation was held asking for people to submit sites for the borough council to consider for development for a variety of uses including housing and employment. This was also an opportunity to make any policy suggestions.

**1.0.3** In total approx. 600 sites were put forward for consideration and a number other suggestions. These sites have now all been assessed by the Local Plan Task Group and Officers through our Housing and Economic Land Availability and Assessment (HELAA) and Sustainability Appraisal (SA).

**1.0.4** All of the policies within the CS and SADMP have been reviewed, some have been removed, new ones have been added and most have been updated. Not least this has been due to the significant changes the Government has made to the planning system since 2016 including the introduction of NPPF 2 (National Planning Policy Framework) in July 2018.

**1.0.5** The Government has an ambition for 300,000 homes to be completed each year in England by the mid 2020's, this is what is driving change to the planning system, and by reviewing the Local Plan we are playing our part.

**1.0.6** A draft of the Local Plan review (with associated supporting document including the HELAA and SA) has been prepared. This has been endorsed by the Local Plan Task Group and by Cabinet.

**1.0.7** The Plan is now ready for public consultation for a minimum of 6 weeks around the start of March 2019.

**1.0.8** This will create an opportunity for the public, statutory and non-statutory consultees, town /parish councils, groups, bodies, developers, agents etc.. to comment upon the draft proposals, provide further evidence in support of sites and indeed propose new sites for consideration.

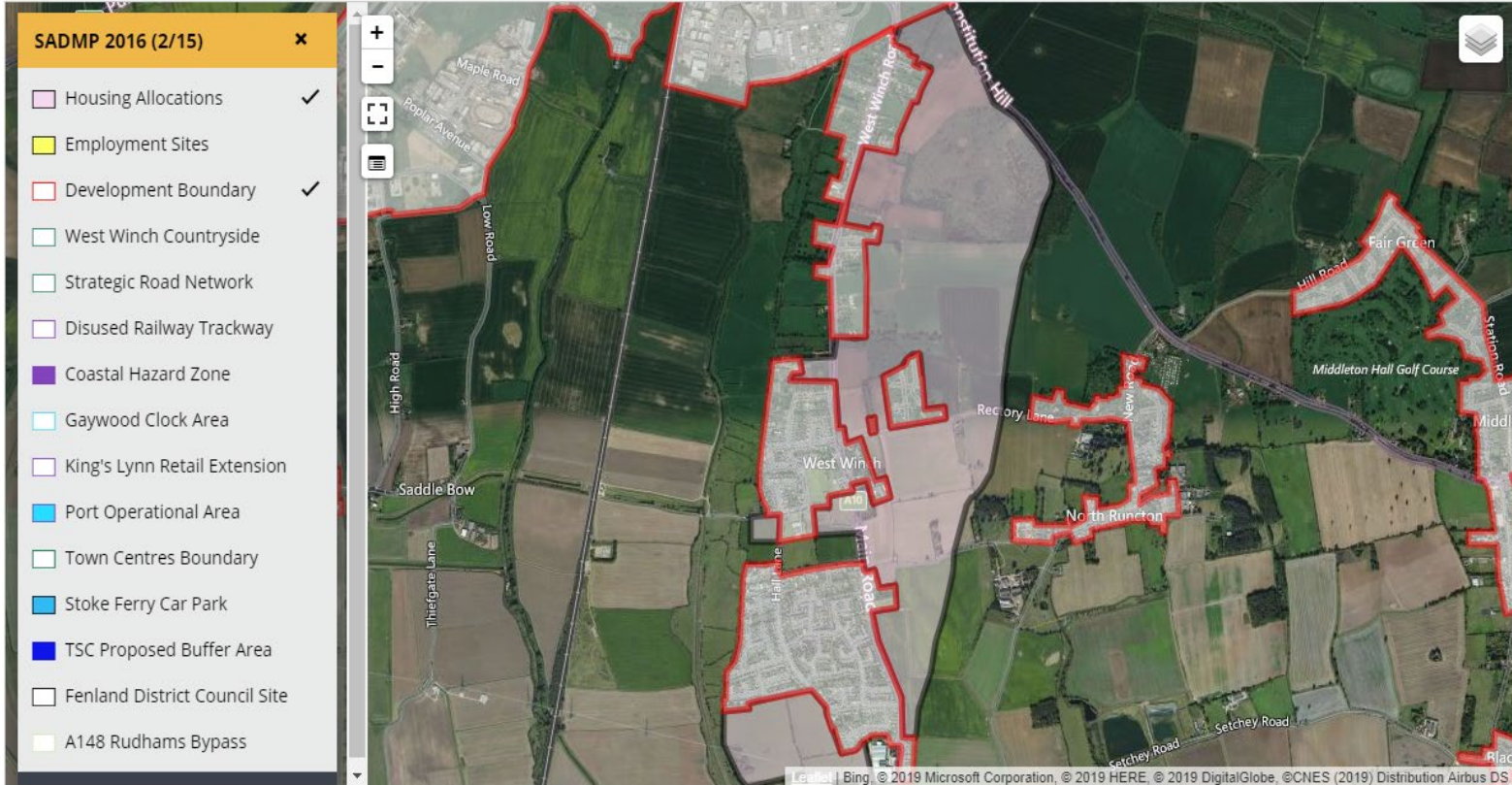
## What people say tab:

- Will show the representations made against different sections of the Local Plan Review when the pre-submission consultation is live and ongoing

## Proposal tab:

- The Local Plan Review Document broken down into chapters for users to read

# Interactive Policies Map



# Publication & Examination Overview

<p><b>Web version of the Local Plan Review</b> document with ability to enter comments against particular paragraphs or policies</p>	<p>Using our <b>online consultation system</b> to enable easy entry of comments relating to the Plan and supporting documents</p>
<p><b>E-mail notification</b> of consultees; parish and town councils; other interested parties</p>	<p>Wide <b>notification</b> of the fact that the Local Plan review is at the publication stage</p>
<p><b>Virtual presentation events of contents and process to town/parish councils</b></p>	<p><b>Opportunity for questions</b> to be raised on the content, process and how to get involved</p>
<p><b>Examination:</b> The Local Plan review, supporting documents, and any comments received will be submitted to the SoS for independent examination</p>	<p><b>Examination</b> can take 12 months. It will involve public hearing sessions. Matters covered and who is invited will be at the Inspector's discretion. The Inspector will issue a report with some recommendations enabling the BC to adopt the Plan</p>



# Moving Forward- Key Dates

R&D Panel- 8<sup>th</sup> June 2021



Cabinet Meeting- 15<sup>th</sup> June 2021



Full Council Meeting – 8<sup>th</sup> July 2021



Final Preparations for consultation



Start Pre-submission Consultation for all to join in (July- Sept 2021)



Local Plan Review, supporting documents & representations will be formally submitted to the SoS (Sept 2021)



SoS will appoint an independent Inspector to conduct the examination (including a public hearing)



The inspector will issue a report with some recommendations enabling BC to adopt LPR



# Thanks & Questions?

[planning.policy@west-norfolk.gov.uk](mailto:planning.policy@west-norfolk.gov.uk)

