

# Greater Nottingham Planning Partnership



## AGENDA

### GREATER NOTTINGHAM JOINT PLANNING ADVISORY BOARD

Tuesday, 15 December 2020

2:00pm: via Microsoft Teams

1. Introductions and Apologies
2. Declaration of Interests
3. Approval of minutes of last meeting and matters arising
4. Nottingham Core HMA and Nottingham Outer HMA  
Employment Land Needs Study **Lichfields**
5. Greater Nottingham Strategic Plan Update **MG**
6. Waste and Minerals Local Plans Update **SG/SB**
7. Homes England Capacity Funding projects monitoring **MG**
8. Any other business **ALL**
9. Future Meetings



**ITEM 3 MINUTES OF THE GREATER NOTTINGHAM JOINT PLANNING  
ADVISORY BOARD (JPAB) MEETING HELD ON TUESDAY 15 DECEMBER 2020 VIA  
MS TEAMS**

**PRESENT**

**Ashfield:** Councillor M Relf  
**City:** Councillor L Woodings  
**Derbyshire County:** Councillor T King  
**Erewash:** Councillor M Powell  
**Gedling:** Councillor J Hollingsworth  
**Nottinghamshire County:** Councillor T Harper (Chair); Councillor G Wheeler  
**Rushcliffe:** Councillor R Upton

**Officers in Attendance:**

**Ashfield:** Christine Sarris  
**Broxtowe:** Ruth Hyde; Matthew Kay  
**Derbyshire County:** Steve Buffery  
**Erewash:** Steve Birkinshaw  
**Gedling:** Alison Gibson  
**GN Planning Partnership:** Matthew Gregory; Peter McAnespie, Mark Thompson  
**Nottingham City:** Paul Seddon  
**Nottinghamshire County:** Stephen Pointer  
**Rushcliffe:** John King; David Mitchell

**Observers:**

Louisa Aspden  
David Bainbridge  
James Beverley  
Tom Collins  
Adrian Cox  
Joe Drewry  
Caolan Gaffney  
Robert Galij  
Tom Genway  
Rob Gilmore  
Kelvin Humphreys  
Sam Salt  
Paul Stone

**Apologies:**

**Ashfield:** Cllr Jason Zadrozny  
**Gedling:** Joelle Davis  
**Homes England:** Lucy Blasedale  
**HS2/NCC:** Ken Harrison  
**Nottingham City:** Cllr Sally Longford; Cllr Adele Williams; James Ashton  
**Nottinghamshire County:** Councillor Phil Rostance; Matthew Neal; Adrian Smith;

1. **Introductions and Apologies**

Councillor T Harper (Chair) welcomed everyone to the meeting which was being held virtually due to Covid-19 restrictions and apologies were noted.

2. **Declarations of Interest**

There were no declarations of interest.

3. **Approval of Minutes of the Last Meeting and Matters Arising**

The Minutes of the previous meeting held on 22 September 2020 were approved as recorded.

4. **Presentation: Green & Blue Infrastructure Study (Phase 1)** (John King)

4.1 JK gave a slide presentation of the Green & Blue Infrastructure Study (GBI Study) which will form part of the evidence base to support the Strategic Plan for EBC, BBC, City, GBC and RBC. It forms two parts:

- (i) Broad review of existing strategy
- (ii) Identifying green infrastructure corridors and establishing principles for GBI.

4.2 The objectives are to look at areas where corridors can be enhanced and where wildlife and habitats could be improved. This Study builds on and updates the 6Cs work undertaken 10 years ago for the current Core Strategies.

4.3 It looks at sub regional corridors which extend beyond the Greater Nottingham area including rivers and canal corridors. There will be assessments for each of the identified area which will undergo a SWOT type analysis.

4.4 JK explained that the ecological networks would be looked at separately as required by the emerging Environment Bill. The work will be carried out by the Nottinghamshire Biodiversity Group with a view to protecting them and improving connectivity.

4.5 The next steps will be to discuss the GBI Strategy with key stakeholders next year and for the GBI Strategy to be published with the Preferred Options in the summer for consultation.

4.6 LW advised that natural wetlands and water storage and footpaths alleviated flooding and questioned if Daybrook was part of the plans. Her observation would be to link up ancient woodlands with GBI either side and have low or traffic free routes to encourage more cycling and walking to improve the biodiversity of those areas.

4.7 JK clarified that each identified corridor would be looked in respect of potential flood mitigation measures and cycling was a key element in non-traffic or quiet areas.

- 4.8 MP asked if the Trent Valley Vision and Erewash River geography could be linked. JK was aware of the Trent Valley Vision and would make sure that it would be absorbed into the Strategy as it had been raised by other consultees.
- 4.9 MG reminded councillors that GBI would be an important consideration when considering sites for development.
5. **Greater Nottingham Strategic Plan Update** (Matt Gregory)
- 5.1 TH explained that the recommendation of the report was to note progress on strategic plans for Greater Nottingham and agree the proposal to develop preferred growth options.
- 5.2 MG referred to section 2 of the report that consultations for the plan had closed in September 2020. Responses are currently being collated and will be considered early in the new year to progress with the timescales of the plan.
- 5.3 MG mentioned that EBC's Growth Options Local Plan was in a similar position and their consultation period closed in the summer.
- 5.4 MG highlighted the growth options which were published for comment and outlined that there was a need to either agree single option or a blend of more than one, with a test and challenge approach. The Councils would need to articulate a shared vision of how the area should be in 2038, which should include key factors such as climate change, carbon neutrality, Covid recovery, regional development. and HS2. He emphasised that councillors' roles were critical in the two workshops proposed to be held in the new year.
- 5.5 Workshop 1 will consider the responses to the Growth Options consultations, and how a range of potential growth outcomes could be accommodated. A second workshop will refine the range of options taking into account factors such as site assessments, site sustainability and deliverability, impacts/benefits on green and blue infrastructure etc. preferred options will be recommended at the March 2021JPAB meeting.
- 5.6 Evidence based work continues, and the Gypsy and Travellers Housing Needs Assessment is currently in a draft form for comment, to be signed off early in the new year.
- 5.7 An Employment Land Study is being undertaken and the consultants are holding workshops with stakeholders to consider various employment scenarios including those to assist with Covid recovery.
- 5.8 MG stated that Mark Thompson was appointed on secondment from BBC to provide a dedicated resource to manage the work for the Strategic Plan(s) over the next two years.
- 5.9 Next steps will be transport assessments and modelling, Green Infrastructure stage 2 work and progression of the Sustainability Appraisal, aiming for approval to consult following the County Council elections in May.
- 5.10 Correspondence between parish councillors who wished to pause the Strategic Plan is included in the agenda for the public record.

**Joint Planning Advisory Board was resolved to:**

- (a) NOTE the progress with Strategic Plan preparation in Greater Nottingham; and**
- (b) AGREE the proposal to develop a preferred growth option through Councillor workshops.**

6. **Government Consultations: Planning for the Future White Paper and Changes to the current planning system: Consultation on changes to planning policy and regulations** (Matt Gregory)

- 6.1 TH reported that the Government's White Paper published on 6th August 2020 would have an impact on the work of JPAB.
- 6.2 MG advised that a joint response was sent to Government which is attached in the appendix. The Government has subsequently indicated that further consultations will be undertaken as the new system develops even beyond the term of the existing Government as developing the new planning system will take time. He also reported that the standard methodology consultation received a high level of responses. The Government will be publishing a response to the comments received and is likely to take a different approach.
- 6.3 LW advised of concerns raised by the Nottingham Disability Group in respect of the White Paper with only 10% allocated for adaptable/accessible housing. She advised that Part M still applied but questioned who would police this. LW to circulate the comments from the Disability Group to address their concerns for consideration. (See appendix 1 below).
- 6.4 MG has had sight of the comments and advised that once a planning application for development is submitted details on access are resolved at this time. The opportunity for comment is reduced under proposals in the White Paper. Design guides are proposed to resolve such issues in areas identified for growth. However, these take a long time to prepare and councils have limited skills and experience in this area. The Infrastructure contributions should ideally be payable at commencement of development and not on occupation, as is currently proposed. The approach proposed in the White Paper would require LAs to borrow to fund any necessary infrastructure with the onus on the LA to deliver and take the risk.

**Joint Planning Advisory Board was resolved to NOTE the joint response to the Planning for the Future White paper.**

7. **Waste and Minerals Local Plans Update**  
(Stephen Pointer/Steve Buffery)

- Nottingham/Nottinghamshire
- 7.1 SP gave an update on the Nottingham/Nottinghamshire Plan progress. Hearings concluded at the end of October and have since prepared Modifications for consultation up to 8 January 2021. This will then be submitted to the Inspector to report back 4-6 weeks later. A Waste Needs Assessment will be carried out as evidence base towards a Joint Waste Plan during 2021.

### Derby/Derbyshire

- 7.2 SBuf advised that both Derby/Derbyshire Councils have carefully looked at proposed sand and gravel sites with a consultation period from 20 October to 13 December. Comments were invited on potential sites for allocation of sand and gravel in the Trent Valley area. They received 200 responses which are currently being assessed. One site has been put forward for potential allocation in the Derbyshire and Minerals Local Plan. The two councils intend to publish a draft Local Plan in the spring. Due to the County Council elections in May and purdah, if timescales slip they may have to publish the Waste Local Plan in the summer.

**Joint Planning Advisory Board was resolved to NOTE the progress with the Nottinghamshire/Nottingham and Derbyshire Waste and Minerals Local Plans.**

### 8. Homes England Capacity Funding projects monitoring

(Peter McAnespie)

- 8.1 PMcA referred to Appendix 1 of the report for a project update and Appendix 2 for repurposing of funding originally earmarked for the Island project. The two main points to note were (i) part of the Stanton site has now been sold and active discussions are progressing to bring the land forward for development (ii) the underspend by the City Council and how to spend the funding with different projects which was agreed at the last ESG and noted for JPAB.
- 8.2 MP commented that it was time for some good news that the 192-acre Stanton site had finally been sold to Verdant (David Ward and Trust Utilities). There is no current live planning application for the site but Verdant are intending to consult with EBC for an outline planning application in summer 2021. In a press release given they intend to use the local rail access to the mainline to reduce heavy goods vehicles with better road access connection to the M1.
- 8.3 Both TH and MR congratulated EBC on their success. MR also mentioned the ADC have successfully agreed the re-opening of the Maid Marion Line and acquired new carriages for the Robin Hood Line.

**Joint Planning Advisory Board resolved to NOTE this report and the details set out in Appendix 1 and NOTE the re-purposing of Nottingham City Council's Island project underspend as set out in Appendix 2.**

### 9. Any other business

The Chair wished everyone a Merry Christmas and a Happy New Year.

### 10. Future Meetings 2021

It was announced that future meeting dates would be circulated in due course. These are confirmed as follows:

DATE	TIME	VENUE
------	------	-------

Tuesday 30 March 2021	2.00 pm	Microsoft Teams Virtual meeting
Tuesday 29 June 2021	2.00 pm	Council Chamber, Ground Floor, Council Offices, Beeston <b>or</b> Microsoft Teams Virtual meeting
Tuesday 28 September 2021	2.00 pm	Council Chamber, Ground Floor, Council Offices, Beeston <b>or</b> Microsoft Teams Virtual meeting
Tuesday 14 December 2021	2.00 pm	Council Chamber, Ground Floor, Council Offices, Beeston <b>or</b> Microsoft Teams Virtual meeting

MEETING CLOSED AT 3.00PM

---

## Appendix 1

### Notes from Disability Involvement Group (20/11/2020) on the proposals in the Planning White Paper

Attended by Cllr Linda Woodings (NCC)

- New buildings - Access arrangements for people with disabilities. If this were in an unregulated area/zone, who would be responsible for ensuring access and who would be accountable for this provision? Very concerned that reducing local accountability, with increase Permitted Developments, will lead to a lesser focus on this area.
- Availability of accessible and adaptable housing. How will councils have an input to this? The potential lack of oversight of this issue is a major concern for people with disabilities, who have fewer options of housing in relation to people without disability.
- Check whether building “accessible and adaptable housing” is a legal requirement? Is it a specified standard?
- Will the White Paper affect public realm and infrastructure being included as part of developments? Concerns that the back-loading of infrastructure payments mean that public realm would have to be funded by Local Authority borrowing. How realistic is this in the current financial climate?
- How does the national design guide impact local design guide? Would want very good standards of National Design guides in place.
- Housing supply generally. This is a problem and more of a problem for people with a disability. The Government’s emphasis is on Shared Ownership models. Age UK has done some research and produced a paper on shared ownership and have examples of where that has gone wrong. This emphasis could restrict what can be done to houses and where people can live.
- Joint Planning Advisory Board - Tuesday 7<sup>th</sup> December. Linda to forward concerns of the DIG to JPAB members in advance of the next meeting.

<b>ITEM 4</b>	<b>Presentation: Nottingham Core HMA and Nottingham Outer HMA Employment Land Needs Study</b>
---------------	---

To present the findings of the Employment Land Needs Study which will be a key part of the evidence base for the Greater Nottingham strategic plans. The study was undertaken by Lichfields Consultancy.

**Contact officer:-**

Matt Gregory  
Greater Nottingham Planning Manager  
0115 876 3981  
[matt.gregory@nottinghamcity.gov.uk](mailto:matt.gregory@nottinghamcity.gov.uk)

## ITEM 5 Greater Nottingham Strategic Plan Update

### 1.0 SUMMARY

- 1.1 JPAB agreed to the principle of preparing a new Strategic Plan covering Greater Nottingham at its December 2017 meeting. This report updates on progress with the review.

#### Recommendations

It is recommended that Joint Planning Advisory Board:

- (a) **DISCUSS** the outcome of the two Councillor workshops and the draft vision and strategy set out in the appendix;
- (b) **NOTE** the progress with Strategic Plan preparation in Greater Nottingham.

### 2.0 Councillor Workshops

- 2.1 The December 2020 meeting of JPAB resolved to hold two Councillor Workshops to develop a preferred approach for strategic policy development.
- 2.2 The first workshop on 19 January covered the unique opportunities and constraints in Greater Nottingham, the approach to infrastructure provision, the outcome of the government's new 'standard methodology' for determining housing need, the current housing land supply position in Greater Nottingham, and agreed elements of the 'vision' for growth in Greater Nottingham up to 2038.
- 2.3 The second workshop on 24 February built on contributions from the first workshop and considered how the gap between housing need and housing supply could be made up at a Greater Nottingham level. A proposed 'vision' was presented, together with an outline strategy for setting the spatial disposition for growth. The wider strategic planning framework to support growth was also discussed, with an opportunity for each council to feedback on what this might mean for their area.

#### *A 'vision' for Greater Nottingham in 2038*

- 2.4 Local Plans include a succinct high-level vision for what the area will look like once the policies and proposals are implemented. The main points that were agreed to inform the vision are:
- Climate change/carbon neutrality are key, including flooding
  - New homes to meet needs of population, balancing economic and environmental factors

- Right type of homes - Different types of housing for different life stages. Need to facilitate down-sizing/ageing etc.
- GBI special feature of Nottingham that is special and cherished – enhance and link up/connect
- Concept of 15 minute neighbourhood’
- Access for deprived communities (GBI/jobs/connectivity) very important
- Quality of life and access especially important with more permitted development
- Economic development and Covid recovery
- Vibrant and viable town centres esp post Covid
- Environmental net gain
- Well designed places, neighbourhoods and developments
- Well connected, with required infrastructure at the right time
- Cohesive, safe and healthy communities
- Health priorities linked to GBI.
- Future proof with flexible policy approach – drone deliveries, driverless cars etc. Multi purpose/flexible buildings

2.5 It was also agreed at the workshops that optimising the accessibility and availability of existing infrastructure was key, as was the optimising the re use of existing buildings and the potential of brownfield sites. Accordingly, an outline of a proposed strategy is proposed as follows:

- Strategy based around urban living and enhancing quality of life and avoiding “town cramming”. City and town centres key role (eg wider Broadmarsh area). More limited opportunities / emphasis on SUEs.
- Still a role for key settlements within this strategy
- Secondary theme, supporting the regional economy through accessible sites with strong growth potential (Toton and Ratcliffe upon Soar, City centre)
- All linked to good quality, accessible and improved GBI.

2.6 As a result of the workshop findings, a short draft vision and strategy policy have been prepared for consideration and comment by Joint Planning Advisory Board at appendix A. These are still being developed, so there is an opportunity to amend and improve them.

2.7 The workshops noted that the Government’s ‘standard methodology’ derived housing need to 2038 for Greater Nottingham, as outlined below, is the starting point for planning for housing growth in the area.

**Table 1: Housing Need at 2038 vs Estimated Supply**

	<b>Standard Method Housing Need 2020 to 2038</b>
<b>Ashfield</b>	8,658
<b>Broxtowe</b>	6,624

<b>Erewash</b>	7,056
<b>Gedling</b>	8,244
<b>Nottingham City</b>	27,918
<b>Rushcliffe</b>	10,872
<b>Greater Nottingham</b>	<b>69,372</b>

2.7 All the Councils are currently refreshing their Strategic Housing Land Availability Assessments and revisiting the assumptions around windfall development, as well as assessing the sites proposed through the Options for Growth consultation. Once this work is complete it will give a more comprehensive analysis of the capacity of the urban area, and Nottingham City in particular, and the potential housing supply to meet the identified housing need. If necessary, further Councillor strategic planning workshops will be convened to discuss and agree an approach to meeting this need.

2.8 In terms of the next stages of plan preparation

- Refining our understanding of future housing supply – SHLAA reviews.
- Work up the spatial strategy and vision.
- Present these to March JPAB.
- Possible future workshop to agree final strategy and distribution of development.
- Draft Plan for consultation later in the year.

### **3.0 Erewash Growth Options Consultation**

3.1 Erewash BC prepared a separate “Options for Growth” document, however they contributed to the Councillor Workshops and are committed to joint evidence preparation and alignment of strategy and policy where relevant.

3.2 A further Options for Growth consultation (regulation 18) is to be considered by the Council on 25<sup>th</sup> March 2021, due to changes in site availability since the last consultation, and to address wider strategic planning matters across the Borough. The intention would be to publish a plan for representations (regulation 19) later in 2021.

### **4.0 Ashfield Local Plan**

4.1 Ashfield has commissioned relevant evidence base work to support the production of their local plan and officers have been progressing the plan with members through the lockdown. Officers are currently awaiting the outcome of a number of evidence base reports. Following the government announcement on the standard method consultation, Ashfield’s housing need remains at 482 dwellings per annum.

## **5.0 Strategic Plan Evidence Base Progress**

5.1 A summary of progress is as follows:-

5.2 Completed work:

- Housing Market Area Boundary Study
- Review of the Councils' Strategic Housing Land Availability Assessments (SHLAAs)
- Greater Nottingham Growth Options Study
- Housing Need Assessment

5.3 Ongoing work:

### *Gypsy and Traveller Housing Need Assessment*

5.4 A Gypsy and Traveller Housing Needs Assessment has been procured from specialist consultants (RRR) separately from the rest of the Housing Needs Assessment. RRR have submitted a final report which is subject to review by the partner Councils.

### *Green and Blue Infrastructure (GBI) Study*

5.5 Phase 1 of this work, the collection of baseline data has been largely completed, with the identification and mapping of strategic GBI assets and corridors due to finish shortly. Consultation with stakeholders has recently completed. Phase 2 is likely to require the commissioning of specialist consultants and will overlay GBI and potential growth options, to ensure that protecting, enhancing and providing new GBI is a central element in informing a preferred growth option.

### *Economic Land Requirements Study*

5.6 The Economic Land Requirements Study has been received from Lichfield consultants, and is subject to review by the partner Councils.

### *Strategic Transport Modelling*

5.7 Transport modelling is a key piece of evidence to support any chosen development strategy. The East Midland's Gateway Model covers the whole of Greater Nottingham and it is proposed that it be used to provide an assessment of the strategic transport impacts of the selected draft growth scenario. This will provide an indication of whether the development proposals are feasible in strategic transport terms and, if so, what strategic mitigation is required to accommodate the Plan's proposals. A draft brief is in preparation, which will be followed by a procurement process.

### *Sustainability Appraisal (SA)*

5.8 The Sustainability Scoping report has been updated in response to consultation. The next stage of the SA is now underway, and will accompany the draft Strategic Plan. This includes the assessment of reasonable alternative growth options, to inform and support the preferred option.

*Other work:*

- 5.9 A brief for a Town Centres study has been prepared, although the commissioning of this has been postponed due to the impact of Coronavirus restrictions and the uncertainty of town centre prospects in the short term. The commissioning of this work will be kept under review.
- 5.10 The Infrastructure Delivery Plan (IDP) which will support the plan review has been scoped out, and contacts established with main infrastructure providers. This will provide the basis for a draft IDP for the Preferred Option/Consultation Draft. The next stage will be to conduct interviews/meetings with infrastructure providers to establish initial requirements, expectations, and possible funding opportunities.
- 5.11 Following on from the commission to investigate how our Strategic Housing Land Availability work could be better aligned, an agreed methodology has been prepared which responds to the recommendations set out in the consultant's report. This work has now been published, and is informing this year's SHLAA work, which has commenced. A consistent approach will provide robust evidence to support housing targets to be set out in the Strategic Plan.

## **6.0 Next Steps**

- 6.1 The next steps on the review of strategic policies are envisaged to be:
- Agreeing a preferred growth option, including setting the distribution of development.
  - Completing supporting studies (Gypsy and Travellers needs study, Employment Land study, begin transport modelling).
  - Develop the GI Strategy, including procurement of stage 2.
  - Work up policies for the draft Local Plan.
  - Continue SA process for the draft Local Plan.
  - Draft Plan for consultation later in the year.

**Lead Officer:**

Matt Gregory, Greater Nottingham Planning Manager  
[matt.gregory@nottinghamcity.gov.uk](mailto:matt.gregory@nottinghamcity.gov.uk), 0115 876 3981

## **APPENDIX A**

### **Draft Greater Nottingham 2028 Vision Statement**

We need to develop a succinct vision for the plan which will set out how we want to see Greater Nottingham grow and evolve to 2038. Whilst everyone will have a different perspective, common themes will be shared by all. We need a vision which reflects that changes will happen, and we want to manage that change to achieve the best outcome for the area.

**By 2038 Greater Nottingham will lead sustainable development in the region. It will make the most of its economic, cultural, heritage and natural assets and be at the forefront of tackling and adapting to the impacts and challenges of climate change. The area's carbon footprint will be minimised, the unique abundant natural resources will be capitalised on and green and blue infrastructure, landscapes, heritage and biodiversity will be protected, enhanced and increased. Recognising the climate emergency, the councils will seek to be carbon neutral before the government's target of 2050.**

**The strategic plan will secure a more sustainable, prosperous, safe, healthy and vibrant Greater Nottingham. People from all sections of society will be provided with better access to homes, jobs, services and nature. The area's natural environment, heritage, built form and settlements will be all be preserved and enhanced. 70, 000 new homes will be delivered, incorporating different types of homes for different life stages. Sites for development will be identified firstly within the main built up area of Nottingham and to a lesser extent adjoining it, resulting in an improved quality of life. As a result, urban living will be a popular choice, whilst new development elsewhere will be focused at key settlements and implemented in a sustainable manner, promoting 15 minute neighbourhoods and mitigating against and adapting to the causes and impacts of climate change.**

**Economic development will tackle the impacts of the pandemic and include a HS2 hub station to serve the East Midlands, at Toton in Broxtowe and the economic growth potential of the former Ratcliffe-upon-Soar power station will be realised. Innovation will continue to be encouraged by capitalising on links with the Universities and nurturing of new business start-ups. The area will be the pre-eminent sporting centre in the region with a broad range of cultural, tourist and sports facilities.**

**The City Centre will see the innovative redevelopment of the Broadmarsh centre and town centres will remain vibrant and viable addressing the challenges post Covid by broadening the range of services and community facilities on offer.**

**The area's unique built and natural environment will be enhanced through sensitive and well designed places, neighbourhoods and developments which will be strongly connected with timely infrastructure. Environmental net gains will be delivered alongside developments and through the enhancement of existing and the creation of new habitats.**

**The public transport network will continue to be world class and grow, and new NET routes will be provided. There will be new smart cycling and walking networks**

**connecting our neighbourhoods with employment areas and the city and town centres.**

**All development will take account of flood risk, be energy efficient and high design quality, making efficient use of resources and enabling waste prevention.**

## Draft Greater Nottingham Overarching Strategy Policy

1. Sustainable Development in the plan area will be achieved through:
  - Ensuring development maximises opportunities to enhance the Green and Blue Infrastructure network and incorporates Green and Blue Infrastructure into new development;
  - Promoting urban living through identifying sites for development firstly within the main built up area of Nottingham, and to a lesser extent adjoining it;
  - Ensuring that new development adjoining the built up area of Hucknall, or in or adjoining key settlements (to be defined below) is of a scale and that supports these as sustainable locations for growth;
  - Creating sustainable and attractive places with an enhanced quality of life for residents through implementing a '15 minute neighbourhood' approach; and
  - Maximising the economic development potential of key sites including the former Ratcliffe-upon-Soar power station, Toton/Chetwynd and the wider Broadmarsh area.
2. The settlement hierarchy to accommodate this growth is defined on the Key Diagram and consists of:
  - a) the main built up area of Nottingham;
  - b) adjacent to the Sub Regional Centre of Hucknall;
  - c) Key Settlements identified for growth; and

In other settlements (not shown on the Key Diagram) development will be small scale as defined in Part 2 Local Plans.

## **ITEM 5      Waste and Minerals Local Plans Update**

### **1.0      SUMMARY**

- 1.1      This report updates JPAB on progress with the Nottinghamshire/Nottingham and Derbyshire Waste and Minerals Local Plans.

#### **Recommendations**

It is recommended that Joint Planning Advisory Board **NOTE** the progress with the Nottinghamshire/Nottingham and Derbyshire Waste and Minerals Local Plans.

### **2.0      Plans Update**

#### **Nottinghamshire/Nottingham**

- 2.1      The new Nottinghamshire Minerals Local Plan covering the period to 2036 was submitted to the Secretary of State in February 2020 and the examination commenced in March 2020. Public hearing sessions took place via MS Teams between 26th and 29th October 2020 and were broadcast live on the County Council YouTube Channel. A schedule of main modifications was published for comment between 27 November 2020 and 8 January 2021. The Inspectors Report is currently awaited.
- 2.2      Nottinghamshire County and Nottingham City Councils are preparing a single Joint Waste Plan in 2019 to replace the 2013 Waste Core Strategy. Consultation on Issues and Options for the Plan together with the scope of the Sustainability Appraisal was completed in May 2020. AECOM have been commissioned by the two Councils to prepare a Waste Needs Assessment which will report in June 2021. This will inform what types of facility the Joint Waste Local Plan will need to plan for. It is expected that a draft version of the Joint Waste Plan will be presented to each Council for approval prior to public consultation in Autumn 2021.

#### **Derbyshire/Derby**

- 2.3      Consultation on a range of minerals topic papers entitled 'Towards a Minerals Local Plan' – Proposed Approach was carried out in Spring 2018. Following publication of the NPPF in 2019 which now stipulates that local plans should cover a 15 year period from adoption of the plan the Councils are extending the Plan period to 2036. This meant that the Councils have had to re-examine the situation regarding the supply of sand and gravel from the Plan area to determine the scale of additional provision that the Plan must make and the amount that will be required from new sites. As part of this re-examination, the Councils asked sand and gravel operators within the county if they wished to promote additional sites for working during the Plan period to

2036. This resulted in three further sites being put forward. These sites were assessed through a Sustainability Appraisal alongside the other sites that were previously considered and five preferred sites have been identified. The Councils published a Sand and Gravel Site Allocations Document for consultation between 20<sup>th</sup> October and 13<sup>th</sup> December 2020 that included all eight sites. Responses to the consultation are being logged and assessed at the time of writing. A consultation on the full proposed draft Minerals Local Plan is anticipated in the Autumn 2021, following the County Council elections.

- 2.4 A series of background and evidence papers on local and strategic waste matters have been prepared. This includes an updated forecasting approach on waste capacity need across the plan period. It also provides a summary of the quantities of waste generated which now encompasses the period from 2006-2018. The papers include a series of questions or gaps in knowledge/evidence which will be used as the basis for the consultation roll out. The consultation will be a hybrid between issues and preferred approach
- 2.5 Consultation on the papers will take place in Autumn 2021 following the County Council elections and also include running some drop in events (subject to the lifting of Covid-19 restrictions) around the County to give residents the opportunity to view and comment. This will then be used to draw up the draft plan for consultation in Spring of 2021.

**Lead Officers:**

Stephen Pointer, Team Manager Planning Policy,  
Nottinghamshire County Council  
[stephen.pointer@nottscc.gov.uk](mailto:stephen.pointer@nottscc.gov.uk), 0115 993 9388

Steve Buffery, Team Leader Policy and Monitoring  
Derbyshire County Council  
[Steven.Buffery@derbyshire.gov.uk](mailto:Steven.Buffery@derbyshire.gov.uk) 01629 539808

Matt Gregory, Greater Nottingham Planning Manager  
[matt.gregory@nottinghamcity.gov.uk](mailto:matt.gregory@nottinghamcity.gov.uk), 0115 876 3981

## **ITEM 6 HE Capacity Funding – Quarter 3 (Year 4) October to December 2020**

### **1.0 Summary**

- 1.1 To report to ESG the progress made on Homes England (HE) Capacity Funding projects.

### **2.0 Recommendations**

It is recommended that Joint Planning Advisory Board **NOTE** this report and the details set out in Appendix 1.

### **3.0 Background**

- 3.1 The Greater Nottingham Joint Planning Advisory Board successfully bid for £855,000 of HE grant funding in Spring 2017. Under the conditions of the grant award, the Partners are required to provide monitoring information to HE on a quarterly basis and identify key risks, issues and mitigation measures.

### **4.0 Progress/updates – Quarter 3 (Year 4) – October to December 2020**

- 4.1 Progress/updates for this quarter is set out in Appendix 1.

### **5.0 Risks and Issues**

- 5.1 Stanton Regeneration Site project has been highlighted as Amber as no details as to how this site will be progressed are available as yet. Erewash are currently discussing a way forward with HE and a verbal update will be provided to the meeting. In addition, JPAB agreed to work up some reserve projects for both any underspend of the HCA funding and also to have projects 'oven ready' should further opportunities for grant funding come forward. These will continue to be progressed.

### **6.0 Next Steps**

- 6.1 Authorities will continue to populate the monitoring spreadsheet and work up reserve projects. Progress on quarter 4 will be reported to the next JPAB meeting.

**Contact Officer:**

Peter McAnespie  
Partnerships and Local Plans Manager  
Nottingham City Council

Tel: 0115 876 4068

E-Mail: [peter.mcanespie@nottinghamcity.gov.uk](mailto:peter.mcanespie@nottinghamcity.gov.uk)

## Appendix 1 - Homes England Funding Monitoring Report

Project Name	Homes England Capacity Funding	Report Date:	8 <sup>th</sup> March 2021		
Project Manager	Peter McAnespie	Reporting Period:	October – December 2020		
Client Lead	Matt Gregory	Overall Status (RAG)	Amber	Budget (RAG)	Amber

### Brief description of Project

The Greater Nottingham Joint Planning Advisory Board (GNJPAB) successfully bid for £855,000 of HCA (now Homes England – HE) grant funding in Spring 2017. The grant will support the delivery of 9,096 new dwellings by funding a range of technical surveys and specialist consultancy advice. The GNJPAB Partners comprise Ashfield District Council, Broxtowe Borough Council, Erewash Borough Council, Gedling Borough Council, Rushcliffe Borough Council and Nottingham City Council. The Partners will now submit funding requests/supporting information to Nottingham City Council as accountable body to access grant.

The project is to administer the distribution of the funding and report on its use by the Partners to the GNJPAB Executive Steering Group.

#### Approval (last governance route)

Homes & Community Agency award letter 7 March 2017  
DDM 27/04/2017

### Business benefits expected

Maximise efficiencies and outputs through joint commissioning, sharing of specialist staff and expertise and a single point of contact via Nottingham City Council as Accountable Body.

The Capacity fund provides an opportunity for Local Authorities to work with landowners and developers to fully investigate and understand the barriers to site delivery, undertake appropriate feasibility work, site investigation, optioneering and drawing on specialist skills to broker meaningful and realistic development programmes and infrastructure phasing.

### Progress to date:

#### Erewash:

- **Stanton Regeneration site:** The north half of the former Stanton Ironworks site has now been sold by St Gobain to a development company. As the intention is to bring forward the northern part of the site for employment uses, Erewash are considering alternative proposals for the grant funding, and will give a verbal update to the meeting.
- Grant total: £100,000. Remaining: £98,684.

#### Gedling:

- **A60 corridor transport assessment:** Work is progressing well on the A60 transport modelling, and GBC will shortly be in a position to know whether or not an additional scenario will need to be modelled. Anticipated total cost of £43,000 will be confirmed by the end of March 2021 and can be met from within the funding allocation. Consideration is also being given to utilise balance of funding on post to support the delivery of housing in Gedling Borough.

- Grant total: £90,000. Remaining: £45,815. Full commitment of funds anticipated.
- **Station Road and Burton Road:** Covid has had a significant impact on progress with these 3 key sites, and the demolition of Station Road had to be halted. Contractors were able to return to site in August and complete the works.
- GBC are continuing to develop the business case for both Station Road and Burton Rod, and appraising options for the Killisick site – though this is not straight forward as there are several landowners. Starter Homes funding has been accessed which is being used towards the demolition and survey costs for Station Road. A consultant has been appointed and options appraisal commissioned with Tomlinsons which will include any surveys etc. Expectation is to be able to start actively progressing these sites and spending the funding by the end of the calendar year.
- Grant total: £42,967. Remaining: £42,967. Full commitment of funds anticipated.

#### **NCC:**

- **Waterside:** Positive discussions regarding working collaboratively on site redevelopment have been held with two key stakeholders. However, ownership is complex in this area and due to historic uses viability is likely to be challenging. Capacity funding utilised to undertake baseline work to refresh the title information for the area. Progressing with a feasibility brief for viability work.
- Grant total: £70,000 plus £5,120 repurposed from Island Site. Remaining: £19,424. Full commitment of funds anticipated.

#### **Rushcliffe sites:**

- East of Gamston: All landowners have been advised that it is unlikely the Borough Council would determine any planning applications for the site until an SPD has been adopted by the Council. An outline application was been submitted in December 2020 (ref 20/03244/OUT) for approximately 50% of the allocation and is currently pending determination. The application has a determination date of April 2021 but this is likely to be extended to allow the progression of the SPD. The Borough Council have invited all the landowners to a regular series of meetings (met monthly since Oct 2020 with monthly meetings scheduled till December 2021) to discuss the content and progression of the SPD including inviting key specialists to discuss key topics/areas for inclusion.
- South of Clifton Strategic Allocation: Four separate Reserved Matters applications (all for infrastructure provision, roads, drainage and earthworks) have now been determined and numerous discharge of conditions applications are currently pending determination. A Reserved Matters application for the first commercial building has been submitted, however the first reserved matters applications for residential development are still awaited.
- North of Bingham: The site has full planning permission for 1050 dwellings, with 86 dwellings completed up to 31 March 2020. A Reserve Matters application (ref 20/03212/REM) for the re-plan of 254 plots around the primary school is currently pending determination for a new developer at the site (Taylor Wimpey). Another Reserve Matters application (21/00232/REM) to re-plan an area comprising 172 dwellings to the south-western part of the site has been submitted for consideration.

- Former RAF Newton: The site has full planning permission for 528 dwellings (granted August 2020). Applications to discharge conditions have been submitted and are currently pending determination. Similarly an application to vary one individual house has also been submitted for consideration. The application to vary the one house has been approved. Applications to discharge conditions are still pending determination.

**Closed Projects: Homes England funded element of work now complete:**

- Ashfield: Harrier Park/Rolls Royce. Broomhill Farm - funding repurposed to procure Conurbation Planning Policy Manager post.
- Broxtowe: Walker Street
- NCC: Island, River Leen and Padstow sites. Remaining Island Site funding repurposed for Waterside site.

<b>Funding Allocation: £855,000</b>					<b>RAG Status</b>		<b>AMBER</b>
Forecast spend Yr4/Qtr 3 (October – December 2020)	£855,000	Actual Expenditure	£592,147	Committed Expenditure	£40,763	Remaining	£222,093
Actual Expenditure	Year 1	£0.00 (April – June 2017)	£9,585 (July – Sept 2017)	£9,585 (Oct – Dec 2017)	£113,303 (Jan – March 2018)		
	Year 2	£113,303 (April – June 2018)	£168,872 (July – Sept 2018)	£311,130 (Oct – Dec 2018)	£331,293 (Jan – March 2019)		
	Year 3	£331,293 (April – June 2019)	£376,296 (July – Sept 2019)	£391,296 (Oct – Dec 2019)	£489,352 (Jan – March 2020)		
	Year 4	£489,352 (April – June 2020)	£529,352 (July – Sept 2020)				

Notes on reasons for budget variances:

**ITEM 7      Any other business**

**ITEM 8      Future Meetings**

Dates to be confirmed

Council Chamber, Council Offices, Beeston