

CHESHIRE EAST COUNCIL

Cabinet Member for Prosperity Cabinet Member for Performance and Capacity

Date of Meeting: 29 September 2009
Report of: John Knight, Head of Planning and Policy
Subject/Title: Crewe and Nantwich Area : Draft Strategic Housing Land Availability Assessment

1.0 Report Summary

- 1.1 This report seeks approval of the draft Strategic Housing Land Availability Assessment for the Crewe and Nantwich area for the purposes of public consultation.

2.0 Recommendations

- 2.1 That the draft Strategic Housing Land Availability Assessment (SHLAA) for the Crewe and Nantwich area be approved for a statutory six week period of public consultation.

3.0 Reasons for Recommendations

- 3.1 To progress the work on the Core Strategy for Cheshire East.

4.0 Wards Affected

- 4.1 All wards in the former Crewe and Nantwich Borough area.

5.0 Local Ward Members

- 5.1 All local ward Members for the former Crewe and Nantwich Borough area.

6.0 Policy Implications including - Climate change - Health

- 6.1 All planning policy work is intended to promote sustainable development. Policies dealing with climate change and the reduction of health inequalities will be included in the Core Strategy.

7.0 Financial Implications for Transition Costs (Authorised by the Borough Treasurer)

- 7.1 None

8.0 Financial Implications 2009/10 and beyond (Authorised by the Borough Treasurer)

8.1 None

9.0 Legal Implications (Authorised by the Borough Solicitor)

9.1 It is important to continue evidence gathering for the Core Strategy. Failure to meet the milestones set out in the Local Development Scheme could result in financial penalties – such as the reduction in Housing and Planning, or other forms of intervention from the Government Office.

10.0 Risk Management

10.1 Provided that the statutory requirements of the document's preparation and the consultation process are met, there is unlikely to be any risk associated with the publication of the draft SHLAA.

11.0 Background and Options

11.1 The Council's Local Development Scheme identifies the preparation of a Strategic Housing Land Availability Assessment (SHLAA) as one of the most important pieces of evidence needed to support the Cheshire East Core Strategy. The only area of Cheshire East where this work has yet to be done is the area of the former Borough of Crewe and Nantwich.

11.2 The SHLAA is a technical study to inform future policy development; it does not in itself constitute planning policy. The Assessment is intended to provide an indication of which land is deliverable and developable within the former Crewe and Nantwich District.

11.3 A draft SHLAA has now been agreed with the Crewe and Nantwich SHLAA Task Group. To accord with statutory procedures, the SHLAA now needs to be made available for full public consultation with stakeholders and interested parties.

12.0 Overview of Year One and Term One Issues

12.1 N/A

13.0 Access to Information

The background papers relating to this report can be inspected by contacting the report writer:

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