4. How we get there – Local Development Plan strategy and policies

Translating the vision and objectives into a Local Development Plan strategy and policies

4.1 The previous chapter set out a vision of ‘where we want to be’ and suggested some of the key outcomes which we will be looking to achieve in the Local Development Plan Period – by 2021. The purpose of this chapter is to address the question ‘how do we get there’ by setting out the Plan’s spatial strategy and policies needed to realise the Local Development Plan’s vision and objectives.

4.2 The portrait in chapter 2 describes the kind of place Pembrokeshire Coast National Park is today. It has much strength: its attractiveness, the contribution of its environment to the local and national economy; its rich diverse culture; biodiversity and geodiversity and its quality of life. It is an enjoyable place to visit and keep healthy.

4.3 With this strength comes certain weaknesses; houses are expensive and difficult to afford, opportunities for house building and development more generally are limited. There is competition for housing from buyers of holiday and second homes. Issues of social exclusion arise as a consequence. Some popular areas become congested in the holiday season but are unable to justify a local bus service in the winter months.

4.4 The Pembrokeshire Coast National Park, by reason of its designation as an area of special landscape character imposes fairly severe restrictions on development that would harm its special qualities. In addition, given that it is a pre-dominantly rural area the spatial scale of individual areas of change is not significant.

4.5 Guidance advises that a generic ‘rural strategy’ approach may be more appropriate (than exploring alternative spatial strategies and alternative sites within areas of change). Considering broad policy options and principles with regard to issues such as affordable housing, village scale allocations, the role and development of market towns, diversification, the hierarchy and roles in terms of service provision etc.

4.6 This is the approach that has been taken here. However, given the shape of the National Park, the level of growth and its spatial distribution needs to take account of its position relative to neighbouring authorities. In this respect account has also been taken of the preparatory work for the Wales Spatial Plan update 2008 in terms of exploring spatial options (see paragraph 4.14 onwards).

4.7 The strategy and policies below tackles the six priority issues identified in Chapter 2 ‘Where are we now?’ and sets out a policy response to achieve the land use aspects of the vision and the objectives for the area as set out in Chapter 3. Where key actions outside the Local Development Plan are needed to support achievement of these policies these are also set out.

4.8 To remind you the six priority issues are:

- A. Special qualities
- B. Major development, the potential for growth
- C. Climate change, sustainable design, flooding, sustainable energy
- D. Visitor economy, employment and rural diversification
- E. Affordable housing and housing growth
- F. Community facilities

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4.9 Policy responses are grouped under the six priority issues except those in relation to National Park purposes and duty and the spatial elements of the Plan which have been brought to the front of Chapter 4. Strategy policies are identified by the suffix ‘Strategy Policy’ and coloured with a yellow background. Supporting policies are coloured with a blue background.

4.10 The Plan has been heavily influenced by the Sustainability Appraisal.