

REPORT OF THE HEAD OF PARK DIRECTION

SUBJECT: LOCAL DEVELOPMENT PLAN REVIEW REGULATIONS UPDATE

Purpose of the report

1. To advise Members of the latest position regarding the publication of amended regulations and guidance on Local Development Plan review as requested at the Operational Review Committee of 1st July 2015.

Background

2. At Operational Review Committee on the 1st July Members were advised that the new regulations and guidance regarding Local Development Plan review were still awaited. Officers were having a video conference meeting with Welsh Government officials on the 6th of July 2015 and an update would be provided for Members to the National Park Authority meeting on the 29th of July 2015.

Current Position

3. Welsh Government officials have advised that the Local Development Plan regulations and guidance will be laid before the National Assembly for Wales (NAfW) in early August 2015. Once laid they will be available to view on the NAfW website. Until the date the regulations 'come into force', which is due 21 days after laying (end August) the regulations may be subject to change.
4. A draft of Planning Policy Wales Chapter 2 and the Local Development Plan Manual was available during the consultation period. The Planning Inspectorate intends to publish updated guidance on Examination procedures shortly after the new regulations come into force in August.

Next Steps

5. Officers have been progressing work for the Local Development Plan review on your behalf in anticipation of publication of the new regulations. It is proposed that we carry out a series of workshops with Members over the Summer so that the Plan Review Report can be completed, then approved by the Authority and finally submitted to Welsh Government. As part of the workshops stakeholder engagement on the Review Report will be discussed.
6. The Review Report will need to set out clearly what has been considered and what needs to change and why. This will be based on evidence; issues, objectives, strategy policies and the Sustainability Appraisal as well as the

interrelationship of the anticipated revisions to any parts of the plan that are not to be revised. It must make a conclusion on the revision procedure to follow (i.e. short form revision or full revision procedure).

7. Examples where the short form procedure could be considered appropriate is where there is a partial rolling forward of the plan period, integral forecasts and assumptions have not changed, policy needs to be refined or supplemented or new sites are required which are in line with the original strategy. In a short form revision` the changes should not make the strategy unsound or distinctly different to the one currently adopted. All areas of change must be assessed in order to determine their impact and relationship to the strategy, policies and proposals in the plan.
8. A full revision would result in a replacement plan. This is considered necessary where a plan is considered to be substantially out of date and the scale of alternations are fundamental which impact significantly upon the strategy.
9. Questions to address when preparing a Plan Review Report include:
 - What do the Annual Monitoring Reports tell us?
 - Where is the Local Development Plan delivering?
 - Where is the Local Development Plan not delivering?
 - Is the evidence on which the Local Development Plan is based up to date?
 - Is the Local Development Plan strategy sound?
 - What contextual changes have there been since the adoption of the plan?
 - Does the Local Development Plan need to be reviewed?
 - Does the whole plan need to be reviewed or only part(s) of it?
 - Would partial review change the plan's strategy?
10. The first workshop for Members is planned for this afternoon.

RECOMMENDATION

- 1. That Members endorse the approach set out above for preparation of the Local Development Plan Review Report.**

Background papers:

[Pembrokeshire Coast National Park Local Development Plan, September 2010](#)

[Welsh Government | Consultation on Local Development Plans Process Review](#)

Planning Policy Wales (Edition 7, July 2014):

<http://wales.gov.uk/topics/planning/policy/ppw/?jsessionid=959D17CBE44B4C21C123285AA5AE6E99?lang=en>

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