Rotherham Core Strategy Examination

Matter 5 Employment.

Comments on the documents submitted as ED 69 documents.

The Council withdrew their proposal to alter policy CS1 which was submitted in ED 54.

They have subsequently produced a further change ref ED 69 which says it is a clarification of the employment land figures. This effectively increased the amount of employment land to Rotherham urban area in the table by adding in a further 12 hectares.

We do not consider that this is the correct location to add in employment land extra land should be added at Bramley, Wickersley/Ravenfield Common, where high quality employment land exists adjacent to the motorway junction as submitted in our representations.

Matter 6 ED71

The Council have proposed an amendment to par 5.6.47 to attempt to clarify designations of bio and geo diversity assets.

However the proposed change to CS20 does not go far enough to clarify the fact that non statutory sites that are designated in the sites and policies DPD are capable of being challenged at that time, CS20 should say that

Sites of nature conservation value that have been identified through good practice guidelines, will be shown as proposals in the emerging sites and policies document.

A reasoned explanation of the policy should say that these designations are not allocations until they have been verified through the adoption of the sites document DPD.
Matter 6

ED 73

The Inspector has proposed a change to para 5.6.8 which is part of the explanation to the Green Infrastructure Policy CS19.

The change makes it clear that the detailed boundaries of the corridors will be defined in detail in the DPD and is supported.

ED 74

This proposed change proposed By Mr R Bolton as change ref ED 74 is supported as a mechanism for ensuring that land is delivered in the circumstances where the supply is not adequate.

Our comments on this change are that the policy should say

**New Policy**

The following circumstances will trigger positive action by the council to address the issue of residential land supply:

- a) A 20% under provision of completions against requirement for 2 consecutive years or a cumulative under provision of 20% within the plan period; or
- b) A deficient in the 5 year land supply for more than two consecutive years

**If either** the above circumstances occur then the council will:

- a) Consider all applications for residential development under part b) Paragraph 14 of the National Planning Policy Framework
- b) Positively consider the release of safeguarded sites for residential development identified in policy CS5
- c) Policy CS7 will not be applied to enhance the viability of sites
- d) Take a report to committee within 3 months of the events being identified which will make recommendations regarding the following:
  1. The need to use compulsory purchase or other powers available to the council to remove barriers to the delivery of specific identified sites
  2. The need to review the core strategy either in part or comprehensively based upon up to date evidence in the form of a new SHMA for the whole of the HMA which agrees the appropriate dwelling targets for the constituent authorities in the HMA

...to clarify when the council will take remedial action.

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