



Report To: Planning Portfolio Holder

25 August 2017

Lead Officer: Joint Director for Planning and Economic Development

Huntingdonshire Local Plan Consultation

Purpose

1. To consider the contents of a draft Huntingdonshire Local Plan (Regulation 18) consultation from Huntingdonshire District Council and agree an appropriate response.
2. This is not a key decision.

Recommendations

3. It is recommended that the Planning Portfolio Holder agree that a consultation response be submitted based upon paragraph 9 of this report.

Reasons for Recommendations

4. To respond to the consultation from Huntingdonshire having regard to the content of the emerging Local Plan and the planning context set out below under 'Background'.

Background

5. The Huntingdonshire Local Plan has been in preparation since February 2012 and has been consulted upon at various times including in 2012 and 2013. It provides for 21,000 new homes between 2011 and 2036 and 14,900 jobs with growth focussed in their most sustainable settlements (Huntingdon, St Neots, St Ives, Ramsey, other larger villages, and the new settlement at Alconbury (6,680 homes and 8,000 jobs). One of the key growth locations included in the Local Plan over this period has been a strategic urban expansion at St Neots East for 3,820 homes. This location was first allocated for strategic growth in the Huntingdonshire Core Strategy adopted in 2009.
6. In 2013 all of the local planning authorities in Cambridgeshire and Peterborough agreed a Memorandum of Co-operation to support the development of a coherent and comprehensive growth strategy across the area, including the apportionment of objectively assessed housing need to each district. Huntingdonshire District Council confirmed it would fully meet its objectively assessed need. This was followed up by a further document agreed by all the local planning authorities in 2014 setting out Strategic Spatial Priorities to address the duty to cooperate across the area. Both documents assume the implementation of the strategic urban expansion to the East of St Neots.
7. The Cambridgeshire Local Transport Plan 2011-2031 November 2014 takes account of committed and planned growth across the County and identifies appropriate transport mitigations including in regard to growth along the A428 Corridor including the urban expansion to the east of St Neots, at Cambourne and at Bourn Airfield.

Many of the identified mitigations along the A428 corridor are being taken forward by the Greater Cambridge Partnership Cambourne to Cambridge project.

8. The transport modelling undertaken to underpin our own Local Plan took account of planned development in Huntingdonshire including the urban expansion planned to the east of St Neots.
9. Highways England consulted on route options for a new dual carriageway linking Caxton Gibbet on the A428 to the Black Cat roundabout on the A1 in Spring 2017 which will run to the south of the proposed St Neots East development. The road is intended to relieve local congestion, support Local Plans in an area of high housing and economic growth and form part of a planned expressway linking Cambridge with Milton Keynes and Oxford. The preferred route announcement is expected in late September 2017, a public examination will follow and construction could start in Spring 2020.

Considerations

10. Huntingdonshire are consulting on their draft Local Plan between the 4th July and 4.30pm on the 25th August. They intend to consult again in late 2017 on a Proposed Submission Local Plan and submit their plan for examination in March 2018. The plan includes strategic scale developments at Alconbury to the north of Huntingdon and at St Neots East. The plan proposes sites to meet all of the objectively assessed housing need in the district. Overall its draft policies and proposals are considered to be an appropriate response to the planning challenges affecting Huntingdonshire insofar as it affects South Cambridgeshire. The plan is also considered to be consistent with the agreed duty to cooperate documents relating to the Cambridgeshire and Peterborough area.
11. St Neots East is proposed for 3,820 homes, 22 hectares of employment development, a local centre, a neighbourhood centre, open space and appropriate schools and green spaces. Two planning two applications for the development of the site are currently being considered, one for land north of Cambridge Road (Loves Farm Phase 2), and one for the land to the south of Cambridge Road (Wintringham Park).
12. Policy SEL2 states that successful development of the site will require the satisfactory resolution of the impact of additional traffic on the A428 having regard to a transport assessment and travel plan. The supporting text to the policy also states that in order to off-set the impact of introducing new access points on the A428 and to mitigate the impact of development on other off-site junctions on the route, improvements are anticipated at the roundabouts at Wyboston, Cambridge Road and Caxton Gibbet to address likely capacity issues.
13. The main potential implications of the Local Plan on South Cambridgeshire is in relation to transport impacts arising from the allocation at St Neots East. However, it is noted that Cambridgeshire County Council as Highway Authority have confirmed that the sites have been subject to extensive negotiation since 2009 and mitigation packages for both the local and strategic road networks have been agreed.

Next Steps

14. Representations to the Local Plan will be submitted as agreed by the Portfolio Holder.

Options

15. The Planning Portfolio Holder has the following options:
- (a) Agree the proposed response; or
 - (b) Agree the proposed response with amendments; or
 - (c) Not to agree the proposed response.

Implications

16. In the writing of this report, taking into account financial, legal, staffing, risk management, equality and diversity, climate change, community safety and any other key issues, the following implications have been considered:

Financial

17. There are no direct financial implications arising from this report.

Legal

18. There are no direct legal implications arising from this report.

Staffing

19. There are no direct staffing implications arising from this report.

Risk Management

20. No direct risks to this Council or to South Cambridgeshire residents and businesses have been identified.

Equality and Diversity

21. There are no direct equality and diversity implications arising from this report.

Climate Change

22. There are no direct climate change implications arising from this report.

Consultation responses

23. Officers have worked with Cambridgeshire County Council officers in the preparation of this report.

Effect on Strategic Aims

B. HOMES FOR OUR FUTURE

Secure the delivery of a wide range of housing to meet the needs of existing and future communities

24. The provision of sufficient homes in Huntingdonshire to meet their objectively assessed housing need will contribute to meeting needs within the wider Housing Market Area centred on Cambridge which includes South Cambridgeshire.

Appendices

None.

Background Papers

Where [the Local Authorities \(Executive Arrangements\) \(Meetings and Access to Information\) \(England\) Regulations 2012](#) require documents to be open to inspection by members of the public, they must be available for inspection: -

- (a) at all reasonable hours at the offices of South Cambridgeshire District Council;
- (b) on the Council's website; and
- (c) in the case of documents to be available for inspection pursuant to regulation 15, on payment of a reasonable fee required by the Council by the person seeking to inspect the documents at the offices of South Cambridgeshire District Council.

Huntingdonshire Consultation draft Local Plan:

<http://consult.huntingdonshire.gov.uk/portal/pp/hlp2036/cd2017/cd2017>

Huntingdonshire Local Plan evidence base:

<http://www.huntingdonshire.gov.uk/planning/new-local-plan-to-2036/monitoring-research-and-evidence-base/>

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