



South Cambridgeshire Local Plan Examination in Public

Hearing Statement on behalf of Defence Infrastructure Organisation/Urban and Civic (Co-Respondent 18277)

C/O:

Julia Foster
David Lock Associates
50 North Thirteenth Street
Milton Keynes
MK9 3BP

Matter 2: Overall Spatial Vision and General Issues

1. This statement is submitted on behalf of Defence Infrastructure Organisation and their Development Partner, Urban and Civic, pursuant to representations made on the proposed submission South Cambs Local Plan (co-respondent reference 18277). It is submitted in parallel with a separate statement submitted by Boyer Planning on behalf of RLW Estates Ltd, with whom the representations were made. The points made in the Boyer Planning statement are agreed with but there are distinct points to be made.

a.) Is the overarching development strategy, expressed as the preferred sequential approach for new development, soundly based and will it deliver sustainable development in accordance with the policies of the National Planning Policy Framework?

2. The overarching development strategy, as expressed by the Vision in Policy S/1, Objectives in S/2, the Green Belt Policy S/4 and, importantly, the sequential approach in Policy S/6, is considered sound and will deliver sustainable development.
3. The Development Strategy could be made clearer, and thus removing doubts about soundness, by incorporating explicit reference to *encouraging the effective use of land, including the re-use of previously developed land*. This would be consistent with Paragraph 17 of the NPPF, eighth core planning principle, underpinning plan-making and decision making. It is accepted that this is not the primary factor in determining the development strategy but explicit reference would demonstrate the approach taken in the draft Local Plan to the effective use of land. It has been an important consideration, for example, in the allocation of Waterbeach New Town where the majority of land is classified as previously developed (by definition the entirety of the DIO landholding is defined as *previously developed land*).

b.) Is it clear what other strategic options were considered and why these were dismissed?

4. It is agreed that South Cambridgeshire District Council and Cambridge City Council has considered all the reasonable strategic options, as set out in pre-submission documents, notably South Cambs Issues and Options Report (July 2012), City Local

M2/18277

Plan Issues and Options Report (June 2012) and the Joint Issues and Options documents (January 2013). It is further agreed that the reasons why alternative strategic options were dismissed have been presented clearly. In this regard, further major urban extensions to Cambridge would unduly harm the purpose of the Green Belt, alternative new settlements would be less sustainable than those proposed as would a higher level of development in smaller towns and villages, especially through failing to minimise car-borne travel.

c.) Are the Plans founded on a robust and credible evidence base?

5. There are no additional comments to make regarding the evidence base at this stage. Further statements and evidence will be submitted in relation to more detailed matters including housing and jobs delivery and Waterbeach New Town.

Proposed changes

6. To reflect the comments made in this statement, the following changes are requested:

Policy S/6

After the first bullet point insert: *"In allocating sites and in planning decisions, the effective use of land, including previously developed land, will be encouraged"*.