

REPORT TO EXECUTIVE

PORTFOLIO AREA: ECONOMIC DEVELOPMENT

Date of Meeting: 19th January 2011

Public

Key Decision: Yes

Recorded in Forward Plan: Yes

Inside Policy Framework

Title: LOCAL DEVELOPMENT SCHEME
Report of: Assistant Director of Economic Development
Report reference: ED.02/11

Summary:

This report sets out the Local Development Scheme (LDS) for the period 2011-2014 listing the timetable and stages of work for the Local Development Framework Development Plan Documents (DPDs).

Recommendations:

1. That the Local Development Scheme be approved and submitted to Government Office.
2. That a Local Development Framework Members working group be set up to give guidance to assist in the preparation of the documents detailed in the LDS.
3. That Economy and Environment Overview and Scrutiny Panel are provided with an opportunity to consider the Local Development Scheme at their next meeting.

Contact Officer: Helen Jackson

Ext: 7192

1. BACKGROUND INFORMATION AND OPTIONS

- 1.1 The attached Local Development Scheme (LDS) provides an up to date work programme for the production of Carlisle's Local Development Framework (LDF) Development Plan Documents (DPDs) the Core Strategy and Land Allocations.
- 1.2 Delivery of the LDF in line with the milestones set within the LDS is essential to ensure that we have an up to date and effective planning policy framework against which planning decisions can be made. There is a risk that pressures on staff time due to competing work streams could result in slower than timetabled progression on LDF resulting in an uncertain planning policy framework for Carlisle. It is therefore vital to ensure that the LDF is recognised as a key priority for the City Council at the corporate level.
- 1.3 The key milestones are as follows:

Core Strategy DPD

1. Publication out for public consultation	January 2013
2. Submission to Secretary of State	June 2013
3. Pre-examination meeting	July 2013
4. Commencement of Examination	September 2013
5. Receipt of Inspector's Report	January 2014
6. Adoption	February 2014

Allocation of Land DPD

1. Publication out for public consultation	September 2014
2. Submission to Secretary of State	January 2015
3. Pre-examination meeting	March 2015
4. Commencement of Examination	April 2015
5. Receipt of Inspector's Report	September 2015
6. Adoption	October 2015

- 1.4 Work on the evidence base to support the preparation of these documents as well as supplementary planning guidance is also ongoing alongside the work set out above.
- 1.5 The LDS differs from the previous version 2008-2011 in that there is no longer a requirement to provide a timetable for the production of proposed Supplementary Planning Documents (SPDs). However a list of SPDs we intend to produce along with the evidence base to support the production of the LDF is still included within the LDS.

- 1.6 The existing version of the Local Development Scheme includes an Area Action Plan (AAP) for St Nicholas / Botchergate South. However the preparation of Area Action Plans has to follow on from the production of the Core Strategy to ensure it aligns to the overall spatial strategy. This would lead to considerable delay before the work could be progressed. Having regard to this timing and resource availability over the next few years it has been concluded that an AAP should not be progressed. A more practical option to bring this forward sooner is to ensure that the specific issues and requirements relating to areas of the City Centre of Carlisle would be best met through their consideration within the Core Strategy DPD. Further detail on specific areas could then possibly be provided through the production of area specific Supplementary Planning Documents. The same approach would also apply to the Rickergate Area which was to be incorporated within the City Centre Area Action Plan. Therefore these separate documents have not been included within the revised LDS.
- 1.7 A Members workshop was held on 26th November at which the details of the planning documents listed within the LDS were discussed along with the proposed timescales for their production. The workshop also provided a general overview of the LDF and current work on the evidence to support new policies and strategy. Members valued the workshop and requested greater involvement during production of the work. This would add value rather than focus on intensive workshops when reports are produced. It is proposed that a Member Working Group could be established to work with officers on the development of the Core Strategy, Allocations DPD and progression of the evidence base. This will ensure that the Council's corporate priorities are recognised.
- 1.8 The draft LDS is attached at appendix 1.

2. CONSULTATION

- 2.1 Consultation to date.
No formal consultation is required.
- 2.2 Consultation proposed.
None

3. RECOMMENDATIONS

1. That the Local Development Scheme be approved and submitted to Government Office.
2. That a Local Development Framework Members working group be set up to give guidance to assist in the preparation of the documents detailed in the LDS.
3. That Economy and Environment Overview and Scrutiny Panel are provided with an opportunity to consider the Local Development Scheme at their next meeting.

4. REASONS FOR RECOMMENDATIONS

To establish the planning policy work programme for the next three years

5. IMPLICATIONS

- Staffing/Resources – The Local Development Scheme which forms part of this report will fully utilise the limited resources of the Planning Policy and Conservation Section. There will also be the need to utilise other staff resources whether in Economic Development, Housing, Green Spaces, Leisure, Legal Services etc as required for the evidence base and policy development. External resources may be required for some of the more specialist aspects of the evidence base/specialist support e.g. Strategic Flood Risk Assessment update (in progress), Green Infrastructure Strategy, Water Cycle Study, Examination in Public etc.
- Financial – The financial resources of the Planning Policy and Conservation Section are limited. Some work will coincide with growth point studies for which some funding has been awarded. Additional resources for Examination in Public, document production, etc will have to be identified.
- Legal – The provision for the Local Development Scheme and Local Development Framework are set out in the Planning and Compulsory Purchase Act 2004 and associated regulations.
- Corporate – The Council's corporate priorities of Environment and Economy will be delivered through documents contained in the Local Development Framework as identified in the LDS.
- Risk Management – Programming of work through the Local Development Scheme should take into account the ability to minimise risks although there is recognition that the LDF process is resource intensive. Production

of the Local Development Framework is essential to ensure that The Council has an up to date Planning Policy Framework.

- Environmental – Sustainability appraisal and environmental issues are integral to the production of the documents contained within the LDS
- Crime and Disorder – Identified and incorporated where relevant. Already contained within the policy framework e.g. in the Designing out Crime SPD.
- Impact on Customers – The Local Development Framework contains a Statement of Community Involvement which sets out the requirements/opportunities for public consultation. The LDS will also provide the public with the timescales for the production of the LDF.

Impact assessments

Does the change have an impact on the following?

Equality Impact Screening	Impact Yes/No?	Is the impact positive or negative?
Does the policy/service impact on the following?	N	
Age	N	
Disability	N	
Race	N	
Gender/ Transgender	N	
Sexual Orientation	N	
Religion or belief	N	
Human Rights	N	
Social exclusion	N	
Health inequalities	N	
Rurality	N	

If you consider there is either no impact or no negative impact, please give reasons:

There is no impact as the document is only setting out the timetable for preparation of the Local Development Framework.

If an equality Impact is necessary, please contact the P&P team.

Appendix 1

**Carlisle Local Development Scheme
2011-2014**

CONTENTS PAGE

1. Introduction
2. Context
3. Carlisle Local Development Framework
4. Preparing Local Development Documents
5. Production Programme
6. Evidence Base
7. Project Management
8. Risk Management
9. Contacts and information

Appendices

Appendix A Timetable for the preparation of LDF Documents 2011 to 2014

Appendix B Local Development Document Profiles

Appendix C Carlisle Development Plan Document

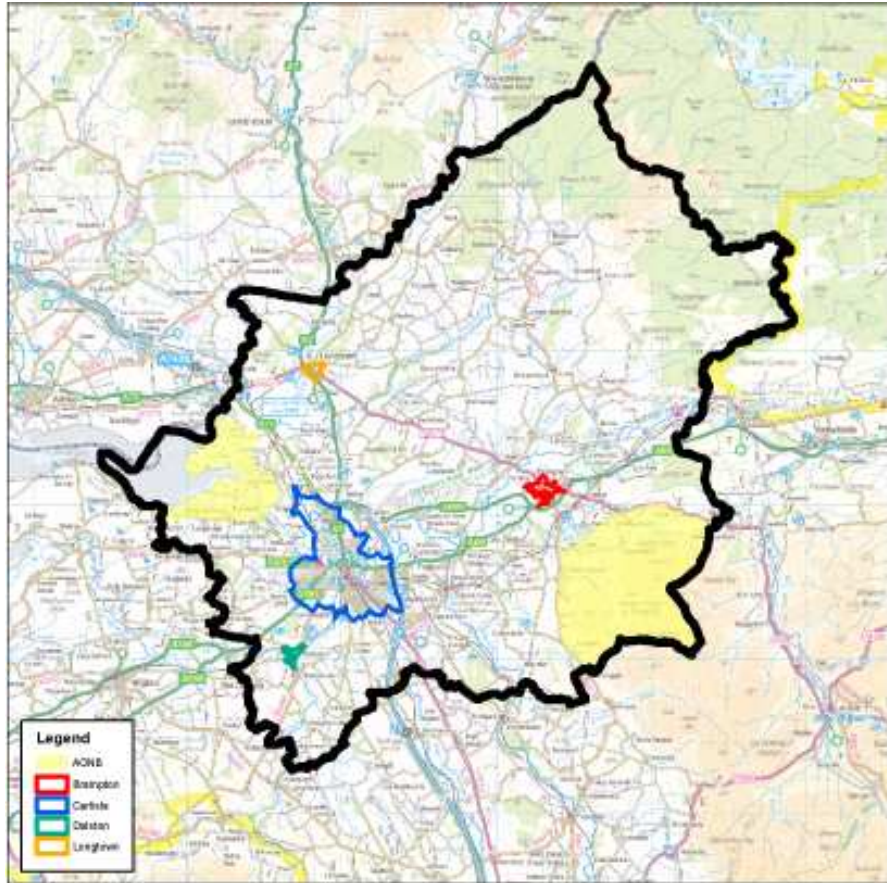
1. INTRODUCTION

- 1.1 The Planning and Compulsory Purchase Act 2004 was enacted in May 2004 and commenced in September 2004. It aims to modernise the planning system and makes a number of significant changes to the development plan system, notably the replacement of Local Plans with a folder of documents known as the Local Development Framework (LDF).
- 1.2 The LDF will be a key component in the delivery of the Carlisle Community Strategy Plan entitled: Carlisle Partnership Community Plan (2011 – 2016). The various components of the LDF, known as Local Development Documents (LDDs) will express the elements of the strategy which relate to the development and use of land.
- 1.3 The Planning and Compulsory Purchase Act 2004 requires the City Council to prepare and maintain a document known as the Local Development Scheme (LDS). The LDS is a public document, setting out the City Council's programme for preparing various aspects of the LDF over the next three years. The LDS has three main purposes: -
- To inform the public of the development plan documents that will make up the new planning policy framework;
 - To set out the timescales the public can expect for the preparation and review of these documents. The timetable specifically includes consultation milestones to inform the public about opportunities to get involved with the plan making process and to let them know the likely dates for involvement; and
 - To establish and reflect City Council priorities and to enable work programmes to be set for the preparation of development plan documents.
- 1.4 This document updates and replaces the 'Local Development Scheme for Carlisle District' that came into effect in April 2008. The LDS will be kept under review and monitored annually, through the Annual Monitoring Report (AMR) to ensure that planning policies and proposals are kept up to date in response to new and emerging planning issues, planning legislation, national policy guidance and other material planning considerations.

- 1.5 In June 2008 the Government issued a revised Planning Policy Statement 12: Local Spatial Planning, which has altered the production process for Development Plan Documents. This version of the LDS has been revised to reflect the amendments to the plan making process.
- 1.6 This LDS is available to download on the City Council's website at www.carlisle.gov.uk
Paper copies of the document are also available at various Council offices across the District.

2. CONTEXT

- 2.1 The District of Carlisle covers an area of approximately 1,042 sq km and is situated to the far north of the Cumbrian County, bounded by the Scottish border, approximately 9 miles to the northwest. The City of Carlisle and its surrounds, form the principle urban area to the southeast of the District. The remainder of the District is predominantly rural in nature, with the exception of the Key Service Centres of Longtown to the north and Brampton to the east.
- 2.2 The population of Carlisle is currently estimated at 104,700, it has experienced steady growth since the turn of the century and this trend is predicted to continue over the next twenty years. The Office for National Statistics currently predicts that Carlisle's population will grow by a further 14.1% by 2032. Population growth is expected across all demographic age groups in Carlisle but most notably (and inline with national trends) Carlisle is expected to see a 57% increase in the number of older people living in the district by 2032. Approximately 68% of the population currently live in the city of Carlisle itself. In the outlying areas of the District, sparsity of population is a key feature.
- 2.3 The M6 motorway runs through the District linking the City of Carlisle to southwest Scotland and the Lake District. Carlisle benefits from three M6 junctions at Carleton (J42), Rosehill (J43) and Kingstown (J44). Despite this some urban areas to the south west of the City are currently relatively isolated largely due to the barrier presented by the River Eden. The Carlisle North Development Route (CNDR), which is due for completion in 2012, will help to open up these areas by providing a western link to the M6 at junction 44.
- 2.4 '*Growing Carlisle*' – *the Economic Strategy for the Carlisle City Region* indicates that Carlisle's economy needs to make a fundamental shift to avoid facing decline in real terms and deal with areas of social deprivation. Carlisle's population must grow significantly in order to support this economic shift to provide the required critical mass needed to function as a sub regional centre for Cumbria and southwest Scotland.
- 2.5 The map overleaf identifies the district boundary and key settlements of Carlisle, Brampton, Dalston and Longtown. The LDF will relate to the whole of the district in its entirety.

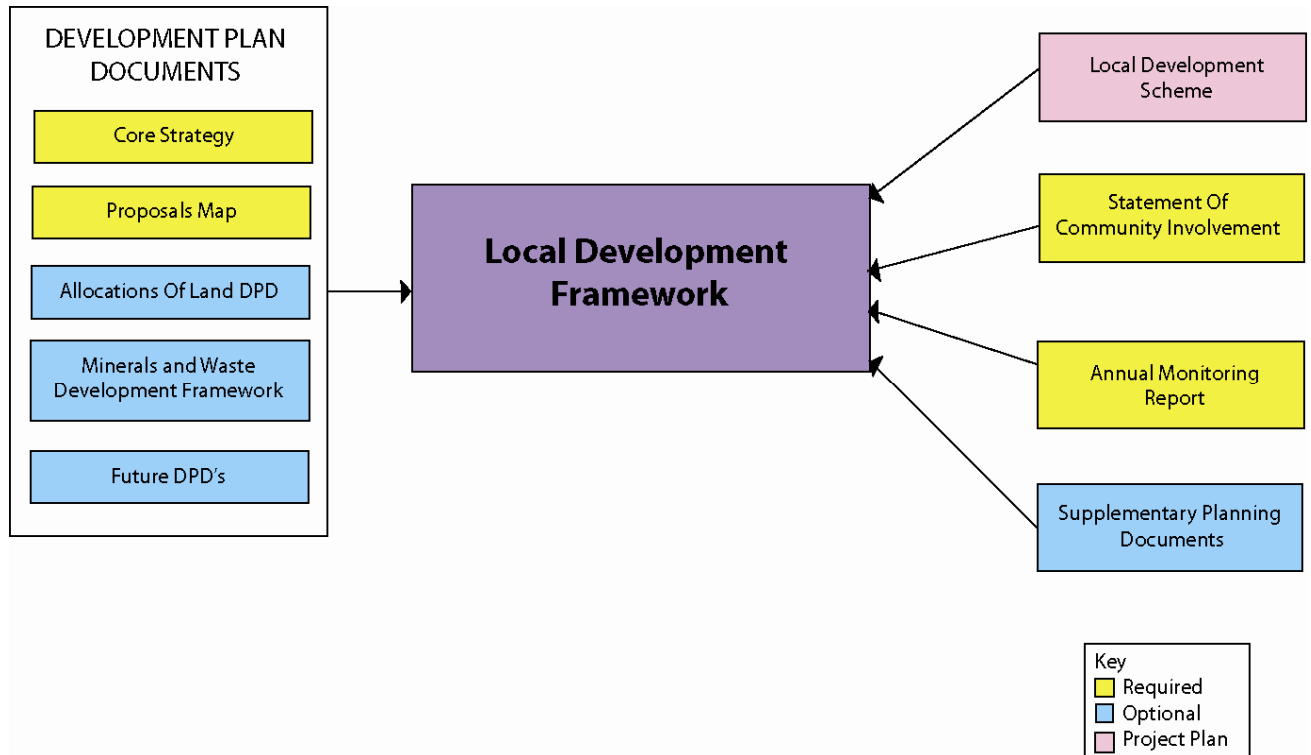


© Crown Copyright. All rights reserved Carlisle City Council LA 0100024459, 2010.

Map 1 Carlisle District

3. CARLISLE LOCAL DEVELOPMENT FRAMEWORK

- 3.1 In 2004 the Government introduced Local Development Frameworks (LDF) as part of a new system of development plan preparation. The LDF system was put in place to speed up the preparation of plans, ensure that they are monitored, reviewed and kept up to date and that there is greater and more effective community involvement. Local Planning Authorities are now required to prepare LDFs instead of Local Plans. The LDF will in time replace the existing Carlisle District Local Plan (2008), as key documents of the LDF are adopted.
- 3.2 The LDF is a collection of Local Development Documents (LDD) produced by the City Council that will collectively deliver the spatial planning strategy for the area. LDDs include Development Plan Documents (DPDs) that are geographical or issue specific and Supplementary Planning Documents (SPDs) that detail core policy issues contained within the DPDs, so they can be interpreted and implemented. Both types of document can be prepared and updated separately and are subject to rigorous procedures of community involvement.
- 3.3 In June 2008, the Department of Communities and Local Government published Planning Policy Statement 12 (PPS12): Local Spatial Strategies, which in conjunction with the Plan Making Manual replaces the previous guidance. The principle aim of PPS12 is to make the plan making system more efficient. The main changes include:
- *Providing local authorities with more flexibility* – with the number of documents to be produced and with the preparation of documents;
 - *Infrastructure Planning* - placing more emphasis on local authorities for the need to look at future infrastructure requirements; and
 - *Tests of Soundness* - Simplifying the tests of soundness by prioritising the need for plans to be 'Flexible', 'Justified' and 'Consistent' with national policy.
- 3.4 The illustration overleaf outlines the portfolio of documents that will be contained within Carlisle City Council's Local Development Framework.



3.5 The Core Strategy DPD is central to the future development of the District and will be the first DPD to be prepared. The Core Strategy will set out the key elements of the City Council’s planning policy framework up to 2030, setting out the long term spatial vision for the District, the strategic objectives, spatial strategy and core Development Management policies. The Core Strategy will indicate in broad terms what development will be delivered in the District over the period to 2030, when it will be delivered and how it will be delivered through both the Strategy and other related DPDs, as well as through programmes within and outside the LDF.

3.6 The Allocations of Land DPD must be in conformity with the Core Strategy and will identify site-specific allocations for particular uses in Carlisle necessary to deliver the spatial vision set out in the Core Strategy. Sites will be identified in accordance with the policies in the Core Strategy and relevant national guidance.

3.7 An Area Action Plan for St Nicholas / Botchergate South was included in earlier editions of the LDS. However following further consideration and having regards to resource availability in the next few years it has been concluded that an AAP should not be progressed and that, alternatively, the specific issues and requirements

relating to this part of Carlisle would be best met through its consideration within the Core Strategy DPD with further detail possibly provided through a Supplementary Planning Document.

- 3.8 Cumbria County Council have prepared on behalf of the Cumbrian Authorities the Minerals and Waste Development Framework (MWDF) for Cumbria. The MWDF comprises the Core Strategy and Generic Development Control Policies DPD (adopted 23 April 2009) and the Site Allocations Policies DPD and Proposals Map (due for adoption December 2010). These completed documents form part of Carlisle City Council's LDF.
- 3.9 The Proposals Map is a geographical expression of the policies contained within the various DPD's and will be amended each time a new DPD is adopted by the City Council.
- 3.10 Supplementary Planning Documents (SPD) are prepared to provide greater detail on the policies and proposals in DPDs. Although the requirement to list SPDs in the LDS has been removed, SPDs on the following subjects are proposed or currently being prepared by the City Council: -
- Energy Efficiency SPD
 - North Pennines ANOB Building Design Guide and Planning Guidelines SPD
 - Planning Obligations SPD
 - Caldewgate Shaddongate Area SPD
 - Achieving Well Designed Housing SPD
- 3.11 The Statement of Community Involvement (SCI) sets out how the Council will engage the community in the preparation of LDD's and the City Council's procedures for public involvement in planning policy and development management decisions. The City Council's SCI was formally adopted in July 2010 and forms part of the LDF.
- 3.12 The Annual Monitoring Report (AMR) is used to report progress on the timetable and milestones set out in the Local Development Scheme (LDS). The report analyses progress against a range of indicators including for example housing completions, level of employment related development, the number of vacant shop units and so on. The report identifies where policies and targets are not being met or are having unintended effects, which may highlight a need for policies to be reviewed through the LDF process.

4. PREPARING LOCAL DEVELOPMENT DOCUMENTS

4.1 The Town and Country Planning (Local Development) (England) (Amendment) Regulations (2008) amended the process of preparing and adopting DPDs. A summary of this process is set out in the diagram below: -

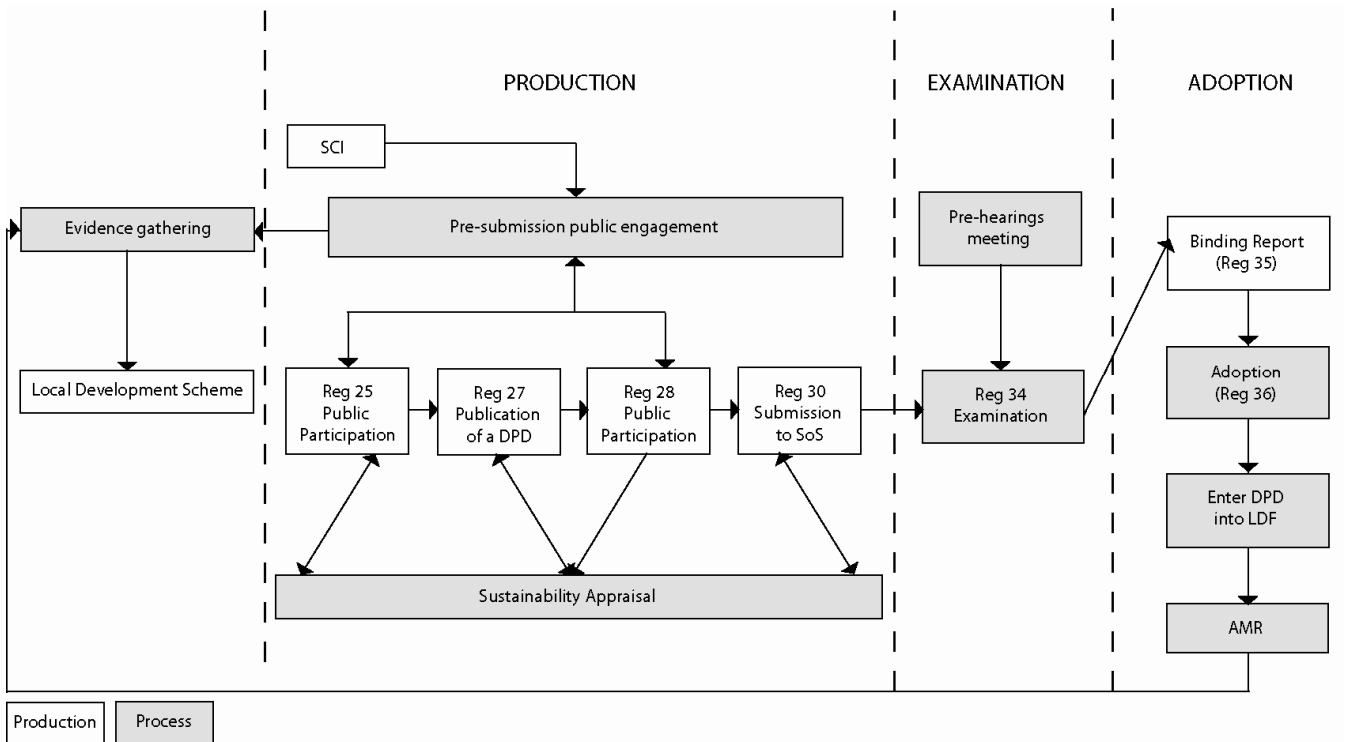


Figure 2: DPD preparation process

4.2 Public Participation (Regulation 25) – This stage will involve preparing the evidence base, generating options, engaging and consulting stakeholders and the community in a proportionate manner to the particular plan being prepared.

4.3 Publication of a DPD (Regulation 27) - The City Council will publish the version of the DPD it proposes to submit to the Secretary of State and invite representations in accordance with the Regulations and the adopted SCI. This will enable the City Council to consider any representations received before proceeding to formally submit the DPD.

- 4.4 Public Participation (Regulation 28) – The City Council will publish a consultation statement that details the various strands of consultation undertaken in the preparation of the DPD.
- 4.5 Submission to Secretary of State (Regulation 30) - The City Council will formally submit the DPD for examination to the Secretary of State. An independent Examination in Public will be convened and an Inspector will be appointed to assess the soundness of the document.
- 4.6 Examination (Regulation 34) – An Independent Inspector will conduct an Examination into the ‘soundness’ of the submitted DPD.
- 4.7 Binding Report (Regulation 35) – The City Council will publish the Inspector’s recommendations and their reasons as soon as practicable after the day on which the plan is adopted by Full Council.
- 4.8 Adoption (Regulation 36) - If the DPD is found to be ‘sound’, the City Council will adopt the DPD as soon as practicable following receipt of the Inspector’s report unless the Secretary of State intervenes. Once adopted the DPD will be incorporated into the LDF.

Sustainability Appraisal and Strategic Environmental Assessment

- 4.9 Sustainability Appraisal (SA) is an important feature of the local spatial planning system and seeks to ensure that policies and proposals reflect sustainable development principles.
- 4.10 All DPDs will be subject to SA, which must commence as soon as a new DPD has been conceived. It will consider the environmental, social and economic impacts of the policies and proposals in the DPD. This will allow the LDF to comply with the Strategic Environmental Assessment (SEA) Directive (European Directive 2001/42/EC).
- 4.11 SA must be proportionate to the plan in question and should not repeat the appraisal of higher-level policy. The SA performs a key role in providing a sound evidence base for the plan and forms an integrated part of the plan preparation process. SA will

inform the evaluation of alternatives and be made available as part of the public consultation process.

5. PRODUCTION PROGRAMME

5.1 Carlisle City Council will prepare the following LDDs: -

- Core Strategy
- Allocations of Land DPD

5.2 The table below lists the DPDs that will be produced and summaries the anticipated timetable for their production. The table identifies the 'chain of conformity' for each document, which is the relationship with various levels of policy making.

DPD Title	Role and Subject	Chain of conformity	Timetable			
			Consult on Scoping Report	Publish	Submit to SoS	Adoption
Core Strategy DPD	To set out the vision and spatial strategy for meeting known requirements to 2030.	National Planning Policy / Carlisle Partnership Community Plan. All subsequent DPDs will need to be in conformity with the Core Strategy.	February 2011	January 2013	June 2013	February 2014
Allocation of Land DPD	To identify key sites allocated for development to meet the requirements of the Core Strategy	National Planning Policy / Core Strategy / Carlisle Partnership Community Plan	January 2013	September 2014	January 2015	October 2015

5.1 Table 1 – Chain of conformity

5.3 A Gantt chart is outlined in Appendix A that identifies the timetable for the preparation of Development Plan Documents. A profile for each DPD is outlined in Appendix B. These profiles provide the following information: -

- Document title
- Document Details
- Programme for production
- Arrangements for production

- Post production, monitoring and review

6. EVIDENCE BASE

- 6.1 To facilitate the formulation of LDDs within the LDF and to provide a robust evidence base for Sustainability Assessment that incorporates Strategic Environmental Assessment, a comprehensive range of background information and survey material will be gathered.
- 6.2 Planning Policy Statement 12 paragraph 4.37 states that the evidence base should comprise of two elements: -
- Participation – evidence of the views of the local community and others who have a stake in the future of the area; and
 - Research/fact-finding – evidence that the choices made by the plan are backed up by the background facts.
- 6.3 The Local Plans and Conservation Team is currently working on the development of a robust, credible and up to date evidence base using a combination of both internally and externally prepared documents and surveys. The evidence base used to underpin the LDDs will be proportionate, relevant and as up to date as reasonably practical.
- 6.4 The following list identifies some of the key publications that have informed LDF preparation work so far: -

National

National Planning Policy Statements (PPS) / Planning Policy Guidance Notes (PPG) and Circulars

National Policy Statements

Planning and Compulsory Purchase Act 2004

Planning Act 2008

Regional

Future for the North West (formerly Regional Strategy 2010)

North West Regional Economic Strategy (2006)

North West Sustainable Energy Strategy (2006)

Regional Spatial Strategy Partial Review Consultation (2009)

The North West Plan: Regional Spatial Strategy to 2021 (2008)

Sub Regional

Cumbria Agreement (Local Area Agreement 2008 – 2011)

Cumbria Biodiversity Action Plan (2001)

Cumbria Climate Change Strategy and Cumbria Climate Change Action Plan (2009-2014)

Cumbria Economic Strategy 2009 – 2019 (2009)

Cumbria Employment Land and Floorspace Assessment (2006)

Cumbria Gypsy and Traveller Accommodation Needs Assessment Final Report 2008

Cumbria Historic Character Assessment (2009)

Cumbria and Lake District Joint Structure Plan 2001 – 2016 (2006)

Cumbria Landscape Character Guidance and Toolkit 2011 (expected January 2011)

Cumbria Local Transport Plan 2 (2005/06 – 2011/12)

Cumbria Mineral and Waste Development Framework (2009 – onwards)

Cumbria Strategic Housing Market Assessment (2009)

Cumbria Surface Water Management Plan (phases 1&2 due April 2011, phase 3 due Sept 2011)

Cumbria Sustainable Community Strategy 2008 – 2028

Cumbria Sub-Regional Action Plan 2009 – 2012 (2009)

Cumbria Sub-Regional Employment Sites (SRES) Study (2008)

Cumbria Local Economic Assessment 2010 (November 2010)

Local

Carlisle Partnership Community Plan 2011-2016

Carlisle Employment Sites Study: Implications for M6 Corridor (June 2010)

Carlisle Growth Point Programme of Development 2008

Carlisle Open Space, Sports and Recreation Facilities Audit 2005

Carlisle Renaissance Development Framework and Movement Strategy – Baseline Report and Final Document (January 2007)

Carlisle Renaissance Development Framework and Movement Strategy – Policy Statement (January 2007)

Carlisle Retail Capacity Forecasts Update 2009 (DTZ). Previous ones were: March 2000 (CB Hillier Parker) and Carlisle Retail Study Update 2006 (Donaldsons).

Carlisle Renaissance: Economic Strategy SWOT Analysis (2006)

Draft Strategic Housing Land Availability Assessment 2010

Growing Carlisle: An Economic Strategy for the Carlisle City Region (March 2008)

M6 Corridor – Employment Sites Baseline Review (2009)

South Carlisle Development Access Study (2008)

Urban Design Guide & Public Realm Framework (2008)

Studies currently being prepared

Strategic Flood Risk Assessment – due March 2011

Cumbria Renewable and Low Carbon Energy Capacity and Deployment Study – due
May 2011

Water Cycle Study

Green Infrastructure Strategy

7. PROJECT MANAGMENT

7.1 Effective project management is a key element in the Government's aim to improve the planning system. The new Planning Bill 2008, Planning and Compulsory Purchase Act 2004 and PPS12 *Local Spatial Planning* stress the importance of project management in plan preparation.

7.2 The project management aims for LDF production are: -

- Ensuring the most efficient use of resources;
- Setting and achieving the overall programme and interim targets;
- Ensuring co-ordination of LDDs with other Council activities and plans;
- Promoting involvement and corporate ownership of LDDs;
- Promoting ownership by non-Council stakeholders in LDDs;
- Ensuring effective community involvement in LDDs; and,
- Monitoring and reviewing progress towards adoption

Resources and Responsibilities

7.3 The preparation of the LDF is the responsibility of the Assistant Director (Economic Development). The Planning Manager is the project manager and will be responsible for the management of staff and resources. Detailed project plans have been prepared to assist the Planning Manger in the management of the LDF process. These project plans identify the tasks required to deliver a 'sound' LDF and underpin the key milestones identified in the LDS. The plans are pivotal in the identification of tasks; their allocation, duration and programming.

7.4 Leading the production of the LDF will be the Local Plans and Conservation Team. The team is comprised of the following: -

- Planning Manager (a proportion of time will be allocated to contribute towards progression of the LDF)
- 1 FTE Principal Planner*
- 1 Local Plans Officer*
- 1 Assistant Local Plans Officer*

- 1 Monitoring Officer*
- 1 Landscape Architect/Tree Officer
- 1 Principal Conservation Officer
- 1 Conservation Officer
- 1 Planning Technician
- General Administrative support

Posts identified to concentrate on progressing the LDF

- 7.5 The Local Plans and Conservation Team will primarily have responsibility for the production of the LDF, but will receive support from other departmental sections and departments as appropriate. This staff resource must balance the preparation of the LDF with other City Council and departmental work including input into cross boundary or sub regional planning; corporate land and property based projects; the determination of planning applications; and major development schemes. Consultants will be engaged on specific projects where there is a lack of expertise or capacity in-house.

Monitoring and Review

- 7.6 The Planning and Compulsory Purchase Act 2004 requires every local planning authority to monitor and review the LDS on an annual basis from 1st April to 31st March. The Annual Monitoring Report (AMR) will be prepared that will: -
- Set out how the City Council is performing against the timescales set out for that year in the LDS, giving reasons if any LDD is behind the timetable set out in the LDS;
 - Provide information on the policy indicators set out in the LDDs, which will help to assess the success of individual policies;
 - Identify whether any LDDs need to be reviewed to update or alter policies, or whether any new LDDs are required, or if any can be deleted from the LDS;
 - Provide a progress report on the delivery of housing, including reference to the housing trajectory;
 - Identify which, if any, of the saved planning policies have been replaced or are redundant.

The AMR is produced each year and can be viewed on the City Council's website www.carlisle.gov.uk

- 7.7 The AMR (December 2009) states that, *'Further revisions will be required to the LDS to take into account all the evidence preparation to be integrated into document production. In addition consideration is being given to revisions to incorporate an Area Action Plan which will need to be referenced in the new LDS.'* The issues raised in the AMR are picked up within this version of the City Council's LDS.

8. RISK MANAGEMENT

8.1 In preparing the LDS, the main areas of risk were identified. These have been set out in the table below together with the mitigation measures suggested.

Risk	Problem	Mitigation Measure
Staff turnover	Staff turnover is difficult to predict. Significant and constant staff turnover would severely affect our ability to achieve timely progression with the LDF work programme.	Ensure that prompt action is taken to fill vacant posts. If considered appropriate secure additional resources through use of consultants, temporary staff and internal secondments.
Pressure on staff time due to competing work streams	Slower than timetabled progression on LDF progression resulting in an uncertain planning policy framework for Carlisle.	Ensure that the LDF is recognised by SMT and JMT as a key priority for the City Council.
Programme slippage	Key milestones may not be met, delaying the delivery of LDDs.	In producing the timetables for documents, the resource requirements for producing the document have been assessed and staff time allocated appropriately.
Capacity of the Planning Inspectorate	The resourcing of this body is out of our control. Assumptions have however been made about the exact availability of PINS to hold examinations.	The capacity of PINS to deal with the demands of the LDF is unknown. However the LDS, correspondence and meetings with PINS should ensure that they are fully aware of the City Council's LDD preparation timetable.
"Soundness" of DPDs	The introduction of the test of soundness has seen major changes in the way in which representations are structured and how the robustness of	Minimise the risk of producing "unsound" documents by working closely with Department of Communities and Local Government and PINS at all stages and in the

	development plans is considered.	run up to the submission of DPDs. The City Council will utilise the self-assessment 'Tool Kit' as part of the LDD preparation process.
Length of independent examination	Although PINS have issued suggested timings for the post-submission stage of DPD production it is recognised that it may be difficult to precisely quantify the length of the examination process.	The City Council will endeavour to minimise the volume of issues to be resolved at examination, through ensuring that DPDs are founded upon wide pre submission consultation and a robust and credible evidence base.
New legislation, guidance or regulations	Delay due to changes in plan-making requirements / procedures.	It is not possible to plan for further changes to the planning system. The City Council will however endeavour to deal with new requirements with minimum disruption to the timetable.
DPD found to be unsound / Legal Challenge	Significant amendments would need to be made to the timetable of a DPD if it was found to be unsound.	The risk of DPDs being found to be unsound or subject of a legal challenge will be minimised by working closely with DCLG to ensure that the chain of conformity is achieved and correct procedures followed. Every effort will be made to ensure that DPDs are realistic, able to be implemented, founded upon a robust and credible evidence base and appropriate consideration of the views of local communities and others with a stake in the area.

9. CONTACTS AND INFORMATION

For further information on the preparation of the Carlisle City Council Local Development Framework, please contact the Local Plans and Conservation team: -

Planning Manager
Planning Services
Carlisle City Council
Civic Centre
Carlisle
Cumbria
CA3 8QG

Telephone: (01228) 817190

Fax: (01228) 817199

Email: lpc@carlisle.gov.uk

Website: www.carlisle.gov.uk

APPENDIX A - TIMETABLE FOR THE PREPARATION OF LDF DOCUMENTS 2011 TO 2015

CORE STRATEGY DPD

2 0 1 1												2 0 1 2												2 0 1 3												2 0 1 4															
J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A

ALLOCATIONS OF LAND DPD

2 0 1 1												2 0 1 2												2 0 1 3												2 0 1 4															
J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A

KEY

Consult Statutory bodies on the scope of the Sustainability Appraisal		Pre-examination meeting	
Pre-publication participation		Commencement of Examination	
Publication out for public consultation		Receipt of Inspector's Report	
Submission to Secretary of State		Adoption	

APPENDIX B – LOCAL DEVELOPMENT DOCUMENT PROFILES

The following tables set out a profile for each DPD detailing its role, status, coverage, timetable, production arrangement and monitoring arrangements.

CORE STRATEGY			
Document Details			
Description	The DPD will set out the strategic planning framework for the borough and the policies for delivering the spatial strategy and vision for Carlisle. The Core Strategy will seek to: - <ul style="list-style-type: none"> • Establish the vision, objectives and proposals for the Carlisle we want to see in the future; • Set out the key locations for development and how this will be managed and delivered; • Address issues of local importance as well as national and international issues which have an impact on the future of Carlisle and Cumbria. 		
Geographic coverage	District wide		
Status	Development Plan Document		
Chain of conformity	With National Planning Policy and having regard to the Carlisle Partnership Community Plan. All other subsequent DPDs will need to be in conformity with the Core Strategy.		
Sustainability Appraisal	Preparation of Sustainability Report in accordance with Environmental Assessment of Plans and Programmes Regulations 2004		
Programme for production			
	Key Stages	Timescale	Status
	1. Consult Statutory bodies on the scope of the Sustainability Appraisal	February 2011	
	2. Pre-publication participation	February 2011	
	3. Publication out for public consultation*	January 2013	
	4. Submission to Secretary of State*	June 2013	
	5. Pre-examination meeting*	July 2013	
	6. Commencement of Examination*	September 2013	
	7. Receipt of Inspector's Report	January 2014	
	8. Adoption*	February 2014	
	* Indicates key milestone		
Arrangements for Production			
Organisational lead	Assistant Director Economic Development		
Political Management	Overview and Scrutiny Committee / Executive / Full Council for all DPD consultation and adoption stages		
Resources to produce LDD	Principally lead by the Local Plans and Conservation Team. All Council Directorates will provide additional input at various key stages of DPD production. Consultants will be utilised where appropriate.		
Approach to involving stakeholders and	Approach will be in conformity with the details contained within the Councils adopted SCI. Pre-publication participation will involve consultation on Key Issues, Issues and Options and Preferred Options		

the community	reports.
Post Production Monitoring and Review	
The Core Strategy is intended to be a long-term high-level strategic document covering the period to 2030. The Annual Monitoring Report will examine whether the identified key targets and indicators are being met.	

ALLOCATIONS OF LAND DPD		
Document Details		
Description	To allocate land for specific purposes including but not limited to housing, employment, open space and retail uses or the provision of infrastructure to meet the city's development needs.	
Geographic coverage	District wide	
Status	DPD	
Chain of conformity	The Allocations of Land DPD will be in conformity with national policies; the policies, vision and objectives of the Core Strategy. It will also have regard to the Carlisle Partnership Community Plan.	
Sustainability Appraisal	Preparation of Sustainability Report in accordance with Environmental Assessment of Plans and Programmes Regulations 2004	
Programme for production		
	Key Stages	Timescale
	7. Consult Statutory bodies on the scope of the Sustainability Appraisal	January 2013
	8. Pre-publication participation	January 2013
	9. Publication out for public consultation*	September 2014
	10. Submission to Secretary of State*	January 2015
	11. Pre-examination meeting*	March 2015
	12. Commencement of Examination*	April 2015
	13. Receipt of Inspector's Report	September 2015
	14. Adoption*	October 2015
	* Indicates key milestone	
Arrangements for Production		
Organisational lead	Assistant Director Economic Development	
Political Management	Overview and Scrutiny Committee / Executive / Full Council for all consultation and adoption stages.	
Resources to produce LDD	Principally lead by the Local Plans and Conservation Team. All Council Directorates will provide additional input at various key stages of DPD production. Consultants will be utilised where appropriate.	
Approach to involving stakeholders and the community	The DPD will be developed in accordance with the Council's adopted SCI. Pre publication stages will involve a Issues and Options style Discussion paper; preferred identified sites, publication and submission documents.	

Post Production Monitoring and Review

The Annual Monitoring Report will examine whether the identified key targets and indicators are being met.

APPENDIX C – DEVELOPMENT PLAN

The existing Development Plan for Carlisle City Council consists of the following: -

1. Carlisle District Local Plan (Adopted 1997)
2. Carlisle District Local Plan (Adopted 2008)
3. Some saved policies in the Cumbria and Lake District Joint Structure Plan (Adopted 2006)

The City Council adopted the Carlisle District Local Plan (2001-2016) in September 2008 and this document acts as the Council's key document for making planning decisions. Under the provisions of the Planning and Compulsory Purchase Act 2004 the plan is saved for a period of three years from the date of adoption. The Local Plan can be viewed at www.carlisle.gov.uk

The City Council made an application on the 30th March 2007 to the Secretary of State to save policies in the Carlisle District Local Plan (1997) for a period of three years. Upon adoption, the Local Plan (2008) replaced the majority of policies saved from the previous Local Plan (1997), however the following policies continue to be used for Development Management purposes: -

Policy Number	Policy Title
E8	Remainder of the Rural Area
E23	Improvement of Waste Water Infrastructure
E27	Hadrian's Wall World Heritage Site – Outer Visual Envelope
T3	Development Affecting the Road Network
H10	Flats over Shops
EM10	Remaining Areas
L6	Long Distance Footpaths
L15	Garlands – Conversion/Redevelopment