

Bridgend Local Development Plan

2006-2021



LDP Adoption Statement

September 2013

Bridgend Local Development Plan 2006 – 2021

Adoption Statement

September 2013

**Development Planning
Regeneration and Development
Communities Directorate
Bridgend County Borough Council
Angel Street, Bridgend
CF31 4WB**

BACKGROUND

In accordance with the requirements of Regulation 25(2) of the Town & Country Planning (Local Development Plans) (Wales) Regulations 2005 and Section 16 of the Environmental Assessment of Plans and Programmes Regulations 2004, the Council is required to prepare an Adoption Statement for the Local Development Plan.

Section 1 of this statement addresses the requirements of the Town & Country Planning (Local Development Plan) (Wales) Regulations 2005 and Section 2 accords with the requirements of the Environmental Assessment of the Plans and Programmes (Wales) Regulations 2004.

SECTION 1 - TOWN & COUNTRY PLANNING (LOCAL DEVELOPMENT PLANS) (WALES) REGULATIONS 2005

1.0 INTRODUCTION

1.0.1 Section 1 of this statement has been prepared in accordance with the requirements of Regulation 25(2) of The Town & Country Planning (Local Development Plans) (Wales) Regulations 2005, the Council is required to prepare an Adoption Statement for the Local Development Plan.

1.1 STATEMENT OF ADOPTION

1.1.1 The Bridgend Local Development Plan (LDP) was adopted on the 18th September 2013. The LDP became operative on its adoption.

1.1.2 The Bridgend LDP is the planning policy document for Bridgend County Borough. It sets out key policies and land use allocations that will shape the future of the County Borough and guide development up to 2021. The Bridgend LDP replaces the Bridgend Unitary Development Plan (UDP).

1.1.3 Copies of the Bridgend LDP are available for public inspection free of charge at the following locations:

- The Customer Service Centre, Bridgend County Borough Council, Civic Offices, Angel Street, Bridgend, CF31 4WB; and
- Public and mobile libraries in Bridgend County Borough.

1.1.4 The adopted Plan is also available on the Council's website at:

www.bridgend.gov.uk/ldp

1.1.5 In addition to the adopted Bridgend LDP, the following documents have been published:

- Bridgend Local Development Plan Adoption Statement
- Sustainability Appraisal of the Bridgend Local Development Plan
- Habitat Regulations Assessment
- The Inspectors Report

1.1.6 A charge will be made for hard copies of these documents.

1.1.7 A person aggrieved by the Local Development Plan who desires to question its validity on the ground that it is not within the powers conferred by Part 6 of the Planning and Compulsory Purchase Act 2004 or that any requirement of that Act or any regulation made under it has not been complied with in relation

to the adoption of the Local Development Plan, may, within six weeks from the date specified on the adoption notice make an application to the High Court under Section 113 of the 2004 Act.

SECTION 2 - ENVIRONMENTAL ASSESSMENT OF PLANS AND PROGRAMMES (WALES) REGULATIONS 2004

2.0 INTRODUCTION

2.0.1 This section of the Adoption Statement describes how the SA/SEA process has influenced the progression of the LDP and how environmental considerations and consultation responses have been taken into account during the development of the LDP. It also notes why the Deposit LDP was progressed in the light of other reasonable alternatives and highlights the monitoring measures that have been developed to track the effects of the Plan.

2.1 Local Development Plan

2.1.1 LDP's are a requirement of the Planning and Compulsory Purchase Act 2004. The LDP provides the development strategy and spatial policy framework for the LDP area for the fifteen years to 2021. Sustainable development principles underpin land use planning and the LDP provides a policy framework that integrates social, environmental and economic issues that are relevant to the people who live, work and visit Bridgend County Borough.

2.2 Sustainability Appraisal & Strategic Environmental Assessment

2.2.1 Planning legislation requires that Development Plans are subject to a Sustainability Appraisal (SA). This is a systematic process that is designed to evaluate the predicted social, economic and environmental effects of development planning. European and UK legislation require that LDPs are also subject to a Strategic Environmental Assessment (SEA), a process that considers the effects of development planning on the environment. Where significant adverse effects are predicted, the SEA aims to identify means to avoid or mitigate such effects. Government guidance advises that these two processes should be carried out together and requires Plans to be subject to SA incorporating SEA.

2.2.2 The SEA Regulations require that a 'statement' be made available to accompany the adopted plan or programme. The Regulations require that this post 'Adoption Statement' provides the following information:

- How environmental considerations have been integrated into the plan or programme;
- How the Environmental Report (the SA/SEA Report) has been taken into account;
- How opinions expressed in relation to the consultations on the plan/ programme and Environmental Report have been taken into account;
- The reasons for choosing the plan or programme as adopted, in the light of the other reasonable alternatives dealt with; and
- The measures that are to be taken to monitor the significant environmental effects of the implementation of the plan or programme.

- 2.2.3 The LDP was also subject to a Habitats Regulations Assessment (HRA) which was carried out in parallel to the SA/ SEA process. The HRA assessed the impacts of LDP in combination with the effects of other plans and projects on European sites designated for their ecological status. This assessment also accompanied the Deposit LDP and adopted Plan and was reported separately.
- 2.2.4 The remainder of this document addresses each of these matters in turn. It should be noted however that a substantial amount of information relating to these matters is contained within existing documents such as the SA/SEA reports, Consultation Report and Inspectors' Report. In accordance with paragraph 8.5.2 of the Local Development Plan Manual (June 2006), rather than duplicate this material, appropriate cross references are made to relevant documents within this statement.

2.3 HOW ENVIRONMENTAL CONSIDERATIONS HAVE BEEN INTEGRATED INTO THE LOCAL DEVELOPMENT PLAN

- 2.3.1 The SA is a process that continues throughout the preparation of the LDP. The appraisal has included several stages and reports. These demonstrate the feedback process between plan making and the sustainability appraisal, allowing sustainability considerations to be integrated into the LDP during preparation.
- 2.3.2 The SA/SEA has been prepared on behalf of Bridgend County Borough Council by consultants Baker Associates with the Council itself compiling the final report. The sustainability appraisal process is to help the implementation of the LDP to deliver sustainable development in Bridgend County Borough.
- 2.3.3 The SA has gone through several stages. A scoping report to provide the background to the SA process was prepared in 2006. This was made available for public consultation, and the responses received at that stage were incorporated into the SA and revised Scoping Report.
- 2.3.4 An SA was undertaken of the Growth Options for development in the County Borough. Then in November 2008 an SA Report was prepared of the Pre-Deposit LDP that set out the proposed strategy for the level and spatial distribution of growth.
- 2.3.5 The deposit version of the LDP was appraised in 2011 prior to consultation and then amended before the plan was published for consultation. The deposit plan contained policies for the spatial strategy; these were largely the same as the Strategic Policies of the final LDP.
- 2.3.6 In response to the LDP Examination Inspector's preliminary findings on housing and employment figures, the Council identified additional sites for residential development in February 2013. Some of the sites identified were new and others resulted in a reduction in employment land. An addendum SA was prepared to assess the implications of these changes and was consulted on along with the Amended Sites consultation.

2.3.7 The above mentioned reports can provide a useful supplementary document to the SA process and are available to download from the Bridgend LDP pages of the Council's website www.bridgend.gov.uk.

2.4 HOW THE ENVIRONMENTAL REPORT HAS BEEN TAKEN INTO ACCOUNT

2.4.1 The SA/SEA and LDP were developed in parallel, with each stage of the SA/SEA informing and influencing the preparation and progression of the LDP. Section 2.3 has outlined how environmental issues have been integrated with the LDP process and the following text summarises how the issues identified through the key stages of SA/SEA have influenced and informed the LDP development.

SA Scoping

2.4.2 The first stage of the SA was a scoping exercise to identify the main sustainability issues in the plan area, to set out the approach to SA and the sustainability framework. This initial stage was undertaken in 2006. This stage has a reporting requirement with the production of a scoping report.¹

2.4.3 There is a statutory requirement in the SEA Directive for named environmental consultation bodies (Environment Agency, Cadw and Countryside Council for Wales) to be consulted at this scoping stage. This was the case for the SA for the LDP, however it was decided to widen this consultation to the general public. There was also a presentation of the scoping report to the stakeholder group for the LDP in order to allow input into the process. Where relevant, comments and responses were incorporated into the SA and scoping report, with a final version produced in December 2006.

Initial SA of the Growth Options Report

2.4.4 At this stage a brief sustainability statement was produced to show the relative sustainability impacts of implementing the alternative approaches to growth in Bridgend. This considered, in a broad way, the differing impacts of implementing high, medium and low levels of growth from the growth options report.

Pre-Deposit Proposals Consultation Stage

2.4.5 The purpose of this stage is to give an indication of what the relative sustainability implications would be of implementing the alternative spatial strategy and growth options. As well as the sustainability impacts of the chosen approach. The LDP at this stage contained policies for implementing the preferred strategy. Each of the policies was appraised

¹ <http://www1.bridgend.gov.uk/services/planning/local-development-plan/sustainability-appraisal-screening-and-scoping-report.aspx>

against the sustainability objectives using a standardised matrix to ensure a systematic appraisal.

- 2.4.6 This version of the SA Report² was put out to consultation alongside the Pre-Deposit Proposals Consultation Stage. Consultation responses on the SA Report at this stage have been taken into account in moving forward with the appraisal process.

Comment on the Candidate Site Selection methods

- 2.4.7 At this stage the plan preparation team prepared a note on the method on the site selection process for allocations. Part of choosing sites is based on their contribution to sustainable development in addition to other matters such as availability and deliverability. In August 2009 Baker Associates reviewed the methodology to ensure it properly took into account sustainability considerations. These comments were incorporated into the methodology.³

SA of the Deposit LDP

- 2.4.8 This stage of the SA is the appraisal of the Deposit LDP. At this stage the additional detail added through policy and firm site allocations was subject to sustainability appraisal. However, the majority of the spatial policies of the Deposit consultation remained the same as they appeared in the Pre Deposit Proposals version. Therefore, the comments previously made remain valid and are repeated in the SA.
- 2.4.9 An initial SA of the Deposit LDP was completed to allow sufficient time for any matters raised to be considered by the LDP team/officers of the Council and change made if necessary. Initial SA was in November / December 2010. This deposit SA report reflected the changes made by the Council (LDP version March 2011), a summary of main changes can be found in a Changes Log⁴ which has been published separately by the Council.
- 2.4.10 The March 2011 SA Report⁵ was available alongside the Deposit LDP at public consultation. Responses were received on the sustainability appraisal from Countryside Council for Wales and Environment Agency Wales. A 'revised version' of the Deposit Stage SA took their responses into account, with the schedule of responses and resulting changes to the SA recorded in Appendix 7. It was this document⁶ which was submitted to the Welsh Government as part of the LDP Examination process.

² <http://www1.bridgend.gov.uk/services/planning/local-development-plan/pre-deposit-proposals.aspx>

³ <http://www1.bridgend.gov.uk/media/164358/SD32.pdf>

⁴ <http://www1.bridgend.gov.uk/media/164225/SD13.pdf>

⁵ http://www1.bridgend.gov.uk/media/149055/Sustainability_Appraisal_SA_SEA_.pdf

⁶ <http://www1.bridgend.gov.uk/media/164216/SD10.pdf>

LDP Examination Amended / Alternative Sites

2.4.11 In response to the LDP Examination Inspector's preliminary findings on housing and employment figures, the Council identified additional sites for residential development in February 2013. Some of the sites identified were new and others resulted in a reduction in employment land. An addendum SA⁷ was prepared to assess the implications of these changes and was consulted on along with the Amended Sites consultation.

Adopted LDP

2.4.12 The SA of the Adopted Plan⁸ is the final stage of the process which brings together the deposit Plan SA together with the Amended / Alternative Sites SA. Other changes to the Plan were agreed by the Council with the Inspector, and these were subject to a separate SA assessment⁹. However, in his report the Inspector states that those changes "*are in line with the substance of the Overall Plan and its policies, and do not undermine the Sustainability Appraisal (SA) and participatory processes that have been undertaken*". The Council agreed with this assertion.

2.3.13 The integration of environmental considerations into the LDP has, therefore, been undertaken progressively as the Plan has developed. The Scoping process ensured that the sustainability issues most relevant to the County Borough were identified; and the overall strategy and individual policies have been appraised against this framework of objectives.

2.4 HOW OPINIONS EXPRESSED IN RELATION TO THE CONSULTATIONS ON THE PLAN/ PROGRAMME AND ENVIRONMENTAL REPORT HAVE BEEN TAKEN INTO ACCOUNT

2.4.1 Consultation is a key component of the SA/SEA process and consultation for the SA/SEA of the LDP has been undertaken in accordance with: Article 6 of the EU Directive 2001/42/EC; the Environmental Assessment of Plans and Programmes Regulations 2004; and the Council's Community Involvement Scheme (CIS).

2.4.2 For SA/SEA there is a statutory requirement to consult authorities with environmental responsibilities, which in Wales are: the Countryside Council for Wales (CCW); Environment Agency Wales (EAW) (now Natural Resources Wales (NRW)) and Cadw. In addition consultation should be undertaken with the public and a wider range of interested stakeholders.

2.4.3 Consultation with the full range of stakeholders was undertaken at the following key stages of the SA/SEA:

- SA/SEA Scoping (2006)

⁷ http://www1.bridgend.gov.uk/media/110334/LDP_Sustainability_Appraisal_and_Habitats_Regulations_Feb_2013.pdf

⁸ <http://www1.bridgend.gov.uk/services/planning/local-development-plan/ldp-adoption-page.aspx>

⁹ <http://www1.bridgend.gov.uk/services/planning/local-development-plan/ldp-adoption-page.aspx>

- SA/SEA Pre Deposit Proposals (2009)
- SA of Deposit LDP (2011)
- SA of the Amended / Alternative Sites (2013)

2.5 THE REASONS FOR CHOOSING THE PLAN OR PROGRAMME AS ADOPTED, IN THE LIGHT OF THE OTHER REASONABLE ALTERNATIVES DEALT WITH

- 2.5.1 As part of the development of the LDP, the Council considered a range of spatial and policy options.
- 2.5.2 The Council developed housing growth options in the summer of 2007. An SA was completed for these, with the findings of the appraisal incorporated into plan preparation.
- 2.5.3 Spatial options were considered through the Pre-Deposit Proposals which incorporated the Preferred Strategy and were subject to detailed SA/SEA (2009). In order to achieve the Vision and Objectives of the LDP the Council chose to implement the **Regeneration-Led Spatial Strategy**.
- 2.5.4 More detail on the consideration of options and the SA/SEA recommendations is provided in:
- SA of the Growth Options;
 - SA of Preferred Strategy
 - SA of Deposit LDP

2.6 THE MEASURES THAT ARE TO BE TAKEN TO MONITOR THE SIGNIFICANT ENVIRONMENTAL EFFECTS OF THE IMPLEMENTATION OF THE PLAN OR PROGRAMME.

- 2.6.1 LDP Regulation 37 requires the Council to prepare, and subsequently submit to Welsh Government, an Annual Monitoring Report (AMR) that is required to monitor specific items as well as identifying policies that are not being implemented. In addition to this Regulation 17 of the SEA regulations requires that the Council must monitor the most significant effects of the Plan. Therefore monitoring the plan and its significant environmental effects are statutory requirements and will be undertaken through the AMR.
- 2.6.2 Chapter 7 of the LDP contains the Monitoring Framework that provides the basis for measuring policy performance. Chapter 7 and Appendix 5 of the SA/SEA Report outline how many of the indicators in the LDP could be used to monitor sustainability issues.

2.7 FURTHER INFORMATION

- 2.7.1 If you require any further information or have any questions that you would like to ask, please contact the Development Planning team on 01656 643168 or by emailing ldp@bridgend.gov.uk .