

**NORTH DORSET LOCAL PLAN PART 1  
EXAMINATION**

**RESPONSE TO  
INSPECTOR'S NOTE TITLED 'RESPONSES TO THE MAIN  
MODIFICATIONS'**

**October 2015**

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# 1. Introduction

1.1 This statement is in response to a note from the Inspector titled 'Responses to the Main Modifications'.

The Inspector's note reads as follows:

*'Having read all the submissions regarding the published Main Modifications and the Council's response to those representations, there are a small number of issues that I consider still need to be addressed in order that I can find sound the North Dorset Local Plan Part 1 (LP1).*

*It is within my power, in certain circumstances, to recommend further changes to LP1 in order to ensure that LP1 is sound (without further recourse to the Council). However, in the interests of openness, fairness and impartiality I propose to allow the Council the opportunity to comment on the following matters that I currently consider need to be addressed:*

- 1. The inclusion of a firmer date-specific commitment to the Review of the North Dorset Local Plan – perhaps in paragraph 1.9 (i.e. to publish draft plan in May 2016 and adopt it by June 2017, as set out in the Local Development Scheme dated November 2014 – albeit that currently relates to LP2). [to be justified]<sup>1</sup>*
- 2. Whilst recognising the constraints to development in Shaftsbury (as summarised in paragraph 8.98 of the track change version of the Plan (MHD054), it is reasonable to assume that there will nevertheless be a need for further housing over the extended plan period. I consider greater weight should therefore be placed on the potential for development on land adjoining the identified site south east of Wincombe Business Park as referred to in MM16. As such MM16 should be amended to read: 'To contribute to meeting the longer term growth needs of the town the District Council will work with Wiltshire Council, under the duty to co-operate, to bring forward the early consideration of development on land adjoining the identified site to the south-east of Wincombe Business Park'. [to be positively prepared and justified]*
- 3. The deletion of the reference to the mitigation having been 'implemented' in MM14 (at Lower Bryanston Farm and Dorchester Hill) because the implementation of the measures may need to continue well beyond the commencement of the development. Could say '...a mitigation package(that includes details of implementation measures) has been agreed to the satisfaction of ...' [to be justified and effective]*

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<sup>1</sup> The references in brackets are to the elements that ensure a plan is sound (NPPF paragraph 182).

4. *In the interests of clarity the amendment to criterion (r) of policy 19 (MM17) should refer to allotments provision to the east of the town at Elm Close Farm. [to be justified and effective]*

*A response from the Council to the matters referred to above should be sent to the Programme Officer by mid-day on Friday 6<sup>th</sup> November.'*

## 2. Council's Response

- 2.1 Matter 1 – The Council notes the Inspector's view that the LP1 should include a date-specific commitment to the review of the plan. The Council agrees that paragraph 1.9 would be the appropriate place within the plan to make such a commitment.
- 2.2 However, given the timetable for the production of the North Dorset Local Plan Part 2, set out in the latest version of the Council's Local Development Scheme (November, 2014) (LDS), is based on the assumption that the Local Plan Part 1 would be adopted in August 2015 the Council considers that it would be unrealistic to suggest that a draft plan relating to the Review of the North Dorset Local Plan will be published in May 2016 and that the plan will be adopted by June 2017. In addition the Council considers that extra time should be allowed to take into account the fact that the scale of the work involved in carrying out a review of the whole North Dorset Local Plan will have a wider scope than the production of a Local Plan Part 2.
- 2.3 On this basis the Council considers that a minimum of an additional 12 months should be allowed for the production of a draft plan and its adoption when considered against the current proposed timetable for the production of the Local Plan Part 2 set out in the Council's current LDS. The Council intends to publish a revised LDS setting out a timetable for the production of the Review of the North Dorset Local Plan. The revised LDS will reflect the Council's suggested dates detailed in the paragraph below or possible alternative dates recommended by the Inspector.
- 2.4 MM2, which relates to changes within paragraph 1.9 of the plan, could be revised to read as follows:

~~'However, to ensure the plan remains up to date it is likely to be reviewed before the end of the plan period. This could be as a whole or in part to respond to unforeseen circumstances and to ensure that the plan continues to plan positively for the development and infrastructure that the District requires.~~ relevant in the face of rapidly changing circumstances, the Council will commence a review of the Plan shortly after it is formally adopted and will aim to produce a draft Plan by the end of 2017 and adopt the Plan by the end of 2018. However, these dates could be subject to change and any such

changes would be detailed in future revisions of the Council's Local Development Scheme. The early review of the Plan will ensure that it remains appropriate for the District and confirm that the plan continues to encourage and secure the development and infrastructure that the District requires. the review will be informed by an updated evidence based drawing on the strategic work underway for the Housing Market Area<sup>1</sup> and Functional Economic Area<sup>2</sup> and reflect the Duty to Cooperate.

New footnotes:

<sup>1</sup> Eastern Dorset Housing Market Area

<sup>2</sup> Dorset Functional Economic Market Area

- 2.5 Matter 2 – The Council has no objection to the Inspector's suggested revised wording in respect of MM16.
- 2.6 Matter 3 – The Council has no objection to the Inspector's suggested revised wording regarding MM14.
- 2.7 Matter 4 – The Council has no objection to the Inspector's suggested revision in relation to MM17.