

# **CHRISTCHURCH AND EAST DORSET COUNCIL'S COMMUNITY INFRASTRUCTURE LEVY SCHEDULE EXAMINATION**

## **DRAFT HEARINGS PROGRAMME**

Examiner – Jameson Bridgwater DipTP MRTPI

Hearings on Tues 17 March 2015 – 10:00

To be held at: The Council Chamber, Christchurch Borough  
Council, Civic Offices, Bridge Street, Christchurch BH23 1AZ

This programme should be read in conjunction with  
the Examiner's Briefing Note

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## **Day 1 - AM**

**10:00** – Examiner's Opening Statement

**10:10** – Council's Opening Statement

### **10:25 – Session 1 – Residential Levy Rates including Extra Care and Care Homes**

#### **Part One - Residential**

*(a) Are the 2 local levy rates for residential development 1 to 10 dwellings or less than 1000m<sup>2</sup> and 11 dwellings and above justified by appropriate available evidence, having regard to national guidance, local economic context and infrastructure needs, including in relation to the Council's recently adopted planning policies with particular regard to the provision of affordable housing?*

*What is the status of the Christchurch and East Dorset Practice Note - Changes to the way the Councils will be applying Policy LN3 'Provision of Affordable Housing' and Policy KS11 'Transport and Development' in light of the Government guidance on affordable housing and tariff style contributions?*

*(b) Overall do they strike an appropriate balance between helping to fund new infrastructure and the potential effects on economic viability with particular regard to the securing the delivery of housing in Christchurch and East Dorset in accordance with the recently adopted Christchurch and East Dorset Local Plan Part 1 - Core Strategy?*

*(c) Any other new issues raised in relation to residential levy rates in response to Statement of Further Modifications (January 2015) consultation closing 20 February 2015.*

#### **Part 2 - Extra Care**

*(a) Is the local levy rate for extra care residential development justified by appropriate available evidence, having regard to national guidance, local economic context and infrastructure needs, including in relation to the Council's recently adopted planning policies?*

*(b) Overall do they strike an appropriate balance between helping to fund new infrastructure and the potential effects on economic viability?*

#### **Part 3 – Care Homes**

*(a) Is the local levy rate for care home development justified by appropriate available evidence, having regard to national guidance, local economic context and infrastructure needs, including in relation to the Council's recently adopted planning policies?*

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*(b) Overall do they strike an appropriate balance between helping to fund new infrastructure and the potential effects on economic viability?*

Invited Participants: TBC, plus Council

Please note that Session 1 may continue into the afternoon session

**13:00 – 14:00 – Lunch Break**

**Day 1 – PM**

**PM – Session 2 – Retail Levy Rates**

*(a) Are the local levy rates for convenience retail floorspace schemes justified by appropriate available evidence, having regard to national guidance, local economic context and infrastructure needs, including in relation to the Council's adopted planning policies?*

*(b) Overall, do they strike an appropriate balance between helping to fund the new infrastructure required and the potential effect on the economic viability of convenience retail floorspace schemes?*

*(c) How will the Council differentiate between convenience and comparison retail for the purposes collection of the levy?*

Invited Participants: TBC, plus Council

**18:00 – Close.**

**There will be a short break of approximately 10 minutes during both the morning and afternoon sessions.**