

Local Plan update following parish council briefings with South Northamptonshire Council planning officers, 4th & 5th April 2017

Background (Health warning!)

These were informal, interim briefings, so the points below may change following discussions with SNC advisors and councilor decisions at committee and council in June/July 2017.

Attendees = JM, CE, JP-B

Consultation will last for ten weeks, commencing in June/July 2017. As always, comments will be accepted from individuals, businesses, parish councils, landowners etc., within the consultation period.

Key points regarding housing in the local plan:

1. Draft local plan part 2a considered by Strategic Planning Committee in January 2017 ; final draft for consultation can be expected to be considered in June 2017 (committee date to be confirmed in May 2017).
2. Housing allocations in Brackley and Towcester are being built by developers to anticipated timetables;
3. Rural housing requirement is being met, with developments approved in a small number of villages;
4. Village confines across the district are being updated (last considered in 1997), and will be included in the draft for consultation;
5. Evenley is a Secondary Service Village **“These settlements have a more limited range of services, but still provide scope to meet some local needs for housing, employment and service provision”**;
6. Policies need to allow villages/parishes to meet identifiable local need for market and/or affordable housing;
7. It is likely that NO new village sites will be allocated in the plan;
8. 100+ sites were identified under the call for sites in autumn 2016, and there is no up to date assessment of local housing need across most of the 78 parishes within the district. Since carrying this out would lead to significant delays to the adoption of the plan, a site by site landowner or developer funded LOAN (Local Objectively Assessed Housing Need Survey) mechanism is proposed instead of SNC allocating sites in the plan.
9. Criteria considered in the LOAN include:
 - Age profile and type of household in the village
 - Current local housing stock
 - Affordability
 - Local need and local connections
 - Ability of local Infrastructure to absorb development
 - Demonstration that the scale of development is appropriate to a particular settlement

Key points regarding employment, transport and other issues in the local plan were also discussed but not summarised here, as main interest in Evenley has been re village confines, housing issues and site allocations.

JM/EPC
10th April 2017