

**TO: ENVIRONMENT, CULTURE & COMMUNITIES OVERVIEW & SCRUTINY PANEL  
21 JANUARY 2014**

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**NEIGHBOURHOOD PLANNING – UPDATE BRIEFING  
Director of Environment, Culture & Communities**

**1. PURPOSE OF REPORT**

- 1.1 The purpose of this report is to update the Panel on progress on neighbourhood planning in the Borough.

**2. RECOMMENDATION(S)**

- 2.1 **That the Panel notes the progress described in section 5 of this report.**

**3. REASONS FOR RECOMMENDATION(S)**

- 3.1 To inform the Panel of the progress being made in the Borough on neighbourhood planning.

**4. ALTERNATIVE OPTIONS CONSIDERED**

- 4.1 None. The Council is legally obliged to undertake certain duties with regard to neighbourhood planning and, within the limits of available resources, will support the Town and Parish Councils where they wish to prepare Neighbourhood Development Plans.

**5. SUPPORTING INFORMATION**

Neighbourhood Area Applications

- 5.1 The designation of a neighbourhood area is a pre-requisite for neighbourhood planning including the production of Neighbourhood Development Plans (NDPs). Binfield Parish and Bracknell Town Councils both submitted requests for their entire administrative areas to be designated as neighbourhood areas under the provisions of Section 61G of the Town and Country Planning Act 1990.
- 5.2 The Council has a duty to determine any application for such a designation. The applications included the reasons why the Parish and Town Councils considered themselves to be relevant bodies and their respective specified areas to be appropriate. The applications were publicised in accordance with Regulation 6 of the Neighbourhood Planning (General) Regulations 2012.
- 5.3 In accordance with the Regulations the applications were publicised on the Council's website and information was provided on how and when to make representations. Copies of the applications, the maps showing the application areas and comment forms were made available in Borough Council offices at Easthampstead House and Time Square, at libraries within the affected areas and at the Binfield Parish and

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Bracknell Town Council offices. The consultation ran for a six week period from 31<sup>st</sup> October to 13<sup>th</sup> December 2013.

5.4 The consultation attracted one representation relating to Binfield Parish and four relating to Bracknell Town. All the representations supported the designation of the areas and are summarised in Table 1 below.

5.5 **Table 1** – Summary of Responses to Consultation on the Applications to Designate Neighbourhood Areas in Binfield Parish and Bracknell Town.

<b><u>Binfield Parish Application</u></b>		
<u>Name / Organisation</u>	<u>Support or Object</u>	<u>Comment</u>
<u>Warfield Parish Council</u>	<u>Support</u>	<u>None</u>
<b><u>Bracknell Town Application</u></b>		
<u>Name / Organisation</u>	<u>Support or Object</u>	<u>Comment</u>
<u>Binfield Parish Council</u>	<u>Support</u>	<u>As the Binfield and Bracknell Town proposals are in adjacent areas it is sensible to use the parish boundary line, particularly as there is the intention to work together where there is a mutual interest (housing for example) that crosses the boundary.</u>
<u>G Clarke</u>	<u>Support</u>	<u>General comments summarised as follows:</u> <ul style="list-style-type: none"> <li>• <u>Solar panels should be provided on all new housing</u></li> <li>• <u>Parking should be provided to meet modern lifestyles</u></li> <li>• <u>Bike paths should be connected and properly signed</u></li> <li>• <u>Brownfield development should be promoted and use of old industrial sites / empty offices</u></li> <li>• <u>A reasonable number of road exits should be provided from areas with high populations and community facilities</u></li> </ul>
<u>Warfield Parish Council</u>	<u>Support</u>	<u>None</u>
<u>Crowthorne Parish Council</u>	<u>Support</u>	<u>None</u>

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- 5.6 The formal decisions on the two applications for designation of the Neighbourhood Areas are scheduled for the meeting of the Executive on the 11<sup>th</sup> February 2014. If the applications are approved, the Council is required by the Regulations to publicise the designations. If either application is refused the Council is required to give the reasons for the refusal.

### Neighbourhood Development Plans

- 5.7 Both Bracknell Town and Binfield Parish Councils have stated in their respective application letters that they intend to produce NDPs.
- 5.8 NDPs can set out policies and plans for a designated area, like a Development Plan Document but on a more local scale. They must conform to national policies, as well as the strategic elements of the Development Plan for the area. NDPs are also subject to independent examination, and need to gain support through a referendum of the local area before they can be adopted. Once adopted, NDPs will be a formal part of the Development Plan. This means that planning decisions have to be made in accordance with policies in the NDP (and other parts of the Development Plan) unless material considerations indicate otherwise.
- 5.9 Because NDPs are included in the Development Plan they should only cover land use planning issues, and not broader local concerns, for example crime or street cleaning. NDPs cannot plan for less development than the Borough's Local Plan, but they can plan for more.
- 5.10 Following an invitation from Bracknell Town Council, officers have attended a number of meetings with the Town Council's Neighbourhood Planning Working Group to offer advice and support. Sessions have been held for Borough Councillors and Town and Parish Council representatives to provide information on Neighbourhood Planning and on the implications of the Community Infrastructure Levy.

## **6. ADVICE RECEIVED FROM STATUTORY AND OTHER OFFICERS / EQUALITIES IMPACT ASSESSMENT / STRATEGIC RISK MANAGEMENT ISSUES / CONSULTATION**

- 6.1 The Executive report on the applications for the designation of the neighbourhood areas will address these matters and include advice from the Borough Solicitor and Borough Treasurer. The outcome of the consultation on the neighbourhood area applications is summarised in Table 1 above.

### Background Papers

### Contact for Further Information

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