



LEICESTER CITY LOCAL PLAN

MATTERS, ISSUES AND QUESTIONS FOR THE EXAMINATION (MIQs)

MATTER 2

September 2024

MATTER 2 – VISION AND STRATEGY

Issue 2: Is the Plan’s overall vision and strategy positively prepared, justified, effective and consistent with national policy in enabling the delivery of sustainable development?

Policy VL01 – Presumption in Favour of Sustainable Development

17. *Is the Plan justified in identifying in Diagram 2 the proposed growth for ‘Leicester Urban Area’, including Strategic Growth Areas beyond the administrative boundary of the City in adjoining Districts and Boroughs?*

Yes, the Plan is justified in identifying proposed growth beyond the administrative boundaries of the City in Diagram 2. This is an indicative diagram which provides context to the Plan and does not form the Policies Map (SD/3) which is a separate document.

Plan Period

19. *In the light of the Council’s response to the Inspectors’ initial question 5 about the Plan period, would the Plan be positively prepared, justified and consistent with national policy in running only to 2036?*

Yes, the Plan would be positively prepared, justified and consistent with national policy in running to 2036. The local authority partners across the HMA agree that City Council’s plan period is appropriate in the circumstances, which will allow for local plans and housing delivery to be expedited, notwithstanding the NPPF expects there to be a longer plan period. This is further detailed in the Statement of Common Ground to support Progression of Local Plans in Leicester and Leicestershire (Exam 14).

20. *Given the reliance on neighbouring Local Authorities to provide housing and employment land as well as infrastructure to ensure that the Leicester Local Plan is delivered, would an early review of the Plan be required to ensure that the Plan is effective?*

Yes, an early review of the Plan would assist in ensuring that the Plan is effective.

30. *In the light of the most up to date calculation of local housing need for Leicester of 39,424 dwellings at 2,494 dwellings per annum (dpa) for the period 2020-2036, is Policy SL01 of the Plan positively prepared, justified and consistent with national policy in setting a housing target of 20,730 dwellings (1,296 dpa)?*

If not, what should the housing requirement be both annually and for the proposed Plan period?

Yes, Policy SL01 of the Plan is positively prepared, justified and consistent with national policy in setting an housing target of 20,730 dwellings. This has been informed by a robust assessment of the available evidence and is supported by Charnwood BC, as shown by the Statements of Common Ground, notably SCG/1, the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground.

32. *Is it justified and appropriate that the remaining unmet housing need will be distributed as agreed in the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground?*

Yes, the distribution of the remaining unmet housing need agreed in the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground (SCG/1) is justified and appropriate. It is supported by a robust evidence base, and the apportionment of unmet need and this evidence has been considered by the Inspectors during the Charnwood Local Plan Examination in Public and this distribution has not resulted in any Main Modifications.

Policy SL01 – Employment Need and Requirement

33. *In the light of the most up to date evidence in the 2020 Economic Development Needs Assessment (EDNA) 2021 of new employment need for Leicester by 2036 of 46,000sqm for offices, 65ha of land for light/general industry and small scale storage and distribution use, and additional land for strategic distribution uses, is Policy SL01 of the Plan positively prepared, justified and consistent with national policy in setting a target of only 44ha of land for new employment uses up to 2036 within the City's boundaries?*

Yes, the employment needs identified in Policy SL01 of the Plan are positively prepared, justified and consistent with national policy. This has been informed by a robust assessment of the available evidence and is supported by Charnwood BC, as shown by the Statements of Common Ground, notably SCG/1, the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground.

34. *Is it justified and appropriate that the remaining unmet employment need will be distributed as agreed in the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground?*

Yes, the distribution of the remaining unmet employment need agreed in the Leicester and Leicestershire Housing and Employment Need Statement of Common Ground (SCG/1) is justified and appropriate. It is supported by a robust evidence base, and the apportionment of unmet need and this evidence has been considered by the Inspectors during the Charnwood Local Plan Examination in Public and this distribution has not resulted in any Main Modifications.

Policy SL03 – Land to east of Ashton Green

50. *Is the housing allocation justified, effective and consistent with national policy, with particular regard to:*

(a) The effect of the development on green space, including the loss of the Green Wedge; biodiversity; living conditions of local residents; green infrastructure; air quality; pollution; flood risk; traffic and highway safety; infrastructure and facilities?

(b) The relationship of the site to the existing settlements and its accessibility to local services and facilities?

(c) The evidence to support the site's 'deliverability' and 'developability', as defined in Annex 2 of the NPPF, and set out in the Housing Allocations and Commitments – Deliverability and Developability 2022/23 [EXAM 9]?

(d) Its viability, having regard to the provision of any infrastructure, affordable housing, BNG and other policy requirements?

The site is the subject of a Statement of Common Ground (SCG/5) with Charnwood Borough Council which sets out matters of agreement between the relevant Local Planning Authorities.

The Borough Council's representation on the Leicester Local Plan 2020 to 2036 Regulation 19 consultation suggested some modifications to the policy in relation to Green Infrastructure and the Green Wedge. These alterations to the wording would ensure that integration of the Green Wedge within Charnwood is considered and that the Borough Council is consulted on the masterplan for the site in relation to this issue. This is reflected in the SoCG (SCG/5) and could be ensured through the proposed modifications suggested in Charnwood's Regulation 19 consultation response.

Policy SL04 – Land north of A46 Bypass

58. *Is the housing allocation in Policy SL04 justified, effective and consistent with national policy, with particular regard to:*

(a). The effect of the development on green infrastructure, including the loss of the Green Wedge; biodiversity; the living conditions of existing local residents; air quality; pollution; flood risk; traffic and highway safety; archaeology; and infrastructure and community facilities?

(b). The relationship of the site to the existing settlements, including Thurgaston, and its accessibility to local services and facilities?

(c). The evidence to support the site's 'deliverability' and 'developability', as defined in Annex 2 of the NPPF, and set out in the Housing Allocations and Commitments – Deliverability and Developability 2022/23 [EXAM 9]?

(d). Its viability, having regard to the provision of any infrastructure, affordable housing, BNG and other policy requirements?

The site is the subject of a Statement of Common Ground (SCG/6) with relevant parties including Charnwood Borough Council, which sets out matters of agreement between the relevant Local Planning Authorities.

The Borough Council's representation on the Leicester Local Plan 2020 to 2036 Regulation 19 consultation suggested some modifications to the policy in relation to the Thurgaston Conservation Area. These alterations to the wording would ensure that the impact on the Thurgaston Conservation Area is considered and that the Borough Council is consulted on the masterplan for the site in relation to this issue. The presence of designated heritage assets on and adjacent to the site is reflected in the SoCG (SCG/6); however, consideration of the impact upon the Thurgaston Conservation Area could be further ensured through the proposed modifications suggested in Charnwood's Regulation 19 consultation response.

Policy SL05 – Land west of Anstey Road

65. *Is the housing allocation justified, effective and consistent with national policy, with particular regard to:*

(a) The effect of the development on green space, including the loss of the Green Wedge; biodiversity; living conditions of local residents; green infrastructure; air quality; pollution; flood risk; traffic and highway safety; infrastructure and facilities?

(b) The relationship of the site to the existing settlements and its accessibility to local services and facilities?

(c) The evidence to support the site's 'deliverability' and 'developability', as defined in Annex 2 of the NPPF, and set out in the Housing Allocations and Commitments – Deliverability and Developability 2022/23 [EXAM 9]?

The site is the subject of a Statement of Common Ground (Exam 15) with relevant parties including Charnwood Borough Council, which sets out matters of agreement between the relevant Local Planning Authorities.

The Borough Council's representation on the Leicester Local Plan 2020 to 2036 Regulation 19 consultation suggested some modifications to the policy in relation to education provision. These alterations to the wording would ensure that an integrated approach to education provision on this and adjacent sites, including the Charnwood Local Plan allocation HA12, is followed. Education provision to help serve the wider strategic development is identified in the SoCG (Exam 15) and could be further ensured through the proposed modifications suggested in Charnwood's Regulation 19 consultation response.