

We would like to hear your comments


This leaflet provides a brief summary of the Issues and Options. Please take time to read the 'Issues and Options' document and tell us your views. The consultation document includes many questions, but you don't have to answer them all. Feel free to pick and choose – you can just answer the questions on the subjects that mean the most to you, on the other hand you might want to answer them all.

The consultation document can be viewed on the Councils website:


www.southderbyshire.gov.uk/issuesandoptions

Reference copies of the consultation document and paper copies of the questionnaire can be found at the following locations during opening hours:

- South Derbyshire District Council
- All South Derbyshire libraries and the following libraries outside of the District: Burton on Trent, Chellaston, Mickleover and Sinfin

We encourage you to submit your responses online. Simply follow the instructions  on the above webpage.

Alternatively, comments can be emailed to: local.plan@southderbyshire.gov.uk 

Or you can write to: Planning Policy, South Derbyshire District Council, Civic Offices 
Civic Offices, Civic Way, Swadlincote, DE11 0AH



Please submit your comments
by 5pm on 5th December 2022

What happens next...

The Council will review all the comments received and publish a Consultation Statement on the Council's website. The comments, along with technical evidence the Council is collecting, will help to prepare a Draft Local Plan, which will be published for further consultation.



South Derbyshire Issues and Options October 2022



South Derbyshire has a Local Plan to set out where new housing, employment, retail, and other development should go, up to 2028. The Local Plan also includes policies that are used to determine planning applications.

Government policy requires that Local Plans are reviewed every five years to see if they need updating and the Council has decided that the time is right to update the Local Plan.

The 'Issues and Options' consultation is the first formal consultation as part of this update to the Local Plan. Its purpose is to ensure that the Emerging Local Plan covers all the right issues including housing, jobs, infrastructure, health, climate change and the environment.



A Vision and Objectives for South Derbyshire

The vision and objectives are important because it is the starting point for agreeing what sort of place we should be aiming to achieve.

Composition of the Emerging Local Plan

The adopted Local Plan is primarily written in two parts. It is anticipated that a two-part approach will continue in the Emerging Local Plan and will cover the period of 2022-2039.

Housing Numbers

The Government has published a standard method for each Council to calculate its housing need. This method does not take into account any unmet need from neighbouring areas. When applying this method South Derbyshire's minimum housing need is currently 536 net additional homes per annum.

The Council however works with Amber Valley Borough Council and Derby City (the Derby Housing Market Area Authorities) on plan preparation.

It is unlikely that Derby City can fully accommodate its housing need within its boundary. It is anticipated that Derby City Council will make a request to accommodate some of its housing need within South Derbyshire and Amber Valley.

This consultation asks questions on how the District Council should address Derby City's unmet met housing need.

Housing Strategy and Distribution

The emerging Local Plan must allocate enough sites to meet South Derbyshire's housing need. At this stage four broad options for the distribution of housing growth have been identified.

- Option 1: Urban Extensions – focus development adjoining existing urban areas
- Option 2: Key Service Villages – focus development on these ten villages
- Option 3: Dispersed development – focusing on both Key and Local Service Villages
- Option 4: Create a new settlement or significant urban extension

Broad options have also identified for the potential distribution of Derby City's unmet need within South Derbyshire:

- Option 1: Edge of Derby City
- Option 2: Edge of Derby and Key Service Villages accessible to Derby City
- Option 3: Other – are there any other options for the location of Derby City's unmet need?

Providing the right homes for everyone

In order to create and maintain sustainable communities, it is essential that a range of homes (sizes, types, and tenures) are provided for different groups of the community (e.g., older people, people with disabilities, people who wish to build their own homes, students, families with children and so on) to meet identified needs. This consultation puts forward a number of ideas and options to help achieve this and asks a number of questions regarding your housing needs.

Built, Natural and Historic Environment

The district has a range of important natural and historic assets from designated Wildlife Sites to Listed Buildings and Scheduled Ancient Monuments. Adopted Local Plan Policies are generally performing well in protecting the natural and historic environment. However, the Emerging Local Plan provides opportunities to introduce new ideas and to reflect national policy changes and the Environment Act. This consultation includes:

- Ideas of how to incorporate Green Infrastructure into the Emerging Local Plan
- Questions regarding the introduction of Green Wedges (*“Green wedges comprise the open areas around and between parts of settlements, which maintain the distinction between the countryside and built-up areas, prevent the coalescence (merging) of adjacent places and can also provide recreational opportunities”*)
- Your opinion on whether existing Local Plan policies do enough to protect the countryside and rural villages.

Infrastructure

In planning for future growth, the Council understands how important the delivery of infrastructure (such as roads, health, education, leisure, other community needs for example local centres and the delivery of utilities) alongside housing and economic growth is to create sustainable communities.

The consultation asks a number of questions around requirements for infrastructure provision, including:

- Whether there are any issues within the settlement you live
- How the pandemic has altered your use of local open space
- Whether you agree with the current policy approach regarding the protection of existing community facilities and open space, sport and recreation

Tackling climate change

After a summer of heat waves and droughts, the effects of climate change are self-evident, and the Emerging Local Plan must play its part in securing radical reduction in carbon dioxide emissions and encouraging renewable energy generation. This consultation puts forward various ideas/options regarding climate change, which the Emerging Local Plan could introduce. Including:

- Setting a 10% tree planting requirement for new developments outside of the National Forest,
- Allocating sites for renewable energy,
- Requiring all new development to include small scale renewable energy,
- Introducing an Electric Vehicle Charging Point Policy.

Health and Wellbeing

There is a close relationship between planning and health. The Emerging Local Plan gives an opportunity to further embed health and wellbeing into the Plan, which will contribute towards healthy places and support and enable healthy lifestyles. The consultation asks what you feel your community needs and what you consider is required to make healthy places and enable healthy lifestyles. Along with putting forward various ideas/options regarding health and wellbeing, including introducing a policy to support 'grow your own' foods and restricting new takeaways within a particular distance of schools

Employment Strategy

The amount of employment land and types of sites required in the Emerging Local Plan has not yet been identified. Nevertheless, the Emerging Local Plan must allocate enough sites to meet South Derbyshire's employment need. At this stage broad options for the distribution of the District's employment need have been identified.

- Option 1: Focus on A50 corridor
- Option 2: Focus on sites in/or adjoining urban areas
- Option 3: Swadlincote focus
- Option 4: Drakelow focus

The Economy

The district is centrally located and well connected, with the main employment centre being located in Swadlincote with other employment centres distributed throughout the remainder of the district. The consultation asks questions about various aspects of the district economy, including the type of employment space required, rural businesses, tourism, and retail, including Swadlincote Town Centre.