

**NORTH WEST LEICESTERSHIRE LOCAL PLAN EXAMINATION**

**NOTE FROM THE INSPECTOR FOLLOWING PUBLICATION OF THE  
LEICESTER AND LEICESTERSHIRE HEDNA JANUARY 2017**

*Items in bold italic are for particular note or action.*

**Key Dates**

***Monday 13 March 2017***

Further Position Statements on HEDNA and suggested MMs.

***Tuesday 21 and Wednesday 22 March 2017***

***Note change from Thursday 23 March***

Further Hearing on Housing and Employment Implications of the HEDNA, Examination Process, provision for early Plan review (MM to Policy S1), consideration of other suggested MMs resulting from earlier discussions and Docs IN/08 and EX/76-77 and, if necessary, the Housing White Paper.

***The Council web site or the PO should be consulted for any changes.***

**Housing and Employment Development Needs Assessment (HEDNA)**

1. The HEDNA (Docs EX/65-67) concludes that the Objective Assessment of Housing Need (OAHN) for North West Leicestershire (NWL) is lower than that on which the Plan is based but that the employment land requirement is higher. NWL Council considers that the provisions of the Plan remain sufficient in both respects (Docs EX/69-70).
2. The Housing Market Area (HMA) authorities have evidently determined that no separate public consultation will take place on the HEDNA which will be tested via the plan preparation process.
3. The approach to the Examination so far has allowed for the prospect of adoption of the Plan subject to early review to take account of changes in planning circumstances (Policy S1 with suggested Main Modification – EX/76a).
4. Notwithstanding that the findings of the HEDNA suggest overall lower housing needs than the submitted Plan provides, it is still necessary to examine the basis of these conclusions. That is given the HEDNA is now part of the evidence base supporting the Plan and that evidence base must be seen as robust in terms of its soundness.
5. It follows that ***the HEDNA must be brought to the attention of all Representors to the Plan (not just those so far participating in the***

**Hearings with an invitation to comment if they wish by the 13 March deadline.** The Programme Officer has arranged this.

6. Thereafter it will be necessary to ensure that effective public consultation takes place upon the HEDNA as new evidence. I anticipate that this would be in conjunction with the usual pre-adoption consultation on any MMs

**Additional Documentation**

7. The Council has responded via Documents EX/76-77 to the matters listed in Document IN/08. These responses, in particular further suggested MMs, are available for written comment and discussion at a further hearing.
8. If I have questions on the foregoing (or on any outstanding matters of Area of Separation or Local Green Space LGS designation mentioned in IN/08) I shall raise these separately with NWL in time for publication before and consideration at the further programmed hearing.
9. I am grateful for the responses received by the initial deadline of 13 February regarding the HEDNA. These will be taken into account, whether or not the representors concerned appear in person at further Hearings.
10. However, the programme was set in the knowledge that the HEDNA would become a material considerations but in ignorance of its content! My approach from the outset has been to move the Examination forward as expeditiously as possible but to ensure a fair hearing for all viewpoints.
11. I have noted the extent and nature of the representations made upon the HEDNA and the comments made about the Examination process. With these in mind, **representors are now invited to develop their analysis and responses to the HEDNA and its implications for the Plan in further Position Statements (3,000 words for the HEDNA and 3,000 word for MMs etc) to be submitted no later than 5pm on Monday 13 March 2017.**
12. **The PSs are to be limited to the HEDNA results and implications and to responding to the NWL Council Docs EX/69-70 and EX/76-77. They are to be directed towards discussion based on the outline agenda issued with this note.**
13. Docs EX/69-70 and EX/76-77 stand as the response of the Council to the HEDNA and its implications for the Plan. However, **the Council is asked to consider and respond in further Position Statements by the same deadline of 13 March to the specific points of criticism made by Representors in the PSs submitted to date.**

**Further Hearing – Outline Agenda and Participation**

14. The original venue at Heartwood Conferencing is booked for further Hearings on **Tuesday 21 March 2017** to **Thursday 23 March 2017**. Note- The venue is now available on the Wednesday and will be used on that day in preference to the Thursday.
15. **Please refer to the separate outline agenda.**
16. **A more detailed agenda will be distributed shortly before the Hearing.**

17. ***Please also review the list of participants appended to the outline agenda and raise any queries with the Programme Officer as soon as possible.***

#### **Housing White Paper**

18. I have not become aware of any representation regarding the recently published Government White Paper entitled 'Fixing our broken housing market' and any implications it may have for this Plan. However, the Council and Representatives may include comments within their further Position Statements in this regard. That is bearing in mind that the proposals of the White Paper are still under consultation and do not have the status of national policy.

#### **Other Matters**

19. The Examination will otherwise continue in line with previous guidance (IN/03 and IN/07) to which reference should be made.

*Brian Sims*

Inspector

17 February 2017