

**SOUTH RIBBLE BOROUGH COUNCIL  
SITE ALLOCATIONS AND DEVELOPMENT MANAGEMENT  
POLICIES  
DEVELOPMENT PLAN DOCUMENT  
EXAMINATION HEARINGS**

AGENDA – DAY 6  
Thursday 14 March 2013 at 10.00am

**Please note:**

- **All participants are encouraged to familiarise themselves with the hearing statements (and additional evidence) produced by the Council and other parties in respect of the matters addressed at this session. These are available on the examination website.**
- **Some agenda items may have been addressed by written submissions but have remained on the agenda to facilitate discussion if necessary.**
- **Further changes to the agenda are feasible prior to the hearing**

**Agenda**

1. Inspector's introduction and procedural questions (as necessary)
2. **Matter 5 – Other Plan Policies:** Does the Plan take a justified approach to all policy matters? Is such an approach consistent with national planning policy?

**Chapter A – Infrastructure:**

- What implications, if any, will the Community Infrastructure Levy have on the provision of infrastructure having regard to the Plan requirements?
- Are issues of development viability recognised adequately?
- **Has an Infrastructure Delivery Plan been prepared as indicated in paragraph 6.8 of the CS?**
- Does policy A1 pay adequate attention to the needs of all users of the transport network? Is the approach justified?
- Is the provision of the Cross Borough Link Road (Policy A2) justified and deliverable having regard to the evidence?
- Is there sufficient clarity regarding how, when and where necessary infrastructure will be provided (and by whom)?

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**Chapter B – Areas for Development:**

- Is there a need to provide for enabling development in order to secure the delivery of local affordable housing under Policy B2?
- Is there a need for the comprehensive development of South Rings Business Park (Policy B3) through a masterplan?
- Is B6 part (d) consistent with NPPF which refers to the significance of the asset and the possibility of balancing public benefit when assessing substantial harm or loss of significance?

**Chapter G – Natural and Built Environment**

- Does the plan have adequate regard to the need to protect biodiversity? Are designated sites adequately referred to?
- Are policies G1 and G2 consistent with the NPPF?
- Are the allocations of safeguarded sites (policy G3), Protected Open Lane (G4) and Green Corridors (G12) justified having regard to the alternatives and the availability of land for housing?

3. **Matter 6<sup>1</sup>: Monitoring and Implementation:** What evidence indicates that necessary infrastructure can be delivered in a timely fashion? Will the arrangements for monitoring the implementation of the Plan be effective? What consideration has been given to contingency arrangements?

***Monitoring***

- Does the Plan deal adequately with uncertainty? Is sufficient consideration given to monitoring and triggers for review? How have risks and contingency been robustly addressed in the production of the Plan? Where is the supporting evidence?
- Are the arrangements for managing and monitoring the delivery of the Plan clear and will they be effective? Are the

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<sup>1</sup> This matter may be discussed on Day 5 if time permits

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targets and monitoring proposed related adequately to the Policy objectives?

- How will the effectiveness of the Plan and its individual policies be measured/assessed? What are the monitoring indicators for each policy; do these relate to the policy content and objectives?
- Should the Plan include clearer timescales to assist monitoring, thereby providing milestones to assess policy effectiveness?

4. Other matters

5. Close