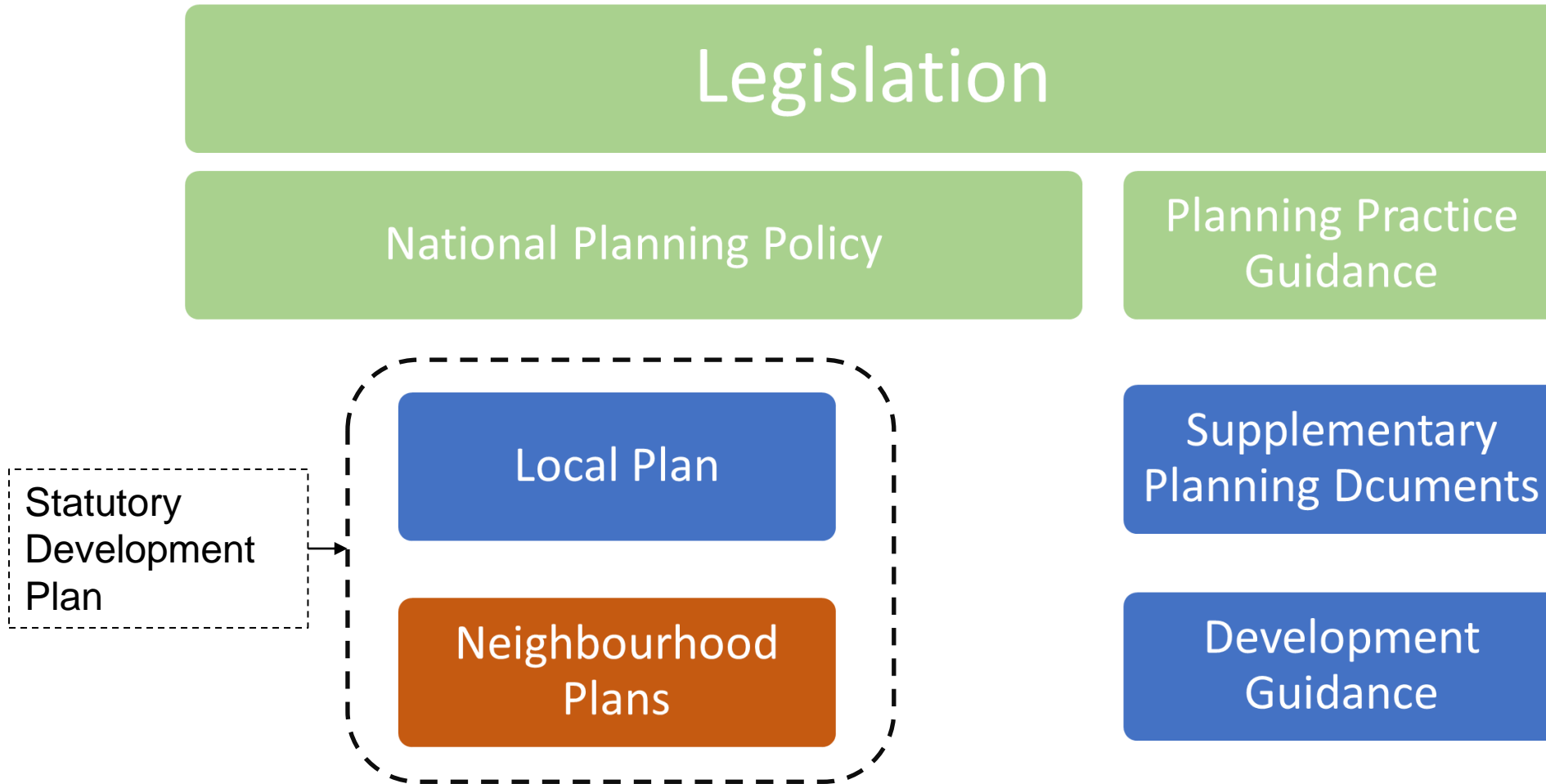


Middlesbrough Local Plan

Regeneration Scrutiny Panel

Paul Clarke
Head of Planning
6th September 2023

Planning System



What is a Local Plan ?

- Statutory duty to prepare a Local Plan
 - Council's policy on how development should take place
 - Cover a period of 15+ years
- They provide a policy framework for making decisions on planning applications
- They are strategic
 - Make sufficient land available for development to deliver the needs and priorities of an area
 - Take into account other Council plans and strategies
 - Seek to achieve a vision of what place should be like in the future
 - Provide certainty for investors/developers (de-risk) & residents

Why are Local Plans important?

- Plan-led system
- Local Plans are primary consideration when determining planning applications

Determination must be made in accordance with the plan unless material considerations indicate otherwise

[Section 38, Planning and Compulsory Purchase Act 2004]

Context for preparing the Local Plan – National policy

- Policy framework
 - National Planning Policy Framework (NPPF)
 - National Policy Statements
 - Specialist policy such as Gypsy and Traveller guidance
 - Planning Practice Guidance
- Key points
 - National Policy sets the framework for preparing local plans
 - Also includes development control considerations
 - Generally pro-growth and pro-development

Context for preparing the Local Plan – Local policy

- Council strategic plan
- Council strategies
 - Transport
 - Economic Growth
 - Housing
 - Others ..

What is the Middlesbrough Development Plan?

- Housing Local Plan 2014
- Minerals and Waste 2011
- Regeneration DPD 2009
- Core Strategy 2008
- Middlesbrough Local Plan 1999

- Marton West Neighbourhood Plan 2021
- Stainton & Thornton Neighbourhood Plan 2022
- ..

Process for preparing/reviewing the Local Plan

- Tight controls on how local plans must be prepared
 - Legislation
 - National Planning Policy
- Significant levels of public engagement and consultation
- Robust and credible evidence base
- Sustainability Appraisal
- Duty to Cooperate
- Independent Examination
- Non-Executive decision for the Council

Timetable for reviewing the Local Plan

- Scoping/Issues & Options Dec 2022
- Preferred Options (non-statutory) Nov/Dec 2023
- Publication June 2024
- Submission Sept 2024
- Examination Sept 2024 – Jan 2025
 - Soundness & Legal Compliance
- Adoption April 2025