

**Growth**  
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Basildon, Essex,  
SS14 1DL  
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Mr Stephen Davies, Plans Team Leader  
Room 3J Kite Wing, The Planning Inspectorate,  
Temple Quay House, 2 The Square, Temple Quay,  
Bristol BS1 6PN

Ask for: Matthew Winslow

28 March 2019

Dear Stephen,

## **BASILDON BOROUGH LOCAL PLAN 2014-2034 – REGULATION 22 SUBMISSION**

Basildon Borough Council has a positive agenda for growth that will seek to improve both the economic prosperity and the life choices of our current and future residents. The future plan making within the current climate both environmentally and fiscally is challenging, however, this plan has sought to meet these with a positive and forward thinking approach.

As you would expect, this Council has taken its plan-making responsibilities extremely seriously and has spent time reviewing, digesting and reflecting on the Borough's shared and individual development visions. It has developed options to consider how it can address them and has tested these to determine sustainability.

In accordance with Regulation 22 of the Planning and Compulsory Purchase Act 2004 (as amended), the Council approval dated 18 October 2018, and in accordance with the terms of the Service Level Agreement signed on 12 March 2019, the Council formally submit the Basildon Borough Local Plan 2014-2034 and its supporting documentation to the Secretary of State for Housing, Communities and Local Government for Examination in Public.

This Council has engaged with duty to cooperate stakeholders throughout, seeking input and ideas as to how the Plan should evolve and tackle common challenges. It has ensured that strategic and cross-boundary issues have been considered as part of plan-making; and where it has not been possible, it has taken positive steps to respect the different views.

In 2018 this saw an ambitious partnership, Association of South Essex Local Authorities (ASELA), which is now progressing work on delivering their shared vision - South Essex 2050. This partnership is formed of seven authorities, including Basildon. This undertaking is ambitious and includes the preparation of a South Essex Joint Strategic Plan (JSP) to establish a statutory plan to coordinate across boundaries working. The Plan will seek to deliver over 90,000 homes and 58,000 jobs, including unmet need from more constrained areas will be met across a broader geography.

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This future 2050 Plan and the JSP are running alongside the plan making of the six local planning authorities and though perhaps these more strategic plans should have sought to inform this current round of plan making, this Council and a number of others have had to be realistic given the Government's expectations of plan delivery. In November 2017, this Council received a letter from the Secretary of State for Housing, Communities and Local Government issuing a warning about the lack of plan-making progress in the Borough and what the consequences could be should it fail to act. Pragmatically, the Council responded with this Local Plan that looks forward to 2034 and has sought to accommodate sustainable levels of growth, in suitable locations around the Borough, where infrastructure improvements can be made and where phasing can help mitigate the impact of growth. The JSP and South Essex 2050 will deliver the next round of plan reviews.

The Plan is strongly evidenced and provides a transparent and validated approach to its strategies. The Plan provides for a constrained housing Objectively Assessed Needs (OAN), which is justified and evidenced within the Plan. This will no doubt be one of the areas where the Planning Inspector will review carefully during the Examination. It is important to emphasise that the Council has not sought to limit growth, it has acknowledged that there is further potential in the Borough. The broad locations as set out in Figure 6.1, do not offer immediate potential, as they are hindered by strategic infrastructure improvements, not yet advanced enough to otherwise justify specific land allocations. The Council is of the view, however, that these Broad Locations can be explored at a strategic scale, as part of the JSP and the Plan's first review.

Embracing the concept of localism and the enthusiasm the Borough's local communities have shown to shape their own communities, the Council is seeking, through specific policy, to enable site based decisions to be made locally, by two of its Neighbourhood Areas; setting them housing targets and enabling them to amend the Green Belt in their neighbourhoods. Their Plans are already being developed and facilitated by Neighbourhood Planning grants. The Council supports these groups to bring forward ambitious plans, with a specific purpose to determine how their communities should grow in the future and provide opportunities for their next generations.

Finally, the Council has reflected on the substantial public feedback and concerns regarding infrastructure deficiencies both historical and future. The Plan and other future ambitions of a linked Council Growth Plan will seek to improve the deficiencies and improve the prospects for our local communities. This direction is not uncommon to other emerging and recently adopted plans. This Plan aims to deliver future, new and sustainable development supplemented by the timely delivery of new and upgraded infrastructure. Separately, it is already preparing a Community Infrastructure Levy (CIL) to help support the investment in local infrastructure. The infrastructure delivery package (identified in the Local Plan's Infrastructure Delivery Plan) for this Plan will not be solved through CIL. However, the Council has taken positive steps to clarify the role for landowners, developers, partners, other stakeholders and central funding programmes to unlock investment.

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## Technical Details

Please find enclosed a copy of the Basildon Borough Local Plan 2014-2034 Submission Local Plan and the Submission Policies Map submitted in accordance with Regulation 22 of the Town and Country Planning (Local Planning) (England) Regulations 2012 and the SLA.

I can confirm that the following documents have been submitted electronically on an encrypted USB drive (password will be provided separately by email to Matthew Giles in the Local Plans Team once delivery has been confirmed) containing:

- a) the Basildon Borough Local Plan 2014-2034;
- b) the Submission Policies Map (and Policies Map Changes Booklet);
- c) the Regulation 22(1)(c.) Statement of Consultation; and
- d) the final Sustainability Appraisal Report.

As the Council received over 5,000 representations from 1,600 consultees under Regulation 19 & 20, with several representations provided by each, we have provided the representations in the following format:

- e) a schedule of Representations in Rep Order (with file names of the original representation shown)
- f) a schedule of Representations in Plan Order (with file names of the original representation shown)

Please Note. All representations are provided as PDF scanned originals, using a naming convention that matches their first registered representation. All are redacted to exclude personal information, other than the representor's name, and where appropriate, their organisation, to comply with the General Data Protection Regulation 2018.

- g) Other supporting documents relevant to the preparation of the Local Plan:
  - i) The Habitat Regulations Assessment
  - ii) The Duty to Cooperate Statement of Common Ground
  - iii) The Service Impact Assessment, meeting the requirement for Equality Act 2010
  - iv) Schedule of Evidence Based Documents
  - v) Evidence Based Documents

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- vi) Schedule of Audit Trail Documents
- vii) Audit Trail Documents
- viii) Addendum to the Habitat Regulation Assessment addressing the Holohan Ruling;
- ix) Addendum to the Sustainability Appraisal, appraising all omission sites identified through the Regulation 19 consultation; and
- x) Notification of Designation of the Langdon Ridge SSSI

Items g) viii to ix are considered by the Council to be relevant to the Examination of the Basildon Borough Local Plan, but were not available at the time of consultation at Regulation 19. Items vii and viii have been prepared to assist with the Examination. The Notification of Designation of the Langdon Ridge SSSI was received by Natural England in March 2019.

### **Estimated Hearing Duration**

Given the main issues, the fact that just over 10% of respondents have asked to participate at the oral hearings, and noting the duration of hearings at other Examinations, it is estimated that the hearings could last between 5-6 weeks.

### **Proposed Start Date of Examination in Public**

Having considered local elections in May 2019, officer availability, Programme Officer commitments at other Examinations and Counsel availability, I propose that the Examination in Public hearings start in mid October 2019.

### **Appointed Programme Officer**

I am able to confirm that the Council has appointed Mrs Andrea Copsey as its Programme Officer for the Examination in Public. She has confirmed she will be as flexible as possible to accommodate the needs of the Examination.

Her contact details are:



Email: [copseyandrea@gmail.com](mailto:copseyandrea@gmail.com)

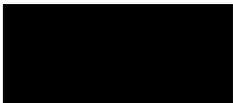
Tel: 07842 643988

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I trust all the above is satisfactory. I will of course be happy to facilitate the provision of this information in alternative formats and any additional information the Planning Inspector feels they need. The Council has extensive documents held on its website at <https://www.basildon.gov.uk/emerginglocalplan> and in accordance with the SLA, an Examination website/webpage will be set up in due course.

I look forward to being informed of the appointed Planning Inspector. In the meantime, we will update the Council's website to acknowledge that the Council has submitted the Local Plan, in accordance with its Local Development Scheme 2018-2020.

Yours sincerely



Matthew Winslow BSc. (Hons) MSc. MRTPI  
Service Manager – Strategic Planning & Housing Strategy Planning

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