LOCAL DEVELOPMENT FRAMEWORK STEERING GROUP
8 October 2014

PRESENT: Councillor Robert Chapman – Chairman; Councillors Beryl Baxter, Michael Weinhonig and Ronald Whittaker.

REPRESENTATIVES FROM BOURNEMOUTH 2026: Angela Pooley.

ALSO PRESENT: Councillor David Smith, Cabinet Portfolio Holder for Planning and Environment.

OFFICERS PRESENT:

Mark Axford, Planning Policy Manager.
Caroline Peach, Design and Heritage Manager.
Sophie Leon, Urban Design Officer.

The meeting commenced at 12.00 p.m.

Note: To see a copy of the report that was considered by the Local Development Framework Steering Group at this meeting please visit: http://www.bournemouth.gov.uk/CouncilDemocracy/Councillors/CouncillorCommitteeMeeting/LocalDevelopmentFrameworkGroup/2014/10/08/LocalDevelopmentFrameworkGroup08-Oct-2014.aspx

SECTION I - BUSINESS RECOMMENDED TO THE CABINET

13. Town Centre Development Design Guide Draft Supplementary Planning Document – SPD.

The Design and Heritage Manager presented a report which recommended to Cabinet that the Town Centre Development Design Guide Draft SPD be published for public consultation and that the Service Director Planning, Transport and Regulation in consultation with the Portfolio Holder for Planning and Environment are delegated the power to make minor text changes to the document prior to consultation.

It was explained to the Group that the Development Design Guide would help deliver the Council's priorities for an Improving Environment and Thriving Economy as well as leading to greater design quality in the town centre. It was further explained that the SPD would provide clarity and design guidance to property owners, developers and decision makers on a number of different areas such as sustainability, appearance and materials.

Members asked a number of questions to the Design and Heritage Manager which where possible were answered immediately, where this was not possible the Design and Heritage Manager undertook to provide a response as soon as possible after the meeting. Topics raised included:

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Consultation - The Design and Heritage Manager was asked about the benefit the consultation would bring and who responses were being sought from. It was explained that it was particularly hoped that local businesses would respond to the consultation. It was also explained that the consultation would be publicised as widely as possible. Other local and national groups such as the Civic Society and English Heritage would also be contacted.

Effective application of the SPD - The Design and Heritage Manager was asked about how the SPD could be used effectively. It was explained to the Group that positive use of the guide was somewhat at the mercy of the willingness of developers and investors to engage with the Council. However it was emphasised the Council would look to engage as early on in the planning and development process as possible to maximise influence and that by using the document developers would be able to potentially save time and speed up a project reaching fruition. The SPD would provide clarity to existing adopted planning policy, so that it would be referred to alongside and to reinforce policy in the case of refusal of planning permission and or appeal

Officer Work - The Group wished to place on record their thanks to the Urban Design Officer for the work that had gone into producing the SPD.

DECISION MADE:

Recommended to Cabinet that Cabinet:

1) **Agrees to publish the Bournemouth Town Centre Development Design Guide Draft Supplementary Planning Document for public consultation.**

2) **Delegates to the Service Director Planning, Transport and Regulation in consultation with the Portfolio Holder for Planning and Environment authority to make minor text changes to the document prior to publication.**

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SECTION II – BUSINESS DECIDED UNDER DELEGATED POWERS

14. APOLOGIES

Apologies were received from Ken Mantock and Councillors John Beesley and Roger West

15. DECLARATIONS OF INTEREST

There were no declarations of interest made by Members of the Steering Group.

16. MINUTES

DECISION MADE:

That the minutes of the meeting held on 21 July 2014 be confirmed.

17. PUBLIC ITEMS

There were no public questions, deputation requests or petitions submitted for this meeting.

18. HEATHLANDS SUPPLEMENTARY PLANNING DOCUMENT - SPD

The Planning Policy Manager told the Group that he was unable to formally present the Heathlands SPD to the Group as it was still being negotiated with partner organisations and authorities due to the SPD being a South East Dorset wide initiative. It was explained that discussions focussed on the Section 106 payments. The Planning Policy Manager suggested that once the report was finalised the Planning Policy Manager would circulate the document to members of the Local Development Framework Steering Group via e-mail.

DECISION MADE:

1. That the Group ask the Planning Policy Manager to circulate, via e-mail, a draft of the Cabinet Report for the Heathlands SPD once it has been finalised.

The meeting closed at 1.05pm

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