

The Keele Conservation Area Appraisal and Management Plan Supplementary Planning Document

Report to Planning Committee 27th March 2018

Purpose of the Report

To inform the Planning Committee of the results of the consultation process on the draft Keele Conservation Area and Management Plan Supplementary Planning Document (SPD) and to consider the SPD prior to its adoption by Cabinet.

Recommendations

- 1) That the Planning Committee agree the draft Keele Conservation Area Appraisal and Management Plan Supplementary Planning Document and to the publication of the attached Consultation Statement and the SPD for the required final period of representations; and**
- 2) That, subject to no representations being now received seeking significant changes to the Appraisal and Management Plan SPD, the Planning Committee commend the SPD to Cabinet for adoption**

Reason

The consultation period is now over, the responses have been analysed and a period within which further representations can be made is required before the document can be adopted.

1.0 Introduction

- 1.1 The Planning Committee, on 2nd January 2018, approved the draft Keele Conservation Area and Management Plan Supplementary Planning Document (SPD) for consultation purposes. The purpose of this report is to inform members of the results of the consultation on the draft SPD, and to enable the Planning Committee to consider the final draft SPD before it is considered for adoption by Cabinet.

2.0 Background

- 2.1 The SPD seeks to provide additional information to ensure that the Borough's Conservation Areas are safeguarded for the future to supplement the objectives and policies contained in the Local Plan. The SPD redefines the special interest of Keele Conservation Area and identifies issues which threaten these special qualities. The Management Plan provides a framework for future actions including extending the Conservation Area boundary.

3.0 Consultation process and results

- 3.1 The consultation on the draft SPD took place over a five week period from 25th January to 2nd March 2018 and further details are set out in the Consultation Statement attached to this report in Appendix A. This draft is still available to view on the Council's website www.newcastle-staffs.gov.uk/conservation
- 3.2 The steps taken included:-
- An exhibition and consultation event attended by 3 council officers was held in Keele Parish Hall, on 30th January 2018 for 2 hours. Information was sent to groups and interested parties. A small number of residents and Councillors attended the event.
 - A consultation response sheet was provided to encourage representations to be made.
 - Inspection copies of the SPD made available in the Guildhall
- 3.3 There have been 2 written responses submitted on the draft documents. Any representations have been retained on file and can be viewed on request.
- 3.4 The representations support the document and amendment to the Conservation Area boundary and to the making of an Article 4 Direction to restrict permitted development rights for houses within the Area as a way of helping the protect the area's special character.
- 3.5 The Conservation Advisory Working Party proposed no amendments nor did it raise any issues with the document at consultation stage. Any further comments it has following its meeting on 20th March will be reported to the Committee.

4.0 Next Steps

- 4.1 Under the Local Planning Regulations, before the SPD can be adopted the Council has to make available both the SPD and the Consultation Statement and allow a further limited period, of not less than 4 weeks, for representations to be made. Only in the event of any further significant representations being raised will the matter be brought back to the Planning Committee for reconsideration. Otherwise the next stage will be the consideration by Cabinet of the SPD's adoption.
- 4.2 Once adopted, the SPD together with an adoption statement will be posted on the Council's Planning Policy website page and made available at a charge in hard copy if requested. Details of the adoption will be sent to those who participated in the consultation process and provided their contact details.
- 4.2 If accepted the boundary will be formally amended and the relevant notifications done in a local newspaper and the London Gazette. The Article 4 Direction will be progressed as set out in the Management Proposals.

5.0 Background Papers

Consultation Draft SPD
Copies of representation made on the draft SPD
The SPD Consultation Statement

Date report prepared 3 March 2018