

Preferred options - general frequently asked questions

What is this all about?

Since the adoption of our Local Plan in 2003, the planning system in England has fundamentally changed. In due course this plan has to be replaced with a suite of documents known as the Local Development Framework (LDF).

This consultation deals with the first LDF document, called the Core Strategy. This will set out the central vision and principles for shaping the development of the whole district over the next 20 years. It is vital that all of our planning policies are developed with full input and involvement from the community and all stakeholders.

What do you want me to do?

We want your views on the future direction of our district and how we can get there. We would like you to read the "Our Place In The Future" magazine, in which we have set out how we think we can address the problems and challenges facing the district over the coming years, having taken into account public views received in response to the consultations on our "Core Strategy Preferred Options" and the initial "Our Place in the Future" document.

I have a disability and am unable to come into the office or to any of the exhibitions.

You can download a Preferred Options - consultation comment form or alternatively if you contact us, we will try to arrange to visit you at home.

What happens to any comments I make?

We will review and analyse the responses and comments of all respondents and consultees, and they will inform and shape the Submission Draft stage of the Core Strategy.

You should be aware that all responses will be publicly available.

What are the timescales, and what happens next?

This consultation period runs until 24 October 2008. When this period is over we will carefully go through the responses of all consultees, and develop the ideas into a more formal document for submission to the Secretary of State for consideration.

The full details of all of the Local Development Framework documents, what they will contain, and when they will be published and consulted upon, is set out in a timetable called the Local Development Scheme (LDS)

Where can I get copies of the documents?

On this website you can view all the consultation documents, plus background papers and full references to our evidence base.

Hard copies of the Our Place documents are available to view at our offices at 61 Wyndham Rd, Salisbury, at public libraries in the district, or at any of the exhibition events.

How long is the consultation period?

The consultation period runs for 6 weeks from 1 September to 24 October 2008.

Can I talk to a Planning Officer?

Yes. We are holding a number of consultation exhibitions. Alternatively you may give us a ring on 01722 434372, or drop in to the offices in person at 61 Wyndham Rd, Salisbury.

Can documents be translated into another language?

Please contact us by email at ldf@salisbury.gov.uk or call us on 01722 434372 with your requirements.

When will the Core Strategy be submitted to the Secretary of State?

It is anticipated that the Core Strategy will be submitted to the Secretary of State in March 2009. All representations received at that stage will then be considered through an independent examination conducted by a Planning Inspector.

When will the Core Strategy be adopted?

It is anticipated that the Core Strategy will be adopted in 2010.

How much more development will there be in the district?

The Regional Spatial Strategy for the South West Region will require us to deliver in the region of 12,400 homes, equating to around 620 per year.

Will new Greenfield building be allowed?

Due to the quantity of housing and employment land which we are required to facilitate over the coming years, and the relatively small amount of Brownfield land in the district, there will inevitably be some development on "Greenfield" sites.

However, we recognise that this is a very precious and sensitive resource, and so we will strive to keep this to a minimum, protecting the most sensitive countryside, and ensuring that development is as well designed and integrated as it can be.

We would of course welcome your views on how we can best plan for these developments and meet these aims.

Where will new housing be built?

We would welcome your views on this extremely difficult and controversial issue.

No final decisions have yet been made but we have suggested some broad areas around Salisbury and Amesbury and would welcome your views on these suggested locations.

We have also indicated an approach to distribution of housing around the district, outside of the city. Most new housing will have to go to settlements which already have a good range of services and facilities (such as schools, shops and public transport).

The draft **Regional Spatial Strategy** will require around half of new dwellings to be built in and around Salisbury itself. Factors such as landscape, flooding, and conservation will, of course, be crucial in deciding on the location and quantity of new development. We will be developing detailed policies on all of these issues and your input on these will be important.

What is affordable housing?

Affordable housing is housing that is provided for rent or sale with some form of subsidy to meet the needs of people who otherwise would not be able to access decent and appropriate housing in the private market.

Affordable housing includes housing for key workers such as nurses, teachers, firemen and policemen. Please see the **Housing Topic Paper** for a detailed discussion.

What is a Sustainability Appraisal?

Sustainability Appraisals are a rigorous check of our proposals to ensure that we meet our needs without compromising the needs of future generations.

The council is required to undertake sustainability appraisals of all planning documents. Those relating to the LDF will be posted on our website.

Why do you keep mentioning the need to build more houses?

The government requires us to ensure we have enough housing to meet the needs of the district, and our research shows that there is a major need for new housing, particularly smaller and more affordable units. Please see the **Housing Topic Paper** for a detailed discussion.