Wiltshire Core Strategy

This is your opportunity to express your views about how your community and Wiltshire should develop in the years to 2026.

Wiltshire needs a clear vision to guide and influence future development in the most sustainable manner.

The planning policy document to deliver this is known as a core strategy.

The purpose of this consultation is to seek your views on the Wiltshire Core Strategy consultation document. In particular:

- the issues covered in the consultation document
- employment land to deliver jobs and homes needed in Wiltshire 2006-2026
- a strategy for Wiltshire to deliver growth and ensure sustainable development takes place
- specific proposals on the nature and scale of growth appropriate for each community area and at main settlements
- general policies to support the plan's environmental, social and economic objectives.

Your opinions could make the difference.

The consultation document is supported by an interim sustainability appraisal, a Habitats Regulations Assessment and a series of draft topic papers all available on the council’s web site (www.wiltshire.gov.uk/wcsconsult2011).
The Wiltshire Core Strategy Consultation Document contains:

Introduction
Clarifies the role of and approach to the core strategy

What is Wiltshire like and where does Wiltshire want to be?
Sets out the key challenges, principles, vision and strategic objectives underpinning the emerging core strategy

Delivering the vision for Wiltshire
Proposes the level of new jobs and homes required and the role of settlements and explains how infrastructure to support development will be provided

Community Area Strategies
Sets out proposals for individual community areas outside south Wiltshire and the key issues to be addressed in those communities

Delivering strategic objectives
Policies to shape and manage development

The document pulls together responses to the Wiltshire 2026 consultation (2009/10), recent meetings in each community area about levels of growth in Wiltshire and emerging proposals to change the planning system (2011) and ongoing dialogue with Wiltshire’s many partners.

Note
The community area strategies for south Wiltshire (Salisbury, Amesbury, Wilton, southern Wiltshire, Tisbury and Mere) are within the South Wiltshire Core Strategy proposed submission draft which is at a more advanced stage. These community area strategies will be subsumed into the Wiltshire Core Strategy at an appropriate time.
A proposed spatial strategy for Wiltshire

The spatial strategy promotes the most sustainable pattern of development based on an assessment of the role of places and considers the appropriate level of development in those places as follow:

**Principal settlements** – strategically important centres and the primary focus for development.

**Market towns** – the focus for locally significant development.

**Local service centres** – modest levels of development acceptable to safeguard their role within the rural area.

**Large villages** – small sites acceptable primarily within existing settlement boundaries to reflect the level of jobs and services available.

**Small villages** – only limited infill allowed to reflect very limited jobs and services available. Settlement boundaries to be removed.

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Do you agree with the proposed settlement strategy summarised above? Are there any changes that you would suggest?
The delivery strategy sets out the level of new employment land and homes proposed to be delivered over the period 2006 to 2026 in a way that maximises benefits from development whilst minimising environmental and social impacts.

It proposes 175 to 182 hectares of new employment land and 37,000 new homes be delivered. A significant number of homes are already planned for, as follows:

<table>
<thead>
<tr>
<th>Number of dwellings (net)</th>
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</thead>
<tbody>
<tr>
<td>Proposed housing requirement (a)</td>
</tr>
<tr>
<td>South Wiltshire</td>
</tr>
<tr>
<td>Wiltshire (excl. South Wiltshire)</td>
</tr>
<tr>
<td>Wiltshire total</td>
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</tbody>
</table>

The delivery strategy also proposes to:

- phase development to manage the supply of homes to ensure it is better aligned to the delivery of job growth and infrastructure, to help redress imbalance between jobs and homes and to address out-commuting
- make the best use of previously developed land to support regeneration opportunities, in particular the central areas of Chippenham, Trowbridge and Salisbury
- focus employment land on settlements with economic potential to ensure Wiltshire’s economic prosperity
- deliver 11,000 affordable homes
- release non strategic allocations through community led neighbourhood plans or other development plan documents to deliver levels of development proposed.
Summarised below are the total proposed level of housing and employment land for each community area. The consultation document identifies what proportion of these figures relate to the principal settlements and market towns.

Proposed strategic allocations and employment land are to be delivered at the principal settlements or market towns within the relevant community area.

‘Still to be identified’ - relates to the number of new homes left to be provided once dwellings built since 2006, deliverable sites with planning permission (including sites subject to completion of legal agreements) or outstanding local plan sites and new proposed strategic site allocations have been taken off. It is proposed that the residual number of homes could be brought forward as windfall sites or subsequent site allocations.

Do you agree with the proposed delivery strategy summarised above? Are there any changes that you would suggest?
Delivering strategic objectives

It is important that the policies to deliver the overall strategy of the plan are supported by other policies to manage and shape development. These are listed below and will apply to the whole of Wiltshire.

To deliver a thriving economy that provides a range of job opportunities
CP21 Additional employment land
CP22 Existing employment sites
CP23 Economic regeneration
CP24 Re-use of military establishments
CP25 Rural diversification and enterprise

To address climate change
CP26 Sustainable construction and low carbon energy
CP27 Stand-alone renewable energy installations

To provide everyone with access to a decent, affordable home
CP28 Providing affordable homes
CP29 Meeting housing needs
CP30 Lifetime homes standards
CP31 Meeting the needs of Gypsies and Travellers

To help build resilient communities
CP32 Protection of services and community facilities

To protect and enhance the natural environment
CP33 Biodiversity and geodiversity
CP34 Landscape
CP35/36 Green infrastructure/development Management policy

To safeguard and promote a high quality built and historic environment
CP37 High quality design and place shaping
CP38 Protection of the historic environment
CP39 Housing density
CP40 Stonehenge and Avebury

To enhance the vitality and viability of town centres
CP41 Retail and leisure

To promote sustainable forms of transport
CP42 Sustainable transport
CP43 Transport and development
CP44 Development impacts on the highway network
CP45 Transport strategies
CP46 Demand management
CP47 Movement of goods
CP48 Strategic transport network

To minimise the risk of flooding and ensure effective water management
CP49 Flood risk
CP50 Water efficiency and the River Avon Special Area of Conservation
CP51 Pollution and phosphate levels in the water environment

Do the policy areas summarised above cover the right subjects? Are there any other subject areas that need to be considered?
The consultation lasts until 5pm on 8 August 2011. All documents are available on the council’s web www.wiltshire.gov.uk/wcsconsult2011 or can be viewed in the council’s offices in Chippenham (Monkton Park), Devizes (Browfort), Salisbury (Milford Street) and Trowbridge (County Hall and Bradley Road) as well as all local libraries.

The timetable for completing the core strategy is set out below.

<table>
<thead>
<tr>
<th>Stages of preparation</th>
<th>Timeline</th>
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<tbody>
<tr>
<td>Draft core strategy preparation and developing draft policy options (involving):</td>
<td>By May 2011</td>
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<tr>
<td>• Preparation of topic papers on key policy themes</td>
<td>13 June to 8 August, 2011</td>
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<tr>
<td>• Development of draft policy options for sustainability appraisal</td>
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<tr>
<td>• Targeted consultation on the topic papers (with key stakeholders)</td>
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<tr>
<td>Consultation on emerging Wiltshire Core Strategy, including draft policy options</td>
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<tr>
<td>Review of consultation feedback and production of the Pre-submission draft Wiltshire Core Strategy</td>
<td>August to November 2011</td>
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<tr>
<td>Formal consultation on the Pre-submission draft Wiltshire Core Strategy</td>
<td>December 2011</td>
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<tr>
<td>Collation of comments received and finalising the Submission draft Wiltshire Core Strategy for Council Approval</td>
<td>February 2012</td>
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<tr>
<td>Examination</td>
<td>Spring/Summer 2012</td>
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<tr>
<td>Adoption</td>
<td>Autumn 2012</td>
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Comments can be submitted:
• online at http://consult.wiltshire.gov.uk/portal
• by email to spatialplanningpolicy@wiltshire.gov.uk
• in writing to Spatial Planning, Economy and Enterprise, Wiltshire Council, County Hall, Bythesea Road, Trowbridge, Wiltshire. BA14 8JN

All comments received during this consultation will be used to develop the draft Wiltshire core strategy.

More information about the South Wiltshire Core Strategy is available at: http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/southwiltshirecorestrategy.htm