



**BOROUGH OF
BROXBOURNE**
www.broxbourne.gov.uk

Local Development Scheme

December 2023

Contents

1. Introduction	3
2. The Local Plan Partial Review DPD	3
3. Timeline	4
Appendix A – Explanation of the Regulatory Stages.....	5

1. Introduction

- 1.1 Local Development Schemes identify all planning documents that the Council wishes to produce and the timeframe for their preparation. The preparation of a LDS is a statutory requirement that was introduced in the Planning and Compulsory Purchase Act (2004).
- 1.2 The LDS should include the timeline for preparation of any Development Plan Documents (DPDs) or Supplementary Planning Documents (SPDs). At present the Council is proposing a single DPD, namely the Broxbourne Local Plan Partial Review. However, details of SPDs relating to the Local Plan may be contained in future updates to the LDS.
- 1.3 This LDS will supersede the previous version dated June 2017.

2. The Local Plan Partial Review DPD

- 2.1 The Broxbourne Local Plan sets out the Council's spatial vision which describes how the Council sees Broxbourne growing and developing over the plan period to become a desirable and prosperous place to live. The plan is Borough-wide in its geographical coverage includes:
- Strategic policies to deliver homes, jobs and infrastructure needed in the Borough over the plan period;
 - Site allocations to meet development needs;
 - A clear strategy for enhancing the natural, built and historic environment;
 - Identification of sites for strategic development;
 - Green Belt boundaries;
 - Pitch and Plot targets for Gypsies and Travellers and Travelling Showpeople; and
 - Development Management policies that address issues such as design, affordable housing, parking provision and heritage.
- 2.2 A Partial Review of the Local Plan will be undertaken to amend the following policies:
- *Policy PP2: Park Plaza North* will be modified to better reflect the economic development strategy set out in the adopted Local Plan, and to provide a masterplan for the site; and
 - *Policy INF5: Rail Stations* will be modified to allocate station sites and safeguard access routes.

3. Timeline

- 3.1 The timeline for the Local Plan is provided in Table 1 below, against the regulatory milestones contained within the Town and Country Planning (Local Planning) Regulations 2012. Explanation of the regulatory stages is contained in Appendix A.

Stage	Timeline
Preparation/Consultation (Regulation 18)	January/February 2024
Publication (Regulation 19)	June/July 2024
Submission (Regulation 22)	September 2024
Examination hearing start (Regulation 24)	October 2024
Receipt of Inspectors Report (Regulation 25)	November 2024
Adoption (Regulation 26)	January 2025

Appendix A – Explanation of the Regulatory Stages

The key stages in production of Local Plans are set out in the Town and Country Planning (Local Planning)(England) Regulations 2012 are as follows:

- **Preparation ([Regulation 18](#))**: this is the main consultation opportunity on the draft Local Plan, following which further amendments and adjustments may be made to take account of feedback received. It is important to publish key evidence studies and undertake constructive engagement during this stage and prior to this consultation in order to comply with the Duty to Co-Operate.
- **Publication ([Regulation 19](#))**: this is the final opportunity for comment on the Local Plan prior to submission of the Local Plan for examination. No further changes may be made to this document after this stage. It is not a full public consultation and will not be accompanied by the full range of publicity and participation opportunities undertaken as part of the Regulation 18 consultation, but the ‘general’ and ‘specific’ consultation bodies must be notified of the availability of the documents. The Council must collect all responses and compile a Statement of Representations to submit to the Planning Inspectorate.
- **Submission ([Regulation 22](#))**: this is the dispatch of the required documents to the Planning Inspectorate for Examination. The Government has indicated that it wants all Local Planning Authorities to submit their Local Plans by ‘early 2017’.
- **Consideration of representations by the appointed person ([Regulation 23](#))** Before examining the Local Plan the Inspector must consider the comments (‘representations’) made on the plan by interested parties.
- **Examination in Public ([Regulation 24](#))**: a Planning Inspector will consider the documents submitted and issue a report which states whether he or she considers the Local Plan to be ‘sound’. The inspector can recommend ‘main modifications’ to the submitted plan.
- **Receipt of the Inspector’s Report ([Regulation 25](#))**: if the Inspector recommends that the plan is ‘sound’, then the Council may proceed to adopt the plan as policy. Exceptionally, if the plan is not found sound, then the Council may withdraw it under Regulation 27.
- **Adoption ([Regulation 26](#))**: following receipt of the Inspector’s final report, the Council may adopt the Local Plan as a material consideration in the consideration of planning applications under Section 23 of the Planning and Compulsory Purchase Act 2004.