

North Lincolnshire

# Local Plan

INITIAL CONSULTATION (REGULATION 18)

# Contents

## WHAT'S IT ALL ABOUT?

HAVE YOUR SAY. BE PART OF THE PLAN

WHAT IS A LOCAL PLAN & HOW DOES IT AFFECT YOU?

WHY DO WE NEED TO PREPARE A NEW LOCAL PLAN?

Local Plan Stages

## IT'S IN THE DETAIL...

NATIONAL PLANNING POLICY

WHAT EVIDENCE DO WE NEED?

Q1

A VISION FOR NORTH LINCOLNSHIRE

WHAT ISSUES ARE FACING NORTH LINCOLNSHIRE?

Q2

Q3

WHAT DO WE NEED TO PLAN FOR?

Level of Growth

Where Will Development Go?

Future Options for Growth

Q4

Q5

Meeting Our Housing Need

Q6

Q7

Q8

Q9

Q10

Delivering Jobs & Support Our Economy

Q11

Q12

3

3

4

4

5

6

6

7

7

7

8

8

8

10

10

10

11

12

12

12

13

13

14

14

14

14

15

15

Q13

Q14

Q15

Managing Our Natural & Built Environment

Q16

Q17

Q18

Creating Sustainable Communities & Better Places

Q19

Q20

Providing Infrastructure & Delivering the Plan

Q21

Q22

Managing & Delivering Development

Q23

Q24

IDENTIFYING SUITABLE LAND FOR FUTURE DEVELOPMENT (Call for Sites)

GET INVOLVED

WHAT HAPPENS NEXT?

KEEP UP TO DATE

HERE TO HELP

15

16

16

16

17

17

17

17

18

18

18

19

19

19

20

20

20

21

21

22

22

# WHAT'S IT ALL ABOUT?

This is the **first opportunity to have your say** on how North Lincolnshire grows over the next 19 years, to 2036.

## HAVE YOUR SAY. BE PART OF THE PLAN

North Lincolnshire Council is preparing a new single local plan for North Lincolnshire. Once agreed (formally adopted) it will replace the current North Lincolnshire Local Plan, the Core Strategy and the Housing and Employment Land Allocations Development Plan Documents (DPDs), and the Lincolnshire Lakes Area Action Plan.

This document has been prepared to support early engagement with local communities, businesses, voluntary groups, public organisations and landowners on future development and change in North Lincolnshire. It sets out what we think the important issues and challenges facing the area are now and in the future, and how the new Local Plan can help to address them.

This document is in two parts:

- 'What's it all about?'—explains this consultation
- 'It's in the detail'—looks in more depth at:
  - Government guidance on the preparation of a Local Plan
  - What evidence we need to inform and support the preparation and examination of the Local Plan
  - What we need to consider for the long-term future of North Lincolnshire

# WHAT IS A LOCAL PLAN AND HOW DOES IT AFFECT YOU?

A Local Plan sets out:

- A vision and objectives for the future development of the area, addressing needs and opportunities in relation to housing, the economy, community facilities and infrastructure – as well as a basis for safeguarding the environment, adapting to climate change and securing good design.
- The policies and proposals that will be used to guide decisions and investment on development and regeneration up to 2036.

It is important that we get the Local Plan right so that North Lincolnshire continues to be a place where people want to live, work, invest and play. The plan will help to deliver the council's vision—to be 'an area of aspiring people and inspiring places.'

A Local Plan should be aspirational but realistic and provide enough flexibility to adjust to rapid change. Therefore, it must be based upon up to date facts (sound evidence).

The plan will bring together relevant policies and proposals included in the existing North Lincolnshire Local Plan, Core Strategy, Housing and Employment Land Allocations DPD and the Lincolnshire Lakes Area Action Plan. It will incorporate these and the new policies and proposals required by the National Planning Policy Framework (NPPF) plus new and revised local studies and evidence.

In addition to the Local Plan, the council is also producing a Regeneration Strategy, which will provide a framework to help deliver this plan. The emerging strategy, in line with the council's overarching Council Strategy, gives an overview of the council's current and planned projects that it is involved in to secure the area's future health and prosperity—to secure a sustainable North Lincolnshire.

# WHY DO WE NEED TO PREPARE A NEW LOCAL PLAN?

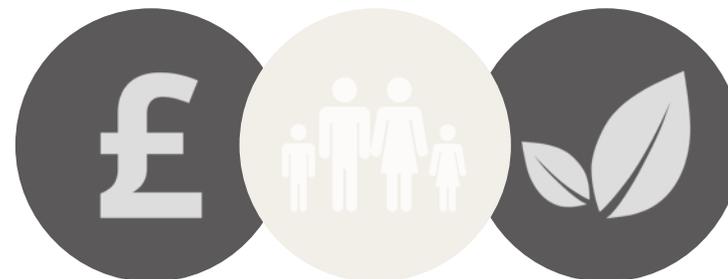
Two reasons:

- A change in legislation (law)—since the Core Strategy was adopted. The legislative requirement for plan making has changed and the government's preferred approach is for each local planning authority to prepare a single Local Plan for its area.
- The Core Strategy needs to be reviewed/updated to take account of national planning policy changes.

Together, these changes make it the right time to prepare the new Local Plan to provide complete and up to date local policy coverage for North Lincolnshire.

National planning policy sets clear expectations on how we must develop the Local Plan. More details are available later in the document.

The preparation of the new plan gives you an opportunity to say what you want North Lincolnshire and, in particular, where you live to be like in the future. You know your local area. We want to work with you to prepare the new plan to reflect your views and those of your local community.



# LOCAL PLAN STAGES

The Local Plan is a statutory document and there are a series of stages involved with its preparation.



We're also asking you to **identify suitable land for future development (Call for Sites)**.

Details on how to **get involved and have your say** are at the back of this document. Otherwise, read on...

# IT'S IN THE DETAIL...

## NATIONAL PLANNING POLICY

National Planning policy sets clear expectations as to how a Local Plan must be developed in order to be justified, effective, consistent with national policy and positively prepared to deliver sustainable development that meets local needs and national priorities.

The process for preparing statutory Local Plans is set out in the Town and Country Planning (Local Planning) (England) Regulations 2012. Regulation 18 is the first (statutory) stage in the process of preparing the plan. In essence, this represents the scoping stage of the Local Plan preparation process, where the council asks local people and other key stakeholders what they think the plan should contain.

The Local Plan must be consistent with the National planning policies. These are set out in the National Planning Policy Framework (NPPF), published March 2012 and the accompanying Planning Practice Guidance published March 2014. The plan must be prepared with due regard to the Duty to Co-operate, which requires Local Planning Authorities and certain other public bodies to co-operate with each other on cross-boundary strategic issues when preparing a Local Plan. The duty also requires co-operation where there are matters that would have a significant impact on two or more Local Authority areas.

The Local Plan must be informed and accompanied by a Sustainability Appraisal (SA). This allows potential environmental, economic and social impacts of the plans, policies and proposals to be systematically assessed. The Sustainability Appraisal plays an important part in demonstrating that the Local Plan reflects sustainability objectives and has considered all reasonable alternatives. The Sustainability Appraisal should also incorporate the Strategic Environmental Assessment (SEA) requirements.

The Local Plan should also be assessed in accordance with the Habitats Directive to consider whether the policies or proposals are likely to have a significant effect on European habitats or species located in the area or its vicinity.

# WHAT EVIDENCE DO WE NEED?

A robust evidence base is required to inform and support the preparation and examination of the Local Plan.

A large amount of evidence has already been prepared, as part of the Local Development Framework. However, some of this evidence is being reviewed and updated, and some additional evidence may be required on issues such as viability. The following evidence base documents are complete and still relevant:

- North Lincolnshire Transport Plan 2011-2026
- Strategic Food Risk Assessment (SFRA)
- Strategic Housing Market Assessment (SHMA) 2017
- Employment Land Review
- Strategic Housing Land Availability Assessment (SHLAA)
- Annual Monitoring Report 2016
- North Lincolnshire Settlement Survey 2016
- Retail Study 2015

1. *Is there any other background or supporting evidence you think we need?*

# A VISION FOR NORTH LINCOLNSHIRE

The council has a clear vision for the future of North Lincolnshire as set out in the **Council Strategy**:

*“North Lincolnshire is to be an area with Aspiring people and Inspiring places. We will strive to deliver excellent outcomes for the people and places of North Lincolnshire.”*

The council's priorities to contribute to achieving this vision are to:

- Enable communities to thrive and live active, healthy and fulfilled lives
- Support, safeguard and protect the vulnerable
- Shape the area into a more prosperous place to live, work, invest and play
- Commission to improve outcomes for individuals and communities
- Transform and refocus, ensuring we remain a dynamic and innovative council

The **Core Strategy** has a clear spatial vision:

*“By 2026, North Lincolnshire will be the north of England's Global Gateway. It will have a strong economy, thriving towns and villages, a protected world class environment and will be a place where people are proud to live.”*

This vision is supported by a number of spatial objectives aimed at making the vision a reality through the plan's policies.

# WHAT ISSUES ARE FACING NORTH LINCOLNSHIRE?

North Lincolnshire's economy and population will be subject to substantial change over the next 20 or so years and will have a notable impact on the plan making process.

Some identified issues:

- The population of North Lincolnshire is projected to increase by 6.1%<sup>1</sup> from 2014 to reach 179,537 by 2039. This will lead to greater levels of housing need, the jobs required to support the extra population and additional or improved services/facilities, including infrastructure, to sustain them.
- By far the biggest increase in population is projected to take place in people of pensionable age, 65+, with a projected increase of 55.4%<sup>2</sup>. By 2039, 28.9% of North Lincolnshire's population is projected to be aged 65 and over. This will have a huge impact on the number and type of housing provision required and health care facilities.
- North Lincolnshire has an older than average workforce, with 20.6%<sup>3</sup> of the population aged 50-64, compared with 18.2% nationally. By 2039, 31.7% of North Lincolnshire's working age population will be aged 50+, higher than the national average of 29.0%<sup>4</sup>. This ties in with an aging population but may lead to an over reliance on older employees to the expense of those starting and relatively inexperienced.
- The approved Able Marine Energy Park (AMEP) and other opportunities in the renewables sector present the greatest regeneration opportunity in the area for a generation. However, we need to ensure that local people have the skills necessary to access the opportunities that will become available and employers will be able to recruit workers with the skills necessary for success.
- The manufacturing sector in North Lincolnshire is vulnerable to the ever-changing world market. It is essential that existing industries are retained and supported to assist in promoting a strong vibrant economy.
- Significant parts of North Lincolnshire are at risk of flooding from a number of sources namely the River Trent, the Humber and a variety of smaller rivers and drains. There is a need to balance the development required to sustain North Lincolnshire's economic growth and the constraints imposed by flood risk.
- North Lincolnshire is home to a wealth of natural and built environments ranging from the internationally important Humber Estuary to a number of historic market towns. These assets contribute to North Lincolnshire's sense of place and it is essentially that they are protected whilst equally not stifling the economic growth that is required.

*2. Do you support the existing Core Strategy vision for North Lincolnshire or do you have a different vision for the area?*

*3. Do you agree that the issues highlighted above are important issues facing your area today or are there any other important issues we have missed/should consider?*

<sup>1</sup> ONS population projections total 2014-2039

<sup>2</sup> ONS population projections broad age band 2014-2039

<sup>3</sup> ONS MYE 2015

<sup>4</sup> ONS population projections single year 2014-2039



**169,820 PEOPLE**  
live in North Lincolnshire  
Between 2000–2015 the resident population grew by **11.4%** compared with 8.7% across the region and 11.3% nationally.<sup>4</sup>



**WE'RE AGING**  
By 2036, **28.52%** of North Lincolnshire's population is projected to be aged **65 and over**.<sup>1</sup>



**OUR POPULATION IS GROWING**  
A further **4.9% growth** in the population is expected between **now** and **2036**.<sup>1</sup>

North Lincolnshire covers an area of **338 sq miles**.



LINCOLNSHIRE LAKES    VENICE  
Lincolnshire Lakes will be the largest housing, business and leisure development in the north of England.



North Lincolnshire has **80 miles** of rivers and estuaries.



**HIGHER THAN AVERAGE EARNINGS**  
Male full time earnings are **£602.70** a week compared with a regional average of **£541.90**.<sup>2</sup>

**LOW HOUSE PRICES**  
Our average house price is **£134,597** compared with a national average of **£236,424**.<sup>3</sup>



1 ONS population projections total 2014–2039—ONS via Nomis  
2 Annual Survey of hours & Earnings (ASHE) 2016— via Nomis  
3 Housing Market data—Land Registry—Dec 2016  
4 Population Mid Year Estimates—2016

# WHAT DO WE NEED TO PLAN FOR?

It is important for us to determine, using our evidence, new or updated, any changes and associated impact in relation to the following topics as well as any options to deal with them:

## Level of growth

An important starting point for the Local Plan is to establish the need for homes and jobs. This has to be based on evidence, as required by national policy.

The information to be considered includes official population and household projections, census data, economic statistics and local evidence about the housing market. As well as co-operating with neighbouring councils, the government requires consistency between the provision for new homes and the provision for new jobs.

A Strategic Housing Market Assessment (SHMA) provides an evidence based study that helps the council to assess what the objectively assessed need (the OAN) is for North Lincolnshire. A new SHMA has been prepared looking at the period to 2036. National policy expects a council's Local Plan to meet fully the objectively assessed needs for market and affordable housing in the housing market area, and suggests a number of tests to see whether any upward adjustment is appropriate.

## Where will development go?

The Local Plan will not only identify the amount of new development needed to 2036 but it will also identify where it should be located. The options for locating new development must be realistic, deliverable and support the achievement of sustainable development.

A strategic approach needs to be taken to identify where new development can take place. The options must reflect the different roles and functions of places, acknowledging and working with their strengths and constraints.

A helpful starting point in looking at potential options for growth is to look at the current planning strategy and spatial distribution for North Lincolnshire set out in the Core Strategy DPD:

### Existing spatial strategy:

The main elements of the current spatial strategy for North Lincolnshire are to:

- Deliver an urban renaissance in Scunthorpe and supporting its role as a major sub-regional town. The Lincolnshire Lakes is a major flagship project, which will reposition the town making it a more competitive and attractive environment.
- Support the market towns of Barton upon Humber, Brigg, Crowle, Epworth, Kirton in Lindsey and Winterton as thriving places to live, work, invest and play, and as important service centres

serving the needs of local communities across North Lincolnshire.

- Support thriving rural communities and the vibrant countryside through the protection and enhancement of local services, creating opportunities for rural economic diversification and the promotion of tourism.
- Support the development of key strategic employment sites at the South Humber Bank, Humberside International Airport and Sandtoft Airfield.
- Supporting the protection and enhancement of North Lincolnshire's world-class natural and built environment to ensure the continued attractiveness of the area as place to live, work, invest and play.

### Existing spatial distribution:

To support the strategy set out above, the Core Strategy sets out the broad spatial distribution of growth in the area. Its main elements are:

- The principle focus for housing is previously developed land and buildings within the development limit of Scunthorpe followed by a Greenfield extension to the west of the town (Lincolnshire Lakes). 82% of all new dwellings will be located in and adjacent to the urban area.
- The market towns of Barton upon Humber, Brigg, Crowle, Kirton in Lindsey and Winterton will have approximately 18% houses built overall.
- The overall provision will be divided as follows to enhance the level of services provided or to meet the needs of the settlements and the immediate area:
  - Barton upon Humber—6%
  - Brigg—7%
  - Crowle—1.2%
  - Kirton in Lindsey—1.5%
  - Winterton—2.3%

New housing within the rural settlements will create opportunities for small-scale infill development that maintains the viability of the settlement and meets the identified local needs without increasing the need to travel. We based this approach on the North Lincolnshire Sustainable Settlement Survey (2009), which has been subsequently updated.

## Future options for growth

Four possible options for the future approach to development are set out below. At this stage of the plan's preparation they are suggestions only and have not been subject to testing.

### Possible options:

- Scunthorpe and Market Towns—Development focused on Scunthorpe and to a lesser extent the six market towns of Brigg, Barton upon Humber, Epworth, Crowle, Kirton in Lindsey and Winterton (Continuation of the Core Strategy)
- Six Market Towns and Scunthorpe—Development focused equally on Scunthorpe and the six market towns of Brigg, Barton upon Humber, Epworth, Crowle, Kirton in Lindsey and Winterton
- Six Market Towns, Scunthorpe and Larger Service Centres—Development dispersed across Scunthorpe, the six market towns and Larger Service Centres across North Lincolnshire
- A New Settlement—Development of a new settlement or significant expansion of an existing settlement

A combination of the options may provide the way forward. However, at this stage the options are presented individually so that their implications can be identified and assessed.

## Proposed options in more detail

### Option 1 Scunthorpe and Market Towns

Scunthorpe would be the main area of growth.

The market towns would continue to fulfil a supporting role for growth. Limited development would be supported in smaller rural settlements.

This option represents a continuation of the current planning strategy for North Lincolnshire as set out in the Core Strategy, in effect rolling this forward from 2026 to 2036. This option would result in the continuation of the Lincolnshire Lakes proposal, which will deliver 6000 plus homes to the west of Scunthorpe.

#### Strengths:

- Focus is on the largest settlements in North Lincolnshire, resulting in urban renaissance for Scunthorpe and increases the critical mass of the urban area through Lincolnshire Lakes
- These settlements are the main focus of services, facilities and employment and are the most sustainable settlements

#### Weaknesses:

- Further pressure could impact on the character, facilities and infrastructure of these towns
- Land availability would be an issue in the long term
- Does not address the needs of other parts of the district at a more local level

### Option 2 Six Market Towns and Scunthorpe

Scunthorpe and the market towns would be the main focus for future growth and development in North Lincolnshire.

Compared to the current approach each of the six market towns and Scunthorpe would have an equal role in meeting the growth needs for the district, rather than the majority of development being focused in Scunthorpe. Limited development would be supported in smaller rural settlements.

This option represents a change from the current planning strategy as set out in the Core Strategy. It has more of an area wide focus, but does not rule out the Lincolnshire Lakes through a balanced spatial strategy.

#### Strengths:

- More even spread of development across the settlements
- Focuses on the main centres for services and facilities
- Reduces the pressure on small rural settlements to grow

#### Weaknesses:

- Increases pressure on the character, facilities and infrastructure of market towns
- Increases the need to travel to the facilities in the larger market towns

### Option 3 Six Market Towns, Scunthorpe and Larger Service Centres

Scunthorpe, the six market towns and a range of other large service centres would be the main focus for future growth and development in North Lincolnshire.

This would put greater emphasis on villages to accommodate growth. The scale of development would be proportionate to their scale, character and respective capacity for accommodating growth.

This option represents a change from the current planning strategy as set out in the Core Strategy. It has a district wide focus beyond the existing area of opportunity and spreads development beyond Scunthorpe and the market towns.

#### Strengths:

- Places a greater emphasis on meeting local housing needs
- Helps to support and sustain viable local services and facilities
- Reduces the pressure on market towns to accommodate growth

#### Weaknesses:

- Could result in significant changes to the character of many villages
- Increases need to travel by car to access services, facilities and employment
- Increases the amount of development taking place in more remoter rural areas
- Could decrease the urban renaissance opportunities for Scunthorpe

## Option 4 New Settlement

This option would involve planning for a new settlement. A new settlement could take different forms. It could be completely new or involve a very significant expansion of an existing village or settlement.

This approach would need to be linked with another option as it would take time to develop a new community and would be unlikely to meet the needs of the whole district. Transport links and access to services, facilities and employment would be key considerations.

This option represents a complete change from the current planning strategy for North Lincolnshire, as set out in the Core Strategy. Previous work has been carried out looking at suitable locations but locations are yet to be determined.

The location would have a key influence on how much demand there might be from people living in adjoining areas to live there.

### Strengths:

- Opportunity to plan a high quality living and working environment
- Provides new infrastructure, services and facilities
- Reduces development pressure on existing towns and villages

### Weaknesses:

- Could draw away investment from existing places and infrastructure needs
- Potentially significant impacts on the landscape and countryside
- Long lead in and delivery timescales
- Would still require development in other areas
- Potentially significant upfront infrastructure costs

4. How would you like to see North Lincolnshire grow? For example, we could continue to focus growth on Scunthorpe and the market towns or we could grow our villages.

5. Of the four possible options for the future approach to development, which do you consider the most appropriate, or do you consider that an alternative option/approach should be examined?

## Meeting our housing need

A key role of the Local Plan, as emphasised by the National Planning Policy Framework (NPPF), is to meet, where possible, all identified housing needs. This includes meeting the needs of the various groups that have differing housing requirements. Many factors have an impact on housing demand and the area faces many social issues. These include an increasing population, diminishing household size, an ageing population, pockets of deprivation, and a significant proportion of residents unable to afford homes in the area. These issues, in combination, result in a significant need for new housing and a requirement to step up both the provision and mix of housing.

To significantly boost the supply of housing, local planning authorities should use their evidence base to ensure that their Local Plan meets fully the objectively assessed needs for market and affordable housing in their housing market area. This

needs to be consistent with the policies of the NPPF, including identifying key sites that are critical to the delivery of the housing strategy over the plan period.

The Local Plan needs to provide sufficient homes in order to meet our local needs and to help support the creation of sustainable communities. The reasons why we need more homes include:

- North Lincolnshire's population is growing
- People are living longer, with increasing life expectancy
- Helping to maintain a local labour supply and support economic growth
- To meet the housing need for everyone within North Lincolnshire

The Strategic Housing Market Assessment (SHMA) provides an

evidence-based study that helps the council to assess what the objectively assessed need (the OAN) is for North Lincolnshire. The newly prepared SHMA looks at the period to 2036. National policy expects a council's Local Plan to meet the objectively assessed needs for market and affordable housing in their housing market area and suggests a number of tests to see whether any upward adjustment is appropriate.

The SHMA will provide an up to date starting point for looking at how many market and affordable homes we need in the Local Plan.

The SHMA has identified four scenarios for housing growth in North Lincolnshire for the period 2017-2036; these are shown below **per year**:

- **Scenario 1**—Baseline population growth—365 homes
- **Scenario 2**—Medium economic projection—452 homes
- **Scenario 3**—Longer term economic growth—583 homes
- **Scenario 4**—Aspirational economic growth (Core Strategy)—754 homes

The SHMA also indicated that there is a need to deliver a variety of affordable housing products including shared ownership and Market Discount within North Lincolnshire. There is also a growing need to provide suitable housing to support North Lincolnshire's ageing population and for those who require specialist care.

The SHMA targets are an essential part of the process for defining the area's housing requirement but does not itself set the housing target. This will be determined through the Local Plan making process.

### Affordable housing and the needs of different groups

In accordance with NPPF, the council is seeking through the provision, distribution and design of affordable homes to create sustainable, inclusive and mixed communities. Of particular importance is the need to ensure that within any scheme that the affordable homes are integrated in order to promote inclusive and mixed communities. This will be an important factor of the overall design of the development of a site.

The SHMA identifies an affordable housing need of 219 homes per year. The council have identified that the provision of affordable housing is a priority, however it is recognised that site and market conditions can vary both between sites and in certain circumstances, particularly where abnormal costs or other circumstances apply it is possible that there may be viability issues on specific sites.

The NPPG sets out the actions required to identify the need for certain types of housing and the needs of different groups which will be addressed through the Local Plan.

These groups are:

- Private rented sector
- Self-build and custom housebuilding
- Family housing
- Housing for older people
- Households with specific needs
- Student housing
- Gypsy and travellers

7. Do you think the Local Plan's annual housing figure should be higher or lower than identified within the four scenarios and why?



6. Which one of the four housing scenarios do you consider appropriate for North Lincolnshire up to 2036 and why?

8. *Where should our new housing be located?*

9. *Does the affordable housing need figure of 219 homes per year provide an accurate requirement for North Lincolnshire?*

10. *Are there any other issues regarding housing policy, which could be considered by the Local Plan?*

## Delivering jobs and support our economy

The council places a key emphasis on driving economic vitality. It seeks to shape the area into a more prosperous place to live, work, invest and play by increasing economic growth and prosperity through higher employment and increased home ownership.

National policy sets out an economic role for the planning system to contribute to a strong and competitive economy, particularly by ensuring that sufficient land of the right type is available in the right places and at the right time to support growth and innovation. Barriers to investment should be addressed and priority areas identified for economic regeneration, infrastructure provision and environmental enhancement.

The Adopted Core Strategy sets out a clear direction for the continued growth of North Lincolnshire's economy. It provides support for the long-term success of existing and new businesses in the area to help encourage job creation and the diversification of the employment base, particularly in key growth sectors.

Key strategic locations for employment land are identified and their development supported, particularly the South Humber Bank as North Lincolnshire's main strategic employment location, Scunthorpe, Humberside Airport and Sandtoft Business Park.

The Core Strategy supports the continued expansion and improvement of North Lincolnshire's economy in order to create a step change in the area's role regionally and nationally. This is achieved through the identification and allocation in the Housing and Employment Land Allocations DPD of a range of appropriate sites for employment and economic uses. These meet the requirement of 168 ha as established within the council's Employment Land Review. This land accommodates traditional land uses (use classes B1, B2 and B8) as well as key priority growth sectors.

Land at the South Humber Bank is the area's main strategic employment site. It is of regional and national significance being the last undeveloped employment land fronting a deepwater estuary in the UK. The Core Strategy seeks to develop the South

Humber Bank as a Global Gateway for the north of England by designating 900 ha for employment uses.

The South Humber Bank employment area is currently occupied by a range of estuary-related industrial operators such as large oil, gas and electricity companies, riverside terminal facilities and associated activities including storage, processing and distribution. The area is already home to a number of chemical companies, which provide 27% of the UK's oil refinery capacity. It is currently safeguarded and the vision is to ensure that opportunities are maximised around the ports for chemical industries and power generation including renewable energy and off-shore wind manufacturing.

Recent proposals have seen the approval of the Able Logistic Park, a major port related development on land covering an area of around 939 acres (380ha). It includes plans for the creation of transport depots, warehousing and external storage areas, offices, a business park and motel.

North Lincolnshire is also fast becoming a major energy capital in terms of energy generation. This includes the emerging renewable energy and off-shore wind sectors. Able UK's Marine Energy Park (AMEP) that comprises the construction of a new quay approximately 1,320m long together with associated onshore facilities accommodating wind turbine manufacture, assembly and commissioning covering a site of approximately 245ha of existing terrestrial land and 55ha of the existing estuary has been approved by the Secretary of State.

The Able sites also form part of the Humber Enterprise Zone (EZ), the largest in the UK. The Humber EZ supports growth in ports, logistics and renewables and the region's ambition to become a leading national and international centre for the renewables sector.

The local economy is currently highly dependent on manufacturing. Around 21.5%<sup>5</sup> of employees in North Lincolnshire work in this sector when compared with 11.5% regionally and 8.1% nationally. This makes North Lincolnshire potentially vulnerable to future employment losses in the

<sup>5</sup> Nomis Sep 2016 data

manufacturing sector. On the basis of Scunthorpe's steel making heritage metal manufacturing accounts for 33.3%<sup>6</sup> of manufacturing jobs with food manufacturing running at 16.7%<sup>7</sup>.

Tackling worklessness is at heart of future plan making in North Lincolnshire and involves delivering a wide range of services to address individual barriers to employment and to meet the needs of employers. It requires effective partnership working across a range of public, private, and third sector agencies, and across different geographies. Future local planning policies will seek to address worklessness and address barriers to employment.

Having access to a range of shops, cultural and leisure facilities that meet local needs is essential to creating sustainable communities and a successful and vibrant economy. The Core Strategy's current approach is to identify, protect and enhance North Lincolnshire's town, district and local centres with the current retail hierarchy being:

- Scunthorpe town centre
- Market town centres of Barton upon Humber, Brigg, Crowle and Epworth
- District centres of Kirton in Lindsey and Winterton
- District centres of Ashby High Street and Frodingham Road
- Local centres/corner shops

Scunthorpe is the main retail and service destination in the area with the market town centres and district centres providing a range of services and facilities to meet the needs of their own and surrounding communities. It is likely that there will be continuing pressure for out of centre retail proposals which could undermine the retail function of the town centres, particularly Scunthorpe. This, by itself, will be a key consideration in the preparation of the local plan.

Key challenges for North Lincolnshire which will influence the development of the Local Plan, include:

- Ensuring that sufficient employment land is provided in accessible locations
- Improving the quality of employment land offer
- Bringing forward the two major Able UK developments at the South Humber Bank
- Ensuring that new retail development enhances the overall retail provision whilst protecting the area's town and district centres
- Access to employment/key services, particularly for people without access to a car

<sup>6</sup> BRES 2015 data. metal manufacturing is combined basic metals and fabricated metal products excluding machinery/equipment

<sup>7</sup> BRES 2015 data. Food manufacturing is combined food production and beverage production

*11. How can we support the economy of North Lincolnshire to grow?*

*12. Should we continue with the current Core Strategy approach of seeking to take full advantage of our location next to the Humber Estuary by developing the South Humber Bank as well as focusing on Scunthorpe and other key strategic employment locations such as Humberside Airport and Sandtoft?*

*13. Do we need to identify further employment land in addition to what is currently allocated? If so, where should the additional employment land be directed?*

*14. Do you think that the existing network of retail centres is appropriate?*

### Managing our natural and built environment

The condition of the surrounding environment has a significant impact on quality of life. Enhancing and protecting North Lincolnshire's natural environment, built heritage and natural assets is critical to the areas image as well as bringing both social and economic benefits to its communities.

National Policy seeks to conserve and enhance the natural, built and historic environment. It also requires that full account should be taken of flood risk. The environmental role of the planning system should also contribute to addressing climate change, reducing pollution, minimising waste, supporting the sustainable use of minerals and supporting a low carbon future.

The Core Strategy recognises the importance of North Lincolnshire's natural and built environment and the contribution these features make to the attractiveness of the area and to the overall quality of life on offer for existing and future residents and businesses.

The Core Strategy's policies provide a framework for the conservation and enhancement of North Lincolnshire's internationally and nationally recognised environments of the Humber Estuary and Crowle Moors as well as the other biodiversity, historic and built landscapes and features in the area. They seek to ensure that environmental impacts are taken into account and minimised, and that climate change including flood risk is addressed. They also support the efficient use of resources, minimising pollution, maintaining and improving air, soil and water quality, and employing sustainable building practices in new development.

The Core Strategy sets out a locational strategy for new waste management and treatment facilities, as well as seeking to support more sustainable waste management via reduction, greater recycling and re-use, and minimising the social, environmental and economic impacts on communities of waste management facilities. For minerals, it seeks to ensure that economically important minerals are safeguarded from inappropriate development and that an adequate supply of aggregates to meet local and national needs is maintained, as well as minimising the effects of extraction on communities. Existing policy also supports increased use of recycled and secondary aggregates.

*15. Are there any other issues regarding managing our employment land, retail offer and economy which you think should be examined?*

Key challenges for North Lincolnshire which will influence the development of the Local Plan, include:

- Increasing and protecting access to green spaces and nature
- Improving air quality
- Protecting and improving water resources and water quality
- Improving flood protection
- Meeting the needs of climate change
- Reduce greenhouse gas emissions
- Supporting the application of sustainable waste management through moving waste up the waste hierarchy and providing an appropriate network of sustainable management facilities for all waste streams
- Minimising the impact of waste management facilities on the local community
- Maintaining an adequate and sustainable supply of minerals, including aggregates, to meet UK and local needs, and supporting the increased use of alternative aggregates
- Identifying and safeguarding economically important minerals from inappropriate development
- Minimising the impact of mineral extraction on local communities
- Protecting and enhancing the built environment
- Protecting and enhancing landscape character

16. Is the current Core Strategy approach to managing our natural and built environment correct?

17. What areas, locations or environments should we protect across North Lincolnshire?

18. Are there any other issues regarding managing our environment which you think should be examined?

### Creating sustainable communities and better places

Delivering sustainable communities is at the heart of the planning system. This means ensuring that alongside homes, jobs and transport infrastructure, all local people have ready access to those services and facilities they need for their everyday lives and that contribute positively to the health and wellbeing of the community.

North Lincolnshire offers communities a high quality of life with attractive towns, villages and countryside contributing to a strong sense of place. However North Lincolnshire has an ageing population and a shortage of affordable homes.

National Policy states that the planning system plays an important role in facilitating social interaction and creating healthy, inclusive communities. Improving health, social and cultural wellbeing for all is set out as a key priority. The Government attaches great importance to ensure that a

sufficient choice of school places is available to meet the needs of existing and new communities. Access to high quality open spaces and opportunities for sport and recreation can make an important contribution to the health of communities.

Policies should seek to ensure development takes place in the most sustainable locations where the everyday services and facilities people need can be easily accessed. They also seek to protect and enhance those services, particularly in rural communities. Another element of the strategy is to promote an improvement in the health and well-being of North Lincolnshire's people by maintaining and providing and protecting quality open and greenspaces, play and sports facilities, better access to the countryside and improved health facilities. Alongside these elements, the policies support the delivery of improved transport and community infrastructure.

Key challenges for North Lincolnshire, which will influence the development of the Local Plan, include:

- Extending healthy life and reducing inequalities
- Improving lifestyles
- Promoting mental health and wellbeing
- Better integration of services
- Promoting self-care, independence and wellbeing
- Increasing adult physical activity
- Harnessing new opportunities and choice for people
- Protect and improve community facilities
- Ensure leisure and recreation facilities are sustained and improved
- Ensure the viability of local services and facilities and their important role in supporting local communities
- Promoting active travel

The Core Strategy recognised that our communities were going to grow and located growth where it could benefit from and support existing services and facilities. Over the longer period we might expect to see changes in the services and facilities communities use or need and some may see their services and facilities come under pressure.

To deliver the social, recreational and cultural facilities the community needs, planning policies and decisions should plan positively for the provision and use of shared space, community facilities and other local services to enhance the sustainability of communities and residential environments.

*19. Does your community have good access to local services such as health, education and leisure that are needed to support its social and cultural wellbeing?*

*20. Are there any other issues regarding our communities and places which you think should be examined?*

## Providing infrastructure and delivering the plan

To create sustainable communities providing housing and employment opportunities alone is not sufficient. There is a need to provide the necessary supporting infrastructure including utility services, transport, schools, health, leisure services and energy. These services are provided by a range of organisations, including the council, but there is a need to integrate this provision to meet the needs of existing communities, and those of the future. We also need to consider other infrastructure related issues such as flood risk that includes drainage and the provision of sustainable urban drainage.

It is essential that an integrated approach to infrastructure provision is taken for North Lincolnshire and its partners to fulfil their place shaping role.

The Core Strategy sets out a number of strategic infrastructure and investment proposals to support the growth and development of North Lincolnshire. A number of these are related to enhancing the transport network or improving the environment. These are expanded upon in more detail within the Housing and Employment Land Allocations DPD and Lincolnshire Lakes area action plan. For example, Lincolnshire Lakes, the new sustainable 6,000, plus housing development to the west of Scunthorpe will require significant infrastructure provision that includes flood defence works, lake creation and substantial highway works and improvements.

The current planned investment in infrastructure around North Lincolnshire, and gaps in provision as assessed will need to be provided over the plan period and beyond. It is important to note that gaps in infrastructure will not always be met by the local authority. Many organisations, both public and private, are involved in infrastructure delivery. The aim of the Local Plan in this context is to attempt to bring these strands together, to co-ordinate investment, as far as possible, in land use terms.

The council is committed to improve utilities and infrastructure (e.g. Broadband and ICT) for residents and employers, including those located in the new communities and rural locations. The Lincolnshire Lakes Area Action Plan seeks broadband provision for over 6,000 new dwellings but currently the same approach is not applied across the rural parts of the area.

Key challenges for North Lincolnshire which will influence the development of the Local Plan, include:

- The impact of new development on existing infrastructure, especially roads, water supply, sewerage and community facilities
- The need to support the area's transport network including the promotion of sustainable transport modes
- Identifying the appropriate physical, social and green infrastructure required to support future growth and development
- Ensuring appropriate phasing and delivery mechanisms are put in place for the required infrastructure

- The need to work with partners across all sectors to deliver infrastructure in the right place at the right time to support sustainable communities
- Ensuring that development schemes are viable, depending on the infrastructure requirements
- Securing funding for infrastructure schemes

*21. Are there any other issues regarding managing our infrastructure which you think should be examined?*

*22. Are there any improvements you think are required to North Lincolnshire's infrastructure to support growth?*

## Managing and delivering development

An important role of the Local Plan is to set out the detailed policies by which planning applications are assessed and subsequently determined. This is currently covered by existing policies within the Core Strategy and saved policies of the Local Plan, which examine and assess factors such as size, layout, siting, design, external appearance, site access, drainage, landscaping and open space. All of which are used daily by Development Management Officers in determining planning applications and are crucial in terms of securing good quality sustainable developments.

The planning system currently provides for some of the burdens or costs placed on infrastructure through planning obligations (S106) where the specific planning issues arising from a development proposal can be addressed on a site by site basis. This process has recently been changed through Community Infrastructure Levy (CIL) pooling restrictions allow contributions from up to five S106 agreements for other infrastructure items from development proposals. This means that in order to fund much of the essential infrastructure, which is neither site specific nor can be funded through the pooling of developer contributions, the adoption of a CIL charging schedule is necessary.

North Lincolnshire Council is currently preparing a CIL alongside the Local Plan and will be consulting on a Preliminary Draft Charging Schedule in the near future.

The current Local Plan and the Housing and Employment Land Allocations DPD took the approach of identifying specific development limits for settlements where within which development proposals would generally be supported dependent on local impact. Proposals outside of a development limit under this approach were strictly controlled and normally limited to uses which are suitable for a location in the countryside and have a demonstrable need for such a location. The application of development limits has been generally supported by both the public and development industry over the years as they give an element of certainty to the planning process. Many Local Authorities, however, do not identify development limits and rely on generic policies that effectively carry out the same role. This raises the question of whether the use of development limits should be continued and whether a policy alternative could be followed.

Key challenges for North Lincolnshire which will influence the development of the Local Plan, include:

- Ensuring that policies are not unduly restrictive
- Providing open space within development schemes
- Protecting and enhancing the built and natural environments
- Facilitating quality and sustainable development
- Protecting the amenity and minimising the impact of development on local communities

23. What issues and challenges should be addressed by the development management policies?

24. Is the approach of identifying development limits for settlements still appropriate? If not what approach should be taken?

## IDENTIFYING SUITABLE LAND FOR FUTURE DEVELOPMENT (Call for Sites)

As part of preparing the Local Plan, the council is seeking to identify sites to accommodate future growth and development in North Lincolnshire. This means finding sites for:

- Housing
- Employment
- Recreation
- Mixed use
- Retail
- Sport/leisure
- Open space
- Energy generation
- Waste management
- Minerals extraction
- Gypsies and travellers
- Travelling showpeople

This is your opportunity to suggest sites for consideration and assessment.

In addition, as part of the Local Plan, there will be a comprehensive review of the Areas of Local Amenity Importance identified under policy LC11 of the 2003 Local Plan. National planning guidance highlights opportunities for local communities to identify areas of open space that are of particular importance to them as Local Green Space. As part of the Call for Sites, we are seeking your views on the suitability of the current LC11 areas and whether other areas of land should be included as Local Green Space.

Submitting sites for consideration and assessment does not necessarily mean that development will be suitable to include in the new Local Plan or that planning permission would be granted, but it does demonstrate availability.

# GET INVOLVED

We want to hear what you think the new Local Plan should contain and how we should develop and put into action the choices that will affect the long-term future of North Lincolnshire (our strategic decisions). These decisions need to ensure that we make the most of North Lincolnshire's ideal location, distinctive places and resources if our economy is to grow and the health and wellbeing of our residents continues to improve, creating an exciting place to live, work, invest and play.

Give us your views:

## Initial Consultation (Regulation 18)

- [localplan.northlincs.gov.uk/localplan/consultation](http://localplan.northlincs.gov.uk/localplan/consultation)

We welcome your feedback on any or all sections that interest you, directly affect you, or about which you have a strong opinion.

## Submit your site(s) at

- [localplan.northlincs.gov.uk/localplan/callforsites](http://localplan.northlincs.gov.uk/localplan/callforsites)

If required, we can provide assistance to help you use our online portal.

**The response deadline for Initial Consultation views and Call for Sites is 5pm on 18/04/2017.**

We will only accept responses received after this deadline in exceptional circumstances. If you have any questions or experience difficulty submitting your views please contact the Spatial Planning team.

# WHAT HAPPENS NEXT?

Your views will help to inform the next stage of the Local Plan—'Issues and Options stage.

The Issues and Options stage of the Local Plan will build on the feedback from this initial consultation and anything arising from the emerging supporting evidence base. At this stage, we will start to outline the overall vision and issues for the new Local Plan; setting out a range of options for dealing with the various issues that the plan needs to address.

Local people and other stakeholders will be able to have their say on the vision, the issues and the options. The responses gathered will then help to inform the following the Preferred Options stage.



## KEEP UP TO DATE

Progress on the Local Plan is available via [localplan.northlincs.gov.uk/localplan](http://localplan.northlincs.gov.uk/localplan); the council's Facebook and Twitter feeds; News Direct magazine; Town and Parish Councils and the local press.

Alternatively, register your interest at [localplan.northlincs.gov.uk/localplan/register](http://localplan.northlincs.gov.uk/localplan/register) and we'll keep you up to date.

## HERE TO HELP

Your views are important to us, but we recognise that the planning system is not always easy to understand or navigate. If you have any queries or want to know more about the new Local Plan, or want to get involved in future consultations, please get in touch.

Spatial Planning team  
Planning and Regeneration  
Places Directorate  
North Lincolnshire Council  
Civic Centre  
Ashby Road  
Scunthorpe  
DN16 1AB

[localplan.northlincs.gov.uk/localplan](http://localplan.northlincs.gov.uk/localplan)

[localplan@northlincs.gov.uk](mailto:localplan@northlincs.gov.uk)

01724 297573 / 297577

**Don't forget...**

Response **deadline** for  
Initial Consultation views  
and Call for Sites is **5pm**  
**on 18/04/2017.**

## The Place—North Lincolnshire

Where the quality of life is high. And the cost of living is low.

A place rich in leisure, recreation, culture, heritage and green space.

A hidden secret—but not for long

## Our Location—Why Not Here?

Midpoint on the East Coast of the UK.

Best crossing point from Europe into the UK.

Largest remaining undeveloped land fronting a deepwater estuary.

Why not now?

## Our Connections—We Have Them All

Easy access to 50 million customers within a 4 hour drive.

Exceptional links through our ports to and from Europe.

Worldwide air links through Humberside International Airport.

Rail links to all major cities in the UK, and beyond.

Superfast broadband.

Why not complete yours?

## Our Sectors—World-Class

Recognised leaders in metals, chemicals, advanced engineering, and ports, freight and logistics.

Why not do business with us?

## Our People—A Job-Ready Workforce

Achievable through our highly skilled, hard working and adaptable workers. And continued training—for them and our young people.

Why not tell us what you want?

## Our World-Class Assets—A Wealth of Opportunities

Largest undeveloped deepwater estuary in Europe.

Best crossing point from central Europe.

Largest Enterprise Zone in the UK—bigger than the Thames Gateway.

Largest UK refinery cluster.

Busiest UK port by tonnage.

Major helicopter facility in the UK.

Largest housing, business and leisure development in the north of England.  
Three times the size of Venice.

Why not grab yours?

## Our Transformation—In Numbers

£5bn of planned investment by 2020.

Grow North Lincolnshire—Be part of It.

GROW **NORTH LINCOLNSHIRE**. BE PART OF IT.

**INVEST** | North  
**IN** | [Lincolnshire.co.uk](http://Lincolnshire.co.uk)