

Draft Planning Obligations Strategy Supplementary Planning Document

Statement of Consultation

Background

The draft SPD has been prepared to support Policy 85: Infrastructure delivery, planning obligations and the Community Infrastructure Levy of the Cambridge Local Plan 2014: Proposed Submission (as amended¹) and the development of the Council's Community Infrastructure Levy (CIL). The document will assist the Council at Local Plan Examination, by providing extra detail to the policy and highlighting how the policy will work in practice. The document will also support the Council at CIL Charging Schedule Examination by clarifying the future relationship between CIL and planning obligations.

Once adopted, the new Planning Obligations Strategy SPD will replace the council's current Planning Obligations Strategy SPD (March 2010).

The intention is that this SPD will help all parties involved (such as the Council, developers, landowners and registered providers) deliver infrastructure to support new development.

Document Production

Alongside the production of the Council's Community Infrastructure Levy Charging Schedule it has been necessary to commence a parallel review of the council's procedures on planning obligations. Consultation on the council's Draft CIL Charging Schedule took place between 28 October 2013 and 9 December 2013. Alongside this the Council published a table which outlined how CIL and Section 106 (S.106) planning obligations might work alongside each other once CIL is adopted. This table, which can be found in Appendix A of the [Draft Charging Schedule and Supporting Information Consultation Document](#), and comments received as a result of its consultation, have formed the basis for the Draft Planning Obligation Strategy SPD.

Comments received in response to that consultation and the council's detailed response to these comments can be found in the [Draft CIL Charging Schedule Regulation 19\(1\)\(b\) Statement: Report of Draft Charging Schedule Representations](#).

¹ Through the *Addendum to the Cambridge Local Plan 2014 Proposed Submission Document (July 2013): Schedule of Proposed Changes Following Proposed Submission Consultation (February 2014)*

The draft SPD has been prepared in consultation with the Housing Development Team, Legal Services, City Development Management, Urban Design and New Neighbourhoods and colleagues from Cambridgeshire County Council in order to make it a usable document for those that implement the policy. In addition to the draft SPD, Dixon Searle Partnership has provided us with recommendations for Appendix 3 on viability review information requirements.

The draft SPD was approved for consultation at [Development Plan Scrutiny Sub-Committee on 25 March 2014](#). The Draft SPD was also submitted to the planning inspectorate on 28 March 2014 in support of the council’s Draft CIL Charging Schedule.

A Sustainability Appraisal and Habitats Regulations Assessment Screening Report has been carried out and consulted upon for the [Cambridge Local Plan 2014: Proposed Submission](#). This consultation took place between 19 July and 30 September 2013. These documents, along with other supporting documents will also be available to view during this consultation. As the draft SPD supports the Cambridge Local Plan, there is no further need to undertake a separate Sustainability Appraisal or Habitats Regulations Assessment for this document.

Consultees

The following organisations were directly notified of the draft Planning Obligations Strategy Supplementary Planning Document (SPD) in accordance with the Town and County Planning (Local Planning (England) Regulations 2012

Organisation	Organisation
<p>SPECIFIC CONSULTATION BODIES</p> <ul style="list-style-type: none"> • Anglian Water • Barton Parish Council • British Gas • Cambridge Crown Court • Cambridge University Hospital (Addenbrooke’s) • Cambridge Water Company • Cambridgeshire Constabulary • Cambridgeshire County Council • Cambridgeshire Primary Care Trust • Comberton Parish Council • Coton Parish Council • Cottenham Parish Council • E.On Energy • East Cambridgeshire District 	<ul style="list-style-type: none"> • Transition Cambridge <p>DEVELOPERS/AGENTS</p> <ul style="list-style-type: none"> • Artek Design House • Barratt Eastern Counties • Barton Wilmore • Beacon Planning Ltd • Bellway Homes • Berkeley Homes • Bidwells • Bovis Homes Ltd • Brookgate • Capita Symonds • Carter Jonas • Chartered Institute of Architectural Technologist • Cheffins • Countryside Properties

Organisation	Organisation
<p>Council</p> <ul style="list-style-type: none"> • EDF Energy • English Heritage • Environment Agency • Fen Ditton Parish Council • Fenland District Council • Fulbourn Parish Council • Girton Parish Council • Grantchester Parish Council • Great Shelford Parish Council • Hauxton Parish Council • Highways Agency • Histon and Impington Parish Councils • Homes and Communities Agency • Horningsea Parish Council • Huntingdonshire District Council • Madingley Parish Council • Milton Parish Council • N Power • National Grid Transco • Natural England • Network Rail • Norfolk Suffolk and Cambridgeshire Strategic Health Authority • Npower Renewables • Orchard Park Community Council • Peterborough City Council • Scottish and Southern Electric • Scottish Power • South Cambridgeshire District Council • Teversham Parish Council <p>COUNCILLORS AND MPS</p> <ul style="list-style-type: none"> • 42 x City Councillors • All County Councillors (City Wards) • Julian Huppert MP • Andrew Lansley MP <p>COMMUNITY ORGANISATIONS</p>	<ul style="list-style-type: none"> • DPP • Drivers Jonas • Estate Management and Building Service, University of Cambridge • Gallagher Estates • Grosvenor USS • Home Builders Federation • Icen Projects Ltd • Januarys • Liberty Property Trust • RPS • Savills • Skanska UK Plc • Taylor Vinters • Taylor Woodrow Developments Ltd • Terrance O'Rourke • The Home Builders Federation • The Howard Group of Companies • The Universities Superannuation Scheme • Unex • Lidl <p>BUSINESSES</p> <ul style="list-style-type: none"> • ARM Holdings • Cambridge Cleantech • Cambridge Energy Forum • Cambridge Hoteliers Association • Cambridge Network • Cambridgeshire Chambers of Commerce • CRACA • Creative Front • Ely Cathedral Business Group • Encompass Network • Federation of Small Businesses • Future Business • Greater Cambridge Greater Peterborough Local Enterprise Partnership • Marshalls Group of Companies • One Nucleus

Organisation	Organisation
<ul style="list-style-type: none"> • Age Concern Cambridgeshire • Arthur Rank Hospice Charity • Cambridge Citizens Advise Bureau • Cambridge Ethnic Community Forum • Cambridge Federation of Residents' Associations • Cambridge Interfaith Group • Cambridgeshire Older Peoples Enterprise (COPE) • Cambridgeshire Voluntary Sector Infrastructure Consortium (CVSIC) • Disability Cambridgeshire • East of England Faiths Council • Encompass Network • Irish Traveller Movement in Britain • National Federation of Gypsy Liaison Groups • The Church of England Ely Diocese • The COVER Group • The East Anglian Gypsy Council • The GET Group • Traveller Solidarity Network • Work Advice Volunteering Education Training (WAVET) 	<ul style="list-style-type: none"> • Redgate Software • Royal Mail Group Ltd • St John's Innovation Centre
<p>ENVIRONMENTAL</p> <ul style="list-style-type: none"> • Cam Valley Forum • Cambridge Carbon Footprint • Cambridge Friends of the Earth • Cambridge Past, Present and Future • Cambridgeshire Local Access Forum • Campaign to Protect Rural England • Conservators of the River Cam • Countryside Restoration Trust • Hobson's Conduit Trust • National Trust • RSPB Eastern England Office 	<p>EDUCATION</p> <ul style="list-style-type: none"> • Anglia Ruskin University • University of Cambridge • All Colleges of the University of Cambridge • The Bursars' Committee • Sixth Form Colleges • Private Schools • Cambridge Regional College • Language Schools • Secondary Schools in Cambridge <p>RESIDENTS ASSOCIATIONS</p> <ul style="list-style-type: none"> • All residents associations in Cambridge • FECRA (Federation of Cambridge Residents Associations) <p>OTHERS</p> <ul style="list-style-type: none"> • Argyle Street Housing Cooperative • BT Open Reach Newsites • Cable and Wireless UK • Cambridge Association of Architects • Cambridge Cycling Campaign • Cambridge Federation of Tenants and Leaseholders • Cambridge Local Access Forum • Cambridgeshire Campaign for Better Transport • Cambridgeshire Fire and Rescue Service • Design Council/CABE • Fenners Lawn Residents Association Ltd • Friends of Milton Road Library • Mobile Operators Association • Registered Social Landlords • Shape East • Sport England

Organisation	Organisation
<ul style="list-style-type: none"> • The Wildlife Trust 	<ul style="list-style-type: none"> • The Linchpin Project

Other methods of notification included notifying the public through:

- a public notice in the Cambridge Evening News;
- a press release in Cambridge Matters (Summer Edition 2014) <https://www.cambridge.gov.uk/cambridge-matters>;
- through the Council's webpages (<https://www.cambridge.gov.uk/planning-obligations-strategy-spd>);
- via facebook <https://www.facebook.com/camcitco>;
- twitter <https://twitter.com/camcitco>, and;
- the council's local plan bog: <http://cambridgelocalplan.wordpress.com/>.

Consultation Methodology

A six-week consultation period for the draft Planning Obligations Strategy Supplementary Planning Document (SPD) will take place from:

9am on 2 June 2014 to 5pm on 14 July 2014

The draft SPD will also be made available for inspection along with the other relevant documents at the following locations:

- online on the council's website <https://www.cambridge.gov.uk/planning-obligations-strategy-spd>;
- at Cambridge City Council's Customer Service Centre at Mandela House, 4 Regent Street, Cambridge, CB2 1BY from 8am-5.15 pm Monday and 9am to 5.15pm Tuesday to Friday.

The draft Planning Obligations Strategy SPD will also be available for purchase from the Customer Services Centre (phone 01223 457200).

Comments can be made using:

- the online consultation system <http://cambridge.jdi-consult.net/localplan/> or;
- the printed response form, which is available from Customer Service Centre as above or can be downloaded and filled in electronically by visiting <https://www.cambridge.gov.uk/planning-obligations-strategy-spd>.

Completed forms can be returned to:

- Planning Policy, Cambridge City Council, PO Box 700, Cambridge, CB1 0JH
- Or emailed to policysurveys@cambridge.gov.uk

Respondents can request to be notified of the adoption of the document.

Contact details for further information were also made available as follows:

- Tel: 01223 457200
- Email: policysurveys@cambridge.gov.uk

Key Issues Raised

After the close of consultation, the key issues raised by respondents will be summarised below including details of how the issue was dealt with.

The Cambridge Local Plan 2014: Proposed Submission has not yet been adopted and is currently subject to examination by the Secretary of State. Consequently, if changes to the Local Plan 2014: Proposed Submission policies are made as part of the examination, the SPD will also be updated to reflect these changes. For more information on the Local Plan examination visit: <https://www.cambridge.gov.uk/local-plan-review-examination>

The Cambridge Community Infrastructure Levy Draft Charging Schedule has not yet been adopted. For more information on the Community Infrastructure Levy examination visit <https://www.cambridge.gov.uk/community-infrastructure-levy> .

The planned adoption of the Planning Obligations Strategy SPD will take place at the same time as the Cambridge CIL Charging Schedule.