



PLANNING POLICY AND LOCAL PLAN COMMITTEE

AGENDA

DATE:	Tuesday, 2 April 2024
TIME:	6.00 pm
VENUE:	Committee Room - Town Hall, Station Road, Clacton-on-Sea, CO15 1SE

MEMBERSHIP:

Councillor Guglielmi (Chairman)
Councillor Bush (Vice-Chairman)
Councillor Bray
Councillor Chapman BEM
Councillor M Cossens

Councillor Fairley
Councillor Fowler
Councillor Newton
Councillor Scott

Most Council meetings are open to the public and press. The space for the public and press will be made available on a first come first served basis. Agendas are available to view five working days prior to the meeting date and the Council aims to publish Minutes within five working days of the meeting. Meeting papers can be provided, on request, in large print, in Braille, or on disc, tape, or in other languages.

This meeting will be filmed by the Council for live and/or subsequent broadcast on the Council's website. The whole of the meeting will be filmed, except where there are confidential or exempt items, and the footage will be on the website for up to 24 months (the Council retains one full year of recordings and the relevant proportion of the current Municipal Year). The Council will seek to avoid/minimise footage of members of the public in attendance at, or participating in, the meeting. In addition, the Council is obliged by law to allow members of the public to take photographs, film, audio record and report on the proceedings at public meetings. The Council will only seek to prevent this should it be undertaken in a disruptive or otherwise inappropriate manner.

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DATE OF PUBLICATION: Tuesday, 2 April 2024

AGENDA

6 Report of the Director (Planning) - A.1 - Local Plan Review: High-Level Spatial Options for Long-Term Housing and Employment Growth (Pages 5 - 22)

The Director (Planning)'s poerpoint presentation to the Committee is attached.

Date of the Next Scheduled Meeting

The next scheduled meeting of the Planning Policy and Local Plan Committee is to be held in the Committee Room - Town Hall, Station Road, Clacton-on-Sea, CO15 1SE at 6.00 pm on Tuesday, 23 July 2024.

Information for Visitors

FIRE EVACUATION PROCEDURE

There is no alarm test scheduled for this meeting. In the event of an alarm sounding, please calmly make your way out of any of the fire exits in the hall and follow the exit signs out of the building.

Please heed the instructions given by any member of staff and they will assist you in leaving the building and direct you to the assembly point.

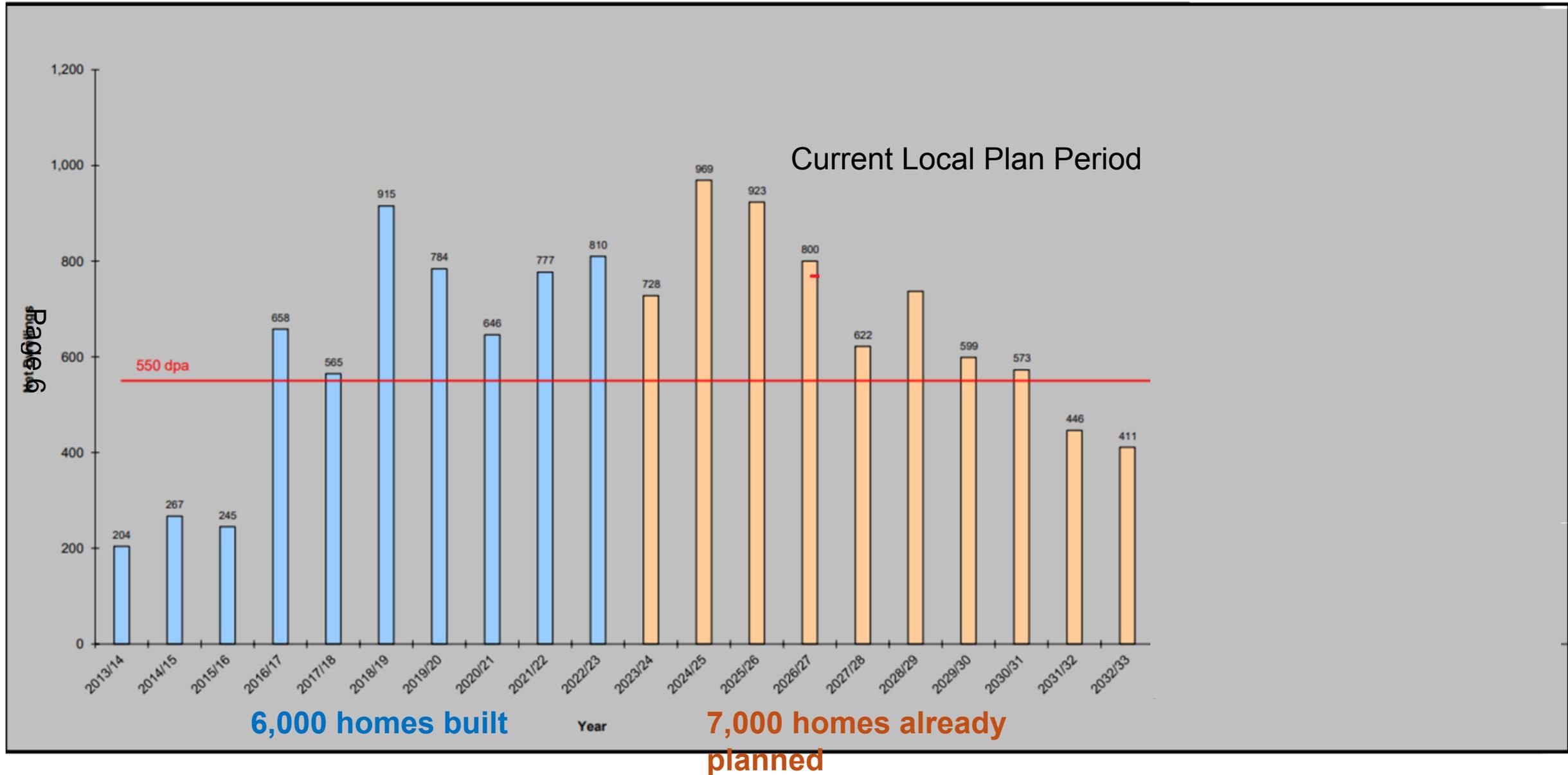
Please do not re-enter the building until you are advised it is safe to do so by the relevant member of staff.

Your calmness and assistance is greatly appreciated.

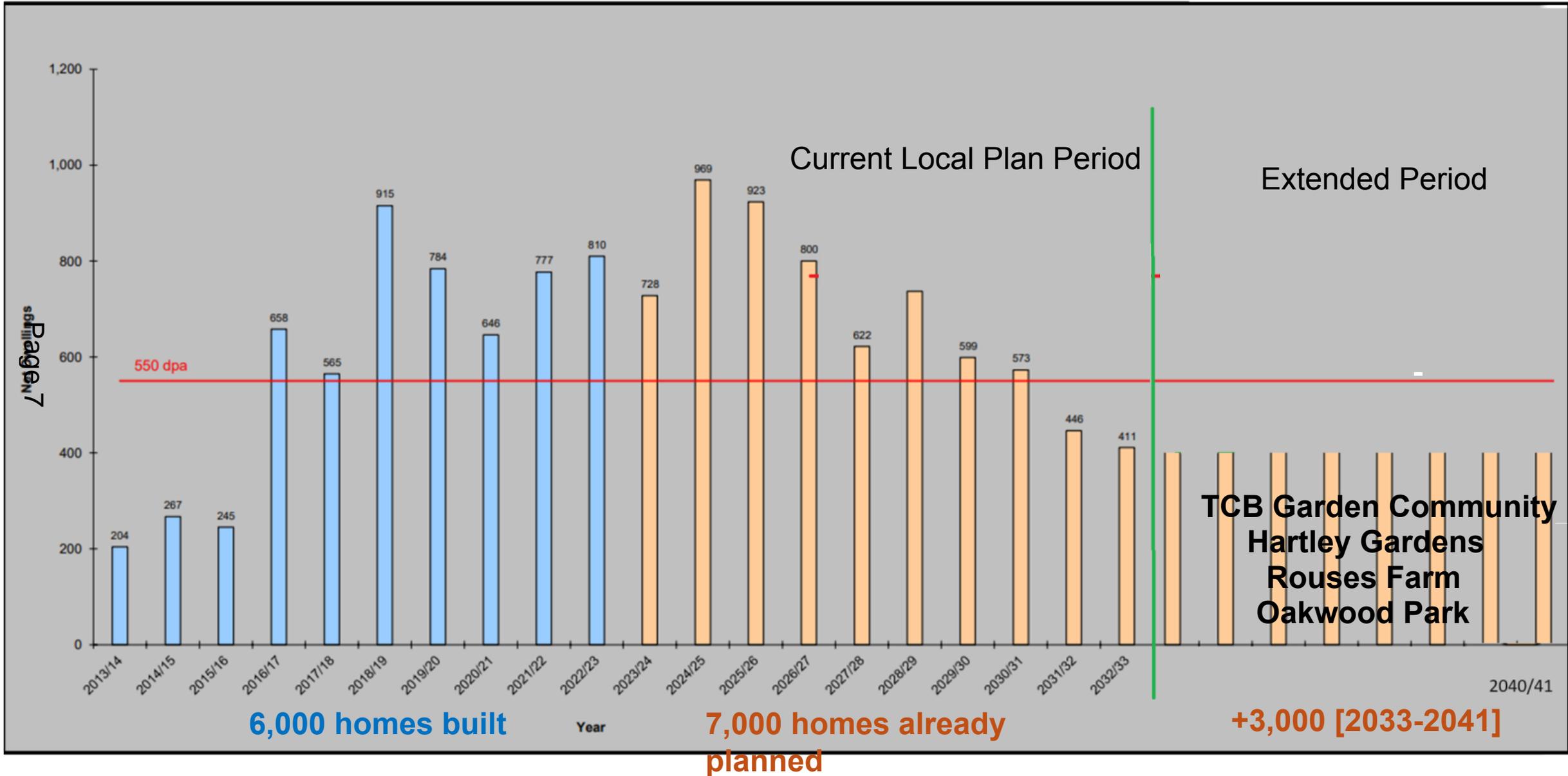
**A.1 LOCAL PLAN REVIEW: HIGH-LEVEL SPATIAL OPTIONS FOR
LONG-TERM HOUSING AND EMPLOYMENT GROWTH**

Planning Policy & Local Plan Committee: 2 April 2024

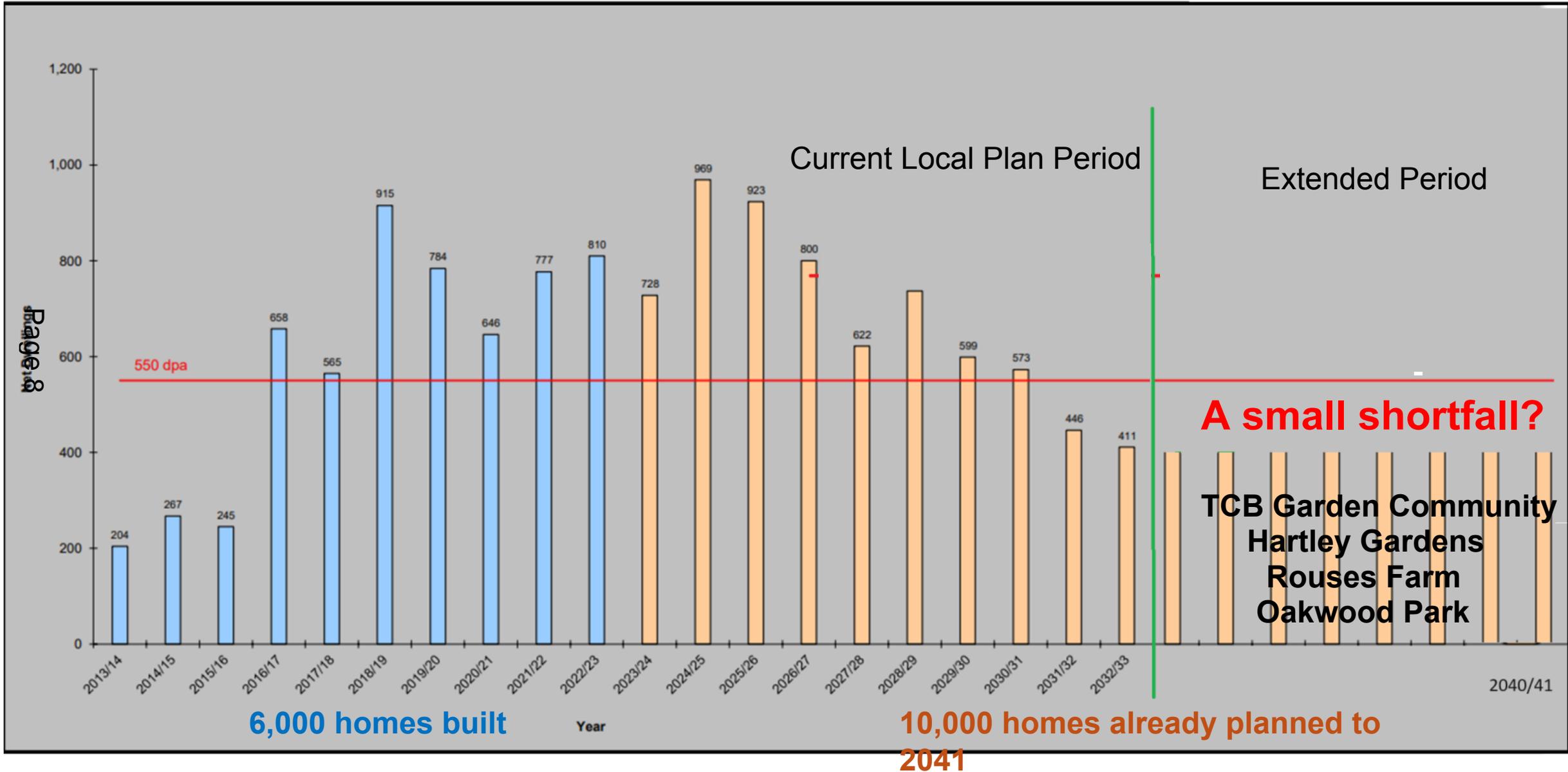
HOUSING GROWTH REQUIREMENTS



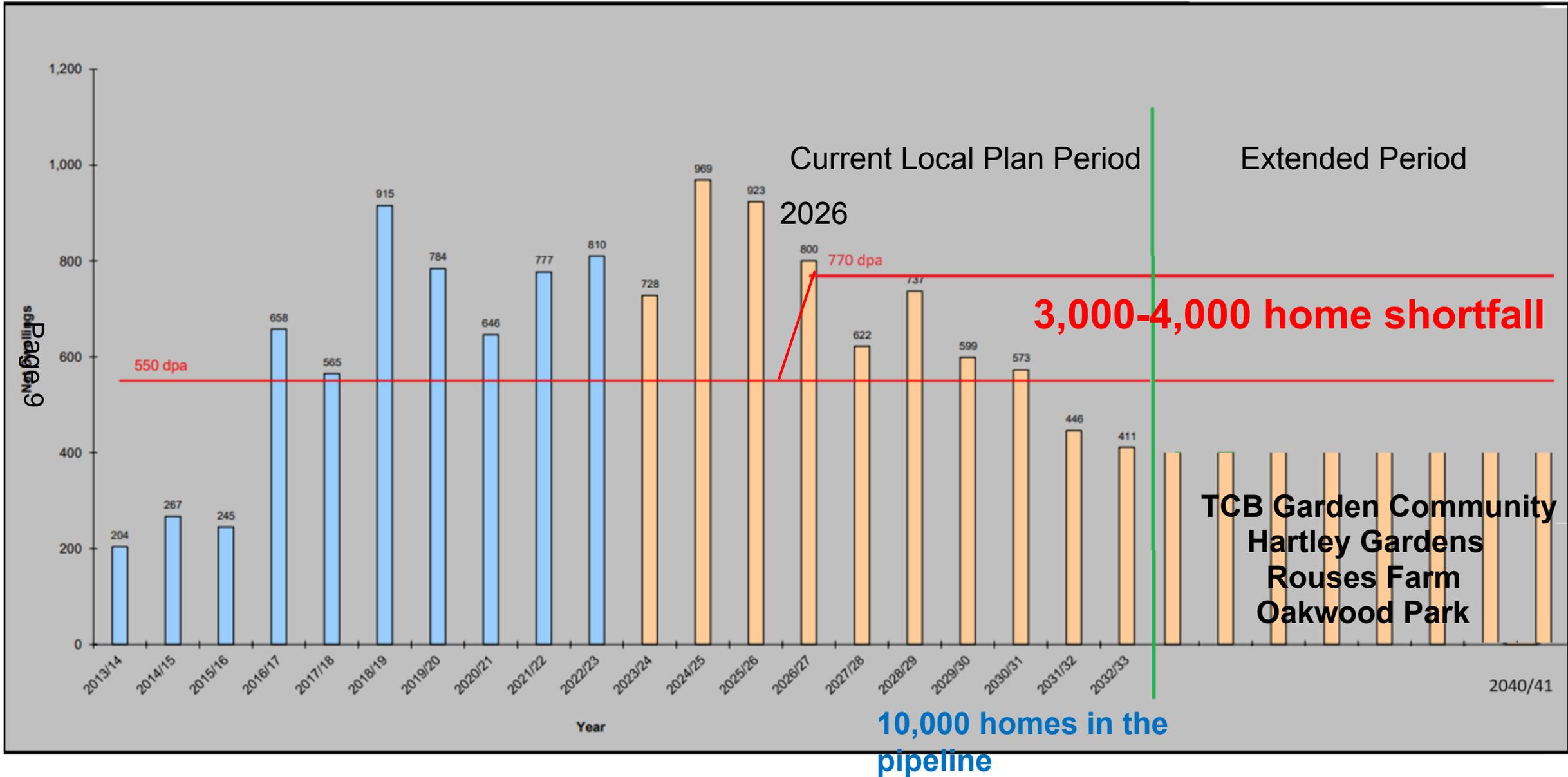
HOUSING GROWTH REQUIREMENTS



HOUSING GROWTH REQUIREMENTS

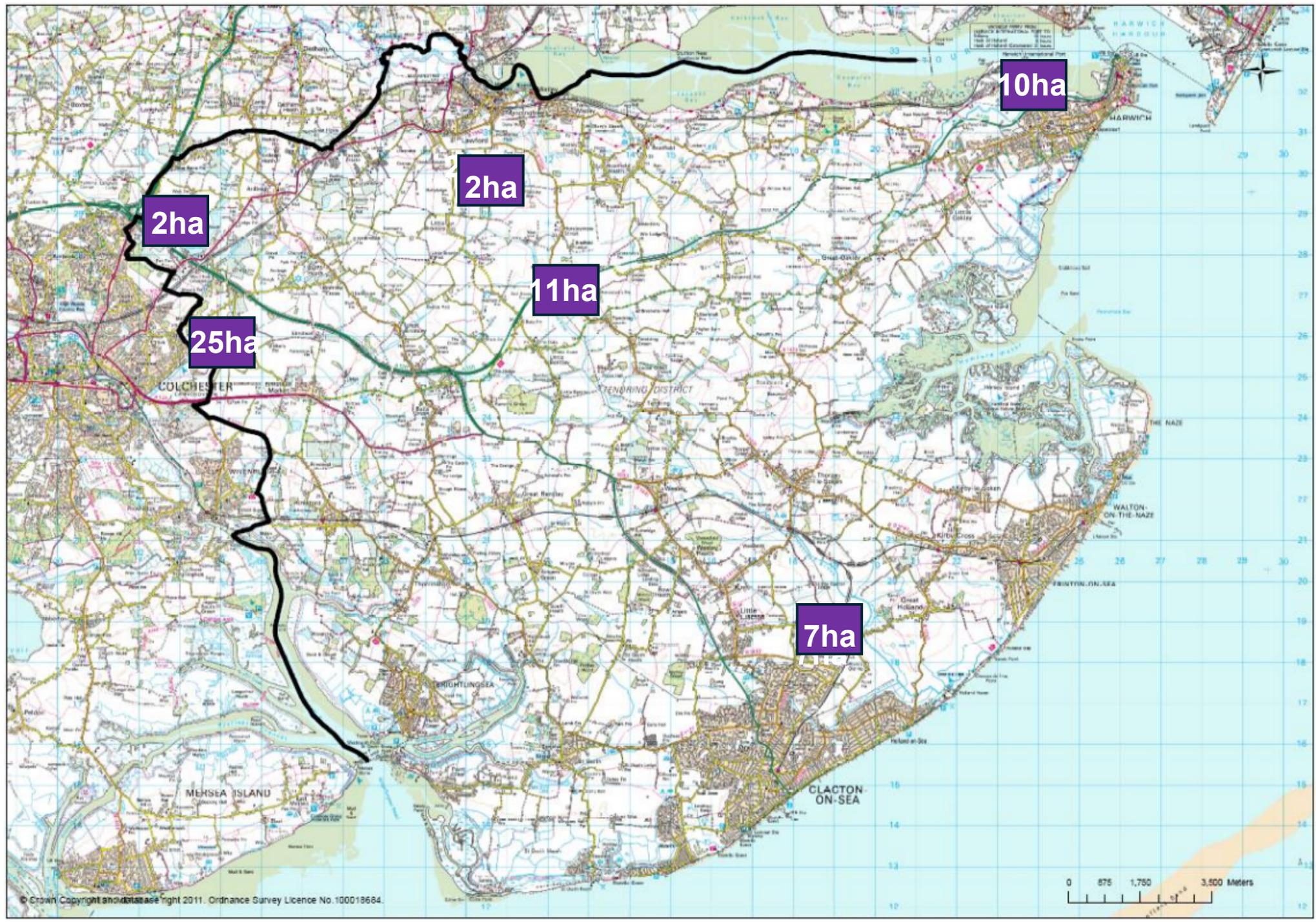


HOUSING GROWTH REQUIREMENTS



**PLANNED
EMPLOYMENT
LAND
+32ha
(+25ha at**

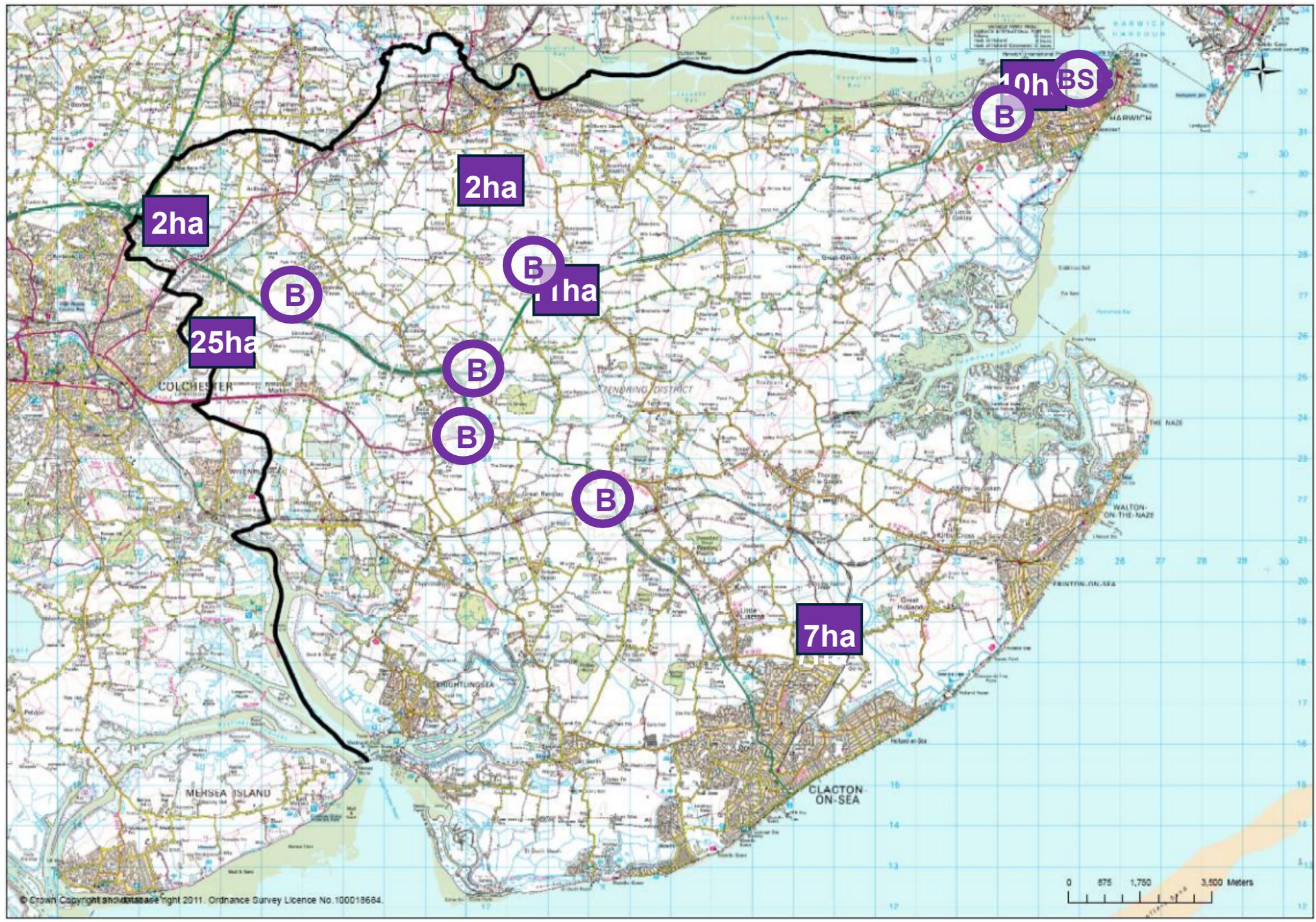
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**PLANNED
EMPLOYMENT
LAND
+32ha
(+25ha at**

**Possible
locations for new
strategic
business parks?**

Page 11



**STRATEGIC
URBAN
SETTLEMENTS**

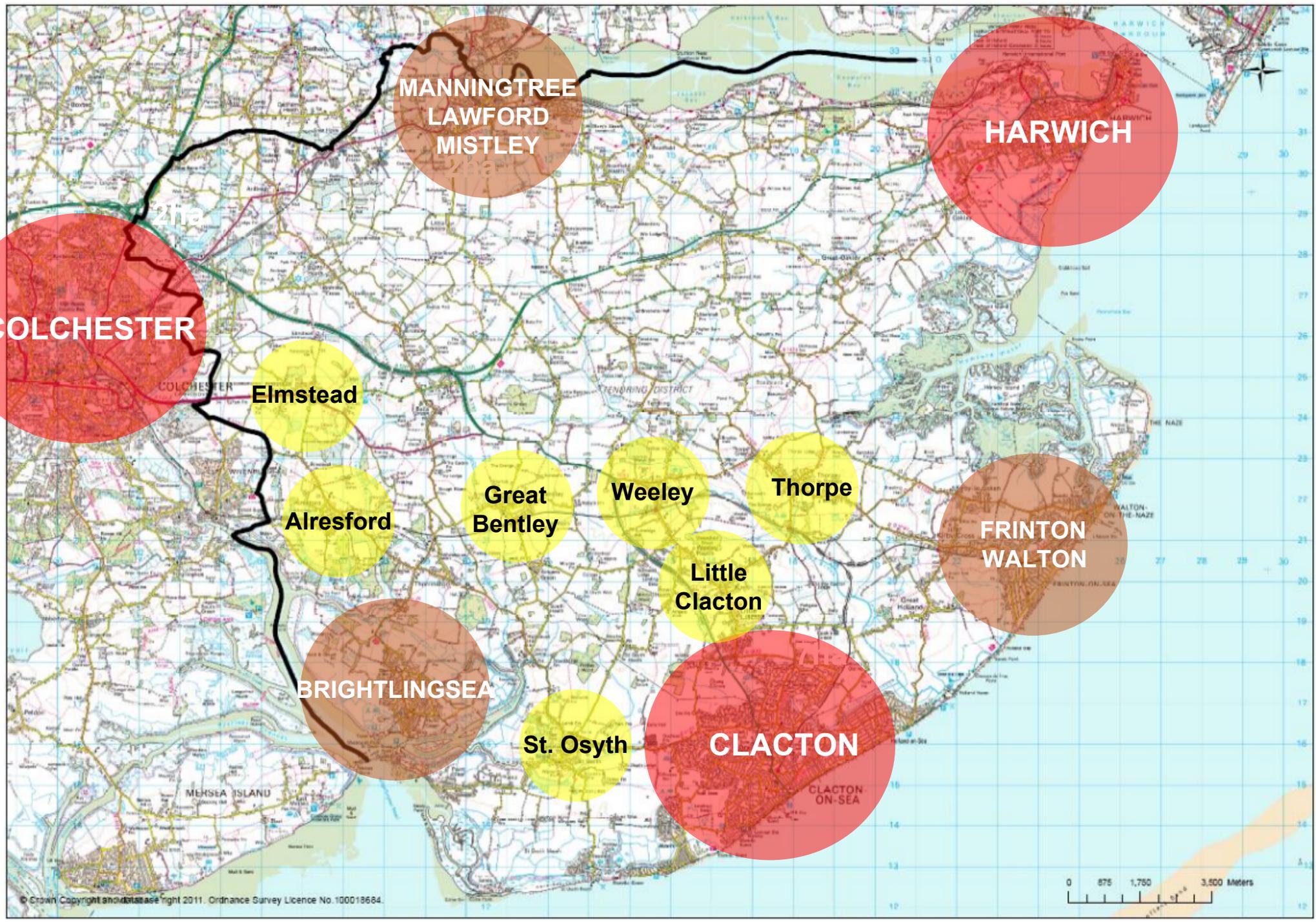
**ECONOMIC
STRATEGY**

**SMALLER URBAN
SETTLEMENTS**

**SECONDARY
ECONOMIC AREAS**

**RURAL SERVICE
CENTRES**

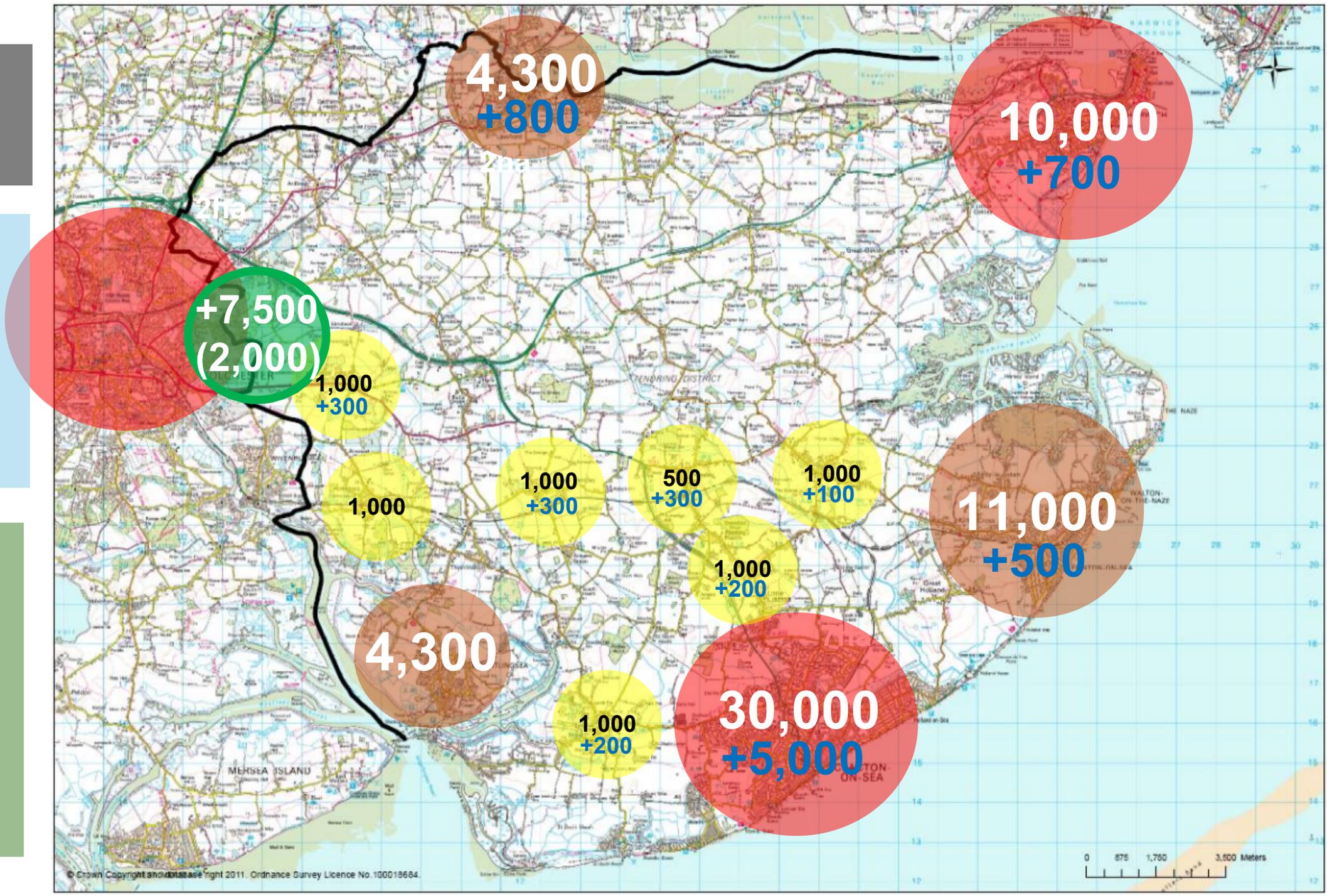
Page 12



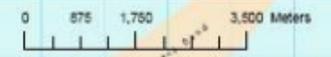
CURRENT HOUSING STOCK 2023
75,000

PLANNED HOUSING GROWTH UP TO 2033
+7,000
Page 14
+3,000

TCB GARDEN COMMUNITY
7,500 homes over 30 years
4,000 up to 2041
TDC's 50% share = 2,000



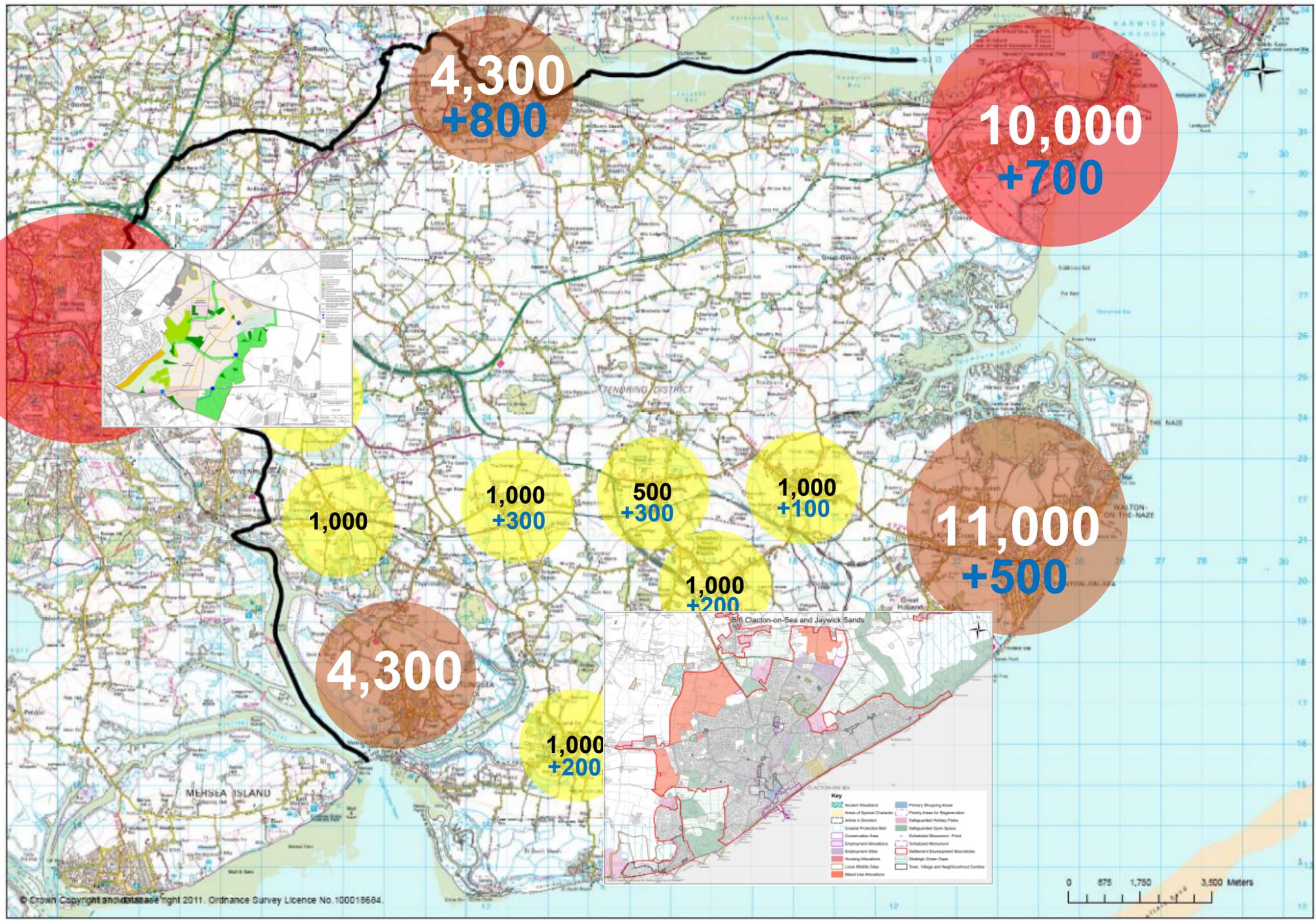
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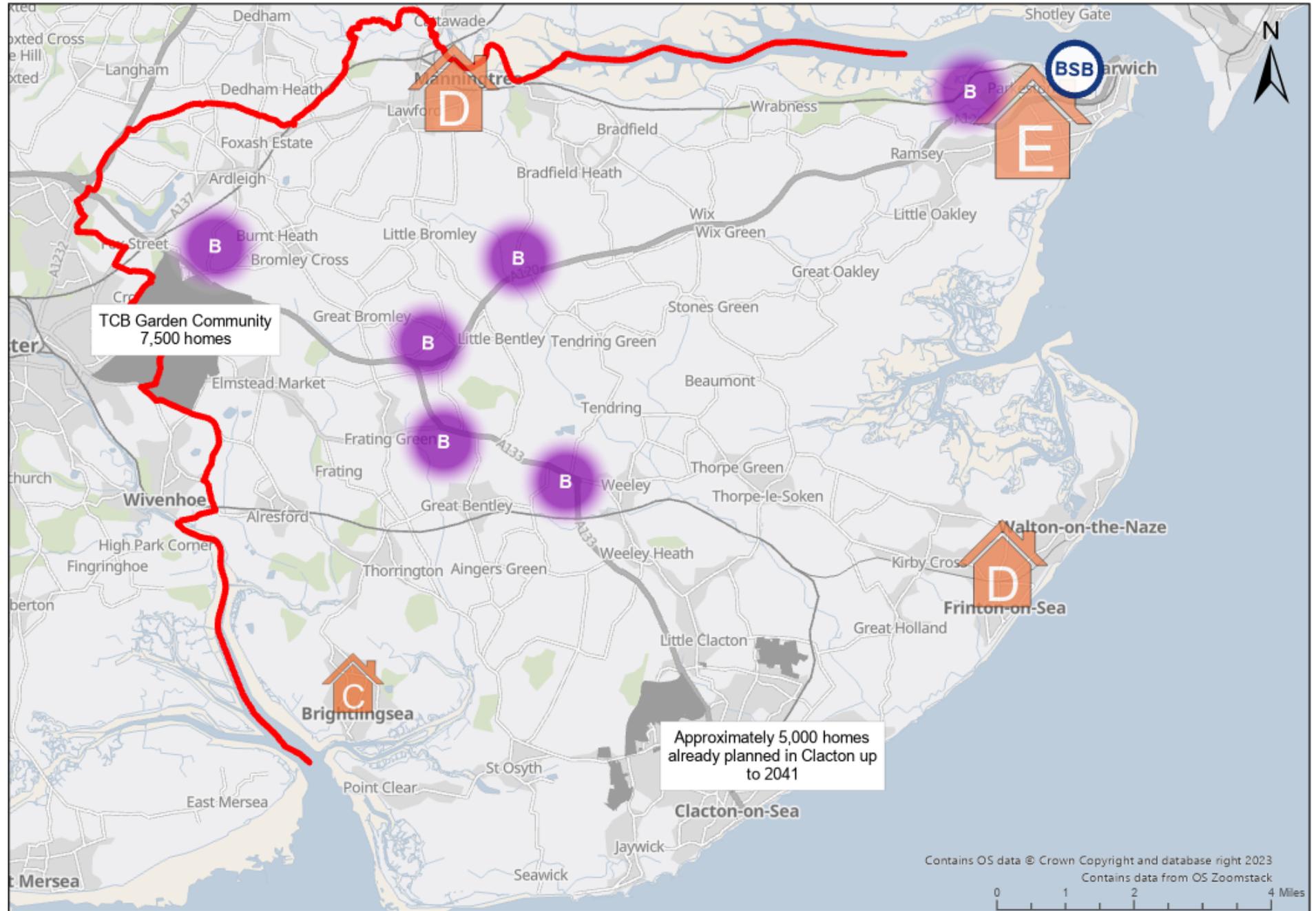
**CURRENT
HOUSING STOCK
2023**
75,000

**PLANNED
HOUSING
GROWTH
UP TO 2033**
+7,000
2033-2041
+3,000

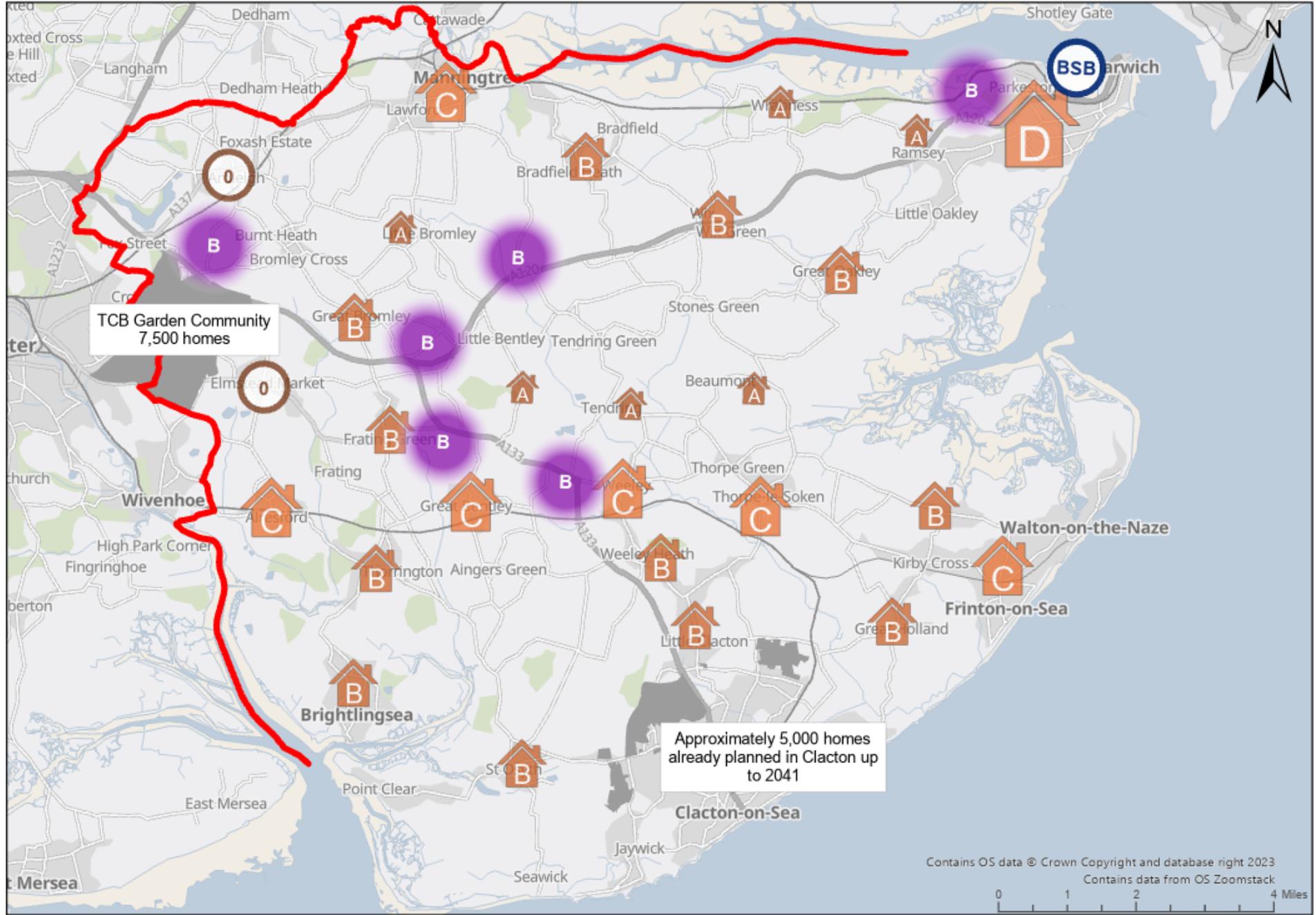
**TCB GARDEN
COMMUNITY**
**HARTLEY
GARDENS**
ROUSES FARM
OAKWOOD PARK



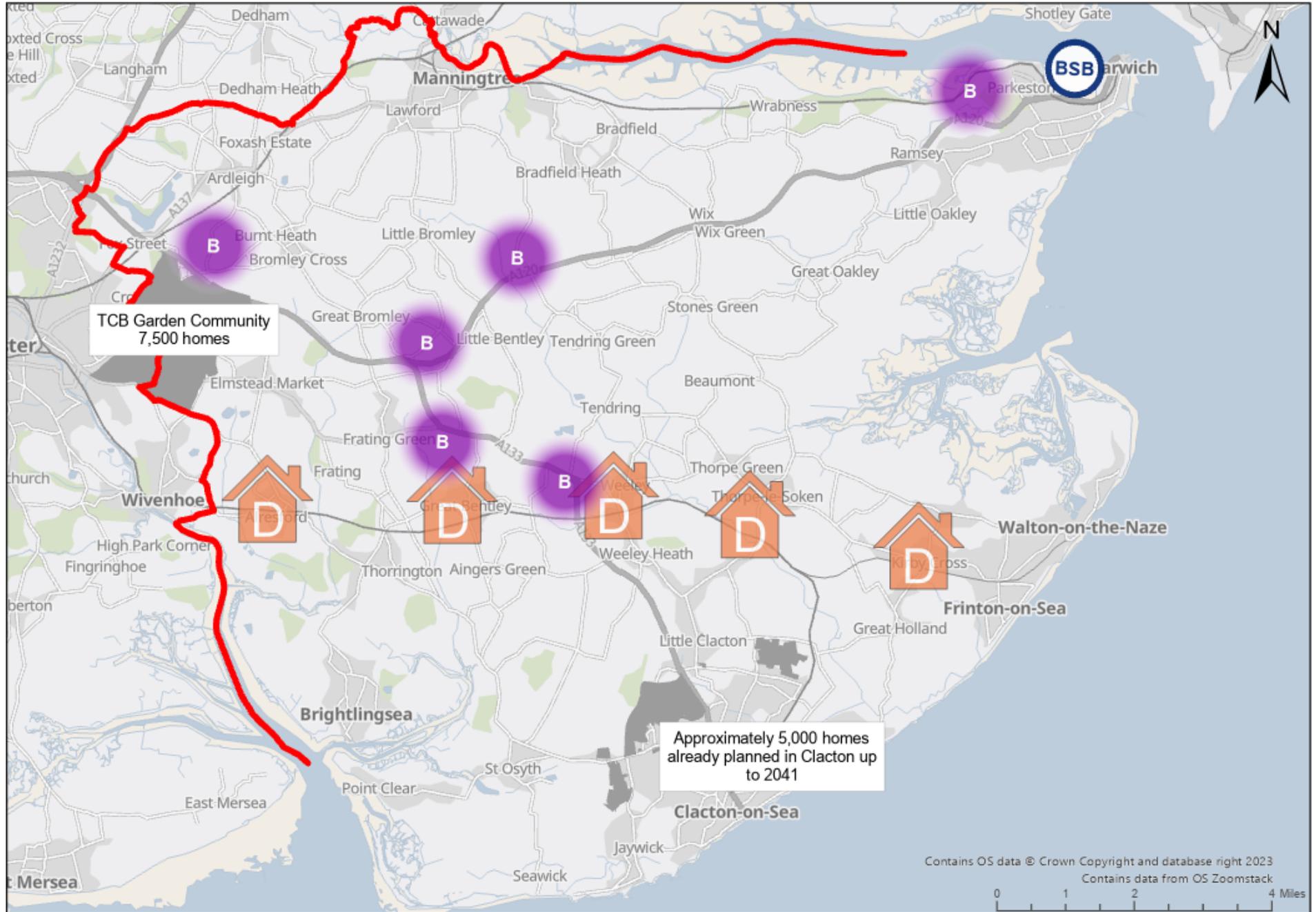
OPTION 1: URBAN EXPANSION



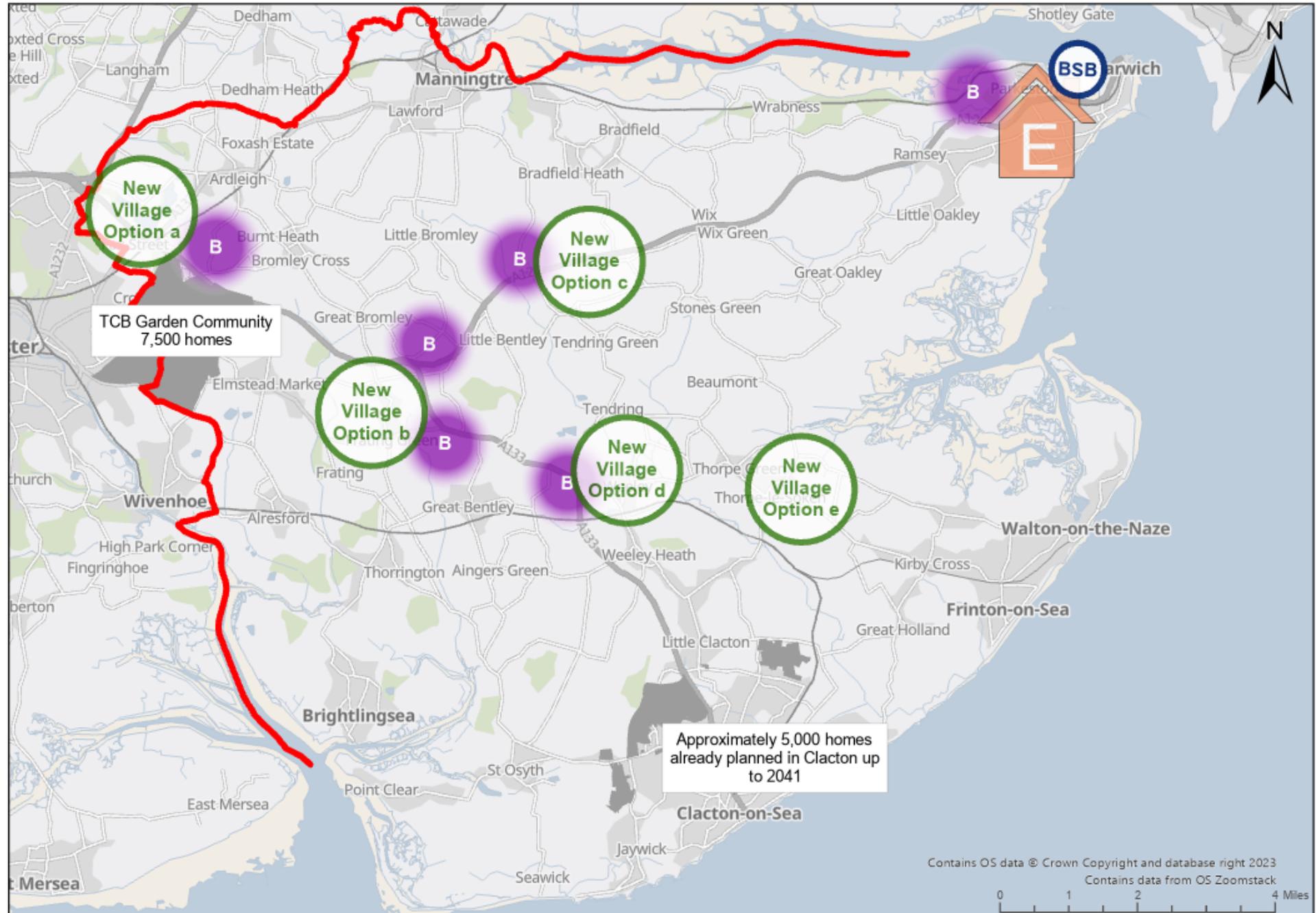
OPTION 2: HIERARCHY- BASED DISTRIBUTION



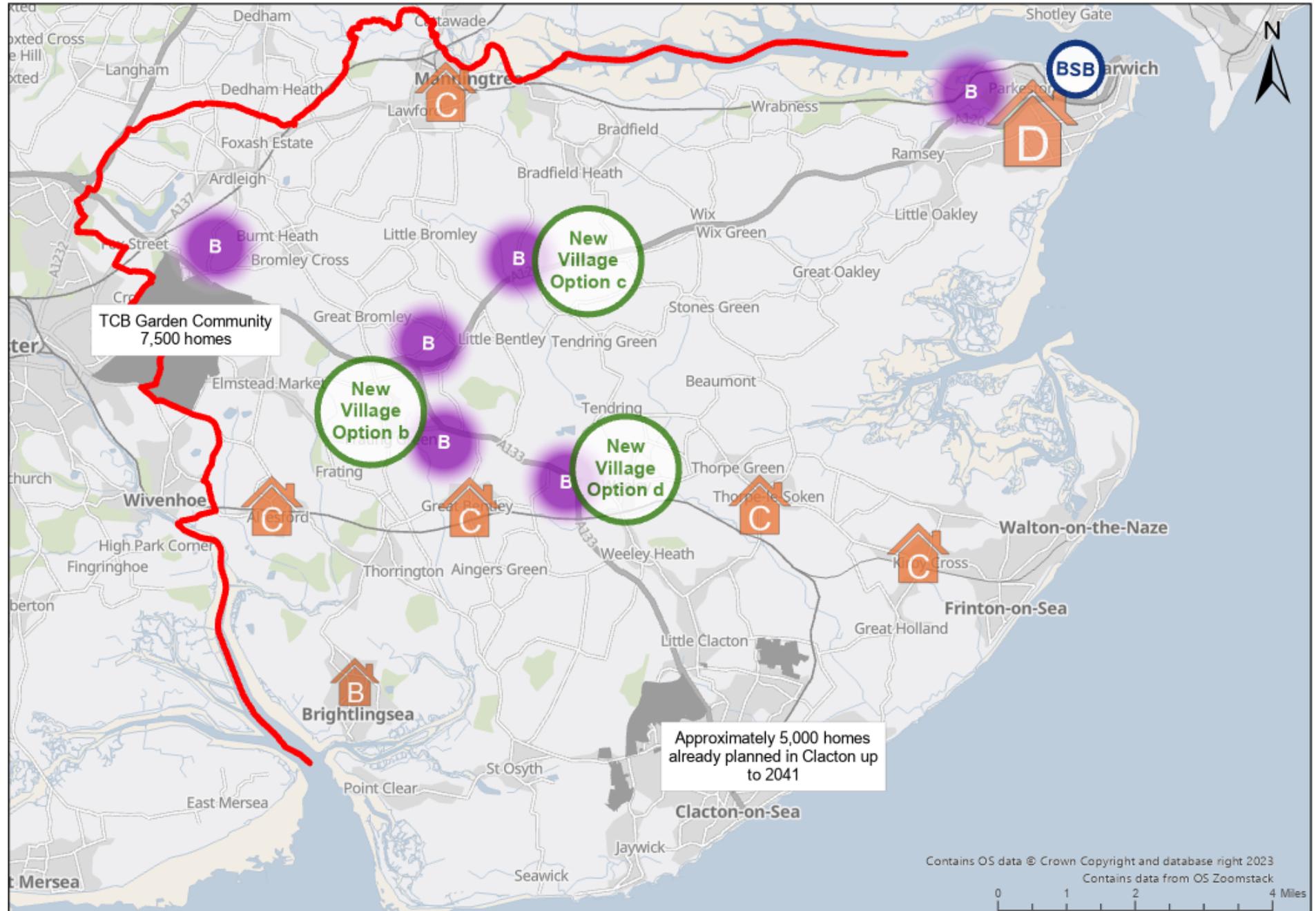
OPTION 3: METRO PLAN



OPTION 4: FREEPORT/ GARDEN VILLAGE(S)

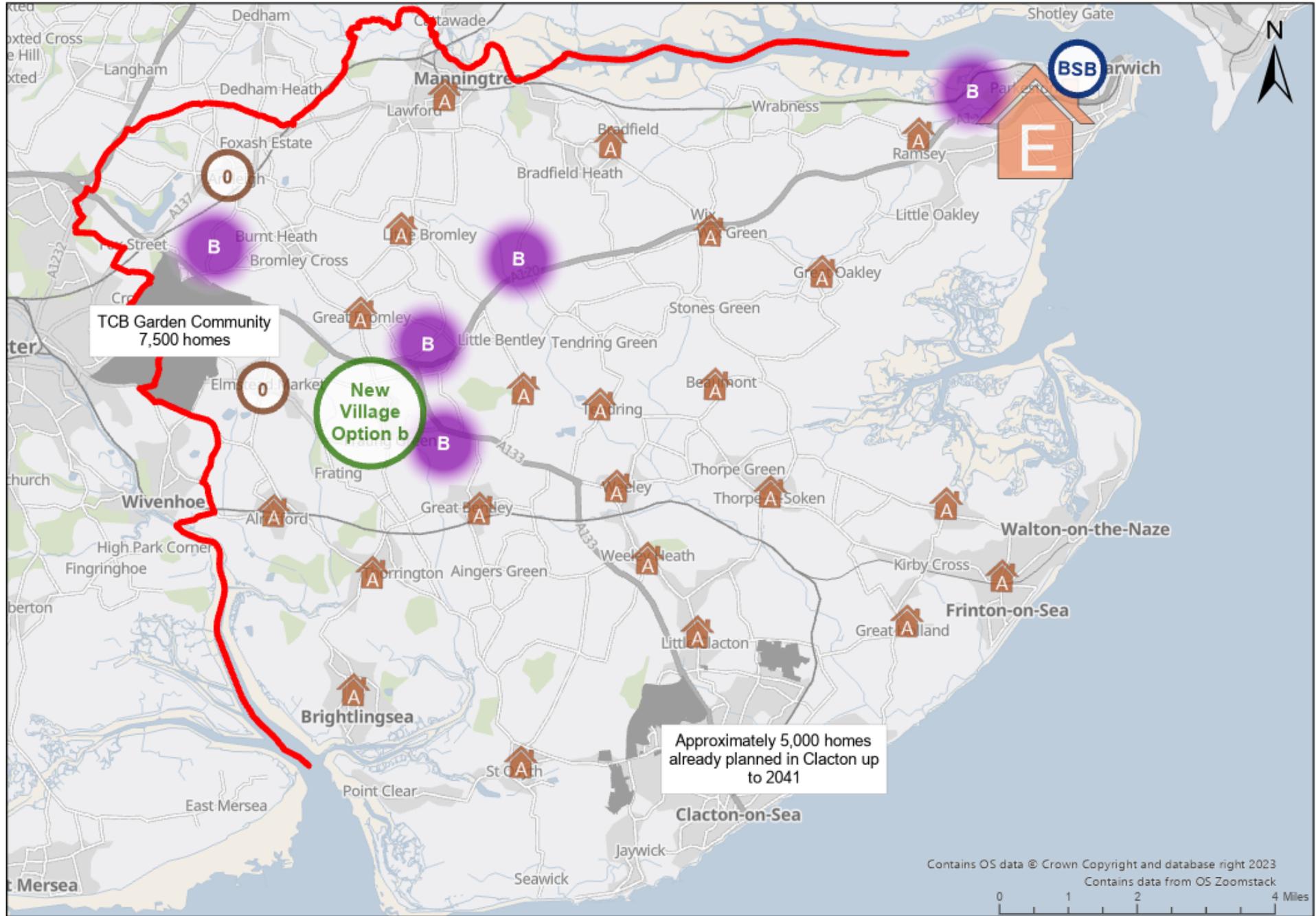


OPTION 5: HYBRID STRATEGY APPROACH



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**OPTION 6:
A120 FREEPORT/
TENDRING
CENTRAL
+ WINDFALL
DEVELOPMENT**



Recommendations: Page 22

That the Planning Policy and Local Plan Committee:

- a) notes the content of this report;
- b) considers and comments on the six alternative high-level spatial strategy options for long-term housing and employment land provision as contained within Appendix 1 to this report;
- c) agrees that the high-level spatial strategy options, with any additional amendments discussed and agreed by the Committee, be included for public consultation in due course as part of the 'Issues and Options' stage of the Local Plan review process and for them to be tested as, necessary, as part of the Sustainability Appraisal and other technical analysis;
- d) notes that any future decision on which option or combination of options will be included in the updated Local Plan will be informed by the findings of the Sustainability Appraisal, updates to other technical evidence and the feedback received both through public consultation and call-for-sites exercises; and
- e) notes and acknowledges that the number of additional homes and the amount of additional employment land that might need to be planned for through the review of the Local Plan are, at this time, yet to be confirmed; and that the options set out in this report are based on high-level working assumptions that will be refined and clarified through further work carried out by specialist consultants.