

## Appendix 1: Specific Proposed Changes to the Local Plan (as proposed in May 2022)

The following boxes identify the precise changes that were proposed to the Local Plan, and consulted upon in May 2022, using a series of crossed out text and bold italics new text.

All of these changes are to be incorporated into the Local Plan (i.e. adopted) **unless** superseded by modifications requested by the Inspector (“Main Modifications” – see Appendix 2) or other additional minor modifications (“Additional (minor) Modifications” – see Appendix 3)

Proposed Change ref:	Explanation	Local Plan Text (as proposed to be amended)
1	Front Cover amended by addition of the following under “April 2015”	<i>(as amended [add date of adoption])</i>
2	Text Box at top of Page 1 amended as follows	<div style="border: 1px solid black; padding: 10px;"> <p>This East Cambridgeshire Local Plan Development Plan Document was adopted at a full meeting of East Cambridgeshire District Council on 21 April 2015, <b><i>with the exception of Policy GROWTH 1 and some of its supporting text, and some supporting text associated with Policy GROWTH 4, all of which has been updated and adopted at a full meeting of the Council on xx xxxx 20xx.</i></b></p> </div>
3	Add new text after para 1.2.7 as follows	<p><b><i>1.2.8 Following consultation and independent examination over the period 2021-2023, a very limited updating of the Local Plan took place, which had the primary effect of updating the housing requirement figure in Policy GROWTH 1, together with some updating of the supporting text to Policies GROWTH 1 and GROWTH 4.</i></b></p> <p><b><i>1.2.9 Those limited updates were formally adopted by the Council on [add date of adoption], and incorporated into the Local Plan accordingly. For the avoidance of doubt, other than Policy GROWTH 1, no other Policy was updated and no new site allocations were made.</i></b></p>
4	Amend the supporting text 3.2.3-3.2.5 as follows	<p><b>Level of housing growth</b></p> <p>3.2.3 Following the abolition of Regional Spatial Strategies, the District Council <b><i>is was</i></b> responsible for identifying a housing ‘target’ in the <b>2015</b> Local Plan. The right level of housing can help to support economic growth, meet local housing needs, and facilitate the delivery of infrastructure. Having a housing target also allows a local authority to</p>

work with service providers and other organisations to ensure suitable infrastructure is provided to meet the needs of new development.

3.2.4 The housing requirement for East Cambridgeshire *for the 2015 Local Plan needed* needs to be justified and based on an objective assessment of need (paragraph 47 in **2012** National Planning Policy Framework). This involves looking at housing needs and demands (including demographic evidence, affordability levels, jobs growth) but also taking account of supply, delivery and strategic matters which may have an impact (including land availability, infrastructure capacity and market deliverability). It also involves co-ordination with the strategy of neighbouring authorities, and working together to ensure the needs of the housing market area are met. The District's Council's housing requirement has been informed by the following key evidence documents:

- 'Technical Report on Population, Housing and Employment' (May 2013) commissioned jointly by Cambridgeshire authorities and Peterborough and undertaken by Cambridgeshire County Council.
- A new 'All Homes' chapter in the Strategic Housing Market Assessment (SHMA) (May 2013) looking at objectively assessed need across the Cambridge Housing Market Area. The work was jointly commissioned by the Housing Board and the Strategic Planning Unit for Cambridgeshire and Peterborough.

3.2.5 The SHMA identifies a need for 13,000 dwellings in East Cambridgeshire between 2011 and 2031. However, under the 'duty to cooperate' the District Council has reached agreement with other Cambridgeshire authorities and Peterborough Council to deliver a total of 11,500 dwellings between 2011 and 2031. This agreement, involving a redistribution of housing between some of the authorities, is set out in the 'Memorandum of Cooperation between Cambridgeshire and Peterborough authorities' (May 2013). The Memorandum concludes that the target for East Cambridgeshire should be lower than 13,000 dwellings as the Council has 'made considerable progress to date with [its] local plan reviews, and therefore have established a good understanding of their areas' development opportunities and constraints. They have also taken account of the July 2012 joint statement by Peterborough and Cambridgeshire authorities which confirmed that the strategy is to secure sustainable development by locating new homes in and close to Cambridge and Peterborough, and to other main centres of employment, whilst avoiding dispersed development.' The agreed target of 11,500 dwellings for East Cambridgeshire represents an annual rate of 575 dwellings per year. This rate is more than the previous Regional Strategy target for the district (430 per year) and is suitably challenging given the recent economic downturn and altered market conditions. Details regarding delivery are set out in Policy GROWTH 4 below. In summary, the evidence indicates that this level of housing growth:

- Will be sufficient to meet East Cambridgeshire's own housing needs, and is a coherent strategy in the context of neighbouring local authorities emerging Plans.
- Is a sustainable level of housing which should help to support the Council's strategic aim to provide a better balance between housing and employment and reduce levels of out-commuting.
- Will support the predicted growth in the local economy up to 2031.
- Can be accommodated on sufficient, suitable available sites within the district.
- Is deliverable, in terms of market supply and capacity. Will help to deliver the Council's strategic aims of regenerating and expanding the district's market towns, and supporting the maintenance and sustainability of villages (in the context of a declining and ageing population).
- Is consistent with the strategy for the Cambridge Sub-region (as set out in the Joint Planning Statement).
- Will be supported by appropriate levels of new infrastructure and services; and,
- Will help to facilitate the delivery of appropriate levels of affordable housing to meet local needs over the Plan period.

**3.2.5 However, through periodic updates of the NPPF (latest version at time of writing is July 2021), Government has removed the requirement for a local planning authority to establish an 'objectively assessed need' for housing, and instead put in place a national standard method to determine a 'local housing need'. Applying that standard method for East Cambridgeshire, for the period 2022-2031, it is determined that the local housing need for East Cambridgeshire is 5,398 dwellings. Following consultation and testing of this figure, it has been determined that 5,398 also becomes the housing requirement for East Cambridgeshire, for the period 2022-31 (i.e. no adjustment was necessary in translating the identified housing need into the housing requirement figure). In order to complete the housing requirement for the full plan period 2011-2031, the housing requirement for 2011-2022 is, in accordance with national guidance, determined as being the housing delivered in that period. [3,018 + 2021/22 completions – figure to be included prior to plan adoption] (net) homes were delivered in East Cambridgeshire between 2011-22, therefore that becomes the housing requirement for that same period. Overall, therefore, the total housing requirement for the plan period, as updated by the single issue review of the Local Plan which concluded in 2023, is xxxx\* new dwellings for the plan period 2011-31.**

\*this figure will be included on adoption of the update of the Local Plan, and will be the sum of 3,018 + 2021/22 housing completions + 5,398. As an approximation, the figure will likely be around or just under 9,000.

<p>5</p>	<p>Amend Policy GROWTH 1 as follows:</p>	<p><u>Policy GROWTH 1: Levels of housing, employment and retail growth</u></p> <p>In the period 2011 to 2031, the District Council will:</p> <ul style="list-style-type: none"> <li>• Make provision for the delivery of <del>11,500</del> <b>xxxx*</b> dwellings in East Cambridgeshire, <b>comprised of a dwelling requirement of:</b> <ul style="list-style-type: none"> <li>- <b>[3,018 + 2021/22 housing completions] dwellings, for the eleven year period 2011-2022</b></li> <li>- <b>5,398 dwellings for the nine year period 2022-2031</b></li> </ul> </li> <li>• Maximise opportunities for jobs growth in the district, with the aim of achieving a minimum of 9,200 additional jobs in East Cambridgeshire. Part of this strategy will involve making provision for a deliverable supply of at least 179 ha of employment land for B1/B2/B8 uses, and providing for home working.</li> </ul> <p>In the period 2012 to 2031, the District Council will:</p> <ul style="list-style-type: none"> <li>• Make provision for at least an additional 3,000m<sup>2</sup> (net) of convenience and 10,000m<sup>2</sup> (net) of comparison retail floorspace in the district.</li> </ul> <p>-----</p> <p>* this figure will be included on adoption of the update of the Local Plan, and will be the sum of 3,018 + 2021/22 housing completions + 5,398. As an approximation, the figure will likely be around or just under 9,000</p>
<p>6</p>	<p>Para 3.5.6 will be consequentially updated as follows:</p>	<p>3.5.6 Table 3.2 summarises how and where housing is likely to be delivered in East Cambridgeshire over the Plan period. It identifies there will be sufficient overall supply of land to meet the district’s housing requirement of <del>11,500</del> <b>xxxxx*</b> dwellings, as set out in Policy GROWTH 1. The latest projections (as at <del>October 2021</del> <b>September 2014</b>) indicate that <del>an estimated 12,000</del> <b>over 11,000</b> additional dwellings could come forward between 2011 and 2031, <b>with a further identifiable supply of over 2,000 dwellings beyond the plan period (i.e. post 2031)</b>. <del>It is estimated that approximately 6,500 of these dwellings will be on new allocations, mainly on the edge of existing towns and villages. The table also includes</del> <b>excludes</b> reference to, <b>or any assumed further supply from</b>, ‘broad locations’, which are identified in the key diagrams below. The diagrams are indicative only and identify broad areas on the edge of Soham and Littleport which were identified as ‘phase 2’ sites in the Soham and Littleport Masterplans, <del>and could be developed in the future</del> <b>two of which, out of the five identified, have recently received planning permission for development</b>. The supply from this source is <del>not anticipated to be required in strategic terms until</del>, <b>as anticipated, therefore coming forward in</b> the later part of the Plan period. Therefore, <b>whilst</b> the locations are broadly identified <del>at this stage</del> and it is intended that the specific site boundaries will be identified through the</p>

next Local Plan review, ***in the meantime the principle of development coming forward on the Broad Areas is now established.*** There is sufficient identified capacity on the edge of Soham and Littleport to enable this source of supply to be realised. The table also shows that the distribution of development accords with the locational strategy in Policy GROWTH 2, with significant new land allocations proposed on the edge of Ely, Soham and Littleport, and smaller amounts on the edge of villages where this is supported by the local community. A full list of allocation sites is set out in Policy GROWTH 4 (with site-specific policies contained in Part 2 of this Local Plan).

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\* this figure will be included on adoption of the update of the Local Plan, and will be the sum of 3,018 + 2021/22 housing completions + 5,398. As an approximation, the figure will likely be around or just under 9,000

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Para 3.5.7, and table 3.2, will be consequentially updated as follows

3.5.7 Further details of the various sources of housing ***delivered, housing*** supply, the breakdown by settlement, and predicted levels of supply year on year throughout the Plan period (the ‘housing trajectory’) is set out in the ***annual Authorities Annual Monitoring Report and the regularly updated (at least once a year) Five Year Housing Land Supply Report, both of which are available on the Council’s website.*** ~~Until the Local Plan is adopted, the latest housing trajectory for the Local Plan will be contained in a separate Background Paper on ‘Housing Supply’ – see the Council’s website]. The housing trajectory in the Council’s ‘Housing Supply Paper’ September 2014 demonstrates that a five year supply of specific deliverable sites incorporating an additional buffer of 5% can be identified in the district as required by Government. Further information on the tenure and type of dwellings is set out in Chapter 4 of this Local Plan.~~

Table 3.2 – Summary of estimated housing supply 2011-31

Location	Completions 2011/12 – 2012/13	Outstanding commitments as at 1.4.13	Large potential sites	Small windfall sites	Specific rural sites	Allocations	TOTAL
Market towns	458	950	315	241	0	5849	7782
Ely	95	145	56	68	0	3679	4043
Soham	260	256	40	114	0	1620	2290
Littleport	103	549	188	59	0	550	1449
Villages	200	321	276	421	70	659	1947

Rural windfall estimate	-	-	-	471	-	-	471
Broad locations	-	-	-	-	-	-	1,800
TOTAL	658	1271	560	1133	70	6508	12,000

**Table 3.2 – Summary of estimated housing supply 2011-31\***

\*note: this table will be updated prior to adoption, to incorporate housing completions for year 2021/22, and updated supply figures for the period to 2031

Site Status at 01 April 2021		Total Delivered 2011-2021	Total Supply 2021-2026	Total Supply 2026-2031	Total Supply 2021-31	Total Supply Post 2031
Planning permission		3,018	3,930	1,760	5,690	698
Dwellings allocated in development plan, without consent at April 2021			346	641	987	115
Dwellings on unallocated sites and without consent at April 2021			1	0	1	0
Other supply	Dwellings with insufficient evidence that they will be delivered within first five year period		0	1,004	1,004	1,195
	Windfall allowance		150	250	400	N/A
	Older people's accommodation (C2)		97	0	97	0
<b>Totals</b>			<b>3,018</b>	<b>4,524</b>	<b>3,655</b>	<b>8,179</b>
<b>Grand Totals</b>		<b>11,197</b> <b>(Housing Supply 2011-2031)</b>				<b>2,008</b> <b>(Housing Supply)</b>

				<i>Post 2031)</i>