

PLYMOUTH AND SOUTH WEST DEVON STATEMENT OF COMMUNITY INVOLVEMENT

Consultation Response Report

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INTRODUCTION

1. In March 2019 the Plymouth and South West Devon Joint Local Plan (JLP) was adopted by the three JLP authorities: Plymouth City Council (PCC) South Hams District Council (SHDC) and West Devon Borough Council (WDBC).
2. The need for a joint Statement of Community Involvement, or 'SCI', between the three local authorities was needed to build on the work of the JLP and to provide a consistent baseline to support the continued cooperation in planning across the three Local Planning Authorities (LPA).
3. This document sets out the representations received during the public consultation on the draft SCI which ran from 13 November 2019 to 5pm on Monday 6 January 2020.
4. In total 14 comments were made by 8 consultees.
5. To view a summary of the comments received and the LPAs' responses please see APPENDIX I.

AIM OF THE CONSULTATION

6. A consultation statement was produced and was available for information only. This document set out the JLP authorities approach to engagement on both the draft SCI and the draft Plymouth and South West Devon Supplementary Planning Document (SPD) which was also out for consultation during this time.
7. The aim of the SCI consultation is to seek views on the proposed principles, approaches and guidelines relating to the implementation of planning-related consultations. The consultation provided an opportunity to comment on these matters and to suggest changes that will be considered by the Councils.
8. Below is a bullet-point summary of the changes made to the SCI:
 - Paragraph 1.13 has been amended to include a reference to the Town and Country Planning (Local Planning) (England) Regulations 2012, which set out a list of statutory consultees for the purpose of the Duty to Cooperate. This change has been made in response to a comment from Highways England.
 - The first sentence of paragraph 4.2 has been changed to read "All consultations on DPDs will comply with the Town and Country Planning (Local Planning) (England) Regulations 2012 by achieving the following as a minimum:" to make clear that the process of producing a DPD will follow the steps set out in regulations. This change has been made in response to a comment made by Bovis Homes Plc.
 - The table under paragraph 8.5 has been slightly amended to bring it into line with National Planning Policy Guidance on the publicity around planning applications, to clarify that where site notices are required, at least one notice will be used.
 - The Councils have also taken the opportunity to make minor typographical and factual changes to the SCI before it is finalised.

HOW WAS THE CONSULTATION ADVERTISED?

9. Whilst each JLP authority produced their own material to promote the consultation, common language and the JLP branding was used. During the consultation:
 - Banners advertising the consultation were put on the three corporate websites.
 - 9,383 e-newsletters were sent out across the three JLP authorities via gov. delivery.

- The consultation was promoted via social media.
- E-mails were sent to specialist groups.
- 2,308 letters were sent out to all on the JLP consultation database who had signed up to be kept up to date with planning news but do not have e-mail addresses.
- Posters advertising the consultation were displayed in all libraries and in First Stop in Plymouth.
- Due to the detailed and technical nature of the consultation no events were planned, however officers were available to attend specific meetings on request as and when appropriate.

APPENDIX I: SUMMARIES OF AND RESPONSES TO THE COMMENTS RECEIVED ON THE SCI

Comment ID	Objective ID (Agent)	Full Name (Agent)	Company / Organisation (Agent)	Objective ID (Consultee)	Full Name (Consultee)	Company / Organisation (Consultee)	Comment summary	Summary statement	Response
5				273925	Mr Richard Sroka	Plymouth Civic Society	Section 2 - replace "meaningful" with "clear" Section 3 - support Section 8 suggests: 1. developers are further encouraged to undertake pre application consultation 2. Relevant organisations should be recognised as non-statutory consultees. 3. Applicants should submit a project statement of community involvement as part of larger planning applications	No change needed	Section 2 - the word "meaningful" does not simply relate to "jargon free" and therefore the word "clear" is not a reasonable substitute. Section 8 - A statement of Community Involvement is already a requirement for certain application types and developers are always encouraged to undertake consultation with relevant sections of the community prior to the submission of a planning application. The Council welcomes the Plymouth Civic Society's greater involvement in the planning process and officers will meet with the Plymouth Civic Society to explore how this can be achieved in a practical way.
14				487799	Mr Dennis Silverwood	Tamerton Foliot Village Conservation Society	Further definition required on who is consulted for particular applications	No change needed	Community interest groups can register to receive the planning applications they wish to comment on through the PCC website. The Council welcomes the Plymouth Civic Society's greater involvement in the planning process and officers will meet with the Plymouth Civic Society to explore how this can be achieved in a practical way and how comments set out here can be accommodated.
3				609794	Sharon Jenkins	Natural England	No comments made	No change needed	
4				961935	Sally Parish	Highways England	Include a list of statutory consultees in the SCI	Change to be made	Statutory consultees for the purpose of the Duty to Cooperate are set out in Regulation 4 of the The Town and Country Planning (Local Planning) (England) Regulations 2012. It would not be helpful to repeat these in the SCI, as any change made by Government to the Regulations would make the SCI out of date. However, it may be helpful to include a link to the Regulations to assist people using the SCI to find a definition of statutory consultees.
1				1002518	Martyn Dunn	South West Water	No comment	Noted	
11	1238260	Ian Jewson	Walsingham Planning	1003640		Bovis Homes Limited	Para 4.2 should make reference to the Local Planning Regulations	Change to be made	Add to para 4.2" 4.2 All consultations on DPDs will comply with the Town and Country Planning (Local Planning) (England) Regulations 2012 by achieving the following as a minimum.
12	1238260	Ian Jewson	Walsingham Planning	1003640		Bovis Homes Limited	SCI should say that any changes to an adopted SPD will be subject to consultation	No change needed	This suggestion is not necessary. Once an SPD has been adopted, it cannot be changed without following the process set out in regulations for producing an SPD - which includes consultation.
13	1238260	Ian Jewson	Walsingham Planning	1003640		Bovis Homes Limited	Community consultation requirements should be referenced against the NPPF	No change needed	The SCI is consistent with the provisions of the NPPF - no change required.
6				1191222	Mr Graham Palmer		Detailed points related to paragraphs	No change needed	The SCI sets out the minimum requirements for consultation. The details of a consultation, including any specific elements going beyond the minimums, will be decided as part of the consultation on a specific document or application - the SCI ensures that certain minimum standards must be met. The Local Validation list sets out requirements for all planning applications to meet before being accepted and processed. It is not considered that the wording here needs to be strengthened. Para 1.11 recognises that DCC and DNP have their own SCIs for planning documents and applications that they deal with - it does not limit their opportunity to comment on such matters being dealt with by Plymouth, South Hams or West Devon. Para 1.13 - the Planning Inspector is independent.
7				1191222	Mr Graham Palmer		The SCI should set out how development proposals will be considered and how they will be required to take account of climate emergency.	No change needed	The SCI sets out the minimum standards the Councils will apply to consultation exercises. It cannot discuss how applications are processed. For more information on this see the JLP and the SPD, which contain the policies which are used to decide planning applications - several of which relate directly to the issues raised in the

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									representation. Information on the decision making body will be included with information published on a proposal. If the body is not the Council, the SCI will not apply to them.
8				1191222	Mr Graham Palmer		Will the Councils put forward the most appropriate type of consultation?	No change needed	The SCI sets out the minimum requirements for consultation. The Councils will design consultation processes for individual documents ensuring they are in line with the SCI, with regulations, and appropriate to specific circumstances.
9				1191222	Mr Graham Palmer		Comments on how section 4 affects planning applications	No change needed	Section 4 deals with the process to be followed by the Council when it produces Development Plan Documents such as the Plymouth and South West Devon Joint Local Plan. It does not apply to planning applications. More information on the DPD process can be found in the National Planning Policy Guidance and on the Planning Inspectorate website. The independent examination is held into development plan documents produced by a local planning authority by the Planning Inspectorate, who are an independent body. If the Secretary of State, via the Planning Inspectorate or directly, overrules a Council decision, whether that is on a planning application or a development plan document, the only way to challenge the decision is via judicial review.
10				1191222	Mr Graham Palmer		Concerns over detail of planning application consultation set out in Section 8	No change needed	The SCI specifies a minimum level of consultation and these are based on statutory requirements where legally the Councils cannot ask for further mandatory consultation. However certain planning applications rely on a Statement of Community Involvement where local communities can respond to an applicant's level of engagement with local communities.
2				1237557	Dr Sarah Collinson	Inclusive Totnes	The SCI should set out how the Councils will engage hard to reach groups and commit to producing documents and evidence base that commit to various elements of the Equalities Act.	No change needed	The SCI sets out the high level approach that the Councils will use when undertaking public consultations. It does not set out the detail - this is to be decided as the specific arrangements for consultations are being designed and will take into account the characteristics of the consultation required. The Councils will always ensure that the requirements of the Equalities Act are met. The SCI only covers consultation arrangements, and cannot be concerned with the content of documents or the process of producing them.