

Chief Executives' Group – North Yorkshire and York

2 November 2017

Report of the YNYER Directors of Development Group

1 Purpose of the Report

To update members of the Chief Executives' Group as to the work and progress of the YNYER Directors of Development Group.

2. Background

2.1 This report advises and updates members of the Chief Executives' Group of the work of the Directors of Development Group (DoDs) and the key issues arising.

2.2 The Directors of Development Group last met on 21 September 2017. The principal items of business addressed at the meeting related to:

- YNYERH Spatial Framework (Phase 2).
- East –West Connectivity Economic Impacts Study.
- Understanding unimplemented planning consents for housing and potential interventions.
- City of York Local Plan
- Spatial Planning and Transport Board: Role and Future.

3. YNYERH Spatial Framework (Phase 2)

3.1 Carl Bunnage introduced a proposal from Richard Wood Associates Ltd for the delivery of the next stage of work on the sub-regional Spatial Framework. He also proposed an apportionment of costs across all authorities. Both were agreed.

3.2 This phase of work responds to the steer given by the Local Government North Yorkshire and York (LGNYY) Board when it met in March. The three key elements of work are: further targeted stakeholder engagement; reviews of key pieces of critical evidence that have recently emerged from studies and policy; and most importantly the development of a methodology against which detailed proposals can be developed in a consistent way for each of the

identified Strategic Development Zones (areas of key growth opportunity) when partners consider that the time is right for each. It is envisaged that the findings of all three elements will be reported back initially to the DoDs, and then to the Chief Executives Group and LGNYY Board during spring 2018.

4. East –West Connectivity Economic Impacts Study

- 4.1 Representatives of WSP and Regeneris Consulting Ltd attended the meeting to present work to date in developing the East-West Connectivity Economic Impacts Study. This provided an opportunity for Directors to shape the emerging work and provide strategic challenge. The Study has identified key elements of the East–West transport network where investments and enhancements could unlock economic growth within the study period. Further investments are likely to be needed over the longer term if the network as a whole is to remain fit for purpose and capable of handling ever greater volumes of traffic. Directors were particularly keen to see how these longer term gains could be better reflected in the emerging work, and provided a steer to help ensure that, once completed, it has real value as a resource to assist the lobbying for investments in key necessary upgrades to the network.

5. Accelerating Housing Delivery / Understanding Unimplemented Planning Permissions, Completions and Proposed Interventions.

- 5.1 Further to a request at the previous meeting, Sarah Hall reported on her work to assess the extent of unimplemented planning consents for housing developments across YNYER and the reasons underpinning the failure to build-out. She reported some 24,439 unimplemented residential consents across the area, identifying a number of underlying reasons. A number of recommendations were proposed including identifying or establishing a resource to seek to unlock larger priority sites; engaging with key land owners more proactively; and developing a shared fund to invest in up-front project and site development.
- 5.2 Directors requested that further work be undertaken to map-out the specialist and strategic resources currently potentially available to address this issue, and costed resourcing options to meet any shortfall including engaging consultancy support.

6. City of York Local Plan.

- 6.1 Mike Slater updated DoDs in relation to the City of York Pre-Publication Draft Local Plan and the related consultation timetable. The resulting discussion provided an opportunity to explore any potential cross-boundary issues as part of the Duty to Cooperate and as a back-drop to individual local authorities then preparing and submitting their own written representations.

7. Spatial Planning and Transport Board: Role and Future.

- 7.1 This Board has been established for a number of years, but has not met for a considerable time. As the City of York Council provides the secretariat role to the Board, Mike Slater led a discussion as to whether it should continue to have a future and if so for what purpose.
- 7.2 In conclusion, Directors felt that a group operating at a political level could continue to play an important role including in relation to strategic cross-boundary planning and growth matters including in relation to housing delivery. The Board could play a more beneficial role in relation to the Duty to Cooperate, although it was felt that it needed greater strategic support to ensure that the Board played a greater role as a shaper of change. The direct linkages now in place between the Board, Heads of Planning Group and the Directors of Development should enable this strategic support and direction to be more effectively provided to the Board.
- 7.3 Directors agreed that the Spatial Planning and Transport Board should be re-initiated, with cross-representation facilitated with the LGNYY Housing Board and Chief Housing Officers Group.

8. Next Meeting

- 8.1 The next meeting of the YNYERH Directors of Development is scheduled for 7 December 2017.

9. Recommendations

- 9.1 That Chief Executives note the recent and on-going work of the YNYER Directors of Development Group.

David Bowe
Corporate Director (Business and Environmental Services, NYCC), in the capacity of Chair of the YNYER Directors of Development Group.

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