

Homes Board 21st March 2019

Local Plan Review – Draft policies and development allocations consultation

Briefing note to support power point presentation

The Local Plan review can be found [here](#) from 18th March. There will be a presentation about the content of the consultation at the meeting.

The Bristol Local Plan Review will update policies for deciding planning applications, guiding development in the city over the next twenty years, building a better Bristol. The reviewed Local Plan will help deliver the new homes and jobs we need, shape our city for the future and safeguard the environmental assets we value most.

The second phase of public consultation runs from 18th March to 24th May. We are asking for views on changes to the Bristol Local Plan which will help to deliver our goals by guiding the approach to new development. The proposals establish a planning approach which sees development of new and affordable homes as a core objective in development decisions.

The consultation includes:

- Proposed draft policies for 14 **areas of growth and regeneration** which include mixed use regeneration areas and some large green field sites;
- 70 **proposed development site allocations** in other parts of the city which have been identified to secure opportunities for new homes and mixed uses through making efficient use of land;
- Proposals for new protections for open space of value to local communities
- 41 **draft policies** covering a range of development matters including:
 - Intention to deliver and exceed housing development targets (draft policies H1, H2, H3);
 - Encouragement of self-build and community led housing (draft policy H5);
 - Management of homes in multiple occupation and purpose-built student accommodation (policies H7 and H8)
 - An aim to ensure new homes are accessible (draft policy H9)

- Approach to move toward zero carbon buildings (draft policy CCS2);
- Encouragement of urban living, optimising densities and creating liveable environments (draft policies UL1, UL2, DC1, DC2, DC3);
- An adaptable approach to space standards with provision for innovative forms of accommodation (draft policies DC1, DC2);

The results of the consultation will feed into the pre-submission publication version of the Local Plan which will be formally considered by Full Council in late 2019 and will then be submitted for examination by a planning inspector in early 2020. It is expected that the Local Plan will be adopted by late 2020.