



## LDP Preferred Options Paper Questionnaire Response Form

Official Use Only

Ref:

Date Received:

The Council invites your comments on the Preferred Options Paper (POP) which represents the first stage in the preparation of the district's Local Development Plan. The POP and supporting documents can be viewed and downloaded from the Council's website at: [www.newrymournedown.org](http://www.newrymournedown.org). The documents are also available in hard copy to view during normal office hours at the Council's offices:

- Newry Office, O'Hagan House, Monaghan Row, Newry, BT35 8DJ
- Downpatrick Office, Downshire Civic Centre, Downshire Estate, Ardglass Road, Downpatrick, Co. Down, N. Ireland, BT30 6GQ

Comments should be planning related and preferably of a strategic nature as these will be used to inform the preparation of the draft Plan Strategy. There will be opportunity at Local Policies Plan stage to submit representations of a site specific nature and such representations will only be considered at this stage of the plan process.

Your comments on the POP can be submitted in the following ways:

1. Completing this questionnaire response form and submitting by email to: [ldp@nmandd.org](mailto:ldp@nmandd.org)
2. Alternatively, you can download a copy of this form and post to: LDP: Preferred Options Paper, Development Plan Team, Planning Department, Downshire Civic Centre, Ardglass Road, Downpatrick, BT30 6RA

Essential supporting documents such as maps or images may be submitted with the questionnaire.

**Please indicate whether you will be submitting supporting documents.**

Yes

No

Please enter titles of supporting documents below.



Please note that in order for comments to be considered valid you must include your contact details, which will be used to confirm receipt of comments and to seek clarification or request further information. *Anonymous comments or comments which do not directly relate to the Preferred Options Paper will not be considered as part of the consultation process.*

A summary of all representations received will be presented in the form of a Public Consultation Report. This report will detail the strategic issues raised in the consultation responses. All representations will be held on a database which will be used for the preparation of the Local Development Plan in accordance with the provisions of the General Data Protection Regulation 2016. It should be noted that your responses are public documents and may be disclosed following receipt of a request under the Freedom of Information Act 2000 or Environmental Information Regulations 2004. The Public Consultation Report will be published on the Council's website and will also be considered during the Independent Examination of the Plan Strategy.

About you:

Name:	
Organisation (if applicable):	
Email address:	
Address:	
Postcode:	

To ensure equality of opportunity in accessing information, copies of the POP document and the associated documents in alternative formats are available on request. Where the exact request cannot be met we will ensure a reasonable alternative is provided.

**The Closing Date for receipt of comments is 5pm on Friday 24 August 2018.**



The following questions are ordered in accordance with the POP chapters. Please read the appropriate chapter before answering the associated questions. Should you continue on a separate sheet, please number your response in accordance with the relevant Key Issue.

### **Chapter 1, 2 and 3 – Introduction, District Profile, and Regional and Local Policy Context**

Q. Do you have any comments on Chapters 1-3 of the POP that should be taken into account when preparing the Plan Strategy?

Make your comments below:

### **Chapter 4 - Plan Vision and Strategic Objectives**

Q. Do you agree with the Council's Plan vision and strategic objectives? If not, what alternatives would you suggest? Please note that any alternative objectives should be planning related and supported by a sound evidence base.

Make your comments below:



The following chapters cover the POP's 24 Key Issues and associated options. Please indicate which option is your preferred option by ticking the appropriate box and providing a brief explanation of your choice in the comments box. The comments box can also be used to answer the questions at the end of each Key Issue

## **Chapter 5 - Spatial Growth Strategy: Promoting Urban Centres and Supporting Sustainable Rural Development**

### **Key Issue 1: Settlement Hierarchy**

(Please refer to paragraph 5.6 of the POP for full details)

- Option 1: To retain the settlement hierarchy as set out within the existing Area Plans with no adjustments or amendments proposed.
- Option 2: To re-examine the existing settlement hierarchy in order to identify if any settlement should be reclassified based on their function and range of services.
- Option 3: **Preferred Option** - To re-examine the existing settlement hierarchy in order to consider if any settlement should be reclassified while also considering the potential for identifying a number of new small settlements.

Make your comments below:



## Key Issue 2: Quantity of Housing Land

(Please refer to paragraph 5.16 of the POP for full details)

- Option 1: **Preferred Option** - Retain the current level of zoned housing land. A full review of all housing land, including the potential for delivery will be undertaken. A phased approach to the release of housing land would be introduced with surplus zoned land held in reserve to meet long term housing need.

Make your comments below:

## Key Issue 3: Distribution of Housing Land

(Please refer to paragraph 5.24 of the POP for full details)

- Option 1: Based on current population distribution
- Option 2: Based on RDS 60% target
- Option 3: **Preferred Option** - Balanced approach between options 1 and 2

Make your comments below:



#### Key Issue 4: Quantity of Employment Land

(Please refer to paragraph 5.30 of the POP for full details)

Option 1: No overall increase in the amount of land zoned for employment.

Option 2: **Preferred Option** - Uplift the overall amount of land zoned for employment use by 20%.

Make your comments below:

#### Key Issue 5: Distribution of Employment Land

(Please refer to paragraph 5.41 of the POP for full details)

Option 1: Retain existing zonings as contained within the BNMAP and ADAP.

Option 2: **Preferred Option** - Retain broad balance of remaining employment land provision across the district (currently 132 ha (former Newry and Mourne District) and 42 ha (former Down District)).

Option 3: Focus employment lands in hubs only (Newry and Downpatrick) with proportionate allocation based on percentage resident population.

Make your comments below:



### Key Issue 6: Social Housing Need

(Please refer to paragraph 6.10 of the POP for full details)

- Option 1: Set out a Strategic Policy requiring all housing sites, over a certain threshold, to provide a proportion of social housing.
- Option 2: Zone sites solely for social housing.
- Option 3: Zone sites for social housing (not large scale) and in addition facilitate social housing as a proportion of larger housing schemes through key site requirements as currently operating under BNMAP.
- Option 4: **Preferred Option** - Combination of Options 1 and 3.

Make your comments below:



### **Key Issue 7: Housing in the Countryside**

(Please refer to paragraph 6.23 of the POP for full details)

Option 1: Adopt existing policy approach.

Option 2: **Preferred Option** – Adopt the existing policy approach but in addition provide clarification and minor changes to current policies to address a number of shortfalls.

Make your comments below:

### **Key Issue 8: Future Proofing and Housing for All**

(Please refer to paragraph 6.34 of the POP for full details)

Option 1: To retain the current design approach as set out in Planning Policy Statement 7: Quality Residential Environments (PPS7) Policy QD1 (general criteria for meeting housing design) with no adjustments or amendments.

Option 2: Promote/encourage the provision of lifetime homes and require wheelchair accessible housing, across all tenures, to ensure an appropriate supply of homes for children, older people and those with physical disability.

Option 3: **Preferred Option** - Introduce new strategic policy covering lifetime homes and wheelchair accessible housing to require the provision of an appropriate supply of homes for children, older people and those with physical disability.

Make your comments below:





### **Key Issue 9: Integrated Renewable Energy and Passive Solar Design**

(Please refer to paragraph 6.47 of the POP for full details)

- Option 1: The integration of renewable energy and passive solar design should be encouraged in all new development.
- Option 2: The integration of renewable energy and/or passive solar design should be a requirement of certain new development, eg the public sector.
- Option 3: **Preferred Option** -The integration of renewable energy and/or passive solar design should be a requirement in certain new development eg public sector and on private developments over a certain threshold.

Make your comments below:

### **Key Issue 10: Open Space Provision**

(Please refer to paragraph 6.58 of the POP for full details)

- Option 1: Protect existing and zoned open space provision as identified in the BNMAP and the ADAP.
- Option 2: **Preferred Option** - Identify and evaluate current open space provision in the district. Protect existing and any subsequent additional land required for open space, sport and recreation.

Make your comments below:



## Chapter 7 - Economic: Creating Jobs, Promoting Prosperity and Supporting the Transportation Network and Other Infrastructure

### Key Issue 11: Economic Development in the Countryside

(Please refer to paragraph 7.8 of the POP for full details)

- Option 1: Adopt existing policy as set out in Planning Policy Statement 4: Planning and Economic Development (PPS4) in respect of economic development in the countryside.
- Option 2: **Preferred Option** - Consider scope under the SPPS to allow a more flexible approach for provision of small workshop style development.

Make your comments below:



## Key Issue 12: Alternative Uses on Land Zoned for Economic Development

(Please refer to paragraph 7.17 of the POP for full details)

- Option 1: Status Quo - Safeguard land zoned for economic development for industrial, business, and storage and distribution uses only in line with current policy.
- Option 2: **Preferred Option** - Degree of Flexibility - Allow a limited number of alternative compatible uses/businesses falling outside Part B 'Industrial and Business Use' of the Planning (Use Classes) Order (NI) 2015 within zoned economic land. Potential uses could include sale of motor vehicles, use as a scrapyards, breaking of motor vehicles and the storage and distribution of minerals.
- Option 3: Greater Flexibility - Allow retail, commercial leisure and other alternative uses falling outside Part B within zoned economic land subject to the adoption of a sequential approach ensuring that city/town centres are considered first and the proposed use demonstrates a support function to existing economic uses.

Make your comments below:



### Key Issue 13: Tourism Development

(Please refer to paragraph 7.21 of the POP for full details)

- Option 1: Retain existing policy led approach as set out within Planning Policy Statement 16: Tourism (PPS 16) with minor amendments.
- Option 2: **Preferred Option** - As per Option 1 and in addition bring forward Tourist Opportunity Zones.

Make your comments below:

### Key Issue 14: Minerals Development

(Please refer to paragraph 7.35 of the POP for full details)

- Option 1: Adopt a policy led approach in relation to Minerals Development.
- Option 2: As per Option 1 but in addition adopt Areas of Constraint on Minerals Development.
- Option 3: **Preferred Option** - As per Option 1 but also identify Mineral Safeguarding Zones.
- Option 4: As per Option 1 but also include a combination of both Areas of Constraint on Minerals Development and Mineral Safeguarding Zones.

Make your comments below:



### Key Issue 15: Proposed Transportation Schemes

(Please refer to paragraph 7.48 of the POP for full details)

- Option 1: Protect land for any strategic transportation scheme identified by the Department for Infrastructure.
- Option 2: **Preferred Option** - Include non-strategic transportation schemes in the LDP which have been justified by the Department for Infrastructure through a Local Transport Strategy for which there is a reasonable prospect of delivery.
- Option 3: Protect land for all identified road schemes (strategic and non-strategic) irrespective of their status.

Make your comments below:

### Key Issue 16: Park and Ride/Share Sites

(Please refer to paragraph 7.66 of the POP for full details)

- Option 1: Identify and protect existing and proposed park and ride/share sites across the district.
- Option 2: **Preferred Option** - Identify and protect existing and proposed park and ride/share sites across the district and consider the potential for additional park and ride/share sites to be identified across the district.

Make your comments below:



### Key Issue 17: Sustainable/Active Travel and Identification of Greenways

(Please refer to paragraph 7.78 of the POP for full details)

- Option 1: Retain the existing policy approach toward sustainable transport and active travel.
- Option 2: **Preferred Option** - As per Option 1 and in addition identify and protect community greenways.

Make your comments below:

### Key Issue 18: Renewable Energy

(Please refer to paragraph 7.106 of the POP for full details)

- Option 1: **Preferred Option** - This option would adopt the current policy based approach set out in Planning Policy Statement 18: Renewable Energy (PPS18) and the SPPS subject policy for renewable energy projects.
- Option 2: As per Option 1 but in addition identify Areas of Constraint for certain types of renewable energy (wind turbines).

Make your comments below:



### Key Issue 19: Telecommunications

(Please refer to paragraph 7.121 of the POP for full details)

- Option 1: **Preferred Option** - Adopt current policy as contained within Planning Policy Statement 10: Telecommunications (PPS10) and the SPPS.

Make your comments below:

## Chapter 8 - Environmental: Protecting and Enhancing the Environment

### Key Issue 20: Conservation Areas and Areas of Townscape Character

(Please refer to paragraph 8.11 of the POP for full details)

- Option 1: Maintain the status quo - Identify and carry forward existing Conservation Areas and Areas of Townscape Character in their current form.
- Option 2: **Preferred Option** - Review existing Conservation Area and Area of Townscape Character designations to consider whether they should be extended, reduced, removed or re-graded.

Make your comments below:



### Key Issue 21: Non-Designated Heritage Assets

(Please refer to paragraph 8.23 of the POP for full details)

- Option 1: **Preferred Option** - Carry forward existing policy and consider scope to strengthen existing policy to afford further protection to non-designated heritage assets.
- Option 2: Develop a criteria based approach for identifying non-designated heritage assets within the district. This would then be used to create a local heritage list.

Make your comments below:

### Key Issue 22: Sensitive Upland Landscapes

(Please refer to paragraph 8.39 of the POP for full details)

- Option 1: No Special Countryside Areas (SCAs) designated.
- Option 2: Maintain the status quo. This would carry across existing designations as contained in the BNMAP. The ADAP did not designate any SCAs in the former Down Council Area, no additional SCAs would be proposed under this option.
- Option 3: **Preferred Option** - Review and extend Special Countryside Areas.

Make your comments below:





### Key Issue 23: Coastal Erosion and Land Instability

(Please refer to paragraph 8.47 of the POP for full details)

- Option 1: Maintain the status quo. No areas of existing or potential coastal erosion and land instability identified. Development will continue to be assessed on a case by case basis in line with the SPPS and any carried forward PSRNI policies.
  
- Option 2: Targeted and preventative approach. The LDP would identify those areas to be most at risk from existing and potential coastal erosion (subject to detailed data being available). There would be a presumption against development within these identified areas. Elsewhere development would be assessed on a case-by-case basis in line with the SPPS and carried forward PSRNI policies.
  
- Option 3: **Preferred Option** - Targeted and measured approach. Identify areas of existing and potential coastal erosion and land instability. Within these areas adopt a high level criteria based policy on coastal erosion and land instability.

Make your comments below:



### Key Issue 24: Flood Risk Management

(Please refer to paragraph 8.58 of the POP for full details)

- Option 1: Precautionary approach towards development in flood prone areas in line with the SPPS and carried forward Planning Policy Statement 15: Planning and Flood Risk (PPS15) policies.
- Option 2: **Preferred Option** - Precautionary approach towards development in flood prone areas as with Option 1. In addition the Council would seek to address the issue of surface water flooding with Sustainable Drainage Systems (SuDS) being required on zoned sites through the use of key site requirements or alternatively incorporated into a new policy covering SuDS for all new development.

Make your comments below:



## Local Development Plan Preferred Options Paper

### Supporting Documents

#### Sustainability Appraisal incorporating SEA

Do you agree with the overall approach take to the Sustainability Appraisal?

Yes

No

Make your comments below:

Do you have any comments on the content of findings of the Sustainability Appraisal Interim Report?

Yes

No

Make your comments below:



### **Preliminary Review of Operational Planning Policy**

Do you have any comment to make on the Policy Review document?

Make your comments below:

### **Equality Impact Assessment Progress Report**

Do you have any comment to make on this associated document?

Make your comments below: