

Cheltenham Borough Council full meeting – 24/09/2012

[Full minutes of the meeting will be published [on the council's website](#) within two weeks from the date of this meeting.]

AGENDA ITEM 10 _ AMENDED RESOLUTIONS

-That members:

1. Note NLP's review that the demographic methodology used to establish housing requirements for the JCS area for the period from 2011 to 2031 as part of the "developing the Preferred Option" document, was appropriate at the time, but that the data upon which the methodology relied will not in future be maintained by Gloucestershire County Council and should be based upon Office of National Statistics (ONS) and Department of Communities and Local Government (DCLG) data, because this will be consistently available and subject to on-going updating.
2. Note NLP's commentary and advice regarding the consultation responses.
3. Agree that a demographic projection solely based on latest ONS and CLG data indicates a population growth of 44,700. This would generate housing need of 28,500 dwellings for the JCS area for the period from 2011 to 2031 using NLP's methodology.
4. Note that household size is key to calculating the number of new dwellings required and there are alternative methods of estimating this which show the trend is broadly static. Officers should investigate the suggestion that using ONS district data to assess average household size across the JCS area would generate a housing need of 18,600.
5. Note that the demographic led projection based on latest ONS data leads to a projected job growth of 9100 to 11400.
6. Agree that "objectively assessed need" for the JCS area should be based upon local job projections and the alignment of housing and employment provision. Also to agree that in preparing the JCS Preferred Option document, further work will be carried out to understand the level of economic growth assumed in the demographic, Cambridge Econometrics and Experian Business Strategies Ltd projections and work with the Local Enterprise Partnership to establish the level of economic growth for the JCS area during the period up to 2031 and the potential implications that this may have on the level of housing required.
7. Note that economic projections from Cambridge Econometrics and Experian Business Strategies Ltd forecast housing provision in a range

between 32,500 and 43,220 dwellings to align proposed job growth and housing provision for the JCS area for the period from 2011 to 2031.

8. Agree that in preparing the JCS Preferred Option Document further work will be carried out to understand the current trend in household size and the implications on the level of housing required.
9. Agree that the JCS needs to balance environmental, social and economic issues and that the social and environmental impact of the “objectively assessed housing need” will be considered in preparing the Preferred Option version of the plan.
10. That in progressing the JCS, Officers are requested to specifically consider the following matters:
 - a. The possible use of the Local Green Space designation as defined in the National Planning Policy Framework (NPPF) (e.g Leckhampton)
 - b. The continued protection of Green Belt in accordance with the NPPF.
 - c. Having a single 5 year supply of land for business and housing that covers the whole JCS area. The 5 year supply should have realistic density of housing and housing supply in terms of the size of dwellings, number of bedrooms, proportion of affordable housing and household size to meet the projected growth and local need.
 - d. The need to recognise and encourage the role of neighbourhood plans in the new planning framework by supporting community groups and parish councils in the development of neighbourhood plans in collaboration with their ward councillors.
 - e. Review opportunities for new eco settlements within the JCS area as part of the Council overall green policy to simulate growth in new technologies and seek solutions to create jobs.