



Melton  
Borough  
Council

# Melton Local Plan

Full Council 8<sup>th</sup> December  
2015

 @meltonplan

 Melton Local Plan

# Melton Local Plan - Emerging Options

- Draft plan for consultation (12 weeks beginning in January 2016)
- Plan will change between this consultation draft and the final plan
- First opportunity for the community to comment of the preferred approach and draft policies
- Draft plan includes selection of sites in the villages – choices will need to be made following consultation, with reference to comments received and emerging Neighbourhood Plans



# Addendum - tabled

- Two draft policies not included in the papers circulated before Council, however the supporting text for each is included in the papers and the policies were considered by Working Group.
- Policy C9 Healthy Communities
- Policy EN12 – Sustainable Urban Drainage Systems



# Local Plan Emerging Options

- Chapters 1-3 set the scene, establishes what a local plan is and how it is prepared; paints a portrait of the Borough and sets out the Vision and objectives for the plan period to 2036
- Chapter 4 – establishes the golden thread of ‘Sustainable Development’ which runs through the plan, the chapter also includes;
  - Spatial strategy and settlement hierarchy
  - Proposals for two sustainable urban extension sites to the north and south of the town.
  - Approach to reviewing the plan should circumstances change



# Policy SS2 - Development Strategy

Settlement Role	% of housing requirement	Total for settlement role	Policy Approach
Melton Mowbray	65%	3980	2 x Sustainable Neighbourhoods
Primary Rural Service centres	15%	920	Site allocations and proposals up to 10
Secondary Rural Service centres	5%	300	
Rural Supporter	10%	615	Site allocations and proposals up to 5
Rural settlements	5%	305	Site allocations and proposals up to 3



# Policy SS2 - Development Strategy

- Primary Rural Service Centre's – sub-divided using information about past completions rates; population and number of households in the village

Settlement	% of housing requirement	Total for settlement 2011-2036
Bottesford	40%	370
Asfordby	33%	300
Long Clawson	16%	150
Waltham on the Wolds	11%	100
<b>Total</b>	100%	920



# Policy SS2 & 3 : Development Strategy

Settlement	Requirement 2011-2036	Total Completions 2011-2015	Deliverable Supply	Residual requirement
Melton Mowbray	3985	128	622	3235
<b>Total for Primary Rural Service Centres</b>	<b>920</b>	<b>108</b>	<b>99</b>	<b>713</b>
<i>Bottesford</i>	370	12	58	300
<i>Asfordby</i>	300	71	5	224
<i>Long Clawson</i>	150	10	18	122
<i>Waltham</i>	100	15	18	67
<b>Total for Secondary Rural Service Centres</b>	<b>300</b>	<b>39</b>	<b>18</b>	<b>243</b>
<i>Asfordby Hill</i>	50	9	2	39
<i>Somerby</i>	50	13	3	34
<i>Frisby on the Wreake</i>	50	2	0	48
<i>Stathern</i>	50	5	5	40
<i>Wyndham</i>	50	8	5	37
<i>Croxton Kerrial</i>	50	2	3	45
<b>Rural Support and Rural Settlements</b>	<b>920</b>	<b>158</b>		<b>762</b>
<b>Borough Total</b>	<b>6125</b>	<b>1029</b>		<b>5096</b>

Subject to regular review

Table 6: Housing position summary table

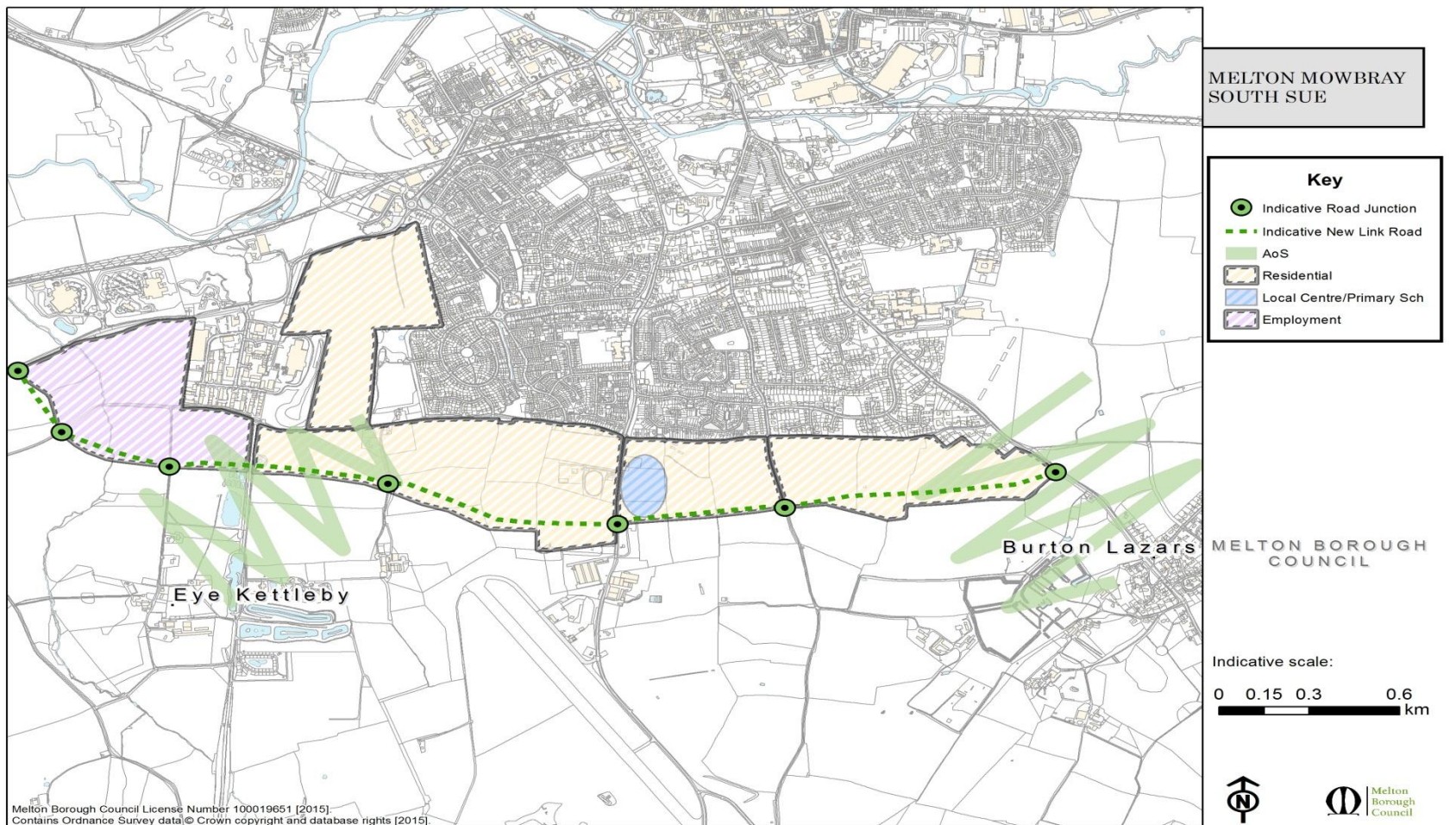


# SS4: Melton North Sustainable Neighbourhood





# SS5: Melton South Sustainable Neighbourhood



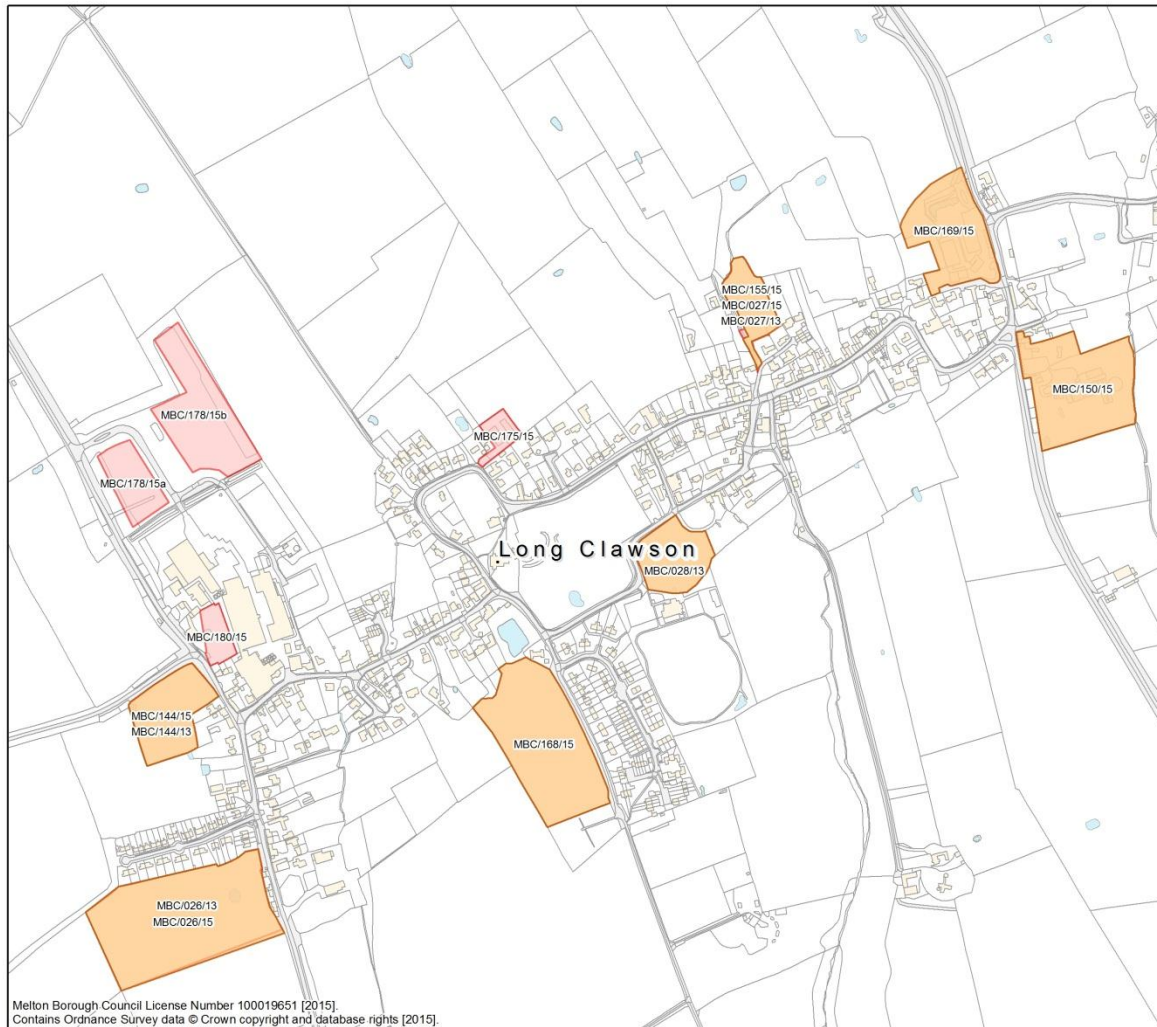
# Chapter 5 – Melton’s Communities – Strong, Healthy and Vibrant

## Housing Policies

- Identifies site options for housing allocations in Primary and Secondary Service Centres\* (\*subject to review)
- All suitable sites shown, to allow the community to be involved in the choice of sites for allocation.
- Also provides the opportunity for emerging Neighbourhood Plans to inform the site selection process

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# Chapter 5 – potential housing sites



LONG CLAWSON

Rejected SHLAA Site  
Potential Option

STRATEGIC HOUSING LAND AVAILABILITY ASSESSMENT SIEVING

Scale (A4):  
1:7,500

North arrow and Melton Borough Council logo.

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# Chapter 5 – Melton’s Communities – Strong, Healthy and Vibrant

## Policies covering:

- Housing mix,
- land for self-build / custom build
- internal space standards.
- Affordable Housing
- Gypsy and Traveller
- Rural Services
- Healthy Communities (see Addendum)



# Chapter 6 – Melton’s Economy – Strong and Competitive

## Policies on:

- Employment site options to meet the outstanding 31 hectare requirement.
- Protection of existing employment sites
- Employment in rural areas
- Sustainable tourism
- Town Centre – defines town centre boundary and criteria for determining town centre proposals
- Threshold for requiring retail impact assessments at 200m<sup>2</sup>
- Small scale local retail opportunities



# Chapter 7 - Environment

## Policies on:

- Protecting and enhancing the Landscape, biodiversity, geo-diversity and green infrastructure of the Borough
- Areas of separation
- Local Green Space
- New/improved open space and playing pitches
- Protection of existing sports facilities and strategically important sites and centres
- Climate change and Energy Efficient and low carbon development
- Renewable energy and locations where wind turbines may be acceptable (using Melton and Rushcliffe study 2014)
- Minimising Flood Risk
- Sustainable Urban Drainage (see Addendum)
- Heritage assets



# Infrastructure and development management policies

- **Chapter 8:** covers infrastructure requirements to support growth and has two policies for transport infrastructure (including a relief road for Melton Mowbray) and a contributions policy to support the development of CIL
- **Chapter 9 includes three detailed policies on:**
  - Raising the Standard of Design
  - Equestrian Development
  - Agricultural Workers Dwellings



# Corrections needed to mapping

## Map changes:

- inclusion of additional area in the Melton Country park on the North SUE site map;
- remove sites with planning permission (affects Bottesford and Long Clawson)
- Amend colour of site off Station Road in Asfordby to orange to reflect it being included as a potential site, as shown in the table 7 in Chapter 5 (page 50)
- Local Green Spaces in villages to be shown
- Areas of Separation to be indicated

