



Melton Borough Council Local Development Scheme

September 2023

1. Background

- 1.1. Local Planning Authorities are required to produce a Local Development Scheme (LDS) under section 15 of the Planning and Compulsory Purchase Act 2004 (as amended).
- 1.2. The LDS must specify the documents which, when prepared, will comprise the Development Plan Documents for the area. This essentially means the Local Plan. This LDS also includes other planning documents for information, including Supplementary Planning Documents (SPDs) and the Statement of Community Involvement (SCI).
- 1.3. This LDS covers the period from 2023 to 2028 and supersedes the previous LDS published in December 2022. The LDS reflects the Council's progress made since the adoption of the Melton Local Plan in October 2018 and sets out the timeline for its update following the statutory five-year review undertaken in 2023.
- 1.4. The Council's most up to date LDS can be found on the website: <https://www.meltonplan.co.uk/lds>.

2. Current position

2.1. Current Development Plan

Melton Local Plan (2011-2036)	Adopted in October 2018
Leicestershire Mineral and Waste Local Plan to 2031	Adopted in September 2019
Neighbourhood Plans	
Ab Kettleby	Adopted in November 2019
Bottesford	Adopted in October 2021
Burton and Dalby	Adopted in January 2023
Clawson, Hose and Harby	Adopted in June 2018
Frisby	Adopted in August 2018
Gaddesby	Adopted in June 2021
Hoby with Rotherby	Adopted in June 2021
Broughton and Dalby	Adopted in June 2018
Scalford	Adopted in June 2021
Somerby	Adopted in June 2021
Stathern	Adopted in June 2022
Waltham on the Wolds	Adopted in June 2018
Wymondham	Adopted in June 2018

2.2. Other Documents

Housing Mix and Affordable Housing SPD	Adopted in July 2019
Design of Development SPD	Adopted in February 2022

Developer Contributions SPD	Adopted in September 2021
Statement of Community Involvement	Adopted in March 2023
Open Spaces Strategy and Action Plan	Adopted in November 2020
South Sustainable Neighbourhood Masterplan	Adopted in December 2021
North Sustainable Neighbourhood Masterplan	Adopted in October 2021
Authority Monitoring Report 2022	Published in December 2022
Five-year housing land supply & trajectory 2023	Published in July 2023
Infrastructure Funding Statement 2022	Published in December 2022
Strategic Growth Plan (non-statutory plan)	Approved in December 2018
Policies Map	Adopted in October 2018
Evidence Base	N/A (various documents)
Statement of Common Ground Warehousing & Logistics Needs	Signed in November 2021
Statement of Common Ground Housing and Employment Land Needs	Signed in July 2022

3. Melton Local Plan review

3.1. There is a requirement to maintain an up-to-date Local Plan and a statutory requirement to review the contents of a local plan within five years of its adoption to decide whether any or all of its policies require updating. In April 2022, the Council took the decision to begin the review of the adopted Local Plan.

3.2. Since then, a Member Working Group has been formed and the first meeting was held on the 5th of September 2022, with additional meetings in February and July 2023. Whilst the group does not make decisions, it guides the direction of the review on an informal basis.

3.3. The conclusions for the five-year review of the Local Plan are expected to be approved by Council on the 28th of September 2023. The review considers each of the adopted Local Plan's policies and assesses whether they are still effective and suitable and therefore whether they required an update. The review concludes that most of the development management style policies require revision. Conversely, the plan's overall strategic policies relating to housing targets and allocations (specifically SS2, C1(A), C1(B) and Appendix 1) continue to be appropriate and do not need an update. The subject matter of the local plan update will therefore be partial, and consist of:

- Updates to Local Plan's policies with the exception of SS2, C1(A), C1(B), C5, C6, EN1, EN4, EN6, EN13, IN3, D2, D3, Appendix 1;
- Any necessary changes to the Plan's reasoned justification;
- An update of the Plan's vision and objectives; and
- The potential incorporation of new development management policies considered necessary for the soundness and effectiveness of the local plan.

3.4. The updated Local Plan will continue to provide the strategic framework for the borough of Melton, and where appropriate, will also set out non-strategic policies in accordance with the NPPF. These non-strategic policies can also be set out in neighbourhood plans.

3.5. The review will cover the whole of Melton Borough and it is not a joint production, although it has regard to the Duty to Cooperate and the production of appropriate Statements of Common Ground (SoCG) to cover cross-boundary issues.

3.6. The indicative timetable is specified in Section 7 of this LDS.

3.7. Once this partial update is concluded, it will be necessary to carry out a further review of the Local Plan, and it is expected that this will conclude that a full update of the Plan will then be needed, including extending the Local Plan horizon, revising the housing targets, and considering additional and/or replacement development allocations. An indicative update of the first few stages of the potential full update is also included in Section 7.

4. Supplementary Planning Documents (SPDs)

4.1. An update of the Housing Mix and Affordable Housing SPD is likely to be undertaken after the adoption of the Partial Review in order to provide further clarity to the policy.

5. Neighbourhood Plans (NPs)

5.1. The Asfordby Neighbourhood Plan has been considered by an Examiner whose report was received in June 2023. A referendum is expected to be held on the 28th of September.

5.2. Most of the currently 'made' NPs include monitoring mechanisms linked to the review of the Local Plan. It is expected that a high number of 'made' NPs will be reviewed shortly after the Local Plan is updated or whenever key neighbourhood planning policies are considered outdated as result of the publication of new evidence.

6. Other Documents

6.1. **Policies Map:** The Local Plan Policies Map and the associated interactive version will be revised and updated as appropriate during the review of the Local Plan.

6.2. **Sustainability Appraisal (SA):** As specified by Section 19 of the Planning and Compulsory Purchase Act 2004, a new SA will be carried out during the plan preparation. This work is expected to start during the initial stages of the review. The SA will incorporate the Strategic Environmental Assessment (SEA).

- 6.3. Habitat Regulation Assessment (HRA):** If the review of the Local Plan is likely to have significant effects on European habitats or species, then a HRA will be prepared. At this stage, no significant effects on European habitats or species are identified as part of the Local Plan review, but this will be kept under review in every stage of the local plan review. Production of Appropriate Assessments will be carried out where potential significant effects are identified in HRA screening reports.
- 6.4. Equalities Impact Assessment (EqIA):** Under the Equality Act 2010 it is required to assess the impacts of planning policy on equality and inclusion. An analysis of social impacts of policies is undertaken by the SA, but it will be strengthened by an updated EqIA to consider likely effects of updated policies on people with protected characteristics.
- 6.5. Authority Monitoring Reports (AMR):** Annual AMRs will be produced during this period. They will provide information on the implementation of this (and subsequent) LDS. Reports can be found at: <https://www.meltonplan.co.uk/amr>.
- 6.6. Infrastructure Funding Statement (IFS):** Annual IFSs will be produced during this period. They will provide updated information about the contributions sought and received from developers for the provision of infrastructure to support development in Melton, and the subsequent use of these by Melton Borough Council. The latest version can be found at: <https://www.meltonplan.co.uk/ifs>.
- 6.7. Five-year Housing Land Supply and Trajectory (5YHLS):** Annual 5YHLS reports will be produced during this period. They will provide updated information about the supply of deliverable sites against the housing requirement. The latest version can be found at: <https://www.meltonplan.co.uk/5yhls>.
- 6.8. Evidence Base:** The existing evidence base will be updated as appropriate during the review of the Local Plan. Additional evidence will be prepared when required. All the relevant documents will be uploaded in the <https://www.meltonplan.co.uk/evidencebase/pr> webpage.
- 6.9. Duty to Cooperate:** Statements of Common Ground (SOCGs) and other relevant documents will be prepared to ensure effective collaboration with local authorities within the Housing Market Area, neighbouring authorities and other public bodies.

7. Local Plan Update timetable

- 7.1.** A timetable for the Partial Local Plan Update was approved at the Full Council that authorized the Local Plan review. However, it was noted that there are dependencies, such as for example the scope of the review, that will determine the complexity and length of the process. The timetable was amended slightly for inclusion in the December 2022 Local Development Scheme. The timetable set

out below makes minor adjustments to the December 2022 timetable and provides more detailed information.

Partial Local Plan Update		
Stage	Timeframe	Key
Regulation 18 preparation, consultation and analysis	September 2023 to January 2024	
Regulation 19 preparation, consultation and analysis	February 2024 to February 2025	
Submission	March 2025 to May 2025	
Examination (inc. preparation and main modifications)*	June 2025 to November 2025	
Adoption*	December 2025	

*Indicative timescales as it is dependent on the timescales proposed by PINS.

2023				2024								2025																
S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	
	1	1										2	2															

Key: 1 Regulation 18 consultation; 2 Regulation 19 consultation

7.2. The next update of the Melton Local Plan will commence as soon as possible after the adoption of the Partial Local Plan Update and is likely to be a full update. The broad timetable for the early stages of that process is set out below.

Further Local Plan Update		
Stage	Timeframe	Key
Internal consultation	Q1 (2026) – Q3 (2026)	
Regulation 18 preparation and consultation	Q4 (2026) – Q3 (2027)	
Regulation 19 preparation and consultation	Q4 (2027) – Q4 (2028)	

Partial Local Plan Update										Further Local Plan Update											
2023		2024				2025				2026				2027				2028			
Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4