

SUSTAINABLE GROWTH SCRUTINY COMMITTEE	Agenda Item No. 8
16 March 2011	Public Report

Report of the Head of the Peterborough Delivery Partnership

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PROGRESS ON THE DEVELOPMENT OF CITY CENTRE AREA ACTION PLAN

1. PURPOSE

- 1.1 The purpose of this report is to update the Scrutiny Committee on the progress made towards the Council's City Centre Area Action Plan (CCAAP)

2. RECOMMENDATIONS

- 2.1 That the Committee note current progress and the approach being taken going forward.

3. LINKS TO THE SUSTAINABLE COMMUNITY STRATEGY

- 3.1 The CCAAP is directly relevant to meeting the priorities of the Sustainable Community Strategy, particularly 'Delivering substantial and truly sustainable growth' and 'Creating strong and supportive communities'.

4. BACKGROUND

- 4.1 The CCAAP forms part of the Local Development Framework, sitting alongside and complementing the Core Strategy. Like the Core Strategy, the CCAAP will cover the period up to 2026, but whereas the Core Strategy provides providing an overall vision for the development of the city as a whole, the CCAAP is – as the name suggests – focused on the city centre. It will identify opportunity areas within the city centre and provide vision and policy for their subsequent development or regeneration. As a statutory planning document, it will be subject to similar consultation processes and – ultimately – public examination by a planning inspector on behalf of the Secretary of State prior to being presented to Council for adoption.

5. KEY ISSUES

- 5.1 The current difficult economic climate presents particular challenges for developing an effective CCAAP. The plan must be demonstrably deliverable – with a suitable supporting evidence base justifying the choices made within it – for it to pass independent examination by a planning inspector. As such, much of the current work on the document is focused on exploring the options for different areas so that the outline commercial viability of proposals can be judged.

6. IMPLICATIONS

- 6.1 When adopted, which may well take a further two years or more to complete the statutory planning process, the CCAAP will become a key policy document within the Local Development Framework and its policies will help shape the future development of the whole city centre area.

7. CONSULTATION

- 7.1 At this very early conception stage of development no formal consultation has been undertaken,

but there will be extensive consultation on this as progress is made, both internally and externally with a wide range of stakeholders.

8. NEXT STEPS

8.1 The next steps for the development of the CCAAP are outlined below:

- Complete informal outline commercial assessment of the concept opportunity area uses
- Revise and revisit any content based on these discussions as appropriate to create the first 'outline' CCAAP
- Seek input and comments from key internal stakeholders on this outline
- The outline will then go through appropriate committee approval processes

9. BACKGROUND DOCUMENTS

Used to prepare this report, in accordance with the Local Government (Access to Information) Act 1985

9.1 None.