

Councillor Questions for Council 12th September 2013

(**NOTE:** The following question and response will be published on the Council's website as soon as possible after the meeting and linked to the published draft minutes of this meeting.)

1. Question from Councillor Steve Hedges

Could Councillor Tim Ball reassure the residents of Odd Down that greenfield sites will only be used for housing after brownfield sites have been used up?

Answer from Cabinet Member for Homes and Planning

Council agreed in March 2013 that it should plan for 12,700 dwellings in order to meet housing needs. Through the Core Strategy, the Council is seeking to focus new development on brownfield sites. Before identifying new sites for development, the Council assessed the capacity of the existing supply. Whilst this consisted primarily of brownfield sites, there are a number of permissions and other commitments on greenfield sites such as at the site at South West Keynsham (K2). These greenfield sites are currently being developed alongside the brownfield sites. In light of the fact that there are insufficient sites to meet the identified housing requirement of 12,700 dwellings, Council agreed in March 2013 that greenfield locations, such as land adjoining Odd Down, should be released for development. The release of these sites is currently being scrutinised through a public examination and the Inspector will clarify in his forthcoming report whether these sites are appropriate for development. If he agrees that they are then these sites will need to progress rapidly in order to meet the district's needs for housing during the plan period to 2029.

Furthermore, until the Core Strategy is adopted, the presumption in favour of sustainable development in the NPPF is resulting in the need to grant planning permission on some greenfield sites or sites being granted on appeal. Development on these sites is likely to take place alongside the development of the brownfield sites.

In conclusion, whilst the Council is seeking to prioritise brownfield sites as far as possible, it will be necessary to progress both brownfield and greenfield sites at the same time.