

Norfolk Strategic Framework: Housing Group

The Housing Group is one of four similar groups progressing work on behalf of the Duty to Co-operate Members Forum. It reports through the Duty to Co-operate Steering panel to provide technical evidence and make recommendations in relation to housing need (demand) and housing capacity insofar as these raise cross boundary issues which should be considered at a strategic level. The other groups are undertaking work in relation to the Economy, Infrastructure, and the Delivery of Development.

The purpose of the Housing Group is to develop a comprehensive understanding of the housing market across the area, to include demand, need and capacity for all types of dwelling to inform the drafting of the Norfolk Strategic Framework (NSF) and to summarise / present the evidence.

One key component of the evidence base is a Housing and Economic Land Availability Assessment (HELAA). A HELAA is used to underpin policies in development plans for housing and economic development, including supporting the delivery of land to meet identified need for these uses. From the assessment, plan makers will then be able to plan proactively by choosing sites to go forward into their development plan documents to meet objectively assessed needs. Indeed the last HELAA produced by King's and West Norfolk Borough Council was a key piece of background evidence in support of the Site Allocations and Development Management Policies at the examination hearing sessions.

Currently the Housing Group are preparing an agreed methodology with the Economic Group across the study area. This is in accordance with best practice to ensure the consistency and robust nature of the evidence base. Further details of the methodology are provided by the National Planning Practice Guidance (NPPG), link below:

<http://planningguidance.communities.gov.uk/blog/guidance/housing-and-economic-land-availability-assessment/>

The HELAA methodology will be consulted on, as it is recommended within the NPPG. All the Local Planning Authorities (LPA's) on the Housing Group are working to slightly different timescales and there is the NSF timescale to consider as well, so rather than each LPA consult separately, and have to wait until the last consultation before progressing, it makes sense that all LPA's consult together. North Norfolk District Council (NNDC) are in such a position, that they need to get going with the process first, and according are to host the consultation event with support from all the other LPA's.

As part of the consultation process the Borough Council of King's Lynn & West Norfolk have prepared a consultation data base consistent with the NPPG for the HELAA methodology consultation, and supplied this to NNDC. As have the other LPA's. This includes: local developers, agents, significant land owners, Local Enterprise Partnerships, parish and town councils.

The consultation will commence towards the end of February for a period of four weeks. The responses will inform the methodology that will be used by all the Norfolk LPA's in carrying out their own HELAA when the time comes.