

West Midlands Regional Spatial Strategy

Phase Two Revision

Draft Revision Matters

December 2007



Have your say in
planning the future of
the West Midlands

**West Midlands
Regional Assembly**

Speaking out for the region



Draft Revision Matters

What is the West Midlands Regional Spatial Strategy (WMRSS)

The WMRSS is a statutory document which provides a framework for the development of the West Midlands Region for the next 20 years. Among other things, the WMRSS sets out how many new houses should be built and where, what improvements are required to the Region's transport networks, where new employment opportunities should be created and how the environment should be protected and enhanced.

Why is the WMRSS being revised?

When the existing WMRSS was published by government in June 2004, the Secretary of State endorsed the principles of the Spatial Strategy but suggested several new areas that needed to be developed further. Given the range of policy areas to be considered, it was agreed that the WMRSS Revision should be taken forward in three separate phases.

➤ Phase One: this process has been completed and focused on developing a long-term strategy for the Black Country.

➤ **Phase Two: has focused on a range of issues including housing figures, employment land, centres, transport, waste and identifies the towns and cities where development should be focused.**

➤ Phase Three: the initial stages of the process started in November 2007 and will be looking at Critical Rural Services, the provision of Gypsy and Traveller Sites, Culture, Minerals and Environment Policies.

Details can be obtained at
www.wmra.gov.uk

West Midlands Regional Assembly, as the Regional Planning Body, is responsible for co-ordinating each of the above phases.



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What does this mean for the area where I live, work or visit?

The WMRSS includes policies that will guide the way decisions are made at a local level. If you live, work in or visit the West Midlands, the WMRSS, and the Revisions to it, will affect the places you know and how you will travel around the Region.

What is being proposed under the WMRSS Phase Two Revision Draft?

The Draft changes have amended current WMRSS policies in relation to future housing provision and employment land provision, centres, waste management and transport. To summarise, the key points are:

Sustainable Region

- New policies on Climate Change, creating Sustainable Communities, Sustainable Construction and Air Quality.

Housing

- The provision and distribution of 365,600 new homes across the West Midlands over the next 20 years
- 6,000 affordable houses to be provided every year
- A number of towns and cities have been designated as 'Settlements of Significant Development' (Worcester, Telford, Shrewsbury, Hereford, Rugby, Burton upon Trent, Stafford, Nuneaton/Bedworth, Warwick/Leamington Spa and Redditch) and will act as a focus of housing and related development outside the Major Urban Areas.

Employment

- The provision and distribution of employment land supply across the Region over the next 20 years
- The identification of Regionally Significant Employment Sites (large sites of 25 hectares or more) including the future provision of Regional Logistic Sites.



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Town and City Centres

- ↘ The level of both retail and office floorspace provision to be made in strategic centres across the Region over the next 20 years
- ↘ Proposals to encourage more office development to be located within the Region's strategic centres.

Waste Management

- ↘ Establishes regional targets for waste treatment and recycling in order to reduce the amount of waste that currently goes into landfill
- ↘ The location of future Waste Management Facilities.

Transport

- ↘ Adjustments to the transport policies relating to the provision of Strategic Park & Ride facilities, car parking standards, demand management and airports
- ↘ Updating Regional Transport Investment priorities.

Have your say on the proposals that have been submitted

The WMRSS Phase Two Revision Draft has been submitted to the Secretary of State by West Midlands Regional Assembly and is available for public consultation from 7 January to 28 March 2008.

Everyone is welcome to make their views or comments (representations) on the draft Revision and its policies.

Where can I go for more information?

If you would like to see the draft policies and supporting documents, copies are available for inspection in all main libraries and Local Planning Authority offices across the Region. Documents can also be viewed and downloaded from the Assembly website at www.wmra.gov.uk or copies can be obtained by contacting the Assembly on 0121 245 0200.

Any representation to the Revision must be received by **28 March 2008**. Please see details across the page.



Formal Statement of the Draft Revision Matters

Who is responsible for the Revision?

West Midlands Regional Assembly, as the Regional Planning Body, has under the provisions of the Planning and Compulsory Purchase Act 2004 and the Town and Country Planning (Regional Planning) (England) Regulations 2004, submitted to the Secretary of State for Communities and Local Government the WMRSS Phase Two Revision Draft. The Draft Revision is part of a phased approach to the partial Revision of the WMRSS.

In preparing a Revision to the WMRSS, the Assembly is required to submit a formal Statement of the Draft Revision matters. This provides details about public consultation and the next stages, following the submission to the Secretary of State of the WMRSS Phase Two Revision.

Any person may make representations on the Draft Revision.

a) Subject matter and plan area

The WMRSS Phase Two Revision Draft is the second phase of the partial revision to the Regional Spatial Strategy for the West Midlands published in June 2004. The Revision

covers the counties of Worcestershire, Warwickshire, Shropshire, Staffordshire, the Metropolitan Authorities of Birmingham, Solihull, Coventry, Wolverhampton, Walsall, Sandwell and Dudley and the unitary authorities of Telford, Stoke-on-Trent and Herefordshire.

b) Minor amendment

The WMRSS Phase Two Revision Draft is not a minor amendment to the existing WMRSS as a number of substantial changes have been made to the existing policies.

c) Period in which representations must be made

7 January to 28 March 2008

d) Written views/comments and views/comments by electronic communications must be sent to:

WMRSS Panel Secretary
c/o Government Office for the West Midlands
5 St Phillips Place
Colmore Row
Birmingham
B3 2PW

wm.panelsecretary@gowm.gsi.gov.uk



Formal Statement of the Draft Revision Matters

e) Notification request

Anyone who has made representations/comments on the WMRSS Phase Two Revision Draft can request that they be kept informed of the progress, including the changes that the Secretary of State makes and the final publication of the document.

Individuals who wish to be kept informed should make a formal request (including details of their relevant contact address), when they submit their comments and representations by 28 March 2008.

f) Procedures for considering representations

Procedures for considering representations on the draft Revision and for publishing the Revision are set out below. Procedures are set out in more detail in Sections 7, 8 and 9 of the Planning and Compulsory Purchase Act 2004, and in Planning Policy Statement 11, paragraphs 2.41 – 2.53 and Annex C.

The Assembly has now published the following, which constitute the WMRSS Phase Two Revision Draft documents it has submitted to the Secretary of State:

1. WMRSS Phase Two Revision - Draft Submission
2. WMRSS Phase Two Revision - Overview
3. WMRSS Phase Two Revision - Draft Implementation Plan
4. WMRSS Phase Two Revision - Pre-submission Consultation Statement
5. WMRSS Phase Two Revision - Sustainability Appraisal: Non Technical Summary

A range of other supporting Technical Documents have been submitted which can be accessed through the Assembly's website www.wmra.gov.uk

These documents have been published for public consultation from 7 January - 28 March 2008.

The Secretary of State will arrange for an Examination in Public (EiP) to be held into the draft Revision.

The EiP will be held before an independent panel (the Panel) chaired by a person appointed by the Secretary of State.



Formal Statement of the Draft Revision Matters

The Panel will consider all representations received on the WMRSS Revision Draft, and will publish a draft list of participants and matters to be considered at the Examination a minimum of 12 weeks before the start of the EiP. No person has the right to be a participant. The Panel must publish a report after the EiP and it is likely to be within three months of the close of the Examination.

The Secretary of State must consider the Panel report and representation, and publish proposed changes to the draft Revision and reasons for these changes. Anyone may make views or comments about the proposed changes.

The Secretary of State will consider the representations/comments that have been made in relation to the proposed changes and incorporate amendments where it is considered to be appropriate. Following this, the Secretary of State will then finalise and publish the Revised WMRSS. It is anticipated that the final document will be published in 2009.

The Secretary of State has the power to withdraw a draft Revision at any time.

g) Examination in Public details

The Examination in Public will be held in September 2008. The venue for the EiP is to be confirmed. Details will be made available on the following websites:

**www.wmra.gov.uk or
www.go-wm.gov.uk**

If you require any assistance in making your representation or would like some further guidance, please contact West Midlands Planning Aid Service. The Planning Aid service provides free, independent and professional help and advice and support on planning issues to people and communities who cannot afford to hire a consultant. West Midlands Planning Aid can be contacted at: West Midlands Planning Aid, Unit 319, The Custard Factory, Gibb Street, Birmingham B9 4AA, 0121 766 8044, **wmcw@planningaid.rtpi.org.uk**

Consultation and Next Steps

Public Consultation on the WMRSS Phase Two Revision – Draft

To make **representations** on any part of the WMRSS Phase Two Revision – Draft, please send your response form by post or email, by **28 March 2008** to:

WMRSS Panel Secretary
c/o Government Office for the West Midlands
5 St Philips Place
Colmore Row
Birmingham
B3 2PW
wm.panelsecretary@gowm.gsi.gov.uk

To make an online response (your response will be sent directly to the Panel Secretary), by 28 March 2008, please visit www.wmra.gov.uk and follow links to the WMRSS Phase Two Revision.

The WMRSS Phase Two Revision Draft and submission reports are available

- Online at www.wmra.gov.uk
- As printed documents

This report and the consultation comments on it will be taken into account at the Examination in Public on the draft RSS Revision in September 2008.

All supporting technical documentation is available on the Assembly website www.wmra.gov.uk.

West Midlands Regional Assembly

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