

Participant	Gill Smith	Rep ID	2783
		Date response received	14 th May 2015
Representing	Dorset County Council	Response reference number	MHD030
MHD / Change reference commented on	MHD006, MHD007, MHD013		
Summary of comment	<p>Dorset County council supports the recommendations that</p> <ul style="list-style-type: none"> • the Plan Period be extended to cover the period to 2031 • the housing target be increased to 285 dpa • the overall target of providing 5700 dwellings by 2031 • no further employment land is required • the plan should proceed towards adoption with an early review • settlement boundaries be retained around the More Sustainable Villages (MSV) • settlement boundaries be removed around the Less Sustainable Villages (LSV) • 826 dwellings out of the 5700 target, be built at Stalbridge and the MSV • the strategic employment needs should be met at the main towns • the local employment needs should be met through existing allocated sites at Stalbridge the villages and in the countryside • there should be no new employment allocations outside of the four main towns unless a specific need is identified . this can be met through LP2 or Neighbourhood Development Plans 		
Council's response	Dorset County Council's support for the recommendations set out in MHD006, MHD007 and MHD013 is welcomed.		
Conclusions	No further action is required		

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Representing	Dorset County Council	Response reference number	MHD030
MHD / Change reference commented on	MHD009		
Summary of comment	<p>Dorset County Council does not support the recommendation that no changes are required to the Local Plan arising from further consideration of the delivery of affordable housing.</p> <p>Dorset County Council is concerned that MHD009 fails to recognise the affordable housing needs of elderly and vulnerable people as discussed at the examination hearing by Mr Derek Hardy (Lead Commissioner, Adult and Community Services, DCC) on Thursday 12th March 2015.</p> <p>In respect of Policy 8 the County Council seeks to ensure that affordable housing developments on larger sites make provision for specially adapted or supported housing where a need for this type of housing can be evidenced. Dorset County Council's proposed addition to Policy 8 is:</p> <p style="padding-left: 40px;">Where developments are required to provide 10 or more affordable homes, and where a need can be evidenced by the Council or Dorset County Council at the point of submitting a planning application, 10% of the affordable element should be planned for households requiring specially adapted or supported housing.</p> <p>In respect of Policy 7 the County Council seeks to clarify the different approach in respect of Use Class C2 and other forms of specialist housing and to ensure that developers recognise and address the strategic aims and objectives of the County Council in delivering care. The County Council's proposed addition to Policy 7 is:</p> <p style="padding-left: 40px;">New social, care or health related development proposals, or major extension to existing developments within the C2 use class will not be subject to Policy 8 but will be required to demonstrate that any impacts upon, or risks to the strategic aims and objectives of Dorset County Council and NHS Dorset health and social care services have been accounted for and mitigated against.</p> <p>All other residential development proposals for older and vulnerable people, including sheltered housing, assisted-living and extra-care accommodation must meet the requirements of Policy 8. The details of such proposals and associated delivery mechanisms will require the approval of the Local Planning Authority in consultation with Dorset County Council.</p>		

<p>Council's response</p>	<p>The Council is sympathetic to the concerns raised by the County Council and feels that the issues should be addressed through LP1. However the wording suggested requires some refinement to ensure that the policies are capable of delivering the desired outcomes.</p> <p>The key points identified as a result of Dorset County Council's submission are:</p> <ul style="list-style-type: none"> • that all developments should contribute to meeting the needs of households requiring specially adapted or supported housing; • that a proportion (10%) of affordable housing should be provided for households requiring specially adapted or supported housing; • that proposals for social, care or health related developments within the C2 use class should not impact on the strategic objectives of the County Council or NHS Dorset health and social care services;
<p>Conclusions</p>	<p>The policy objectives identified by Dorset County Council and supported by the Council, should be met by suitable modifications/additional wording to:</p> <p>Policy 7 – to provide housing for households requiring specially adapted or supported housing and to ensure that the strategic objectives of County Council or NHS Dorset health and social care services are not undermined by developments within the C2 use class</p> <p>Policy 8 – to provide a proportion of affordable housing for households requiring specially adapted or supported housing</p>