

**CYNGOR SIR
11 MEDI 2024**

**CANLLAWIAU CYNLLUNIO ATODOL DRAFFT
CYNLLUN DATBLYGU LLEOL**

Y Pwrpas:

- Ceisio cymeradwyaeth i gynnal ymgynghoriad ffurfiol ynghylch ail gyfran o Ganllawiau Cynllunio Atodol a gynigir fel y nodir yn yr adroddiad.
- Amlinellu'r broses ar gyfer paratoi a mabwysiadu Canllawiau Cynllunio Atodol fel rhan o'r dogfennau i gefnogi'r CDLI Mabwysiedig a Diwygiedig.
- Nodi'r rhaglen mewn perthynas â pharatoi Canllawiau Cynllunio Atodol y dyfodol gan gynnwys y rhai a nodwyd ar gyfer paratoi ac adrodd arnynt yn y dyfodol.

Argymhellion y Cabinet:

- Cymeradwyo bod y fersiwn ddrafft o'r Canllawiau Cynllunio Atodol a nodir yn yr adroddiad hwn yn destun ymgynghori cyhoeddus ffurfiol.
- Dirprwyo awdurdod i swyddogion ddiweddarau neu addasu unrhyw newidiadau ffeithiol, teipio neu ramadegol.

Y rhesymau:

- Adlewyrchu'r gofynion a'r ymrwymadau a nodir yn y Cynllun Datblygu Lleol Diwygiedig mabwysiedig a datblygol i baratoi Canllawiau Cynllunio Atodol.
- Rhoi eglurder ychwanegol ar feysydd polisi thematig penodol i gefnogi'r gwaith o weithredu polisiâu a darpariaethau'r Cynllun Datblygu Lleol Mabwysiedig a darparu canllawiau yn eu cylch a helaethu arnynt.

Angen i'r Cabinet wneud penderfyniad OES

Angen i'r Cyngor wneud penderfyniad OES

YR AELOD CABINET SY'N GYFRIFOL AM Y PORTFFOLIO:-

Y Cynghorydd Ann Davies, Aelod Cabinet dros Faterion Gwledig a Pholisi Cynllunio

Y Gyfarwyddiaeth:

Enw Pennaeth y Gwasanaeth:

Rhodri Griffiths

Awdur yr Adroddiad:

Ian R Llewelyn

Swyddi:

Pennaeth Lle a
Chynaliadwyedd

Rheolwr Blaen-gynllunio

Cyfeiriadau e-bost:

RDGriffiths@sirgar.gov.uk

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EXECUTIVE SUMMARY

Draft Supplementary Planning Guidance (SPG)

Carmarthenshire Local Development Plan

1. Background.

This Report follows the publication of the 2nd Deposit Revised Local Development Plan (LDP) for public consultation between the 17th February 2023 and 14th April 2023. The 2nd Deposit Revised LDP sets out a strategy, vision, strategic and specific policies, proposals, and development allocations as well as areas where policies have been designed to protect and enhance the environment from inappropriate development. It also reflects the need to continue to implement the current adopted LDP.

As part of implementing the content of the development plan, it is often necessary for policies to be supported by supplementary guidance to support the interpretation and use of policies and proposals in the Plan. These are produced in the form of Supplementary Planning Guidance (SPG) and can be brought forward at various stages including to coincide with the adoption of the forthcoming Plan. They are required to undergo a formal consultation on their content prior to adoption.

Appendix 3 of the Revised LDP identifies a series of proposed SPG for preparation during the Plan period through to 2033 and range from thematic policy guidance through to site-specific Development Briefs

It is important to note that the timetable for their production is aligned with evolving priorities.

2. Draft SPG

3.1 This report sets out three specific SPG for public consultation appended to this report. Each relating to a specific policy area within the Adopted and Revised LDP but with a focus on Built Heritage and Conservation as follows:

- Plastering, Rendering and Insulating Traditional Buildings: Guidance for Sustainability
- Carmarthenshire Shopfront Design Guide 2022
- Conservation Areas: An Essential Guide to their Enhancement

It should be noted that the content of the SPG are subject to ongoing development/refinement and will be updated as this report progresses through to Council for consideration

Next Steps

Following Council approval, the draft SPG will be subject to a 6-week public consultation which will be undertaken in a manner consistent with the approach set out within the Delivery Agreement for the Revised LDP. Following the consultation, the representations received will, along with any recommended amendments to the SPG, be reported back through the democratic process ahead of Council consideration and approval.

It should be noted that the SPG relate to both the adopted and the emerging Revised LDP. In this respect they will support the implementation of the current adopted LDP and subsequently the emerging Revised LDP, scheduled for Spring/Summer 2025.

Future SPG Production

The Revised LDP identifies a programme for future SPG preparation, a further report setting out additional draft SPG is proposed to come forward in the autumn 2024 and which includes on Landscape Character Assessment.

DETAILED REPORT ATTACHED?	YES Appendix 1: SPG Programme Draft SPG: Plastering, Rendering and Insulating Traditional Buildings: guidance for sustainability. #Draft SPG: Carmarthenshire Shopfront Design Guide Draft SPG: Conservation Areas: An essential guide to their enhancement
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IMPLICATIONS

I confirm that other than those implications which have been agreed with the appropriate Directors / Heads of Service and are referred to in detail below, there are no other implications associated with this report:

Signed: **R Griffiths**

Head of Place and Sustainability

Policy, Crime & Disorder and Equalities	Legal	Finance	ICT	Risk Management Issues	Staffing Implications	Physical Assets	Bio-diversity & Climate Change
YES	YES	YES	NONE	NONE	YES	NONE	YES

1. Policy, Crime & Disorder and Equalities

The adopted and emerging Revised LDP and these associated SPG identify and develops the links and requirements necessary to ensure they, and the processes in their preparation are compatible with Carmarthenshire County Council's well-being objectives. It also ensures alignment with the national Well-being Goals set out within the Well-being of Future Generations Act 2015. Through its land use planning policies, LDPs seek to promote the principles of sustainability and sustainable development by facilitating the creation of communities and local economies which are more sustainable, cohesive and provide access to local services and facilities and reducing the need to travel.

The integration of sustainability as part of the preparation of the LDP, and by extension these SPG, is reflected in the undertaking of a Sustainability Appraisal and Strategic Environmental Assessment reflecting national and international legislative requirements. The formulation of the emerging Revised LDP will closely consider matters of sustainability and will be prepared with the outcomes of the Plan measured in light of the Sustainability Appraisal indicators. This iterative approach ensures sustainability is at the heart of the Plan and that it is reflective of the requirements emanating from the Wellbeing and Future Generations Act 2015 and the Carmarthenshire Well-being Plan.

The LDP and these SPG have full regard to the national legislative provisions and will relate and have regard to the Carmarthenshire Well-being Plan. They will be assessed against the National and local Well-being Objectives. The Revised LDP will ensure the requirements emanating from the Act are fully and appropriately considered within the Plan, reflective of its duties.

2. Legal

The implementation of the adopted LDP and the preparation of the draft SPG and the Revised LDP reflects the provisions of the Planning and Compulsory Purchase Act 2004, the requirements of the Planning (Wales) Act 2015 and secondary legislation in the form of the Local Development Plan (Regulations) Wales (As amended) 2015.

Their preparation also has appropriate regard to other sources of primary and secondary legislation including the Environment (Wales) Act and the Well-being of Future Generations Act 2015. They must also have regard to the provisions of the Habitat Regulations as transposed into the Conservation of Habitats and Species Regulations 2017 (as amended) and our legal duties as competent authority.

Their preparation is in accordance with the 2004 Planning and Compulsory Purchase Act. It is also in line with national regulations and guidance in relation to its scope and content.

Note: The Revised LDP will be required to comply with the provisions of Future Wales: the National Plan 2040 (formerly the National Development Framework) which sets out a high-level spatial strategy for Wales.

3. Finance

Financial costs to date are covered through the financial provisions in place - including growth items and reserves as required. Should the Planning Division Budget not be in a position to provide further funding necessary to meet the statutory requirements to review and prepare a development plan then an application will be made for a further growth bid for future years.

Should the Planning Division Budget not be able to provide further funding necessary to meet the statutory requirements emerging from the specialist input necessary to address the phosphates impacts, then an application will be made for further funding. In addition, we will look to share financial burden of such work with partners and seek financial assistance (where applicable) from the Welsh Government as well as maximising grant income (where available).

The Delivery Agreement, in making reference to such matters, outlines the Council's commitment to prepare and adopt an up-to-date LDP in accordance with the Council's statutory duty.

7. Staffing Implications

Whilst the progression of the Revised LDP will be delivered through current staffing provisions, any delay may require extensions to contracts of those temporary posts in place to support Plan preparation and delivery. Funding would be through current financial provisions and/or future growth items.

Provision will be required for a Programme Officer for the Examination into the LDP (scheduled 2023/24), this accommodated within existing financial provisions.

8. Biodiversity and Climate Change

The report and its provisions have full regard to our duties in relation to the biodiversity and climate change responsibilities. In this regard both the proposed SPG in relation to Sites of Importance for Nature Conservation and that for open space include provisions compatible with our duties under the environment act and as expressed through the declaration of nature emergencies as well as delivering on the nature and biodiversity requirements set out in Planning Policy Wales.

It should be noted that SPG support the implementation and provision of the adopted and Revised LDP both of which has been prepared against the backdrop of legislation and corporate policies.

CONSULTATIONS

I confirm that the appropriate consultations have taken in place and the outcomes are as detailed below

Signed: R Griffiths

Head of Place and Sustainability

1. Scrutiny Committee request for pre-determination	NO
Scrutiny Committee	
Date the report was considered:-	
Scrutiny Committee Outcome/Recommendations:-	

2. Local Member(s)

The proposed SPG will be subject to full public consultation. Members will be engaged throughout the Plan making process.

3. Community / Town Council

The proposed SPG will be subject to full public consultation. Town/Community Council(s) are a specific consultee at statutory stages throughout the Plan making process.

4. Relevant Partners

The proposed SPG will be subject to full public consultation. Contributions have been made and will continue to be sought throughout the revision process.

5. Staff Side Representatives and other Organisations

The proposed SPG will be subject to full public consultation. Internal contributions have and will continue to be sought throughout the Plan making process.

**CABINET MEMBER PORTFOLIO
HOLDER(S) AWARE/CONSULTED**

YES

**Section 100D Local Government Act, 1972 – Access to Information
List of Background Papers used in the preparation of this report:**

THESE ARE DETAILED BELOW

Title of Document	File Ref No.	Locations that the papers are available for public inspection
Adopted Local Development Plan		https://www.carmarthenshire.gov.wales/home/council-services/planning/planning-policy/local-development-plan-2006-2021/
Supplementary Planning Guidance		https://www.carmarthenshire.gov.wales/home/council-services/planning/planning-policy/supplementary-planning-guidance-spg/
2nd Deposit Revised Local Development Plan		Second Deposit Revised Local Development Plan (gov.wales)
Integrated Sustainability Appraisal and Habitats Regulations Assessment		Integrated Sustainability Appraisal and Habitats Regulations Assessment (gov.wales)
Revised Delivery Agreement		Delivery Agreement (gov.wales)
Local Development Plan 2018 - 2033		Local Development Plan 2018 - 2033 (gov.wales)