



## Frequently asked questions

### **What is the Selby Local Plan?**

The Selby Local Plan sets out the North Yorkshire Council (the Council) approach to development growth in the Selby area up to 2040. It is an important document as it sets out where new development will take place, as well as the local planning policies for determining planning applications and other development applications submitted to the Council in this area. Those sites allocated to be developed as well as areas for protection are identified on the Policies Map, which is part of the Selby Local Plan.

### **But Selby District doesn't exist anymore?**

On the 1 April 2023, Selby District Council ceased to exist and the former area became part of the new North Yorkshire Council. A new Local Plan will be prepared to cover the new geography of the whole of North Yorkshire (excluding the National Parks). The decision to proceed with the Selby Local Plan for the former Selby district area was approved by the Council on 23 February 2023 and 21 February 2024. The 'Plan Area' for this Selby Local Plan is defined as the former Local Planning Authority area which is contiguous with the former Selby District Council administrative boundary, as shown on the Policies Map.

### **Why not just start on a new North Yorkshire Local Plan?**

A new Local Plan for North Yorkshire is being produced. You can see further information on how to be involved in its progress to adoption at this website: <https://www.northyorks.gov.uk/planning-and-conservation/planning-policy/north-yorkshire-local-plan>.

A key driver for progression of the Selby Local Plan is to ensure a continued supply of housing sites. Until the new North Yorkshire Local Plan is adopted for North Yorkshire, housing supply calculations and the housing delivery test will continue to be assessed on a former district boundary basis. Continuing with the Selby Local Plan will ensure that the Council continues to take positive steps to manage housing delivery within the Selby area and will retain a plan led approach. Having an up to date Selby Local Plan in place will give certainty for the community, landowners, developers and service and infrastructure providers on the amount of land needed to provide new developments and where this will take place.

Therefore, given the advanced stage that the Selby Local Plan had reached, the Council decided to make a Revised Publication version for consultation reflecting the latest evidence and guidance, including updates to the National Planning Policy Framework (NPPF 2023) and which addresses issues raised through the previous consultation, including revisions to policies and site allocations.

### **Why do we need another plan?**

The Local Plan needs to be up to date with current legislation and to set out development proposals for the next 20 years. The Local Planning Authority is required to keep the Local Plan up to date and when adopted, this new Selby Local Plan will replace the existing Selby District Local Plan 2005 and the 2013 Selby District Core Strategy.



If the Local Plan is considered out of date, the Council will find it difficult to refuse planning applications for development in the former Selby district area on sites not allocated or in line with the planning policies in the Local Plan.

### **What are the different stages for preparing the Selby Local Plan?**

We first consulted on a new Selby Local Plan in 2020 when we looked at what local issues and options should be tackled through planning policies. The next stage was to establish the preferred options. We also undertook a 'call for sites' between September 2019 and September 2020.

### **What was the Preferred Options consultation?**

The Preferred Options were drawn up considering the results of the earlier engagement (as well as evidence base work) and we consulted on these between January and March 2021. The Preferred Options draft Selby Local Plan set out the Council's preferred spatial approach in terms of where development will be focused and the draft policies which will be used to determine planning applications up to 2040. Alternative options were also identified in the document as well as those policy directions the Council had rejected.

You can view the previous comments / representations and the Council's response to the Issues and Options consultation in 2020 at: <https://selby-consult.objective.co.uk/kse>.

The Preferred Options consultation was also the last opportunity for landowners to submit land for consideration for development in the Selby Local Plan.

### **What was the Additional Sites consultation?**

A total of 44 additional or amended sites were submitted to us at Preferred Options stage and these additional sites were assessed with the Council's site assessment methodology available at: <https://selby-consult.objective.co.uk/kse>.

To ensure that the additional and amended sites were subject to the same level of scrutiny as those previously considered (through the 'call for sites'), the Council sought views on the assessments of the new and amended sites through the Additional Sites consultation between August and September 2021.

You can view the Additional Sites comments / representations and the Council's response to the Additional Sites consultation in 2021 at: <https://selby-consult.objective.co.uk/kse>.

### **What was the Evidence Base consultation?**

As well as taking into account the feedback from the earlier consultations, the Council undertook a range of evidence base work to help inform the new Selby Local Plan. Views were sought on some key Evidence Base documents during public consultation between September and October 2021. The documents consulted on at that time were the Green Belt Review, Greenspace Audit, Selby Local Plan and CIL Viability Report, and the Indoor and Outdoor Sports Facilities Assessment.

You can view the comments / representations and the Council's response to the Evidence Base consultation in 2021 at: <https://selby-consult.objective.co.uk/kse>.



### **What was the Pre-Submission Publication Local Plan (2022)?**

The Council considered all the responses received at the previous consultations, and the evidence provided, and published the first version of the Selby Local Plan that the Council proposed to formally submit to the Secretary of State for examination. It was available for formal comments between August 2022 and October 2022.

### **What is the Pre-Submission Revised Publication Local Plan (2024)?**

The Local Plan now out for formal Regulation 19 engagement is a revised version of the Selby Local Plan that the Council now proposes to formally submit to the Secretary of State for examination. The Council has considered all the representations received to the 2022 consultation and has made changes to some of its decisions regarding the policies and development proposals based on the most recent evidence and representations received at the 2022 consultation stage.

### **What is the difference between the Publication Local Plan (2022) and the Revised Publication Local Plan (2024)?**

The main differences between the 2022 Publication version and the Revised Publication version (2024) are that the Council now propose:

- the removal of the proposed new settlement known as Heronby (STIL-D)
- the addition of four further site allocations in:
  - Eggborough (EGGB-B (which also includes site EGGB-U))
  - Hambleton (HAMB-A)
  - Hensall (HENS-A) and
  - North Duffield (NDUF-D)
- other revisions to policies in response to comments raised as part of the previous consultation stage in 2022
- changes required to reflect the revised National Planning Policy Framework published in December 2023
- some reformatting of site allocations policies for clarity and consistency

### **Why make these changes?**

The Council considers that these changes are needed because there have been updates to the information available about the delivery of the new settlement proposal and to ensure the Selby Local Plan is robust and consistent with national policy.

Despite ongoing work by the site promoters of Heronby, there remain outstanding concerns, including from the City of York Council (CYC) and National Highways, regarding highways and infrastructure impacts as a result of the Heronby new settlement.

Because these concerns have yet to be resolved, the Revised Publication Plan removes Heronby from the spatial strategy. With the addition of four new allocations, which have been assessed to be suitable, available and deliverable in the light of up to date evidence, the Selby Local Plan will still deliver its visions and objectives by focusing most of the growth in locations which have a range of services and facilities in line with the Settlement Hierarchy.



The strategic approach continues to recognise the opportunities to reuse brownfield sites in and regenerate Selby town centre and promote heritage-led regeneration at Tadcaster, as well as supporting Sherburn in Elmet. It also continues to provide an expansion site on the edge of Eggborough, with associated new community facilities to support the new employment growth at the former power station and former colliery site close by.

Focusing development in these areas, with some development in lower order settlements commensurate with their scale and character, supports local services and protects the environmental assets of the Selby Local Plan Area.

The Plan provides sufficient deliverable land to meet the higher identified housing needs in the 2020 Housing and Economic Development Needs Assessment (updated in 2022). This reflects an optimistic position, but plans positively for the long-term growth of the former Selby district area with a buffer for flexibility to respond to changes in the economy, without the need for either a new settlement or to take land out of the Green Belt.

### **What is this consultation?**

This is a further round of formal consultation on the Selby Local Plan before it is formally submitted to the Secretary of State for examination (known as Regulation 19 stage) by an independent planning inspector.

This consultation stage is an opportunity for you to submit your formal representation on whether you think the Revised Selby Local Plan complies with the relevant legal requirements including, the duty to cooperate, and is sound (these are defined in the National Planning Policy Framework). The Revised Publication consultation is not an opportunity to provide new information unless it relates to legal compliance or soundness issues. Before you make your representations, please read our guidance notes.

Representations made at this stage will be forwarded to the Secretary of State at the Submission stage of the Selby Local Plan.

The consultation period runs from 8 March 2024 to 4:30pm on 19 April 2024.

### **What happens next?**

The next stage is 'Submission'. At that point, which is likely to be towards the end of this year, the Selby Local Plan, will be submitted to the Secretary of State for independent examination by a planning inspector. The Council will submit all the duly made representations from the current consultation stage and may also provide a list of any subsequent proposed changes to the Selby Local Plan they may wish the inspector to consider.

### **What is the examination?**

At the examination in public, the government appointed independent inspector will consider whether the Selby Local Plan complies with the relevant legal requirements, including the duty to cooperate, and is sound. The planning inspector will consider all representations on the Revised Publication Selby Local Plan that are made within the consultation period 8 March 2024 to 4:30pm on 19 April 2024. Once the Council has formally submitted the Selby Local Plan, the Council's plan



preparation is concluded, and the inspector will take control of the examination process from start to finish.

### **Why should I care about this?**

The Selby Local Plan will determine how your neighbourhood changes and develops. The planning policies will be used to consider development proposals and planning applications throughout the former Selby district area up to 2040. This includes not only new houses and employment provision, but the services and community facilities needed to support the new development as well as protecting the countryside and other local assets.

### **Why should I be involved in its preparation?**

The Selby Local Plan is not yet finalised and can only be adopted by the Council once it has been through the remaining steps. It is important that you consider the Revised Publication document and if you have legal or soundness concerns, provide your formal representation by 4:30pm on 19 April 2024. By being involved in the Selby Local Plan process you will help shape your local community and identify where new development is to take place and which areas will be protected from development.

### **Will my representations make a difference?**

Yes. By law the Council cannot adopt a local plan unless it has provided the opportunity for those people and organisations which it thinks will be affected by the Selby Local Plan to be involved and taken account of their views. Your formal views are important as the changes that the Selby Local Plan sets out may affect you.

The Council has considered all the comments / representations received at previous consultation stages and has made its decision regarding the policies and development proposals in the Revised Publication Plan based on the evidence provided. The Consultation Statement summarises the wide range of issues which have been raised previously and how the Council has responded to the comments.

The Council will consider the representations received at this stage too, and outstanding duly made representations, relating to legal compliance, and soundness, will be considered by an independent planning inspector at an examination.

### **How can I find out more and get involved in the Selby Local Plan?**

All the information you need to be involved is available on the Council's consultation portal at: <https://selby-consult.objective.co.uk/kse>. You need to first register at <https://selby-consult.objective.co.uk/kse/register> or login before providing a response on the online representations form.

The consultation period runs from 8 March 2024 to 4:30pm on 19 April 2024.

You can also access the information and links via the Council's website at: [www.northyorks.gov.uk/selbylocalplan](http://www.northyorks.gov.uk/selbylocalplan).



### **How do I make comments?**

Comments, also known as representations, should be submitted directly to the Council on the dedicated consultation webpage using the interactive online representations form, which is available at: <https://selby-consult.objective.co.uk/kse>.

The consultation period runs from 8 March 2024 to 4:30pm on 19 April 2024.

### **The interactive form didn't work for me, who can I contact?**

If you need any help at all with accessing the documents or submitting your comments on the consultation portal, please contact the Planning Policy Team via our website at:

<https://www.northyorks.gov.uk/your-council/get-touch/contact-us>

or call us on: 0300 131 2 131.

### **Will my comments / representations be made public?**

Yes. Your comments / representations will be made public in line with the Council's Privacy Notice.

### **What is the Council's Privacy Notice?**

The Council's Privacy Notice for Planning Policy Consultations sets out how the Council will use your personal data. For details about how the Planning Policy Team will use your data, please see the privacy notice here: <https://www.northyorks.gov.uk/your-council/transparency-freedom-information-and-data-protection/privacy-notices/planning-policy-consultations-privacy-notice>.

### **What are the timescales for the next stages?**

The representations received by the deadline of 4:30pm on 19 April 2024 will be logged and considered by the Council. The Submission Selby Local Plan will be submitted to the Secretary of State for examination along with the duly made representations and any modifications the Council may propose. It is expected that the Submission Selby Local Plan will be submitted later in 2024, in line with the Council's timetable for the Selby Local Plan production available in the Local Plan Scheme available at: <https://www.northyorks.gov.uk/planning-and-conservation/planning-policy/north-yorkshire-local-plan>. The examination by a planning inspector is scheduled to take place in late 2024 / early 2025.

### **How will I know what to expect if I want to attend the examination?**

Only those seeking a change to the Selby Local Plan within the deadline set by the Council for Revised Publication responses (4:30pm on 19 April 2024) have a right to appear and be heard at the hearing session(s). In considering this, please note that written and oral representations carry the same weight and will be given equal consideration in the examination process. Attendance and participation at the examination is at the invitation of the inspector.

The Planning Inspectorate has provided guidance and advice on taking part in local examinations.

Please see the Planning Inspectorate website for further information:

<https://www.gov.uk/guidance/taking-part-in-local-plan-examinations>.



### **When will the new Selby Local Plan be decided?**

The planning inspector will consider all the information before them and determine if the Selby Local Plan is legally compliant and if any modifications are needed to make it sound. There may be further public consultation on any proposed modifications. Following the examination, they will recommend through a formal report whether or not the Council can adopt the Selby Local Plan for use.

### **Where do I find out what is happening where I live and / or work?**

The Revised Publication Selby Local Plan consultation document can be viewed at: <https://selby-consult.objective.co.uk/kse>.

Until the new Selby Local Plan is adopted, the current adopted Selby Local Plan consists of a document setting out the policies and a map detailing where those policies apply in the former district. It can be viewed at: <https://www.northyorks.gov.uk/planning-and-conservation/planning-policy/planning-policy-your-local-area/selby-planning-policy/selby-development-plan>.

If you want to see the latest planning applications for development in your area, please use the Public Access system available at: <https://www.northyorks.gov.uk/planning-and-conservation/view-and-comment-planning-applications/view-and-comment-planning-applications-your-area/view-and-comment-planning-applications-selby-area> and follow the instructions for use.

### **How does this relate to Neighbourhood Plans?**

Neighbourhood Development Plans are prepared by local communities following the designation of a Neighbourhood Area. Not all communities have a Neighbourhood Plan.

Once adopted, Neighbourhood Development Plans and the Selby Local Plan together make up the development plan for that neighbourhood area and will be used in the determination of planning applications in that particular neighbourhood area.

For further information on neighbourhood planning, please see the Council's website at: <https://www.northyorks.gov.uk/planning-and-conservation/planning-policy/planning-policy-your-local-area/selby-planning-policy/selby-neighbourhood-planning>.