

Housing & Public Protection Policy Development Advisory Group
29 MARCH 2022

Present: Councillors: Lynn Lambert (Chairman), Tricia Youtan (Chairman),
Martin Boffey, Karen Burgess, Paul Clarke, Liz Kitchen, Mike Morgan,
Michael Croker, Ruth Fletcher, Gordon Lindsay, Tim Lloyd, John Milne,
Louise Potter, Kate Rowbottom, Jack Saheid, Diana van der Klugt,
Claire Vickers, Belinda Walters and Bob Platt

Apologies: Councillors: Jon Olson and Josh Potts
Absent: Councillors: Chris Brown and Ian Stannard

19 **CONSIDERATION OF HEALTHY HOMES AND PLACES PRINCIPLE IN THE
LOCAL PLAN**

The Head of Strategic Planning gave an update to the group on the Public Health Principles and the Local Plan.

A motion had been put to Council on 9 February proposing that as part of the Local Plan review the council adopt policies, processes and procedures to ensure all new development was in line with the Healthy Homes and Places Principles. It was also recommended that the Healthy Homes and Places principles become an integral part of council decision making on housing and planning.

The motion had been referred to the PDAGs for full discussion.

Members were reminded of the Healthy Homes and Places Principles which included fire safety, liveable space, natural light, accessible for all, sustainable transport, reduce and adapt to climate change, designed to design out crime and be secure, free from noise and light pollution, air quality and thermal comfort.

Members were also updated on existing Local Plan Policies within the Horsham District Planning Framework with potential changes in the future.

The group were advised that fire safety is controlled through building regulations and further changes on this matter would come into force in June. New legislation will be introduced relating to fire safety and high risk buildings.

The Head of Strategic Planning advised the group that the Local Plan review must be evidenced based and in accordance with national planning guidance and the NPPF. The group were advised that the council had a solid base with potential to embed the Healthy Homes and Places principles further within the updated document.

Members asked if Horsham District Council were able to vary from national guidelines. Officers advised that the council had already elected to adhere to optional minimum standards within the framework.

It was questioned whether, should existing standards change, the council would have flexibility in adopting these. Further information on this would be advised at a future date.

Questions were asked regarding how homes could be built to design out crime and be secure. It was confirmed that consultations take place with the police and designs took deterring anti-social behaviour into consideration.

Other issues discussed were ventilation and heat pumps in new builds, home insulation and energy efficiency.

PDAG members discussed fine-tuning the current policies and highlighting applicable standards for the future. Members were advised sessions for Councillors were planned to discuss emerging Local Plan Policies.

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CONSIDERATION OF MAXIMISING THE DELIVERY OF SOCIAL RENTED HOUSING

The Head of Strategic Planning and the Planning Policy Team Leader gave a presentation to the group on the emerging Local Plan and Social Housing.

Following a Council meeting in October a motion was agreed to prepare a report for consideration at a joint PDAG to identify how best to deliver Affordable Housing that ensures each new development maximises Social Rented homes on new sites to achieve at least 35%.

A presentation was given to Members which set out the existing policy basis, and the NPPF requirements and definitions of affordable housing. Members were also reminded that the authority had a good track record of delivering affordable housing.

Members were informed that any Planning Policies that specifies the type of affordable housing required must be evidence based.

Whilst information on the level of affordable housing that was required in the emerging Local Plan is known, further assessment work has been commissioned to consider evidence regarding the requirements for Social Rented Homes and First Homes. This is programmed for completion in late Spring/early Summer.

Report findings and officer recommendations would be discussed at future PDAGs.

Members felt the study would give clarity on the way forward and would provide evidence for future decisions. Concern was expressed that the current system was not delivering enough affordable housing in the district and improvements were needed. Officers advised that policy was set from Government and local authorities had limited powers, however it was a priority to ensure residents were put into accommodation from the housing register as soon as possible.

The meeting closed at 6.50 pm having commenced at 5.30 pm

CHAIRMAN