

Markfield Neighbourhood Plan Review

23/01/2024

Meeting with H&BBC attended by Margaret Bowler, Colin Wilkinson, Daisy Shields and Rachel Dexter.

Hinckley and Bosworth Borough Council is unable to demonstrate five-years of deliverable housing (at 1st April 2022). Therefore, applications for housing are determined on the basis that permission should be granted unless the adverse impacts would significantly and demonstrably outweigh the benefits. The housing supply figure for 1 April 2023 is yet to be published but is due soon.

National Planning Policy Framework (NPPF) was updated on 19 December 2023 which increases the amount of time that neighbourhood plans offer protection from the lack of five-year housing supply from two years to five. So, the protection offered by the current Markfield Neighbourhood Plan against speculative housing development in the Parish, is extended to 10 September 2026. This was confirmed by H&BBC.

H&BBC are currently preparing its Local Plan and the intention is to consult on a (Reg 18) draft version in May 2024. This will include details of the housing requirement for neighbourhood areas and housing allocations. The housing requirement for Markfield could be different to that currently assumed as part of the Markfield Neighbourhood Plan Review with implications for the allocation of additional housing site(s) in the plan.

Conclusion

With the protections of the current Neighbourhood Plan extended there is no immediate need to press ahead with the review. It would be best to await the publication of the draft Local Plan before deciding the next steps. However, with the site assessment nearing completion and a draft Neighbourhood Plan Review document ready, the Parish Council is in a good position to respond to the draft Local Plan if necessary.