



NEWARK &  
SHERWOOD  
*DISTRICT COUNCIL*

**Newark and Sherwood**  
—— **Local Plan** ——  
**2025 to 2045**

**Scoping Consultation**

**July 2026**

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## 1.0 Introduction

- 1.1 Newark & Sherwood District Council have started the production of new Local Plan. The Local Plan will set out a vision for the District, local planning policy, identifying development targets and sites to accommodate the development.
- 1.2 We are producing the Local Plan under a new system which aims to speed up production. This scoping consultation is the initial stage which we conduct before we formally start the process in September.
- 1.3 The timetable is available here ([Local Plan Timetable](#)<sup>1</sup>) and the key dates are:
- Scoping Consultation July 2026
  - Gateway 1 September 2026
  - Consultation on proposed plan content and evidence June – July 2027
  - Gateway 2 November – December 2027
  - Consultation on proposed Local Plan March – April 2028
  - Gateway 3 July 2028
  - Examination of the Local Plan by an independent Planning Inspector - September 2028 to March 2029
  - Adoption April 2029
- 1.4 Gateway stages are a new mechanism for checking if the Local Plan is progressing appropriately. Gateway 1 is a self-assessment but Gateways 2 and 3 are conducted by an independent Planning Inspector.
- 1.5 In this scoping consultation we want to set out what we believe the key issues are in producing a local plan for the district and ask how you want to be consulted as part of the production of the plan.
- 1.6 The remainder of the scoping consultation is set out in two parts. Firstly, we have prepared a District Profile which identifies some key information about the district and identify potential issues we need to address.
- 1.7 The second element sets out what will be in the plan, potential documents – evidence base – to support the delivery of the plan, ways of appraising the plan and our consultation approach.

### Why are we doing this now?

- 1.8 This is a reasonable question, as we have only just taken our Allocations & Development Management DPD through examination and in less than two years'

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<sup>1</sup> [https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/new-local-plan/notice-intention-commence-preparation-newark-sherwood-local-plan#lgd-guides\\_title](https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/new-local-plan/notice-intention-commence-preparation-newark-sherwood-local-plan#lgd-guides_title)

time the District Council will merge with some of its neighbours and part of the County Council to form a new Council. The answer is that because of the changes to national policy elements of our current plan are out of date, the government has directed Councils to prepare plans as quickly as possible whether or not they are going through local government reorganisation. Therefore, we have commenced plan making. The Plan will be the responsibility of the new Council from April 2028 onwards.

## Commenting on the Scoping Consultation

1.9 Consultation will be between Wednesday 1 July and 5pm on 31 July 2026.

Documents are available at the main Council office at Castle House, Great North Road Newark NG24 1BY (open between 9.00 a.m. and 5.00 p.m. Monday to Friday), the District's libraries (see link below) and the Council's website: [The new Local Plan | Newark & Sherwood District Council](#)<sup>2</sup>

Libraries information:

<https://www.inspireculture.org.uk/reading-information/find-a-library/>

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<sup>2</sup> <https://www.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/new-local-plan>

## 2.0 District Profile

2.1 The purpose of the District Profile is not to provide an exhaustive list of statistics about the District but to highlight key issues which may need to be addressed as part of the production of the new Local Plan. The Council intends to continually update the Profile based on emerging evidence as the plan is developed. The profile is available to view here: [District Profile](#)<sup>3</sup>

2.2 Below are some key conclusions from the profile

### Population & Demographics

- Newark & Sherwood is a geographically large but predominantly rural district with a population of around 128,000, characterised by a slightly older and less diverse population than England as a whole and the East Midlands region.
- Whilst overall deprivation levels are broadly in line with England and the East Midlands this masks:
  - Poorer reported health outcomes
  - Significant variation within the District between rural, urban and former mining settlements
- Commuting patterns dominated by car travel reflecting the rural nature of the district

### Housing

- The **Housing Requirement** for the District has significantly increased, with the latest requirement being 697 homes a year, or 13,940 over the plan period.
- **Past housing delivery** has been variable, with market conditions and a reliance on large strategic sites with infrastructure requirements all having an effect
- **Current pipeline** of extant planning permissions and site allocations yet to come forward will not be capable of addressing the housing requirement. New site allocations will be required
- **Delivery** is the big challenge, with the new Local Plan needing to find sufficient suitable and deliverable land whilst securing the right mix of market and affordable housing
- **Traveller accommodation** remains an important housing issue with the District having a large existing requirement, and the challenges in identifying enough suitable and deliverable land in appropriate locations are recognised

### Economy

- Newark and Sherwood has a strong **employment land supply**. Against the Amended Core Strategy requirement of 83.10ha to 2033, 185.06ha is available, leaving a surplus of 101.96ha.
- **Delivery** has been strongest in Newark (over 91%) and Southwell (over 87%), while the Nottingham Fringe and Sherwood areas have exceeded their targets.

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<sup>3</sup> <https://storymaps.arcgis.com/stories/a69990f5805244ee92c6c39b576c6a51>

By contrast, the Mansfield Fringe has delivered only around 10%, indicating possible under delivery.

- The District appears to have enough land for most employment uses, but **large-scale logistics** requires large, well-connected sites. Three such schemes have been permitted, including two on unallocated sites, and there remains allocated land theoretically suitable for this purpose
- There will need to be a new employment **evidence base** for the Local Plan, alongside a review of the approach to large-scale logistics. The **future Spatial Strategy**, and employment allocations and designations, will need to reflect national policy, new evidence, and respond to potential under delivery in the Mansfield Fringe Area.

## Communities

### Retail and Town Centres

- There are a **range of centres across the District** (Newark Town Centre, 3 District Centres (Edwinstowe, Ollerton and Southwell and 12 Local Centres).
- **Newark Town Centre** is the principal centre but under the greatest pressure, with rising vacancies and wider structural retail change.
- **District and Local Centres** appear more resilient overall, with generally more stable vacancy levels and an ongoing day-to-day community role.
- The new Local Plan will need to assess retail need, undelivered allocations and planned centres, while responding to the structural challenges centres are facing, delivering local regeneration priorities and managing out-of-centre pressure.

### Community Facilities

- **Access to community facilities is strongest** in Newark, Ollerton & Boughton and Southwell, and along key transport routes where services are more concentrated and journey times are shorter.
- **Accessibility is weaker** in rural and peripheral parts of the district, particularly in the north and west, where dispersed settlement patterns increase travel distances to key services
- The **net increase** in community facility provision underlines that investment in continuing to occur but that there is also continued pressure on existing assets
- **Challenges** for a new Local Plan are focussed around safeguarding existing facilities, improving rural provision and securing infrastructure through new development, particularly where accessibility is currently limited.

### Rural Areas

- Rural areas of Newark & Sherwood have **low connectivity to essential services** such as healthcare, shopping and education when travelling by non-car modes, reinforcing strong reliance on private vehicles.
- **Physical and environmental constraints** can limit the capacity of rural settlements to accommodate growth, including limited mains drainage and gas infrastructure, flood risk in parts of the Trent corridor, and varying degrees of landscape sensitivity.
- **Housing development** has been directed to the district's largest settlements, with around 91.5% of completions occurring in these locations

- Rural settlements with **stronger links to higher-tier centres** may present more sustainable development opportunities were this spatial approach to change through the new Local Plan.

## Environment

### Climate Change

- **Domestic energy** use broadly aligns with the East Midlands, indicating typical household consumption.
- **Electricity and gas** use have steadily declined since 2012–13, with sharper reductions in gas.
- **Per capita emissions** have fallen significantly since 2005 but remain above regional and UK averages.
- **Emission reductions** are uneven, with transport remaining the largest and least reduced source.

### Flood Risk

- Parts of the District lie within **Flood Zones 2 and 3**, particularly along the River Trent and its tributaries.
- **Flood risk** is spatially concentrated, with several settlements exposed to more risk than other locations.
- **Surface water flooding** also poses a risk in urban areas, reflecting drainage and runoff constraints.
- **Managing flood risk** will be a key constraint for growth, requiring careful site selection and mitigation measures.

### Green & Blue Infrastructure

- The District has an extensive **Green and Blue Infrastructure network**. There are major woodland assets in the west, and the Trent corridor forms the main blue infrastructure in the east.
- **Spatial variation** does exist though with large-scale natural assets in the north-west, fragmented and less accessible GI in the centre of the District, and urban green spaces in Newark and Southwell.
- **Open Space** provision is high due to large sites, but local typologies (parks, allotments and play space) are more limited and with uneven provision and access across different settlements.

### Biodiversity

- Newark & Sherwood contains **multiple internationally, nationally and locally designated biodiversity assets**, including the Birklands and Bilhaugh SAC, Sherwood Forest National Nature Reserve, SSSIs, Local Nature Reserves and SINCs
- **Birklands and Bilhaugh SAC and the wider Sherwood Forest area** are particularly sensitive to development impacts, with air pollution, recreational pressure and potential effects on nightjar and woodlark habitats identified as key risks requiring a precautionary approach
- The emerging **Nottinghamshire Local Nature Recovery Strategy will be important for the new Local Plan**, as it will identify priority areas for habitat recovery, support biodiversity policy formation and help guide the delivery of off-site Biodiversity Net Gain.

- **Habitats Regulations Assessment** will be required to support the new Local Plan, reflecting the need to properly assess impacts on protected habitats and species and ensure compliance with nature conservation legislation.

#### **Heritage**

- Newark and Sherwood has a **substantial and varied historic environment**, including over 1,300 listed buildings, more than 70 scheduled monuments, 47 Conservation Areas, 4 registered parks and gardens, a registered battlefield at Stoke Field, and over 200 recorded war memorials.
- **Conservation Areas** are under review, to determine whether boundary changes or, in exceptional cases, de-designation may be necessary. Newark and Southwell are particularly significant designations.
- **Heritage and archaeology** will be important considerations as part of the site identification process.

#### **Infrastructure**

- Infrastructure is **essential** to community wellbeing and economic resilience, encompassing both physical infrastructure (such as transport, schools, utilities and flood defences) and social infrastructure (such as health, leisure, libraries and green infrastructure).
- Newark and Sherwood has seen **significant infrastructure delivery** since 2013, including the Southern Link Road, new schools in Fernwood, Middlebeck and Edwinstowe, improvements to bus, walking and cycling facilities, expanded health provision, new library stock, and major leisure investment such as the YMCA Community and Activity Village.
- **Further major infrastructure** is required beyond 2026 to support planned growth, including the A46 Newark Bypass, A1 overbridge improvements at Fernwood, A614 improvements, Tolney Lane flood alleviation, additional healthcare capacity in Newark, and new sports and open space provision at Middlebeck and Fernwood.
- **Sports and recreation provision** is mixed, with notable shortfalls in 3G football pitches and some rugby formats, while swimming pools, sports halls, hockey provision and wider indoor sports facilities are generally sufficient to meet current and future demand.

**Question 1:** Do you agree with the key issues identified through the District Profile?

## 3.0 Context and Evidence Base

### Context - Other Plans and Programmes

- 3.1 There are a range of other plans and programmes at national, sub-national and local levels which will have relevance for production of the new Local Plan. These are set out below.

#### National Plans and Programmes

<b>Plan / Programme</b>	<b>Relevance to the new Local Plan</b>
<b>Planning Policy Framework</b>	
National Planning Policy Framework (NPPF)	Sets out the Government’s planning policies for England and must be taken into account in preparing the Local Plan, forming the overarching policy framework for development management and plan-making. It defines requirements for housing delivery, economic growth, infrastructure, environmental protection and plan-making.  <a href="https://www.gov.uk/government/publications/national-planning-policy-framework--2">https://www.gov.uk/government/publications/national-planning-policy-framework--2</a>
Planning Practice Guidance (PPG)	Supplements the NPPF providing additional guidance to support its implementation  <a href="https://www.gov.uk/government/collections/planning-practice-guidance">https://www.gov.uk/government/collections/planning-practice-guidance</a>
National Networks National Policy Statement (NNNPS)	Provides policy for nationally significant transport infrastructure, influencing safeguarding of land and transport corridors.  <a href="https://www.gov.uk/government/publications/national-networks-national-policy-statement">https://www.gov.uk/government/publications/national-networks-national-policy-statement</a>
Energy National Policy Statements (NPSs)	Set out national policy for major energy infrastructure, including generation and transmission.  <a href="https://www.gov.uk/government/collections/national-policy-statements-for-energy-infrastructure">https://www.gov.uk/government/collections/national-policy-statements-for-energy-infrastructure</a>
<b>Spatial &amp; Land Use Strategy</b>	
England Land Use Framework (2026)	Provides a national spatial approach to balancing competing land uses such as housing, energy and environmental priorities.  <a href="https://www.gov.uk/government/publications/land-use-framework">https://www.gov.uk/government/publications/land-use-framework</a>
<b>Infrastructure &amp; Investment</b>	
UK Infrastructure: 10-Year Strategy (2025)	Establishes long-term national investment priorities for housing, transport, energy and digital infrastructure.  <a href="https://www.gov.uk/government/publications/uk-infrastructure-a-">https://www.gov.uk/government/publications/uk-infrastructure-a-</a>

	<a href="#">10-year-strategy</a>
Better Connected Strategy	Promotes vision-led transport planning and integrated networks  <a href="https://www.gov.uk/government/publications/better-connected-a-strategy-for-integrated-transport">https://www.gov.uk/government/publications/better-connected-a-strategy-for-integrated-transport</a>
Road Investment Strategy	Provides a programme for the investment and management of the Strategic Road Network in England, setting priorities for strategic transport infrastructure, capacity and connectivity  <a href="https://www.gov.uk/government/publications/road-investment-strategy-3-ris3-2026-to-2031">https://www.gov.uk/government/publications/road-investment-strategy-3-ris3-2026-to-2031</a>
<b>Housing &amp; Economic Growth</b>	
National Housing Delivery Programme	Encompasses various initiatives to enhance housing availability and quality. Key components include the National Housing Delivery Fund, the National Housing Bank and the Social and Affordable Homes Programme. Together these are geared towards supporting significantly increased housing delivery, including the Government target of 1.5m homes by 2029.
Homes England Strategic Plan	Sets out how Government will accelerate housing delivery and regeneration across England.  <a href="https://www.gov.uk/government/publications/homes-england-strategic-plan-2025-to-2030">https://www.gov.uk/government/publications/homes-england-strategic-plan-2025-to-2030</a>
UK Industrial Strategy (2025+)	Sets a long-term vision for sectoral growth including clean energy, digital and advanced manufacturing.  <a href="https://www.gov.uk/government/collections/the-uks-modern-industrial-strategy-2025">https://www.gov.uk/government/collections/the-uks-modern-industrial-strategy-2025</a>
<b>Climate Change &amp; Environment</b>	
Net Zero Strategy	Identifies national targets for decarbonisation and renewable energy deployment.  <a href="https://www.gov.uk/government/publications/net-zero-strategy">https://www.gov.uk/government/publications/net-zero-strategy</a>
Carbon Budget and Growth Delivery Plan	Provides the strategy to meet the UK's legally binding emissions targets while fostering economic growth, energy security, and social equity.  <a href="https://www.gov.uk/government/publications/carbon-budget-and-growth-delivery-plan">https://www.gov.uk/government/publications/carbon-budget-and-growth-delivery-plan</a>
Environmental Improvement Plan	The Government's statutory strategy under the Environment Act 2021 for improving the natural environment, which sets national environmental priorities and targets in supporting sustainable development and environmental enhancement.  <a href="https://www.gov.uk/government/publications/environmental-improvement-plan-2025">https://www.gov.uk/government/publications/environmental-improvement-plan-2025</a>

Biodiversity Net Gain Framework	Mandatory requirements since 2024 to deliver Biodiversity Net Gain as part of new development  <a href="https://www.gov.uk/government/collections/biodiversity-net-gain">https://www.gov.uk/government/collections/biodiversity-net-gain</a>
<b>Water</b>	
National Assessment of Flood and Coastal Erosion Risk	Provides the Government’s evidence base on current and future flood and coastal erosion risk in England.  <a href="https://www.gov.uk/government/publications/national-assessment-of-flood-and-coastal-erosion-risk-in-england-2024">https://www.gov.uk/government/publications/national-assessment-of-flood-and-coastal-erosion-risk-in-england-2024</a>
National Framework for Water Resources	Outlines a long-term strategy for managing water demand and supply to ensure resilient resources and a sustainable water environment.  <a href="https://www.gov.uk/government/publications/national-framework-for-water-resources-2025-water-for-growth-nature-and-a-resilient-future">https://www.gov.uk/government/publications/national-framework-for-water-resources-2025-water-for-growth-nature-and-a-resilient-future</a>

### Sub-national Plans and Programmes

<b>Plan / Programme</b>	<b>Relevance to the new Local Plan</b>
<b>East Midlands Combined County Authority</b>	
Spatial Development Strategy	Once prepared the Spatial Development Strategy (SDS) will be a statutory spatial planning document. Establishing broad locations for growth and a spatial distribution of land uses including housing and employment at a strategic scale in addition to infrastructure provision and environmental protections across the EMCCA area (Nottinghamshire and Derbyshire).
Vision for Growth	Development of the SDS will build on the earlier ‘Vision for Growth’ published by EMCCA. This vision includes large scale regeneration opportunities such as former power station sites across the region, the freeport and investment zone and looks to support a town/city centre and rural renaissance in the area.  Newark & Sherwood sits within the ‘Heartlands’, where growth is expected to be locally tailored, building on assets such as the Air and Space Institute while supporting improvements to connectivity, town centres and community infrastructure. It is also connected to The Loop, a strategic leisure and green infrastructure corridor that links key growth areas.  <a href="https://www.eastmidlands-cca.gov.uk/content/uploads/2025/06/EMCCA-Spatial-Vision-FINAL.pdf">https://www.eastmidlands-cca.gov.uk/content/uploads/2025/06/EMCCA-Spatial-Vision-FINAL.pdf</a>
East Midlands Growth Plan	The Growth Plan is another precursor to development of the Strategic Development Strategy (SDS), setting out a high-level

	<p>vision, investment priorities and spatial concepts that will inform its preparation and direction.</p> <p>The Plan provides a non-statutory, investment-led framework focused on clean energy, advanced industry and infrastructure-led growth. Reflecting the Vision for growth this positions Newark &amp; Sherwood within the Heartlands and The Loop areas. Positioning the District as a location to support locally tailored growth through improved connectivity and place-making.</p> <p><a href="https://www.eastmidlands-cca.gov.uk/the-east-midlands-growth-plan/">https://www.eastmidlands-cca.gov.uk/the-east-midlands-growth-plan/</a></p>
Transport Plan	<p>EMCCA has become the new Local Transport Authority for the area. The body will produce a single plan for the East Midlands Combined County area – addressing buses, roads, rail, cycling and walking. Accompanying this plan will be an investment programme to unlock investment to upgrade roads, stations, and link-up communities.</p> <p><a href="https://www.eastmidlands-cca.gov.uk/what-we-do/transport/">https://www.eastmidlands-cca.gov.uk/what-we-do/transport/</a></p>
<b>Nottinghamshire County Council</b>	
Nottinghamshire Minerals Local Plan	<p>Sets the strategy for mineral development in the County through to 2036, ensuring a steady supply of minerals while balancing economic need with environmental protection, restoration and climate considerations.</p> <p>Newark &amp; Sherwood, possesses significant sand and gravel resources in the Trent Valley as well and Brick and Gypsum workings in other locations. This means there are both exiting minerals sites and allocations for additional areas of extraction over the plan period. Beyond this there are also ‘safeguarding areas’ which seek to potential protect future mineral resource from sterilisation.</p> <p><a href="https://www.nottinghamshire.gov.uk/planning-and-environment/minerals-local-plan/adopted-minerals-local-plan">https://www.nottinghamshire.gov.uk/planning-and-environment/minerals-local-plan/adopted-minerals-local-plan</a></p>
Nottinghamshire and Nottingham Waste Local Plan	<p>Provides the strategy for waste development in Nottinghamshire and Nottingham through to 2038, providing the planning framework for recycling, recovery and disposal facilities, and promoting a circular economy approach in line with the waste hierarchy.</p> <p>The Plan does not identify specific site allocations, instead taking a criteria-based approach to guide the location, scale and type of waste facilities, supported by an assessment of future capacity needs. This seeks to prioritise suitable locations that are well related to the main urban areas and settlements in the County.</p>

	<p>Regard will therefore need to be had to existing and safeguarded waste management infrastructure and that future provision will be made in-line with a criteria-based approach.</p> <p><a href="https://www.nottinghamshire.gov.uk/planning-and-environment/waste-development-plan/waste-local-plan">https://www.nottinghamshire.gov.uk/planning-and-environment/waste-development-plan/waste-local-plan</a></p>
Local Transport Plan	<p>The Local Transport Plan (LTP) sets out Nottinghamshire's transport strategy and outlines a programme of measures to be delivered over the short, medium and long term. The strategy covers all types of transport including public transport, walking, cycling, cars and freight.</p> <p>County-wide challenges around rural accessibility, congestion on strategic routes and reliance on private vehicles in less well-served areas are highlighted.</p> <p>The LTP period ran up to 31<sup>st</sup> March 2026 and EMCCA will now managing transport strategy. As outlined above EMCCA will produce a new Transport Plan for the area, but this process is yet to conclude.</p> <p><a href="https://www.nottinghamshire.gov.uk/transport/public-transport/plans-strategies-policies/local-transport-plan">https://www.nottinghamshire.gov.uk/transport/public-transport/plans-strategies-policies/local-transport-plan</a></p>
Local Nature Recovery Strategy	<p>Provides a spatial strategy to help reverse the decline of nature in the area by establishing priorities for nature recovery and identifying locations to create or improve habitat. The LNRS will inform the delivery of mandatory Biodiversity Net Gain (BNG) and help to guide local planning policy for nature recovery.</p> <p><a href="https://www.nottinghamshire.gov.uk/planning-and-environment/countryside-and-green-spaces/local-nature-recovery-strategy-for-nottinghamshire">https://www.nottinghamshire.gov.uk/planning-and-environment/countryside-and-green-spaces/local-nature-recovery-strategy-for-nottinghamshire</a></p>
Local Flood Risk Management Strategy	<p>The Strategy sets out how the County Council, as Lead Local Flood Authority, will manage and reduce the risk of local flooding from surface water, groundwater and ordinary watercourses. It provides a framework of objectives, actions and partnership working to reduce flood risk, improve community resilience, adapt to climate change and ensure flood risk management is integrated into planning and sustainable growth decisions.</p> <p>The Strategy identifies that parts of Newark &amp; Sherwood (Southwell, Newark and surrounding rural communities) are at risk from surface water and river-related flooding, requiring flood risk to be carefully integrated into Local Plan policies and site allocations.</p> <p><a href="https://www.nottinghamshire.gov.uk/media/a2jlshmi/nottinghamshire-local-flood-risk-mangement-stategy-2021-27.pdf">https://www.nottinghamshire.gov.uk/media/a2jlshmi/nottinghamshire-local-flood-risk-mangement-stategy-2021-27.pdf</a></p>

Nottinghamshire Spatial Planning and Health Framework	<p>The Nottinghamshire Spatial Planning and Health Framework provides a countywide framework for embedding health and wellbeing considerations into plan-making, highlighting the role of housing, transport, green infrastructure and environmental quality in shaping health outcomes.</p> <p><a href="https://www.nottinghamshire.gov.uk/planning-and-environment/housing-and-health/spatial-planning-health-framework">https://www.nottinghamshire.gov.uk/planning-and-environment/housing-and-health/spatial-planning-health-framework</a></p>
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## Local Plans and Programmes

Plan / Programme	Relevance to the new Local Plan
<b>Newark &amp; Sherwood District Council</b>	
Community Plan (2024 – 2027)	<p>The Community Plan 2023–2027 provides the Council’s overarching corporate vision and identifies a range of priorities that are directly relevant to preparation of a new Local Plan. In strategic planning terms, the most important themes are the delivery of more and better housing, tackling health inequalities, supporting skills and employment, reducing crime and anti-social behaviour, protecting and enhancing the natural environment, addressing climate change, and strengthening community identity and access to services.</p> <p>The plan also highlights key local challenges, including an ageing population, uneven educational attainment, lower-than-average economic activity, health disparities and the need to support communities that have not fully shared in the district’s wider prosperity.</p> <p>These priorities point to the need to not only accommodate growth, but also shape healthier, more sustainable and more inclusive places. In particular, the Community Plan supports planning for housing supply, affordability and quality; infrastructure-led growth; improved walking, cycling and public transport; better access to green space and services; biodiversity enhancement; climate mitigation and adaptation; and regeneration of town centres and employment areas.</p> <p><a href="https://democracy.newark-sherwooddc.gov.uk/documents/s17753/25.09.23%20-%20Community%20Plan%20Appendix%201.pdf">https://democracy.newark-sherwooddc.gov.uk/documents/s17753/25.09.23%20-%20Community%20Plan%20Appendix%201.pdf</a></p>
Sustainable Economic Growth Strategy (2026 – 2031)	<p>The Sustainable Economic Growth Strategy 2026–2031 sets out the Council’s vision for a more prosperous, inclusive and productive District, with priorities including diversifying town centres, improving skills and labour market participation, supporting key sectors,</p>

	<p>strengthening connectivity and infrastructure, and growing the visitor economy.</p> <p>It also identifies a number of important local economic challenges, including low higher-level qualifications, economic inactivity linked to poor health, business churn, town centre pressures and pockets of deprivation.</p> <p>These priorities indicate the need for a spatial strategy that supports sustainable economic growth through employment land, town centre regeneration, mixed-use development, infrastructure provision, improved connectivity and stronger links between housing, transport and jobs.</p> <p><a href="https://www.newark-sherwooddc.gov.uk/sites/default/files/2026-05/Newark%20and%20Sherwood%20Sustainable%20Economic%20Growth%20Strategy%202026-2031v3.pdf">https://www.newark-sherwooddc.gov.uk/sites/default/files/2026-05/Newark%20and%20Sherwood%20Sustainable%20Economic%20Growth%20Strategy%202026-2031v3.pdf</a></p>
<p>Neighbourhood and Housing Strategy (2023 – 2028)</p>	<p>The Housing Strategy and Delivery Plan 2023–2028 sets out the Council’s vision for housing that is healthy, good quality, sustainable and secure, with priorities focused on housing growth and regeneration, affordable housing delivery, meeting diverse housing needs, and improving standards across all tenures.</p> <p>It identifies a number of important issues that are directly relevant to preparation of a new Local Plan, including affordability pressures, homelessness risk, an ageing population, demand for accessible and specialist housing, the need for Gypsy and Traveller provision, estate regeneration, empty homes, and improving energy efficiency and housing quality.</p> <p>These priorities underline the importance of housing mix, tenure and affordability, regeneration and rural exception site delivery, promotion of accessible and adaptable homes, and the creation of sustainable communities.</p> <p><a href="https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/housing-neighbourhoods/neighbourhood-housing-strategy">https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/housing-neighbourhoods/neighbourhood-housing-strategy</a></p>
<p>Climate Emergency Strategy (2020)</p>	<p>The Climate Emergency Strategy 2020 sets out the Council’s framework for reducing carbon emissions across its own operations and supporting wider action across the District, with a target of becoming a carbon neutral organisation by 2035.</p> <p>It identifies key emissions sources from Council buildings, fleet operations, waste and water, and also recognises the significance of wider district emissions, including housing, transport and energy use. The Strategy makes the recommendation that it is ensured that future</p>

	<p>policies drive the highest possible climate mitigation and resilience for development across the District.</p> <p><a href="https://www.newark-sherwooddc.gov.uk/sites/default/files/2026-05/Newark-and-Sherwood-District-Council---Climate-Emergency-Strategy-2020-v7.pdf">https://www.newark-sherwooddc.gov.uk/sites/default/files/2026-05/Newark-and-Sherwood-District-Council---Climate-Emergency-Strategy-2020-v7.pdf</a></p>
<p>Newark Town Centre Masterplan</p>	<p>The Newark Town Centre Masterplan provides a long-term framework to guide development, regeneration and public realm improvements within Newark town centre, with a strong focus on reinforcing its role as a historic market town while supporting vitality, accessibility, town centre living, cultural activity and investment.</p> <p>It identifies a number of issues and opportunities which could relate to preparation of a new Local Plan, including the need to diversify town centre uses, improve walking, cycling and public transport connections, strengthen the evening economy, enhance the riverside, support heritage-led regeneration, introduce more town centre housing, and improve the quality, safety and climate resilience of streets and spaces.</p> <p>These objectives would support a compact, mixed-use and accessible town centre, balancing conservation with change, supporting site-specific regeneration opportunities, and aligning growth with wider objectives around sustainability, health, movement, tourism and economic resilience.</p> <p><a href="https://www.newark-sherwooddc.gov.uk/regeneration/newark-town-centre-masterplan">https://www.newark-sherwooddc.gov.uk/regeneration/newark-town-centre-masterplan</a></p>
<p>Active Travel Study</p>	<p>The Newark and Sherwood Active Travel Study provides an evidence-based framework to guide the development of a high-quality walking and cycling network across the district, using a LCWIP methodology to identify key routes, demand corridors and infrastructure priorities that support everyday journeys, leisure access and improved health outcomes.</p> <p>It identifies a range of issues and opportunities relevant to a new Local Plan, including fragmented and substandard active travel infrastructure, severance caused by major roads and the River Trent, limited public transport accessibility, safety and comfort concerns, and the need to better connect new and planned developments, key services, employment areas and strategic leisure destinations such as Sherwood Forest.</p> <p><a href="https://beta.newark-sherwooddc.gov.uk/sites/default/files/pdf_imports/07404-NSDC-Active-Travel-Feasibility-Study-Report---Final-CABINET.pdf">https://beta.newark-sherwooddc.gov.uk/sites/default/files/pdf_imports/07404-NSDC-Active-Travel-Feasibility-Study-Report---Final-CABINET.pdf</a></p>

**Question 2:** Do you agree with these other plans and programmes? Are there any additional ones that form part of the context for production of a new Local Plan?

## Evidence Base

### New Local Plan Evidence Base

3.2 The table below identifies the key policy issues for the new Local Plan, the current evidence base covering that matter, and what the future evidence requirements are likely to be.

<b>Policy Issue</b>	<b>Current Evidence Base</b>	<b>Comments</b>
<b>Housing</b>		
Housing Requirement	N/A	Derived from a local housing need assessment, conducted using the standard method. No additional evidence base requirement
Housing mix and type requirements	District-wide Housing Needs Assessment (2020)	New study commissioned and under -preparation. Will provide an updated understanding of the nature of housing need within the District
<b>Gypsy and Traveller</b>		
Gypsy and Traveller accommodation needs	Gypsy and Traveller Accommodation Assessment (2020)	New Assessment needed to support the new Local Plan
Tolney Land Flood Alleviation Scheme	Tolney Lane Alleviation Options Appraisal (2019, 2022)	Technical design of the FAS will need to be advanced alongside preparation of a new Local Plan
<b>Economy</b>		
Employment land requirements	Employment Land Needs Study (2021)  Employment Land Forecasting Study (2015)	New evidence needed to identify employment land requirements for the new Local Plan
Logistics development requirements	Nottinghamshire Core and Outer HMA Logistics Study (2022)	Additional evidence base work around logistics may be needed to support the New Local Plan

<b>Town Centres</b>		
Retail requirements and Town Centre policy	Retail & Town Centre Study (2016)  Newark Town Centre Masterplan (2026)	New evidence needed to identify retail floorspace requirements and inform approach towards Town Centres within the new Local Plan  Newark Town Centre Masterplan is up-to-date and support the new Local Plan
<b>Open Space</b>		
Open Space needs	Open Space Assessment and Strategy (2022)	Update to Assessment needed to bring provision figures and assessment of accessibility up-to-date
<b>Water</b>		
Flood risk	SFRA Level 1 Refresh (2023) SFRA Level 2 Refresh (2023) SFRA Review (2017) SFRA Level 2 Phase 2 (2012) SFRA Level 2 Phase 1 (2010) SFRA Level 1 (2009)	New flood risk evidence based needed to support the new Local Plan
Water Cycle	Water Cycle Review (2017) Water Cycle Study	New water cycle evidence based needed to support the new Local Plan. There could be potential for this to be consolidated into new infrastructure evidence
<b>Environment</b>		
Strategic Environmental Assessment	Integrated Impact Assessment (2023, 2025)	New Strategic Environmental Assessment will be needed to meet regulatory requirements and support the new Local Plan
Biodiversity	Habitats Regulation Assessment (2023, 2025)  Birklands & Bilhaugh Special Area of Conservation Recreation	New biodiversity evidence base will be needed to meet regulatory requirements and support the new Local Plan

	<p>Impact Assessment (2022)</p> <p>Clumber Park SSSI Recreation Impact Assessment (2022)</p> <p>Natural England's Advice Note on Nightjar and Woodlark (2014)</p>	
Landscape	<p>Landscape Character Assessment SPD (2013)</p> <p>Landscape Sensitivity Assessment – Wind and Solar PV Development (2026)</p>	<p>Review Landscape Character Assessment to ensure it remains up-to-date</p> <p>Landscape Sensitivity Assessment is up-to-date and will support the new Local Plan</p>
Heritage	<p>Heritage Impact Assessment (2022)</p> <p>Farndon and River Devon Ice Age Landscape Justification (2022)</p> <p>Southwell Landscape Setting (2012)</p>	<p>New Heritage Impact Assessment will be needed to meet regulatory requirements and support the new Local Plan.</p> <p>Review of archaeological evidence base and the Southwell Landscape Setting Study will be necessary to ensure designations remain up-to-date</p>
Main Open Areas	Main Open Area Review (2011)	Review of Main Open Areas will be necessary. This will require preparation of a new evidence base
Open Break	<p>Open Breaks Review (2019)</p> <p>Winthorpe Open Break Review (2022)</p>	Review of Open Breaks will be necessary. This will entail reviewing the existing evidence to ensure designations remain up-to-date
Green Belt	N/A	Green Belt Assessment may be required, subject to

		approach taken towards the spatial strategy and site identification
Blue and Green Infrastructure	Green Infrastructure Strategy (2010)	New blue and green infrastructure evidence based needed to support the new Local Plan
<b>Infrastructure and Transport</b>		
Infrastructure impact and requirements	Infrastructure Delivery Plan (2023, 2017)	New infrastructure evidence base will be needed to support development of the new Local Plan
Transport impact and requirements	Transport Study (2022, 2010)	New transport evidence base will be needed to support development of the new Local Plan
<b>Viability</b>		
Viability of New Local Plan proposals	Whole Plan and CIL Viability Assessment (2021)	New viability evidence base will be needed to support development of the new Local Plan

**Question 3:** Do you agree the table above provides an accurate assessment of the evidence base requirements for the new Local Plan?

## 4.0 What will be in the Plan

- 4.1 Emerging national policy in the [draft National Planning Policy Framework \(NPPF\) 2025<sup>4</sup>](#) and the national plan making guidance set out clear guidance about Plan content. The following sections provide our current thinking on what our plan could include and a discussion about discretionary areas of potential policy.

### Vision & Objectives

#### Preparing a vision

- 4.2 It is important when preparing a plan to have a statement which sets out what you are aiming to achieve and how the place you are planning for will look at the end of the plan period if your plan is successful. The government say that any vision should:
- set out key aims and objectives for your area over the next 15 years or longer
  - be ambitious but also reflect what the local plan can realistically achieve through its policies
- 4.3 Our current vision adopted in 2019 states:

By 2033, Newark and Sherwood will become:

*“An area providing a high quality of life, made up of thriving sustainable urban and rural communities where people want to and can, live and work. These sustainable, balanced communities will feature good quality housing with a mix of different sizes, types and tenures which will address local needs.*

*The District will have a successful, diverse economy by providing employment opportunities to a local workforce, equipped with a wide range of skills arising from improved education, learning and training and encouraging tourism potential.*

*The District will be made up of a hierarchy of attractive and vibrant towns, and larger villages that provide a range of accessible facilities and activities for smaller villages and the surrounding rural areas that is effective and sustainable.*

*Newark's role as the Sub-Regional Centre will be strengthened through housing and employment growth in sustainable urban extensions, the regeneration of existing neighbourhoods, new economic and infrastructure investment, and the shortage of affordable housing will have been addressed.*

*Access will be improved, key transport improvements will have been secured and non car use encouraged.*

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<sup>4</sup>[https://assets.publishing.service.gov.uk/media/697b71c52ff8d10a830d5d4a/Draft\\_NPPF\\_December\\_2025.pdf](https://assets.publishing.service.gov.uk/media/697b71c52ff8d10a830d5d4a/Draft_NPPF_December_2025.pdf)

*The architectural and historic built environment and the District’s archaeology will be protected and enhanced. New buildings and spaces will be well designed, with a strong sense of place that builds on local character.*

*Development will be environmentally sound, energy and water efficient, minimise waste, and maximise opportunities for appropriate renewable energy, helping to reduce the impact of climate change.*

*The natural environment will be safeguarded and enhanced, green infrastructure will be strengthened, new green and woodland spaces will increase ecology, biodiversity and nature conservation, providing a resource for local people and encouraging personal well being and health.*

*The District will have strong local distinctiveness as Newark and Sherwood’s unique diverse character, culture and heritage will have been respected and promoted in the course of change that has been guided by the principles of sustainable development.”*

4.4 This vision guides and reflects the strategy, policies and proposals in the Amended Core Strategy, therefore as we produce a new local plan we will need to write a vision to match our ambitions for the area over the next 20 years.

4.5 The Council’s Community Plan sets out our ambitions for the District over the next five years it includes the following vision:

*“The ethos of Newark and Sherwood District Council is ‘Serving People, Improving Lives’. We exist for the benefit of others and we are accountable for making things better. We accept this responsibility and recognise that our Community Plan can only be achieved by working in partnership with others and at a variety of different levels – sometimes street based, sometimes regionally, nationally and internationally.”*

4.6 This vision translates into the Council’s seven ambitions for action. Ambition 7 relates to how the Council operates as an organisation, but we believe that the ambition 1 to 6 could provide the basis of forming a new vision and objectives alongside the key planning issues which we will need to address.

**Community Plan Ambitions and Key Planning Issues**

<b>Ambitions</b>	<b>Key Planning Issues</b>
<p><b>Ambition 1</b> Break down barriers to opportunity to enable residents and businesses to prosper and fulfil their potential</p>	<p>Encourage sustainable economic growth</p> <p>Promote the long-term vitality and viability of centres</p>

<p><b>Ambition 2</b> Increase the supply of housing, in particular decent homes that residents can afford to buy and rent, as well as improving housing standards</p>	<p>Deliver homes of the right sizes, types and tenures to support sustainable growth and creation of places</p>
<p><b>Ambition 3</b> Improve health and wellbeing, with an emphasis on communities with lower levels of life expectancy</p>	<p>Promote sustainable transport and access to a range of transport nodes</p>
<p><b>Ambition 4</b> Reduce crime and anti-social behaviour, improving community feelings of safety</p>	<p>Deliver well-designed, high quality and sustainable places</p>
<p><b>Ambition 5</b> Promote, maximise and celebrate the diversity of Newark and Sherwood's heritage, culture and community spirit</p>	<p>Protect and enhance the natural, built and historic environment</p>
<p><b>Ambition 6</b> Reduce the impact of climate change and protect and enhance green spaces</p>	<p>Plan for climate change mitigation and adaptation</p>

**Question 4** – Do you agree with our approach to creating a vision and objectives and what key issues do you believe should be included in our vision?

### Measuring our success

4.7 The local plan is required to identify no more than 10 measurable outcomes to help monitor progress towards meeting the vision. The outcomes should be:

- tangible
- locally specific
- easy to monitor the plan against

To achieve this, they should:

- flow from the aims and objectives identified in the vision statement
- outline how the desired change will be delivered and measured

4.8 Measures should be quantitative and qualitative and should be linked to policies and outcomes. We have a monitoring framework for our current plan<sup>5</sup> but as the vision and policies will be changing significantly this will need to be replaced.

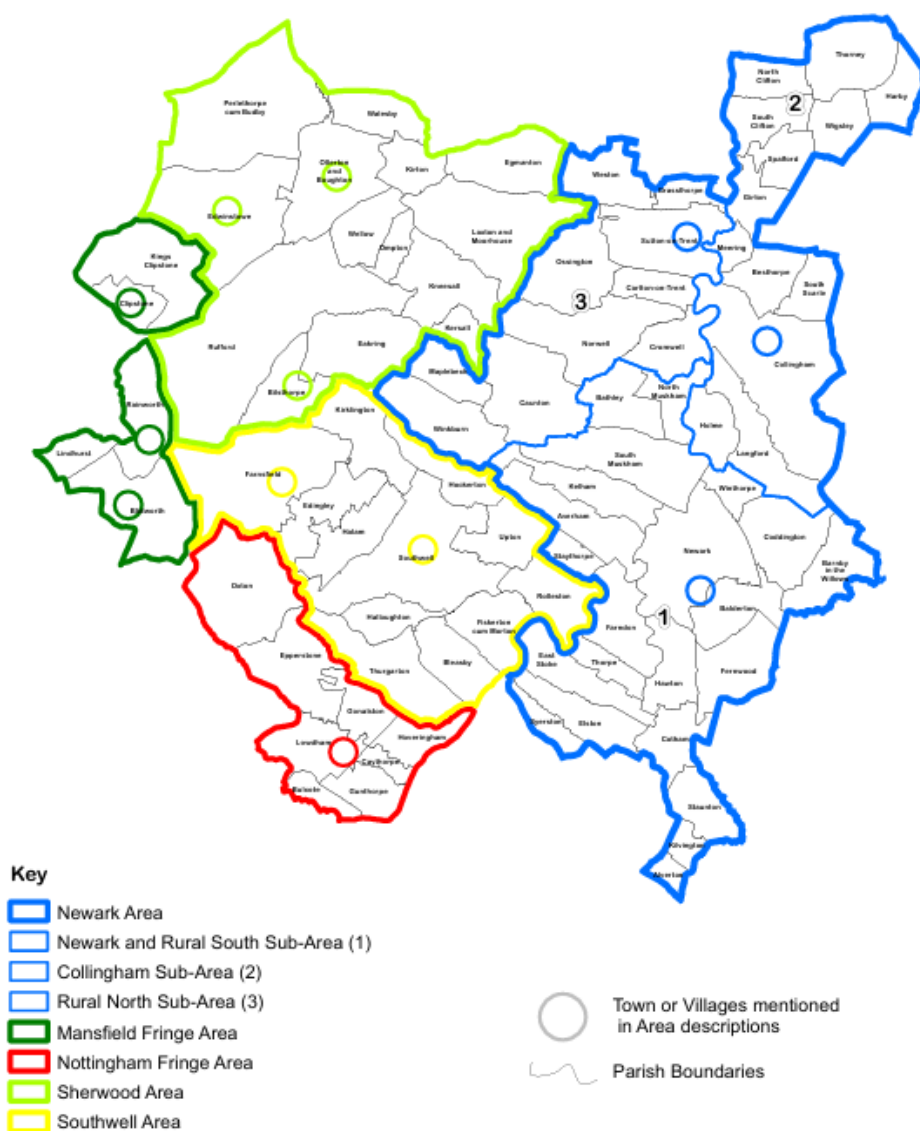
**Question 5:** What issues do you believe the measurable outcomes should address?

<sup>5</sup> <https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/local-development-framework/local-development-framework-monitoring>

## Spatial Strategy

- 4.9 The key purpose of any Local Plan is to provide a spatial strategy. Its aim is to ensure that the area develops in a sustainable way, delivering social, economic and environmental development and supporting infrastructure. It should identify key settlements and locations for growth. The spatial strategy informs all of the other policies and proposals in the Local Plan.
- 4.10 Our current spatial strategy in the 2019 Amended Core Strategy. It recognises the diverse characteristics of the district and the various roles of the different settlements within it. It also allocates housing and employment development to various locations. The District is split into 5 Areas with the Newark Area being split into 3 sub areas to reflect its diversity.

### Map of Plan Areas



4.11 In order to recognise the role of different settlements and direct growth the Council has a settlement hierarchy which identifies four levels:

- **Sub Regional Centre** - To be the focus for housing and employment growth in Newark & Sherwood and the main location for investment for new services and facilities within the District.
- **Service Centre** - Act as a focus for service provision for a large local population and a rural hinterland.
- **Principal Village** - Act as secondary focus for service provision in each Area. Support for service provision in these locations to assist rural accessibility.
- **Other Villages** – Villages which have limited or no facilities.

4.12 We identified communities in the first three levels of hierarchy as locations for growth based on the following principles:

1. **Supporting the role of the Sub-Regional Centre** - the requirement to focus development, seeking to support the role of the Sub-Regional Centre.
2. **Regeneration** - address the regeneration needs of the District by focusing housing, employment, facilities and services in communities suffering from deprivation.
3. **Sustainable Communities** - seek to address identified local housing need in a sustainable manner and promote and protect the roles of the Service Centres and Principal Villages as locations for local services and facilities.

4.13 The table below set out how this effects major settlements in the Hierarchy, the figure in brackets reflect the principle applied:

Area	Settlements	Status
Newark Newark & Rural South Collingham Rural North	Newark Urban Area* (1) Collingham (3) Sutton-on-Trent (3)	Sub Regional Centre Principal Village Principal Village
Southwell	Southwell (3) Farnsfield (3)	Service Centre Principal Village
Nottingham Fringe	Lowdham (3)	Principal Village
Sherwood	Ollerton & Boughton (2) Edwinstowe (2) Bilsthorpe (2)	Service Centre Service Centre Principal Village
Mansfield Fringe	Rainworth (2) Clipstone (2) Blidworth (2)	Service Centre Service Centre Principal Village

\* Newark Urban Area is made up of Newark, Balderton and Fernwood

4.14 Growth was apportioned accordingly. In terms of housing growth, the split is based on settlement size and the relevant growth principle. This resulted in the following split:

	<b>Percentage of Housing Growth</b>	<b>Amount of Housing Growth (dwellings)</b>
Sub Regional Centre	60%	5284
Service Centres	30%	2641
Principal Villages	10%	880
Total (A further 274 dwellings came forward in other locations)		8805

4.15 Employment requirements were pursued at a Plan Area level:

<b>Area</b>	<b>Overall employment land to be provided (In hectares)</b>
Newark Area	51.9
Southwell Area	4.5
Nottingham Fringe Area	0.1
Sherwood Area	16.2
Mansfield Fringe Area	10.4
<b>Total</b>	<b>83.1</b>

4.16 The current spatial strategy directs the majority of both housing and employment to Newark Urban Area. This reflects the provision of three strategic sites around Newark and the approach of accommodating growth around the most sustainable location in the district to support the function of Newark Urban Area and support infrastructure improvements (e.g. the Southern Link Road).

4.17 Whilst the strategic sites have significant further capacity for growth over the new plan period the Council will need to consider if the current spatial strategy, remains the most effective going forward. There are a number of considerations regarding this:

- 1) Does the analysis of service provision and infrastructure capacity undertaken for the Amended Core Strategy remain valid. We will need to understand current infrastructure provision and capacity issues across the district through a new Infrastructure Delivery Plan
- 2) Land Availability – we need to have an understanding of what land is available to accommodate future growth. We are carrying out a Strategic Housing and

Employment Land Availability Assessment process, seeking out potential sites and then assessing if they are suitable for development.

- 3) Market Trends – we are seeing changes in how employment land is developed and brought forward, including different types of use being accommodated in employment areas and the growth of large-scale logistics. Ongoing change in the retail sector including continued closure of national retailers and renewed pressure for out of centre supermarkets. Viability for all types of development continues to be difficult in the district.
- 4) Changes in national policy. The draft NPPF encourages growth more widely than previously, including around railway stations, and the government has already changed Green Belt policy that are less important to its purposes (known as grey belt). These may well change our approach to allocating development.

- 4.18 We will be developing our evidence base, working with infrastructure providers, stakeholders, landowners and communities to identify a new spatial strategy.

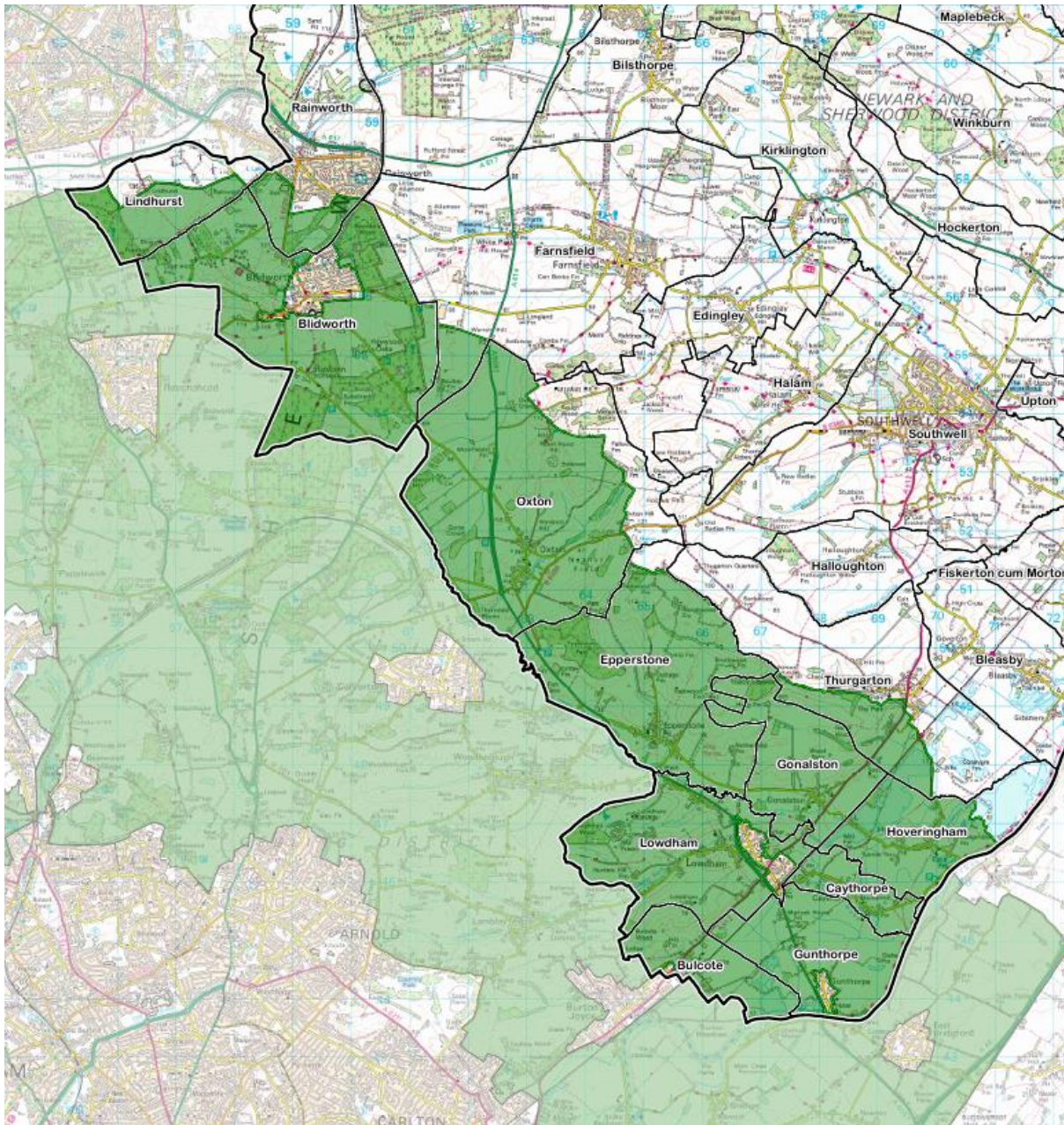
**Question 6:** The Council believes that it should develop a different spatial strategy than currently used, do you agree?

**Question 7:** What factors do you believe are important in designing a new spatial strategy?

### Green Belt

- 4.19 As mentioned above national Green Belt policy has changed, and the government have identified that Grey Belt land within the Green Belt may be suitable for development. Newark & Sherwood has an element of the Nottingham-Derby Green Belt down its western flank from the river Trent up to Rainworth. The extent of the designation within the District is shown on the map below.

## Nottingham-Derby Green Belt in Newark & Sherwood



4.20 National policy says that “once established, Green Belt boundaries should only be altered where exceptional circumstances are fully evidenced and justified through the preparation or updating of plans. Strategic policies should establish the need for any changes to Green Belt boundaries, having regard to their intended permanence in the long term, so they can endure beyond the plan period.” It goes on to state that “exceptional circumstances in this context include, but are not limited to, instances where an authority cannot meet its identified need for homes, commercial or other development through other means. If that is the case, authorities should review Green Belt boundaries in accordance with the policies in this Framework and propose alterations to meet these needs in full,

unless the review provides clear evidence that doing so would fundamentally undermine [the purposes of the Green Belt]”

- 4.21 We are currently considering if we need to carry out a review of our Green Belt emerging national policy in the draft NPPF has similar wording. If following our SHELAA process, we don't feel that any Green Belt land needs to be considered we don't believe this will be necessary.

**Question 8:** Do you agree with the Council's approach to reviewing the Green Belt?

## Area & Site-Specific Policies

- 4.22 The government are clear through the introduction of the new planning making system that they want Local Plan's to be more streamlined and not replicate national policy. The next three sections, Area and Specific Policies, Allocations for New Development and Development Management policies look at how this will impact on these elements of a Local Plan.
- 4.23 The draft NPPF, sets out in PM2 Local Plans the following requirements in relation to policies beyond the Spatial Strategy. It states that plans should be:
- c) Identifying the contributions expected from development towards meeting affordable housing requirements and on-and off-site infrastructure necessary to support delivery of the plan in accordance with policy PM12 (this relates to Developer Contributions); and,
  - d) Setting out other policies, accompanied by concise explanatory text as necessary to aid interpretation, only where these support the delivery of specific allocated sites (to set clear expectations of what is required in terms of layout, infrastructure and design); or where these address particular local issues in accordance with policy PM6 (General Principles of Planning Making).
- 4.24 It is clear then that we will be required to have a developer contributions strategy within a Policy which covers the various elements of on and off-site infrastructure, including affordable housing, that are required to deliver new development. This will need to contain more detail than currently included within our planning policy as Supplementary Planning Documents will no longer be able to be produced. This will link to wider elements such as affordable housing thresholds and mix, open space, and partner organisations infrastructure requirements. Developer contributions are closely linked to allocating sites and this is discussed in the next section.

4.25 Policies that address local issues are still regarded appropriate and our current Planning Policy include a number of area and local designations.

4.26 These reflect two broad themes;

- Areas/sites where we want to support growth and change reflecting existing characteristic or opportunities
- Areas/sites where we want to manage growth and changes to protect the areas particular characteristics.

### Supporting Growth Area and Specific Policies

4.27 The supporting growth policies reflect a number of key elements in particular, policies to set out the priorities for a particular town or village, to support growth in Town Centres and village centres, particular locations (eg. Newark Showground) and employment areas. The policies are listed in the table below. Details are available at [The Local Development Framework | Newark & Sherwood District Council](https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/local-development-framework)<sup>6</sup>.

Policy Type	Policy*
Priorities for a particular place	<b>NAP1</b> Newark Urban Area, <b>SoAP1</b> Role and Setting of Southwell, <b>ShAP1</b> Sherwood Area, <b>ShAP2</b> Role of Ollerton & Boughton, <b>ShAP3</b> Role of Edwinstowe, <b>MFAP1</b> Manfield Fringe Area
Support Growth in a Town or Village Centre	Policies for Newark Town Centre, Edwinstowe, Ollerton & Southwell District Centre, and 15 current and proposed Local Centres
Site Specific Policies	<b>NUA/Tr/1</b> Northgate Station Policy Area, <b>NUA/Ho/7</b> Bowbridge Road Policy Area, <b>NUA/SPA/1</b> – Newark Showground Policy Area, <b>NUA/E/1</b> Newark Industrial Estate Policy Area, <b>NAP3</b> Newark Urban Area Sports and Leisure Facilities, <b>Policy GRT5</b> - Tolney Lane Policy Area, <b>ST/EA/1</b> Sutton-on-Trent - Existing Employment Policy Area, <b>SoAP2</b> Brackenhurst Campus - Nottingham Trent University, Policy <b>So/E/1</b> Southwell - Crew Lane Industrial Estate Policy Area, <b>OB/E/1&amp;2</b> Ollerton & Boughton - Boughton Industrial Estate Policy Area

\*It should be noted that this table does include policies that have been proposed for the first time in the Amended Allocations & Development Management DPD, this has not yet been adopted, however we are awaiting the Inspectors Report and anticipate they the plan will be adopted in the near future.

<sup>6</sup> <https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/local-development-framework>

- 4.28 We will need to review all of these policies and the boundaries of the areas they cover to understand if they continue to be relevant. We will have new policy requirements for important settlements in the District, and the role and definitions of our retail centres will have changed. The same is true of the site-specific policies which will need to reflect what is happening on the ground at these locations and how the operators of these sites see their future operation. It may be that additional site-specific policies are required to reflect new priorities.

### Managing Growth Area and Specific Policies

- 4.29 The managing growth policies include policies, which aim to protect local character, policies to protect historic features, nature conservation sites, policies to reserve land for future transport or infrastructure facilities. These policies can stand alone or part of wider policies within current planning policy. The policies are listed in the table below. Details are available here [The Local Development Framework | Newark & Sherwood District Council](#)<sup>7</sup>

Policy Type	Policy*
Policies protect local character from inappropriate growth	Newark Urban Area – Open Breaks, Main Open Areas
Policies to protect historic features	<b>NUA/AR/1</b> Archaeology – Farndon and River Devon Ice Age Landscape, <b>NUA/AR/2</b> Archaeology – Newark Civil War, <b>So/PV</b> Southwell Protected Views, <b>So/Wh</b> Thurgarton Hundred Workhouse, <b>So/AR/1</b> Archaeology – Southwell Roman Villa, <b>ShA/L/1</b> Laxton, <b>Core Policy 14</b> Sherwood Forest Heritage Area, DM9 Newark’s Historic Core
Nature Conservation sites	<b>Core Policy 12</b> Birklands & Bilhaugh Special Area of Conservation, <b>Policy DM7</b> Sherwood Forest possible potential Special Protection Area
Future Transport or Infrastructure Facilities	<b>NAP3</b> Newark Southern Link Road, <b>Lo/Tr/1</b> Lowdham Transport Site, Ollerton Rail Station, Edwinstowe Rail Station, <b>Spatial Policy 7</b> Sustainable Transport – Newark Rail Flyover, Kelham Bypass, Ollerton Roundabout

\*It should be noted that this table does include policies that have been proposed for the first time in the Amended Allocations & Development Management DPD, this has not yet been adopted, however we are awaiting the Inspectors Report and anticipate they the plan will be adopted in the near future.

<sup>7</sup> <https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/local-development-framework>

- 4.30 The Open Break Policies in and around Newark Urban Area will need to be reassessed in the context of a new spatial strategy and Main Open Area policies will also need to be reviewed.
- 4.31 Protecting our built and natural heritage continues to be a cornerstone of the planning system and therefore the identified important local features continue to be protected but we will need to review all of these policies and the boundaries of the areas to ensure they continue to be correct.
- 4.32 Transport and infrastructure allocations will need to be reappraised some schemes have been developed (Newark Southern Link Road), others may no longer be appropriate, and others will need to remain. We will work with infrastructure providers to ensure that current proposals are included.

**Question 9:** Do you agree with our approach to Area and Site-Specific Policies?

### Allocating sites for development

- 4.33 In order to meet our development targets, we need to allocate sites for future development as part of the new local plan. Allocation means identifying each site, quantifying the level of development – e.g. number of houses, area of employment land or quantity of retail floorspace – and setting out any site-specific considerations such as infrastructure and access requirements or on-site features that might need to be addressed as part of any planning permission.
- 4.34 We have begun the process of finding sites to meet future need by undertaking a [Strategic Housing and Employment Land Availability Assessment \(SHELAA\)](#)<sup>8</sup>. We ‘called for sites’ in 2025 and received 196 sites. We are now assessing them for technical suitability. This process is set out in detail in our site assessment methodology [NSDC SHELAA Methodology.pdf](#)<sup>9</sup>, but involves a review of the physical characteristics of the site, any constraints that have been identified and an assessment of suitability, availability and achievability.
- 4.35 We have continued to receive sites after our initial ‘call’ and before we finalise our pool of potential sites, we are re-opening the ‘call for sites’ to allow for any additional sites. Please go to the [Call for Sites](#)<sup>10</sup> to register any new sites you may want us to consider.

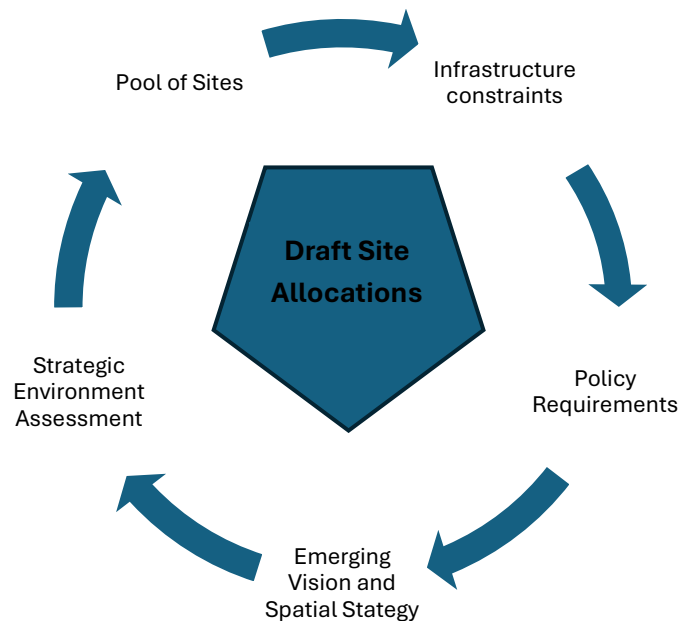
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<sup>8</sup> <https://beta.newark-sherwooddc.gov.uk/planning-building-control/planning/planning-policy-guidance/new-local-plan/strategic-housing-employment-land-availability-assessment>

<sup>9</sup> <https://beta.newark-sherwooddc.gov.uk/sites/default/files/2026-06/NSDC%20SHELAA%20Methodology.pdf>

<sup>10</sup> <https://storymaps.arcgis.com/stories/c52a62ccb1cf4df2b9bc768e2c787c6b>

4.36 When we have reviewed the sites for technical suitability we will have a pool of potential sites for allocation. The technical suitability does not mean that we will automatically allocate a site. We then have to consider the pool of sites alongside wider factors as set out on the diagram below:



4.37 The approach outlined above reflects the approach contained within current and emerging government planning policy, including plan making policy PM9. Our SHELAA Methodology has been produced in line with Planning Practice Guidance available at the time, in 2025, and has since been reviewed against the recently updated guidance and continues to meet these requirements.

4.38 To help us ensure that sites we select are appropriate we have previously used a policy in our Amended Core Strategy to guide decision making. Spatial Policy 9 Selecting Appropriate Sites for Allocation states:

4.39 Sites allocated for housing, employment and community facilities as part of the development plan will:

1. Be in, or adjacent to, the existing settlement;
2. Be accessible and well related to existing facilities;
3. Be accessible by public transport, or demonstrate that the provision of such services could be viably provided;

4. Be the most sustainable in terms of impact on existing infrastructure, or demonstrate that infrastructure can be provided to address sustainability issues;
5. Appropriately address the historic environment, heritage assets and their setting in line with national policy and guidance and the findings of any Historic Impact Assessment for the site;
6. Appropriately address the findings of the Landscape Character Assessment and the conservation and enhancement actions of the particular landscape policy zone/zones affected;
7. Not impact on sites that are designated nationally or locally for their biodiversity and give preference to sites of lesser environmental value, avoid impact on biodiversity and provide net gains in biodiversity wherever possible;
8. Not lead to the loss of locally important open space and views or, in the case of housing and employment, other locally important community facilities (unless adequately replaced);
9. Be assessed by reference to a sequential risk-based approach in order to be located in areas at the lowest risk of flooding and not increase flood risk on neighbouring sites; and
10. The allocation of sites for development will not lead to the sterilisation of known mineral resources as defined within the Minerals Local Plan.

**Question 10:** Do you believe that the existing approach to site selection represents an appropriate basis for selecting sites in the new Local Plan?

- 4.40 One element identified in the diagram above is the Strategic Environmental Assessment. This along with the Habitat Regulations Assessment are requirements to assess the impact of proposed development on the environment and protected sites. The next section discusses this appraisal process in more detail.
- 4.41 Once we have our draft site allocations, they along with all the other elements of our plan will be subject to public consultation, providing vital input from stakeholders and the local community to help influence the final Local Plan.

### Development Management Policies

- 4.42 Our current Development Management Policies are used extensively in the determination of planning applications, given the approach of national policy to

content in new style local plans we have carried out an initial scoping exercise to determine if we will need any specific development management policies.

### Summary of scoping findings across development management (DM) policies

- 4.43 The scoping assessment was undertaken to review each DM policy against the [draft National Planning Policy Framework \(NPPF\) 2025](#), with particular regard to section PM6, which seeks to avoid duplication and ensure that local plans focus on locally specific matters. The assessment found that many existing DM policies either duplicate national policy or overlap with other regulatory procedures, and therefore require clear justification for policy continuation, or whether they should be streamlined or deleted where they do not add local value.
- 4.44 *DM1 – Development within Settlements Central to Delivering the Spatial Strategy*  
Defines the locally specific spatial framework for growth, including the Urban Boundary of the Sub-Regional Centre, Service Centres, and Village Envelopes of the Principal Villages as identified on the Policies Map. It establishes how different tiers of settlement function and guides the distribution and scale of development. Including these elements in a new policy is justified as it provides locally specific spatial structure and direction that is not set out in the draft NPPF 2025.
- 4.45 *DM2 – Development on Allocated Sites*  
Sets out detailed, site-specific requirements necessary to bring forward allocated sites, including infrastructure provision, access, phasing, and mitigation measures to ensure coordinated delivery. Including these elements in a new policy justified as it supports the effective and coordinated delivery of development at a site-specific level that is not covered in the draft NPPF 2025.
- 4.46 *DM3 – Developer Contributions and Planning Obligations*  
Identifies the infrastructure required to support development and the mechanisms for securing developer contributions, including local priorities for transport, education, health, and green infrastructure. National policy establishes the overarching framework, but locally specific infrastructure priorities are something national policy requires us to do. Including the locally specific infrastructure requirements in a new policy is justified.
- 4.47 *DM4 – Renewable and Low Carbon Energy Generation*  
Sets out locally relevant considerations for renewable and low carbon energy development, including landscape, heritage, biodiversity, and amenity sensitivities. The policy continuation is justified, however should be limited to locally specific matters, as the general policy approach and balancing exercise are already addressed in draft NPPF 2025.

#### 4.48 *DM5(a) – The Design Process*

Addresses expectations relating to the design process, including submission requirements and the demonstration of site analysis and contextual understanding. It is not considered required as a development management policy, as it relates to process matters that are already established through the draft NPPF 2025 and existing guidance.

#### 4.49 *DM5(b) – Design*

Provides criteria relating to design quality, layout, scale, and the relationship of development to its surroundings and local character. It is not required as a standalone policy as it largely duplicates the comprehensive design framework set out in draft NPPF 2025.

#### 4.50 *DM5(c) – Sequential Test*

Should be amended to identify locally specific flood risk issues, including critical drainage areas, surface water constraints, and requirements for mitigation and maintenance. Given Newark’s flood risk considerations, the policy continuation is justified, but only where it addresses clearly evidenced local flood risk matters and removes the wider framework already established in the draft NPPF 2025.

#### 4.51 *DM5(d) – Water Efficiency Measures in New Dwellings*

Identifies water efficiency standards for new development, which are established and controlled through the Building Regulations (Part G). Current standards are 125 litres per person per day, with an optional 110 litres where locally justified. These figures are set nationally and are currently going through consultation, which includes proposed reductions to 105 litres per person per day and 100 litres per person per day

Given the policy already reflects the optional 110 litres standard, and national requirements are being further tightened, this demonstrates that water efficiency is governed through building control. Therefore, policy continuation is not considered necessary, as these matters can be effectively addressed through Building Regulations rather than a separate DM planning policy.

#### 4.52 *DM6 – Householder Development*

Sets criteria for domestic extensions and alterations, including scale, design, and impacts on neighbouring amenity and local character. Policy continuation is not considered required, as these matters are already addressed through draft NPPF 2025 and detailed local guidance.

#### 4.53 *DM7 – Biodiversity and Green Infrastructure*

Identifies locally specific ecological considerations, including designated sites, habitat networks, and mitigation measures such as Sustainable Alternative

Natural Greenspace and site-specific requirements. Policy continuation is therefore considered justified only where it focuses on locally specific mitigation and delivery mechanisms beyond what's already covered by the draft NPPF 2025.

4.54 *DM8 – Development in the Open Countryside*

Addresses development outside settlement boundaries, including landscape sensitivity, rural character, and settlement edge considerations. Policy continuation with the aim of amending and streamlining the policy to locally specific considerations, is justified, as long as it does not duplicate the information provided in the draft NPPF 2025.

4.55 *DM9 – Protecting and Enhancing the Historic Environment*

Should Identify locally specific heritage matters, such as conservation areas within Newark that are currently considered at risk. As most of the policy duplicates the information stated in the draft NPPF 2025. Therefore, policy continuation is justified where it focuses on locally specific heritage priorities and areas of identified vulnerability.

4.56 *DM10 – Pollution and Hazardous Materials*

Covers contamination, pollution, and environmental risks, reflecting site conditions and regulatory considerations. Policy continuation is not considered required, as these matters are addressed through the draft NPPF 2025 and separate regulations.

4.57 *DM11 – Retail and Main Town Centre Uses*

Defines the hierarchy, role, and boundaries of centres, including locally relevant thresholds and frontage considerations. Policy continuation is justified as it provides locally specific definitions and priorities that are not set out in the draft NPPF 2025.

4.58 *DM12 – Minerals Safeguarding Areas*

Identifies safeguarded mineral areas and consultation requirements in line with the Minerals Local Plan. Policy continuation is not required as a separate policy, as these matters are already established through national policy and the Nottinghamshire Minerals Local Plan.

4.59 *DM13 – Regeneration Programmes and Schemes*

Identifies locally defined regeneration areas, opportunity sites, and place-based priorities for renewal and investment. Policy continuation with the aim with amendments to streamline and strengthen the focus on clearly defined local regeneration priorities, is justified, provided it does not duplicate overarching national policy set out in the draft NPPF 2025.

4.60 Overall, the scoping exercise has identified three groups:

- **Continue policy approach** where they provide locally specific spatial or strategic value: DM1, DM2, DM9, DM11
- **Amend/Streamline policy approach** where they partially duplicate national policy but can or do include local matters: DM3, DM4, DM7, DM8, DM13
- **Non continuation of policies** where they largely replicate national policy or are addressed through other methods such as Building Regulations or guidance: DM5(a–b–d), DM6, DM10, DM12

4.61 It will be important to ensure that any plan policies including the elements currently in Development Management Policies align with paragraph PM6 by focusing on locally distinctive issues, avoiding duplication, and improving clarity and effectiveness in decision-making. To view the full Development Management Policies Assessment - April 2026 here: [The new Local Plan | Newark & Sherwood District Council](#). It may be that some policy elements in the Development Management policies and that are also covered Area and Site-Specific Policies may be combined together in single policies.

**Question 11:** Do you agree with the assessment of Development Management Policies, are there any other issues which need to be addressed in a new Local Plan?

## 5.0 Appraising the Plan

### Sustainability appraisal and strategic environmental assessment

- 5.1 The District Council has previously undertaken sustainability appraisal (SA) as part of plan-making, in line with legal requirements. SA promotes sustainable development by assessing how far the emerging plan, when assessed against reasonable alternatives, would help achieve relevant environmental, economic and social objectives. The Levelling Up and Regeneration Act 2023 provides for a new assessment regime, Environmental Outcome Reports (EOR), intended to replace SA, Strategic Environmental Assessment (SEA) and Environmental Impact Assessment (EIA). Although the detailed regulations are not yet in place, they are likely to emerge during the 30-month preparation period for the new Local Plan.
- 5.2 The obligation to promote sustainable development remains, and other legal requirements addressed through the Integrated Impact Assessment (see below) will continue to apply. The Council therefore proposes a flexible approach to assessing social and economic considerations not directly covered by EIA, SEA or any successor EOR regime. These matters will be integrated into the plan-making process itself and their assessment documented in a simpler form than the previous SA process, as part of a retained Integrated Impact Assessment approach.

### Equalities Impact Assessment

- 5.3 The Public Sector Equality Duty (PSED, or “the duty”) requires public authorities such as the District Council to have due regard to certain equality considerations. The duty supports good decision-making by helping Council Officers understand how their activities affect different groups of people.
- 5.4 An Equalities Impact Assessment (EqIA) is a way of ensuring that the District Council fulfils its obligations under the PSED. It helps planners to promote equality of opportunity, and to avoid discriminating between people who have a protected characteristic, or characteristics, and those who do not. In the UK, it is illegal to discriminate against people because of the following protected characteristics:
- Age;
  - Being or becoming a transsexual person;
  - Being married or in a civil partnership;
  - Being pregnant or having a child;
  - Disability;

- Race including colour, nationality, ethnic or national origin;
- Religion, belief or lack of religion/belief;
- Sex; and
- Sexual orientation.

5.5 These protected characteristics are defined in the Equalities Act 2010. People who are associated with someone who has a protected characteristic, e.g. a family member or friend, and people who have complained about discrimination or supported someone else's claim are also protected. In Newark & Sherwood District, social inequality is also considered in the EqIA.

## Health Impact Assessment

5.6 A Health Impact Assessment (HIA) is a way of assessing the effects of the production of the new Local Plan on the health of a population as a whole and upon groups within that population. There is currently no standard method of carrying out a HIA. Although looking at health impacts is part of the SEA process and therefore the SA, and health is also considered as part of the EqIA, in order to ensure that potential health impacts are assessed fully the District Council will carry out a HIA on the new Local Plan. Although HIAs are not compulsory, it is widely considered to be good practice to undertake one in relation to the development of plans. The HIA will assist the District Council to maximise positive impacts on health and minimise negative impacts, while maintaining a focus on addressing health inequalities.

## Integrated Impact Assessment

5.7 Integrated Impact Assessment (IIA) is simply a combination of an SA, SEA, EIA and HIA. The District Council used IIAs to assess the Amended Core Strategy (ACS), and the Amended Allocations & Development Management DPD (AADM DPD). The production of an IIA is an iterative process that runs alongside plan development, and its contents may need to be reconsidered or revised in the light of consultation responses, new evidence or updated information. The IIA that considered the AADM DPD can be seen here: [Integrated-Impact-Assessment-Sept-2023](https://www.newark-sherwooddc.gov.uk/sites/default/files/pdf_imports/Integrated-Impact-Assessment-Sept-2023---Printed.pdf)<sup>11</sup>. It is intended to use IIA to assess the development of the new Local Plan, but the IIA process will be reviewed to ensure it is based on up-to-date evidence and takes account of new legislation and guidance. The IIA is likely to become more focussed and streamlined, in line with the new plan-making system.

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<sup>11</sup> [https://www.newark-sherwooddc.gov.uk/sites/default/files/pdf\\_imports/Integrated-Impact-Assessment-Sept-2023---Printed.pdf](https://www.newark-sherwooddc.gov.uk/sites/default/files/pdf_imports/Integrated-Impact-Assessment-Sept-2023---Printed.pdf)

## Habitats Regulations Assessments

- 5.8 Newark and Sherwood District contains the Birklands and Bilhaugh Special Area of Conservation (SAC), which is a European site. European sites are areas protected by the Conservation of Habitats and Species Regulations 2017 (known as the Habitats Regulations). Because of this, the District Council must carry out an assessment, known as a habitats regulations assessment (HRA), to test whether the new Plan could significantly harm the designated features of the SAC. Natural England must be consulted during the production of the HRA.
- 5.9 The HRA process can have up to 3 stages, but it may not be necessary to complete each one. The stages are:
- Screening: to check if the proposal is likely to have a significant effect on the site's conservation objectives. If not, it is not necessary to go through the next stages.
  - Appropriate assessment: to assess the likely significant effects of the proposal in more detail and identify ways to avoid or minimise any effects.
  - Derogation: to consider if proposals that would have an adverse effect on a European site qualify for an exemption.
- 5.10 The appropriate assessment, if necessary, must show whether an adverse effect on the integrity of the site from the plan can be ruled out or not. If the plan would adversely affect integrity, in certain circumstances, if it passed strict legal tests, it could proceed anyway. This is called a derogation. In practice, it is very unlikely that the production of the new Local Plan would cause the District Council to seek a derogation. The legal tests are:
- There are no feasible alternative solutions that would be less damaging or avoid damage to the site;
  - The proposal needs to be carried out for imperative reasons of overriding public interest; and
  - The necessary compensatory measures can be secured.
- 5.11 The District Council will also need to take into account the populations of Woodlark and Nightjar that live in a number of heathland locations in the west of the District. Whilst not classed as a Special Protection Area, Natural England advocate a precautionary approach to considering development in these locations and we have previously carried out a 'shadow' HRA in access potential impact. More information on this is in the biodiversity section of the District Profile.

**Question 12:** Do you agree with the proposed approach to appraising the plan set out in this chapter?

## 6.0 Our Consultation Approach - Proposed Future Local Plan Engagement

### Existing Council Engagement Strategies

#### Consultation and Engagement Strategy (2022-2027)

- 6.1 The Council has a Consultation and Engagement Strategy (2022-2027) which sets out how the Council will engage with residents and stakeholders. It establishes a framework of engagement levels, core principles, and coordinated processes to ensure consultation is inclusive, proportionate, and consistently reviewed and improved over time.
- 6.2 This has established a range of engagement principles which in summary outline that consultation should be co-ordinated, inclusive and transparent, using accessible methods and plain English to reach a wide range of audiences without causing over-consultation. It should handle data responsibly, meet legal requirements, support participation from underrepresented groups, ensure feedback is considered and acted on where appropriate, and continue to improve based on experience and learning.
- 6.3 Commitment is provided to carrying out consultation when the Council is considering significant policy changes that could impact on residents, and when there is an express statutory duty to consult. These commitments would cover the production of a new-style Local Plan. Complimenting the engagement principles are a range of standards which the Council seeks to meet when carrying out consultation. This includes.
- Consulting at a formative stage (before proposals are fully developed);
  - Ensuring that consultation is clear, concise and widely accessible;
  - Provision of enough information to make sure residents are properly informed when responding to a consultation;
  - Providing an appropriate period of time for residents to respond (2-12 weeks); and
  - Conscientiously consider the responses received.

#### Statement of Community Involvement

- 6.4 There are however also statutory obligations beyond how the Council seeks to engage as an organisation. In this regard the Council has a Statement of Community Involvement which sets out how individuals, groups and communities with an interest in the District will be involved in the planning system, including plan-making. However, it was designed to meet the procedural requirements of

the 'legacy' plan-making system and so in some key areas is inconsistent with the requirements of the newly reformed system.

6.5 Nevertheless, it has established a set of broad principles that have informed several previous rounds of plan-making in the District. These principles revolve around the following.

- Engaging early and continuously throughout the plan-making process;
- Ensuring that consultation is open, transparent, and accessible to all;
- Showing how views have influenced evolving proposals, with clear feedback; and
- Aligning consultation with wider engagement activity where possible.

6.6 These principles are consistent with the Councils wider Consultation and Engagement Strategy and reflect good practice, having helped shape community expectations around Development Plan consultation. They provide a sound basis for developing a robust approach to engagement on the new-style Local Plan.

## New Plan-Making System

6.7 The basis for engagement on the new Local Plan will however need to evolve to reflect the structure, requirements and objectives of the reformed plan-making system. There is a 30-month period for production of the new Local Plan, requiring a more compressed programme. This will require greater use of digital consultation methods and early consideration of how artificial intelligence can support the process and improve productivity.

6.8 National Guidance introduced to support the new system provides a further set of community engagement principles. These largely reflect the current practices of the Council but are outlined below.

- Start engagement as early as possible in the process. Be proactive and do not assume local people will know how to find and access information.
- Help local people understand the plan-making process and how their feedback has helped prepare the plan.
- Use mixed methods of engagement to gather a broad range of insights and ensure consultations are accessible for all.
- Each consultation stage will be different. Consider the following matters when creating and updating, where necessary, the community engagement strategy:
  - Identifying baseline demographic information
  - Defining the target audiences
  - Tailoring engagement approaches and publicity to meet the needs and interests of those target audiences
  - Outlining what the consultations will cover and what falls outside of scope

## Developing an Approach for Engagement on the New Local Plan

6.9 Taking account of the above an updated set of principles for engagement on the new Local Plan have been drafted. These build on the Councils current practice and guidance supporting the new plan-making system. The principles are to:

- Engage meaningfully and proportionately, with consultation being tailored to the requirements of each stage of the plan-making process;
- Consult from an early stage and at key points throughout the process;
- Design engagement around target audiences and make it open, transparent and accessible to all, including hard-to-reach groups;
- Use a mix of consultation methods, with greater use of digital tools, while remaining accessible and designed with artificial intelligence in mind;
- Show clearly how views have informed evolving proposals, with feedback on the outcome; and
- Align consultation with wider engagement activity where possible.

### Consultation Groups

6.10 In terms of the different types of consultee who will need to be engaged in the process, the Town and Country Planning (Local Planning) (England) Regulations 2026 refer to two different types of consultation body.

#### 6.11 **General Consultation Bodies**

- Voluntary bodies (some or all whose activities benefit all or part of the planning authority's area); and
- Bodies which represent the interests of persons in the planning authority's area who share a protected characteristic under the Equality Act 2010;  
Bodies which represent the interests of persons carrying on business in the planning authority's area.

#### 6.12 **Specific Consultation Bodies (relevant to Newark & Sherwood District)**

- Active Travel England
- Electrical Communication Operators
- Canal & River Trust
- Civil Aviation Authority
- Coal Authority
- English Sports Council
- Environment Agency
- Forestry Commission
- Highways Authority
- Highways England
- Historic Buildings and Monuments Commission for England
- Homes and Communities Agency

- National Health Service
- Electricity suppliers
- Gas suppliers
- Sewerage undertakers
- Water undertakers
- Marine Management Organisation
- Natural England
- Neighbourhood forum's within or adjoining the District
- Network Rail
- Office for Nuclear Regulation
- Office of Rail and Road
- Relevant consultation bodies (Local Planning Authority's, Minerals & Waste Planning Authorities, Parish Council's, local policing body and any Combined Authority / County Authorities) within or adjoining the District
- Education Authority
- Lead Local Flood Authority
- Responsible Authority for the Local Nature Recovery Strategy

6.13 ***Additional Consultees (Defined by the Council)***

6.14 However, beyond those bodies named in the regulations the SCI identifies seven main groups that the District Council will seek representations from during the plan-making process. Some of which are covered by those bodies detailed above, but not all. The definition of these groups remains appropriate, and they will continue to be engaged as part of the process for the new Local Plan.

- The general public;
- Hard to reach groups;
- Local voluntary groups / interest groups;
- Town Councils, Parish Councils and Parish Meetings;
- Businesses;
- Statutory bodies; and
- Developers.

6.15 Hard to reach groups are those sections of the community whose opinions can be difficult to obtain because they have less day-to-day contact with the planning system than other groups of consultees. In Newark & Sherwood District, these are:

- Young people;
- Older adults;
- Ethnic minorities, including gypsies and travellers;
- People with disabilities; and
- Homeless people.

- 6.16 The District Council will work together with organisations representing hard to reach groups to ensure that the most appropriate consultation methods are used to seek their opinions, and that the views of people within these groups are properly taken account of. The Council will also draw upon the expertise of these representative groups by inviting them to comment through the plan-making process.

## Consultation Methods

- 6.17 To support robust and comprehensive engagement the following methods will be utilised.

- Contacting appropriate people and organisations by email and letter (where preferred);
- Offering links to interactive consultation platforms and digital storytelling rather than relying on static documents;
- Publicising the consultation via appropriate local media;
- Use of social media across multiple platforms to maximise reach, provide short-form content (such as videos) that improves understanding, and encourages feedback via an alternative channel;
- Digital advertising and targeted communications to reach specific groups;
- Providing details of the consultation and response mechanisms via the Council's website;
- Making consultation documents available, including on the Council's website in accessible formats, and in physical form at deposit locations such as libraries and Council offices where appropriate;
- Use of exhibitions, briefing sessions, workshops or meetings. Offering a mix of in-person and virtual / hybrid events (webinars, online workshops, live Q&A sessions). Recorded sessions being made available online and use of interactive digital tools (e.g. polls, live feedback platforms) during events;
- Appropriate and secure use of digital tools and data analysis to support engagement – including artificial intelligence; and
- Provision of consultation feedback as soon as possible – including clear summaries of key issues raised, explanation of how representations have been considered and use of digital formats to present findings in an accessible way.

## Engagement Stages within the Plan-making Process

- 6.18 The new Local Plan process includes 3 formal stages of consultation.

- **Stage 1: Scoping Consultation** (prior to commencement of the 30-month plan-making process and passing through Gateway 1)
- **Stage 2: Proposed Plan Content and Evidence Consultation** (prior to passing through Gateway 2)

- **Stage 3: Proposed Plan Consultation** (prior to finalising the plan and passing through Gateway 3 and examination)

6.19 Approaches towards engagement for each specific stage are outlined below.

***Stage 1: Scoping Consultation Engagement (4-week consultation period)***

6.20 This consultation stage gives the local community and other key stakeholders the opportunity to have their say at the very start of the plan-making process. With views being sought on:

- What to include in the Local Plan;
- How to approach future local plan engagement (set out here); and
- Any other matters that are felt to be appropriate

6.21 Responses to the consultation will inform the development of the Community Engagement Strategy for the remainder of the process. The Town and Country Planning (Local Planning) (England) Regulations 2026 require, as a minimum, at this stage that representations be sought from:

- General consultation bodies that are considered appropriate; and
- Specific consultation bodies that are considered may have an interest in the preparation of the local plan

6.22 The consultation will be delivered and publicised following the approach outlined earlier. However, in-line with the principle of proportionate consultation, the purpose of this stage of the process and that the target date for passing through Gateway 1 is 1st September 2026, a high-level approach towards direct engagement will be followed. Specific invitations to participate will be limited to those general and specific consultation bodies that meet the tests set out from the regulations above. Early engagement will take place with the East Midlands Combined County Authority and adjoining Local Planning Authorities to ensure strategic planning and cross boundary issues are properly addressed through the process. This will assist in navigating the plan-making process where adjoining Authorities are advancing their own plans and establish agreed mechanisms for effective co-operation. The public will not however be directly invited to participate in this initial consultation. Notwithstanding this any submissions made by residents will be accepted and taken account of.

6.23 To gain more localised input into the scoping consultation Local Members will be actively engaged, and Town and Parish Councils are considered a specific consultation body with an interest in the preparation of the Local Plan. In both instances direct invitations to participate will be made to these parties. Developers and landowners are the final set of consultees who will receive direct notification and be invited to respond.

- 6.24 Engagement events designed and administered in a way which follows the principles outlined earlier will be held for relevant stakeholders. Town and Parish Councils are also shortly to be invited to prepare 'Parish Priority Statements' setting out key objectives for their areas. This is considered a potentially valuable source of localised information which will be integrated into the plan-making process at the earliest opportunity
- 6.25 A summary of the Scoping Consultation, including an explanation of how we have considered the feedback, will be published following the Council passing through Gateway 1.

***Stage 2: Proposed Plan Content and Evidence Consultation (8-Week consultation period)***

- 6.26 The second stage of consultation involves seeking representations on a draft vision, aims and objectives and a proposed spatial strategy. Details of evidence already collated should be provided, along with a summary of further evidence which is intended to be gathered. The stage is flexible and allows for consultation on other elements- as deemed appropriate – which could include draft policies for instance.
- 6.27 The Town and Country Planning (Local Planning) (England) Regulations 2026 require, as a minimum, at this stage that representations be sought from:
- General consultation bodies that are considered appropriate;
  - Specific consultation bodies that are considered may have an interest in the preparation of the local plan;
  - Residents or people carrying out business in the area that are considered appropriate; and
  - Anyone who requested to be notified of this consultation.
- 6.28 East Midlands Combined County Authority and adjoining Local Planning Authorities will be integrated into this process in-line with the mechanisms agreed as part of the previous scoping consultation stage. In addition to the minimum requirements those additional consultees that have been defined by the Council will also be invited to participate at this stage.
- 6.29 The consultation will be delivered and publicised following the approach outlined earlier. The key differences to Stage 1 being the direct invitation of the general public and businesses and anyone who has requested to be notified.
- 6.30 To support this stage there will be a wider range of consultation events held, including use of exhibitions, briefing sessions, workshops and meetings as appropriate. These will incorporate a mix of in-person and virtual / hybrid events (webinars, online workshops, live Q&A sessions).

- 6.31 Before the Council can move onto Gateway 2 it is required to publish a summary of this consultation stage. This will provide a summary of the main issues raised from responses and how regard has been had to those submissions.
- 6.32 It is also this stage of the process where national guidance recommends that consultation takes place on the level of detail and scope of the Strategic Environmental Assessment – alongside the proposed plan content and evidence.

***Stage 3: Proposed Plan Consultation (6-week consultation period)***

- 6.33 The final stage of formal consultation is where the Council publishes its draft plan and requires that the proposed local plan, a map of proposed local plan policies, site allocations and designations, details of the evidence gathered to support the plan and a summary of the main issues raised at the previous statutory consultations and how they have been addressed are made available and representations sought.
- 6.34 As with the previous stage, the Town and Country Planning (Local Planning) (England) Regulations 2026 require, as a minimum, at this stage that representations be sought from:
- General consultation bodies that are considered appropriate;
  - Specific consultation bodies that are considered may have an interest in the preparation of the local plan;
  - Residents or people carrying out business in the area that are considered appropriate; and
  - Anyone who requested to be notified of this consultation.
- 6.35 East Midlands Combined County Authority and adjoining Local Planning Authorities will be integrated into this process in-line with the mechanisms agreed earlier in the process. In addition to the minimum requirements those additional consultees that have been defined by the Council will also be invited to participate at this stage.
- 6.36 The consultation will be delivered and publicised following the approach outlined earlier. At this stage we will focus on establishing whether consultees support or object to the Plan.
- 6.37 Before the Council can move on to Gateway 3 it is required to publish a summary of the consultation and make any updates to the Plan and supporting evidence which are required.
- 6.38 At this point in the process national guidance recommends that consultation takes place on the Strategic Environmental Assessment environmental report. Furthermore, if there is a Spatial Development Strategy (SDS) in operation within the District then the Council will also need to consult the relevant Authority – to

establish whether the Local Plan is in conformity with the SDS. This would need to take place across the same dates as the Proposed Plan consultation.

### Additional Stages of Consultation

- 6.39 National guidance supporting the new system is very clear that there is no anticipation additional stages of consultation will be required. This is highlighted as a risk which would add significant delay to the plan-making process and so is recommended to be avoided, where possible. The conducting of additional stages of consultation will therefore require strong justification.
- 6.40 This does not however mean that softer less formal forms of engagement will not be undertaken between those statutory consultation periods. Continuous dialogue will also be facilitated with key stakeholders throughout the process.

### Digital-first Approach

- 6.41 One of the more significant changes to the way in which new Plans are to be prepared is the expectation that a digital-first approach be followed, which prioritises digital formats and complies with defined data standards. This will sit at the heart of the approach which the Council follows towards engagement on its new Local Plan.
- 6.42 Digital engagement tools have the potential to significantly increase active participation in plan-making and to make the process more accessible. There are also benefits available in the receiving, considering and handling of representations. Reflecting the consultation principles for the new Local Plan outlined earlier, a mix of websites, consultation platforms and social media will be utilised. Improvements to how information is presented- moving away from static documents- to use interactive visualisations and story maps is a further benefit which the Council is looking to leverage in its engagement. It is however recognised that this will not suit all consultees and so to ensure the process remains inclusive alternative formats and non-digital options will be maintained.
- 6.43 To support effective and efficient plan-making Artificial Intelligence will be integrated into the process to support the administrative and analytical tasks associated with consultation on the new Local Plan. This will include helping to sort and categorise representations, identify common themes and issues, draft summaries of responses, and assist officers in tracking matters that require follow-up. Where used appropriately, this will reduce manual processing time, improve consistency, and enable staff to focus more on analysis, engagement and professional judgement. Appropriate controls will be put in place to maintain clear oversight, support quality assurance and meet data protection requirements. Transparent communication will be provided over how consultation responses have been handled.

- 6.44 Consultations will therefore be designed with clear questions, structured response options and consistent formats so that responses can be analysed more efficiently, while remaining transparent, accessible and open to fuller comments where needed.

### How Consultation Data will be Used

- 6.45 Data collected as part of consultation on the Local Plan will be handled in line with relevant legal and professional standards, including data protection and information governance requirements. This will include collecting only the information needed, storing it securely, using it transparently, and ensuring that any digital tools or artificial intelligence used to support engagement are applied appropriately, proportionately and responsibly.

**Question 13:** Do you agree with the Council's proposed approach to consultation?

**Question 14:** Are there any groups and organisations which you think we should be contacting as part of the Local Plan consultation?