



*City of*  
**BRADFORD**  
METROPOLITAN DISTRICT COUNCIL

## **INFORMATION STATEMENT FOR THE WILSDEN NEIGHBOURHOOD DEVELOPMENT PLAN REFERENDUM RELATING TO TOWN AND COUNTRY PLANNING AND NEIGHBOURHOOD PLANNING AND THE REFERENDUM TO BE HELD ON THURSDAY 27<sup>th</sup> MARCH 2025.**

### **INFORMATION FOR VOTERS**

#### **What is Planning Permission?**

Most forms of development for new buildings or extensions, mining or engineering operations or change of use of land or buildings will require some sort of planning consent often gained through the planning application process.

#### **What are Development Plans?**

Planning applications must be determined in accordance with the relevant planning policies within the local development plan for that area by the Local Planning Authority. This includes Neighbourhood Development Plans that have been brought into force.

The Local Planning Authority for the Wilsden area is the City of Bradford Metropolitan District Council (CBMDC), whilst the relevant Development Plan for the area consists of:

- Bradford Local Plan Core Strategy Development Plan Document (July 2017)
- Bradford Local Plan Waste Management Development Plan Document (October 2017)
- Bradford Replacement Unitary Development Plan – Saved Policies (May 2005) (June 2020 Schedule).

#### **What is Neighbourhood Planning?**

Local people can have a direct and active say in helping to shape development in the area in which they live through Neighbourhood Planning, introduced via the Localism Act 2011. The process is governed by this act as well as the Neighbourhood Planning (General) Regulations 2012 (as amended) (the 2012 Regulations).

In order to produce a Neighbourhood Development Plan, an area must first be formally designated as a Neighbourhood Area by the Council. A relevant body, for example, a Town Council, a Parish Council or a Neighbourhood Forum (groups in areas without Town or Parish Councils), can submit a request and a proposed boundary map to the Council - this is known as a Neighbourhood Area Application.

Wilsden Parish Council submitted such an application in March 2014 that was approved CBMDC in December 2014. The Wilsden Neighbourhood Development Plan has been prepared by the Parish Council and covers the same spatial area as the Parish Council boundary. The area is shown on the map submitted with the Information Statement.

Plan preparation took place between 2014 and 2023 with publicity, community engagement activities and consultation events together with a range of evidence gathering. CBMDC provided detailed feedback on draft versions of the plan and have supported the Parish Council at all stages.

The Regulation 14 Consultation Draft was produced by the Parish Council and issued for formal public consultation. This took place between 14<sup>th</sup> June and 26<sup>th</sup> July 2017. Following several changes in the national and local planning policy context, the Parish Council sought to amend the Plan's contents and prepare a Design Code. A further formal six week consultation under Regulation 14 took place between 31<sup>st</sup> January and 21<sup>st</sup> March 2023.

The draft neighbourhood development plan together with the required supporting documentation was submitted to CBMDC in December 2023 (in line with Regulation 15 of the 2012 Regulations) and subsequently published for a formal period of consultation between 5<sup>th</sup> February and 18<sup>th</sup> March 2024.

CBMDC engaged Andrew Freeman of Intelligent Plans and Examinations (IPe) Ltd to carry out the Independent Examination of the Neighbourhood Plan in line with Regulation 17 of the 2012 Regulations. The Independent Examination of the plan took place during September and October 2024, with the final report being issued on 14<sup>th</sup> November 2023. The Examiner recommended that, subject to a number of modifications, the Plan should proceed to Referendum.

Local communities may decide what their Neighbourhood Plan covers as long as the Basic Conditions are met and the planning policies contained within it relate to the use and development of land. It is also important that the plans do not promote less development than set out in the Local Plan (In Wilsden's case, this is Bradford Core Strategy Development Planning Document).

The Basic Conditions must:

- have regard to national planning policy and advice contained in guidance issued by the Secretary of State;

- contribute to the achievement of sustainable development;
- be in general conformity with strategic policies in the development plan for the local area;
- be compatible with EU Obligations and the European Convention on Human Rights;
- meet prescribed conditions and comply with prescribed matters; and

Regulation 32 of the 2012 Regulations prescribes a further Basic Condition for a neighbourhood plan. This requires that the making of the neighbourhood development plan does not breach the requirements of Chapter 8 of Part 6 of the Conservation of Habitats and Species Regulations 2017.

The Referendum question will ask those eligible to vote for Ward Councillor and Parish Council elections in Wilsden if they want the Local Planning Authority, CBMDC, to use the Neighbourhood Development Plan to help determine planning applications in Wilsden neighbourhood area.

Should the Neighbourhood Development Plan be successful at Referendum, returning a majority “yes” vote, it will become part of the statutory Development Plan for Bradford District and be used to help determine planning applications in the Wilsden Neighbourhood Planning Area.

## **How to find out more?**

Further information on Neighbourhood Planning and Planning in the District is available on the CBDMC website

<https://www.bradford.gov.uk/planning-and-building-control/planning-policy/planning-policy/>

<https://www.bradford.gov.uk/planning-and-building-control/planning-policy/neighbourhood-planning/>