

Local Plan for the Bradford District

Core Strategy

Publication Draft

Your District by 2030

This leaflet provides an overview of the proposed approach to managing development and change within the Bradford District to 2030, as set out in the Core Strategy Publication Draft.

17th February - 31st March 2014

February 2014

City of Bradford MDC

www.bradford.gov.uk

Context

The Council is in the process of preparing a new Local Plan for Bradford (formally known as the Local Development Framework or LDF) which will replace the current Replacement Unitary Development Plan for Bradford District.

The Core Strategy Development Plan Document (DPD) is the first key Local Plan document to be produced. It sets out the strategic vision and approach to managing future development and change within the District.

The Council has carried out a number of informal public consultation stages during the preparation of the Core Strategy, namely:

- Issues and Options in 2007
- Further Issues and Options in 2008
- Further Engagement Draft in 2011/12

The Publication Draft represents the final stage in producing the new plan before the Council formally submits the Core Strategy to Government for Independent Examination.

The document sets out the proposed approach to managing development and change in the District to 2030. It is based upon robust technical evidence, the Government's National Planning Policy Framework (NPPF) and, where appropriate, has addressed issues raised by representations.

This summary leaflet provides a concise, 'at a glance' overview of the strategy and policies contained within each section of the Publication Draft. It is not intended to cover all issues and you are strongly encouraged to read the full Publication Draft document in order to make your final representation.

The Purpose of this Representations Stage

The Council, on 10th December 2013, resolved that the Publication Draft be published for formal representations and be submitted to Government for Examination. The Publication Draft has now been issued for formal representations for a period of 6 weeks in line with Government Regulations.

This is the final opportunity for you to make comments on the Core Strategy before it is submitted to the Secretary of State for Examination by a Planning Inspector. Your comments will be submitted to the Planning Inspector for consideration, along with the Core Strategy and supporting documents.

Your comments should consider whether the document is **legally compliant** (i.e. if it has been prepared in accordance with the regulations), complies with the **duty to cooperate** and is **sound**. Legal compliance, the duty to cooperate and soundness are explained more fully later in this document.

The Council has also issued a number of supporting documents and technical evidence, including the Sustainability Appraisal, Habitat Regulations Assessment and Equalities Impact Assessment.

This publication stage fulfils the requirements Regulation 19, 20 and 22 of the Town & County Planning (Local Planning) (England) Regulations 2012 and the Council's adopted Statement of Community Involvement (2008).

What is the Core Strategy?

The Core Strategy is a key planning document for the Bradford District. It translates aspirations from the Council's Community Strategy, key technical evidence and outcomes from previous consultations into an overarching and strategic planning framework for the District, guiding where development is to be permitted, how much we should have, what land should be protected from developed and how places should change up to 2030.

The Publication Draft includes planning policies which would be used when making future decisions on whether planning permission for specific schemes will be granted or refused by the Council.

The Core Strategy will NOT determine specific sites on a plan or define the precise boundaries of the areas to be developed or protected. These decisions will be made in separate Local Plan documents namely the Allocations Development Plan Documents and Area Action Plans.

Section 3

Vision for Bradford by 2030

A key element of the Core Strategy is a spatial vision for the Bradford District, this is:

By 2030 the Bradford District has become a key driver of the Leeds City Region's economy and a much sought after and desirable location where people want to live, do business, shop and spend their leisure and recreation time. The District has demonstrated that it is a place that encourages sustainable lifestyle choices and responds positively to the challenge of climate change.

The growth of the City of Bradford and the towns along Airedale and Wharfedale has been supported by a significant increase in the delivery of new houses, both market and affordable. This growth has driven the economic and social transformation of the district. Sustainable development and management has been at heart of this growth and prosperity. The District's unique landscapes, heritage and biodiversity assets have played a vital role in making great places that encapsulates what makes Bradford so special.

Economic transformation of the district has been achieved by building on Bradford's key strengths of its unique young, growing and international workforce as well as its culture of entrepreneurship, high quality places where businesses can thrive and its rich historic and cultural identity and wealth of environmental assets.

Strategic Objectives

The Core Strategy aims to deal with Bradford's key issues from a planning perspective. This document identifies 16 strategic objectives to address these issues and deliver the vision. These include:

1. Promote the role of the Bradford District within the Leeds City Region.
2. Ensure that the needs for housing, business and commerce are met.
3. Ensure that critical infrastructure is in place to support communities.
4. Provide a range of quality and affordable dwellings.
5. Promote the role of the Bradford District in the Leeds City Region economy.
6. Promote and support a successful growing economy.
7. Promote the image and role of Bradford City Centre.
8. Support educational institutions to ensure a well educated and skilled workforce.
9. Improve public transport and highway systems within the District.
10. Ensure that Bradford is a diverse city where socially inclusive and vocal communities live and where the needs of citizens are met.
11. Provide a clean, safe, secure, sustainable, attractive and accessible built and natural environment.
12. Safeguard, enhance and promote the historic built and natural heritage.
13. Reduce the impact of climate change.
14. Provide accessible opportunities for leisure and recreation.
15. Safeguard and manage the Districts biodiversity assets.
16. Safeguard and manage natural and renewable energy resources.



Looking over Leeming Reservoir towards Oxenhope

Summary of the District Wide Strategy

Underpinned by the principals of sustainable development, the spatial strategy for the Bradford District is summarised below:

- Based on four sub-areas
- Focuses on the concept of sustainable growth delivered through urban regeneration and an urban extension at Holmewood
- Growth areas: Shipley & Canal Road Corridor, Bradford City Centre, Silsden, Steeton-with-Eastburn, Thornton, Queensbury, South East Bradford
- The need for 42,100 new homes by 2030 (*a reduction of 3,400 since the Further Engagement Draft*)
- Aim to minimise the amount of greenfield and green belt land required by emphasising brownfield sites as a priority
- Making best use of land by building at higher densities in sustainable locations
- Delivering affordable housing with different targets applying to different market areas, subject to availability
- Bingley upgraded to a Principal Town alongside Ilkley and Keighley
- To meet housing needs overall there will be Green Belt releases in all settlements apart from: Addingham, Menston and Silsden
- Support sustainable economic growth and job creation
- Employment development will be concentrated in existing employment zones; along the M606 corridor, Bradford City Centre, Shipley Canal Road Corridor and the Airedale Corridor
- Improvement to transport provision and infrastructure
- Protection, manage and enhance the built and natural environment

Presumption in favour of Sustainable Development

At the heart of the NPPF is the presumption in favour of sustainable development. In order to embed this into the Core Strategy the Publication Draft contains a new high level Policy: P1.

Strategic Core Policies

The Strategic Core Policies provide the core approach of the plan. They inform the more detailed approach and policies within the Core Strategy. All other DPD's will need to conform to these policies and they can be used to inform development and investment decisions. In summary, these include:

- SC1 Overall approach and key spatial priorities
- SC2 Climate Change and Resource Use
- SC3 Working Together
- SC4 Hierarchy of Settlements
- SC5 Location of Development
- SC6 Green Infrastructure
- SC7 Green Belt
- SC8 Protecting the South Pennine Moors and their zone of influence.
- SC9 Making Great Places



Roberts Park, Saltaire



Cycling along the Leeds and Liverpool Canal

Key Diagram - Location Strategy







KEY




Settlement Hierarchy Categories (Policy SC1, SC4, SC5)

-  **Regional City (Policy BD1)**
(City of Bradford with Shipley & Lower Baildon) 68%
-  **Principal Towns (Policy AD1, WD1)**
(Ilkley, Keighley & Bingley) 16%
-  **Local Growth Centres (Policy AD1 WD1 PN1)** 8%
-  **Local Service Centres (Policy AD1, WD1, N1)** 8%

Other Notations

-  **Economic Growth Area (Policy SC1)**
-  **Urban Extension (Policy HO2)** - Holme Wood and SE Bradford
-  **Growth Areas (Policy HO2)** - City Centre, Shipley and Canal Road Corridor, Silsden, Steeton with Eastburn, Thornton, Queensbury
-  **Potential Localised Green Belt Deletions**
*Locations are only indicative and may include other settlements

Regeneration Partnerships

-  Airedale
-  Bradford City Centre
-  Leeds Bradford Corridor

-  District Boundary
-  Yorkshire Dales National Park Boundary
-  Main Roads
-  Proposed Quality Bus Corridor
-  River / Beck
-  Motorway
-  Leeds and Liverpool Canal
-  Proposed Bradford Canal
-  Railway Line
-  Electrification of Caldervale Line
-  Proposed New Railway Station
-  Proposed Road Infrastructure
-  UNESCO Saltaire World Heritage Site
-  Green Infrastructure Corridor (Policy SC6)
-  General Extent of Greenbelt (Policy SC7)
-  South Pennine Moors SPA and SAC (Policy SC8)

Section 4

Sub Area Policies

4.1: Regional City of Bradford including Shipley and Lower Baildon

Summary of the Strategy for the Regional City of Bradford

- **28,650 new homes**
 - 3,500 City Centre
 - 3,200 Shipley & Canal Road Corridor
 - 1,250 Shipley
 - 4,700 Bradford North East
 - 6,000 Bradford South East
 - 5,500 Bradford South West
 - 4,500 Bradford North West
- Up to 15% affordable housing
- 55% Previously Developed Land (PDL) target
- Growth areas at Bradford City Centre and Shipley Canal Road Corridor
- Urban Extension in Bradford South East around Holme Wood
- Comprehensive regeneration initiatives in: Allerton, Bierley, Holme Wood, Ravenscliffe, Thorpe Edge, Buttershaw, Woodside and inner city areas of Manningham, Little Horton and Laisterdyke.

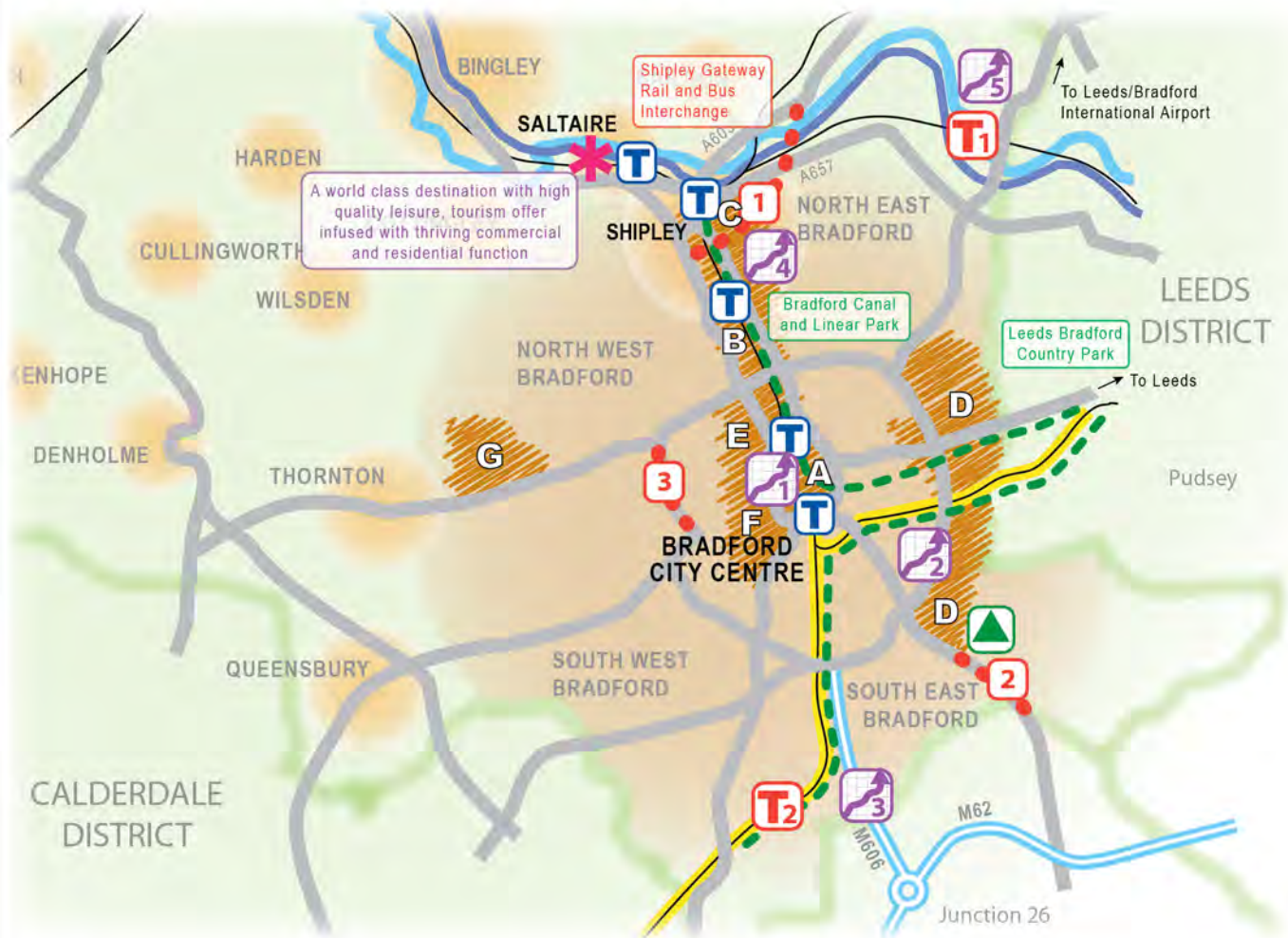
- 100 hectares of new Employment Land
- Support Bradford City Centre in the creation of new jobs within professional, financial, knowledge and creative sectors
- South Bradford, including the M606 Corridor, to be locations of choice for large scale industry, including storage and distribution
- Support the role of Shipley town centre as a location for a mix of retail, leisure and office developments
- Improve inner and outer ring roads as well as key transport corridors
- Improve public transport access within and to Bradford City Centre and Shipley Town Centre and also between Leeds and Bradford through the Leeds Bradford Corridor
- Develop critical road and public transport infrastructure in South East Bradford and North West Bradford, Canal Road Corridor and east of Shipley.
- Develop new railway stations at Low Moor and Apperley Bridge.
- Enhance the role of the green belt between Bradford and Leeds as a high quality country park
- Conserve and enhance the biodiversity, natural and built landscape character of the wider area.



Shipley Town Centre



Figure BD1: Spatial Vision Diagram – Regional City of Bradford by 2030



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Key

City of Bradford inc. Shipley and Lower Baildon Policy 1

- A** BD1B Urban Regeneration and Renewal Priority Areas
 - A. City Centre
 - B. Canal Road Corridor
 - C. Shipley Town Centre
 - D. Leeds Bradford Corridor
 - E. Manningham
 - F. Little Horton
 - G. Allerton

Urban Extension - Holme Wood

BD1D Economic Development

BD1E Environment

BD1F Transport

Trainline

River

Canal

Road

Existing train station

Proposed train station

Proposed Road Infrastructure

- Shipy Eastern Link Road / Canal Road Improvements
- South East Bradford Improvements
- Outer Ring Road Improvements

Growth Areas

- Bradford City Centre
- Shipley and Canal Road Corridor
- Queensbury
- Thornton

Economic Development

- City Centre
- Leeds Bradford Corridor
- South Bradford M606 Corridor
- Shipley and Canal Road Corridor
- Business Park

Transport

- Apperley Bridge
- Low Moor

4.2: Airedale

Summary of the Strategy for Airedale

- **8,350 new homes**
 - 4,500 *Keighley*
 - 1,400 *Bingley*
 - 1,000 *Silsden*
 - 700 *Steeton-with-Eastburn*
 - 450 *Baildon*
 - 200 *Cottingley*
 - 100 *East Morton*
- Up to 20% affordable housing in towns, suburbs & villages; 15% in Keighley
- 50% Previously Developed Land target in Keighley and Bingley; 15% in Silsden and Steeton and 35% in the remaining settlements
- Growth areas at Silsden and Steeton-with-Eastburn
- Regeneration priority areas: Airedale Corridor and Keighley
- 30 hectares of available Employment Land
- Support the role of Keighley and Bingley town centres as locations for a mix of retail, leisure and office developments
- The creation of employment land at Silsden Rural Business Park
- Local green belt releases in sustainable locations around all settlements

- Improve public transport, particularly between Airedale, City of Bradford, Craven and Leeds and to Keighley, Bingley, Steeton-with-Eastburn and Silsden to improve access to jobs within the Airedale Corridor
- Develop bus rail interchange facilities at Steeton and Silsden Station and Bingley station.
- Improve key transport corridors
- Conserve and enhance all heritage assets, in particular within the boundary of Keighley Townscape Heritage initiative and Saltaire World Heritage Site
- Protect and enhance the integrity of the South Pennine Moors Special Protection Area (SPA) and Special Area of Conservation (SAC)



Keighley Campus



Figure AD1: Spatial Vision Diagram – Airedale by 2030



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Key

Airedale Policy AD1

AD1B Urban Regeneration and Renewal Priority Areas

AD1D Economic Development

AD1E Environment

AD1F Transport

Trainline

River

Canal

Road

Existing train station

Proposed train station

Proposed Road Infrastructure

Growth Areas

Silsden

Steeton with Eastburn

Economic Development

Silsden Business Park

Keighley and Bingley - Principal focus for indigenous economic development including starter units for SMEs and business parks for larger digital, design, financial and service sectors

Royd Ings

Dalton Lane Business Innovation Centre

Environment

Improve green infrastructure along Airedale River, Canal and Transport Corridor

Transport

Bus and Rail Interchange at Silsden and Steeton

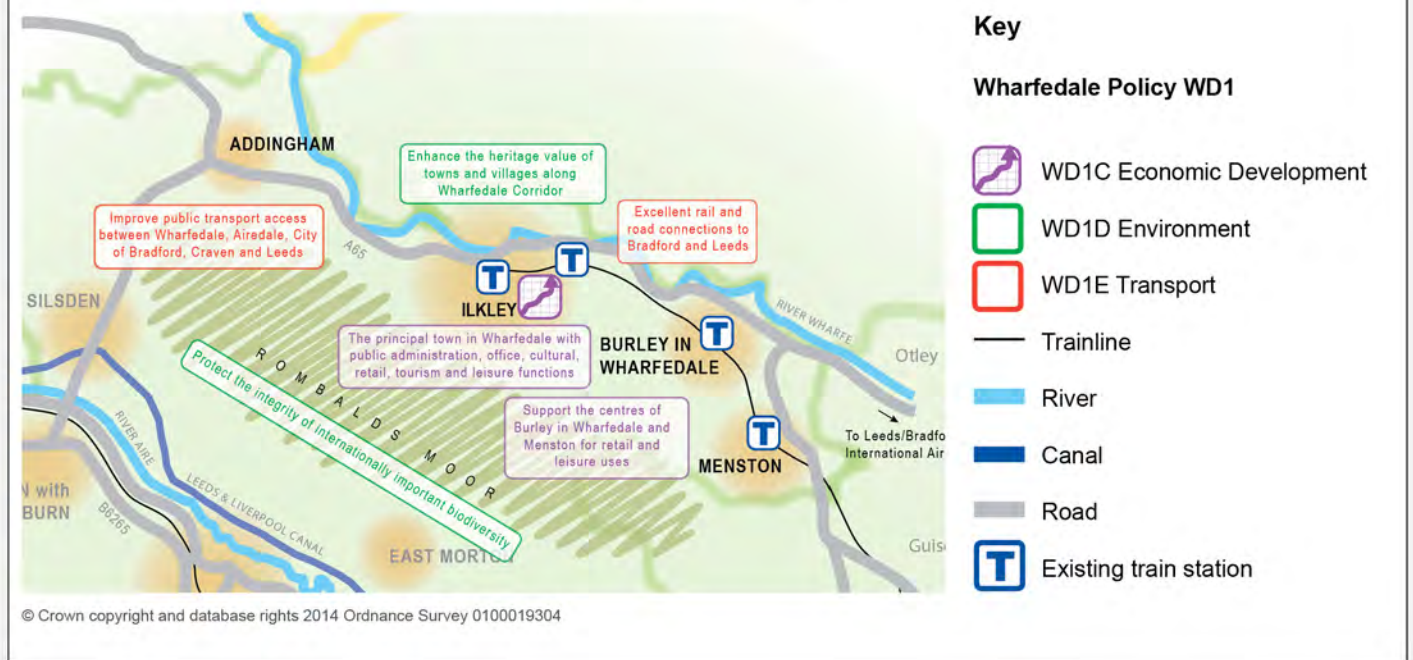
Hardings Road / Keighley Town Centre Improvements

Bingley Interchange

Highway Improvement to East of Silsden

4.3: Wharfedale

Figure WD1: Spatial Vision Diagram – Wharfedale by 2030



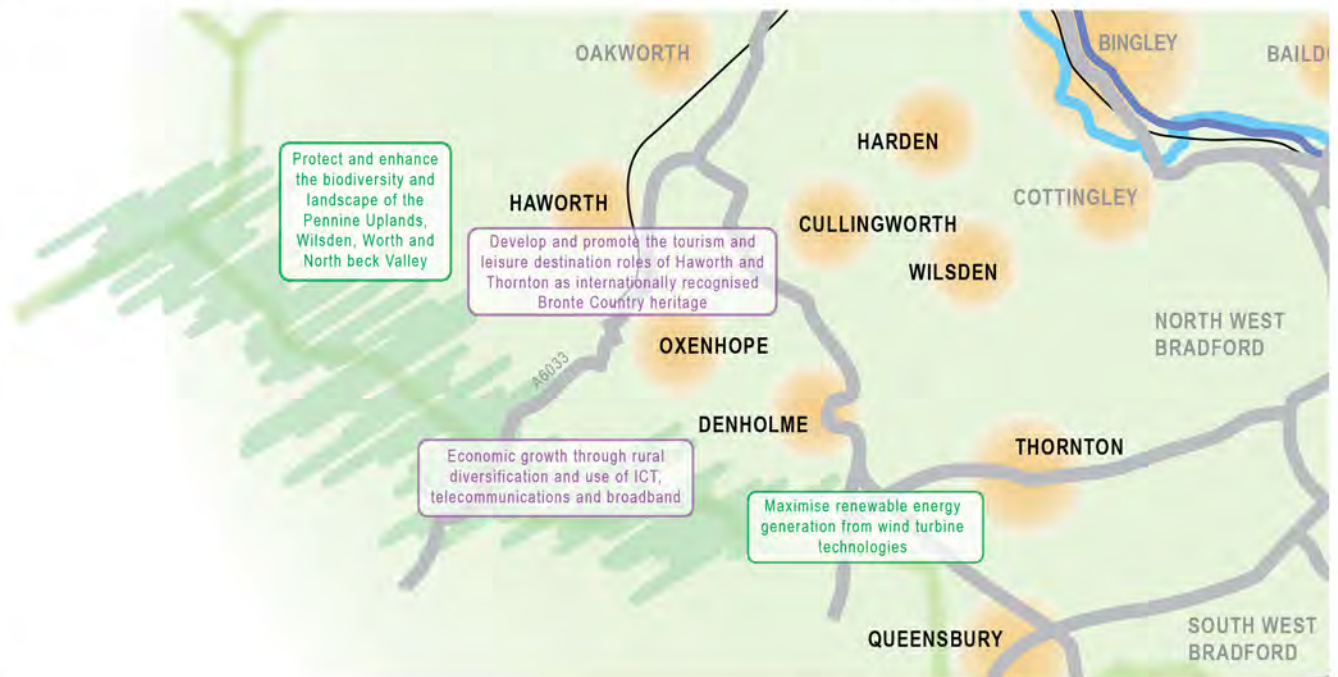
Summary of the Strategy for Wharfedale

- **1,600 new homes**
 - 800 Ilkley
 - 200 Burley-In-Wharfedale
 - 400 Menston
 - 200 Addingham
- Up to 30% affordable housing
- 35% Previously Developed Land target in the Local Service Centres
- Local green belt releases in sustainable locations around Ilkley and Burley-in-Wharfedale
- Approximately 5 hectares of new employment land
- Support the role of Ilkley town centre as locations for a mix of retail, leisure and office developments
- Support the centres of Burley In Wharfedale and Menston for limited retail and leisure development to meet day to day needs
- Improve public transport access between Wharfedale, Airedale, City of Bradford, Craven and Leeds.
- Protect the Ilkley Moor and Rombalds Moor (South Pennine Moor SPA) and the Yorkshire Dales AONB
- Conserve and enhance the heritage assets of settlements within the Wharfe valley



4.4: South Pennine Towns and Villages

Figure PN1: Spatial Vision Diagram – Pennine Towns and Villages by 2030



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Key

Pennine Towns and Villages Policy PN1

	PN1D Economic Development		Trainline		Canal
	PN1E Environment		River		Road

Summary of the Strategy for the South Pennine Towns and Villages

- **3,500 new homes**
 - 1,100 *Queensbury*
 - 700 *Thornton*
 - 350 *Cullingworth*
 - 350 *Denholme*
 - 100 *Harden*
 - 500 *Haworth*
 - 200 *Oakworth*
 - 100 *Oxenhope*
 - 200 *Wiltsden*
- 20% affordable housing in the suburbs and villages
- 35% Previously Developed Land target in the Local Service Centres; 15% in Thornton and Queensbury
- Support sustainable urban growth in Thornton and Queensbury
- Local green belt releases in sustainable locations around settlements
- Improve public transport between settlements.
- Protect and enhance the biodiversity and landscape character of the Pennine Uplands, Wiltsden, Worth and North Beck Valley.
- Conserve and enhance the heritage assets of the Pennine towns and villages
- Develop and promote sustainable tourism that respects the Bronte heritage of Haworth and Thornton and the importance of Keighley Worth Valley Railway
- Restoration of Manywells to create a new country park to enhance biodiversity and create a place for informal recreation.



Oxenhope Railway Station

Section 5

Thematic Policies

This section sets out the thematic policies to enable sustainable development in line with the Spatial Vision and Objectives.

The following thematic policies have been structured to accord with the National Planning Policy Framework (2012) under the following components:

Section 5

Planning for Prosperity

The main economic focus of the Core Strategy is to create the conditions where business can thrive, generating opportunities to deliver jobs growth and prosperity across the District.

This strategy aims to direct economic development to sustainable locations so that the Bradford District can become a key driver within the Leeds City Region to successfully compete against the likes of Leeds.

This strategy will help local businesses by attracting inward investment into in the District and providing quality development sites in the most advantageous locations for the market economy.

5.1: Economy and Jobs

Economy and Jobs Policies:

- EC1 Creating a successful and competitive Bradford District economy within the Leeds City Region**
- EC2 Supporting Business and Job Creation**
- EC3 Employment Land Requirement**
- EC4 Sustainable Economic Growth**
- EC5 City, Town, District and Local Centres**

Key Evidence:

- Employment Land Review and Update (2008 and 2011)
- Understanding Bradford District (2013)
- Bradford District Retail and Leisure Study (2008 and 2013)

5.2: Transport and Movement

Transportation and the ability to move about places affects everyone on a daily basis, even those that do not use the transport networks. It physically connects people, goods, services, education, employment, leisure and businesses.

It can have beneficial or harmful effect on the physical environment, the economy and people's lives and can be delivered in a manner that is inclusive, accessible and durable or exclusive, inaccessible and finite.

An efficient and effective transport system supporting the key principles of connectivity, accessibility and sustainability is vital to delivering the overall vision.

Transport & Movement Policies:

- TR1 Travel reduction and modal shift**
- TR2 Parking Policy**
- TR3 Public Transport, Cycling and Walking**
- TR4 Transport and Tourism**
- TR5 Improving connectivity and accessibility**
- TR6 Freight**
- TR7 Transport investment and management priorities**
- TR8 Aircraft Safety**

Key Evidence:

- District Wide Transport Study (2010)



Hyperlink - connecting Bradford and Leeds



M606 corridor

Section 5

Planning for People

5.3: Housing

In terms of population and housing, Bradford is changing rapidly. One of the biggest challenges facing the district is the need to accommodate a rapidly growing population whilst responding to significant changes in its social and demographic profile.

The Core Strategy sets out both policies and principles to facilitate and deliver sustainable housing growth and ensure that housing providers provide the type and quality of new homes which will meet the needs and aspirations of its existing and future population.

These policies and those in this rest of this document must help to ensure that housing growth stimulates and supports regeneration and prosperity in the District, while helping deliver successful places and communities.

Housing Policies:

- HO1 The Districts Housing Requirement
- HO2 Strategic sources of housing supply
- HO3 Distribution of housing development
- HO4 Phasing and release of housing sites
- HO5 Density of housing schemes
- HO6 Maximising use of previously developed land
- HO7 Housing Site Allocation Principles
- HO8 Housing Mix
- HO9 Housing Quality
- HO10 Overcrowding & Empty Homes
- HO11 Affordable Housing
- HO12 Sites for Travellers and Travelling Showpeople

Key Evidence:

- Bradford District Strategic Housing Land Availability Update (SHLAA) (2013)
- Affordable Housing Economic Viability Assessment (AHEVA) (2010 and update 2013)
- Bradford District Strategic Housing Market Assessment (SHMA) (2010 and update 2013)
- West Yorkshire Gypsy and Traveller Accommodation Assessment (2008)

Section 5

Planning for Place

Whilst there is a need to plan for growth, it is vital that our natural environment is protected and enhanced.

The Core Strategy sets out a range of policies to raise environmental quality, increase biodiversity, conserve and enhance natural and historic environments, address climate change, manage flood risk and protect rural areas. It also includes policies relating to minerals and waste management.

The sub-area sections provide the main environmental priorities at the sub district level.

5.4: Environment

Environment Policies:

- EN1 Protection and improvement in provision of Open Space, Sports and Recreational
- EN2 Biodiversity and Geodiversity
- EN3 Historic Environment
- EN4 Landscape
- EN5 Trees and woodlands
- EN6 Energy
- EN7 Flood Risk
- EN8 Environmental Protection

5.5: Minerals

Minerals Policies:

- EN9 New and Extended Minerals Extraction Sites
- EN10 Sand Stone Supply
- EN11 Sand, Gravel, Fireclay and Hydrocarbons
- EN12 Minerals Safeguarding



Banktop Quarry stone processing

Section 5.6: Waste Management

The Core Strategy contains the high level policies which support the move to sustainable waste management. Detailed policies and sites are considered within the Waste Management DPD.

Waste Management Policies:

- WM1 Waste Management**
- WM2 Waste Management**



Materials recovery facility

Section 5.7: Design

Good design can contribute to making places better for people. It can help to create memorable places with a strong sense of identity that can be enjoyed by everyone.

It also helps to integrate new development with its surroundings and create places which will stand the test of time. The Core Strategy includes policies on design, these include:

Design Policies:

- DS1 Achieving Good Design**
- DS2 Working with the landscape**
- DS3 Urban character**
- DS4 Streets and movement**
- DS5 Safe and inclusive places**

Key Evidence:

- Bradford District Strategic Flood Risk Assessment (SFRA) (2014)
- Bradford District Landscape Character Assessment SPD (2008)
- Bradford District Open Space, Sports and Recreation Study (2007)
- Bradford District Conservation Area Assessments and Appraisals (*Various*)

Section 6

Implementation and Delivery

The delivery and implementation framework sets out how the Council, working with partners in the public, private and voluntary sectors will seek to deliver and implement the policies and proposals within the Local Plan.

Implementation and Delivery Policies:

- ID1 Development Plan Documents and Annual Monitoring Report**
- ID2 Viability**
- ID3 Developer Contributions**
- ID4 Working with Partners**
- ID5 Facilitating Delivery**
- ID6 Simplification of planning guidance to encourage sustainable development**
- ID7 Community Involvement**
- ID8 Regeneration Funding and Delivery**

Section 7

Monitoring

Monitoring is a key component of the planning system. It reviews the progress on the Local Plan and the impact and effectiveness of its policies.

The Core Strategy's Performance Monitoring Framework sets out the list of policies, their relevant outcomes, indicators and targets, together with the lead roles and mechanisms for their delivery.

It is recommended that you read the full version of the Core Strategy Publication Draft to make your written representation.

Your Representation

The Council considers the Publication Draft document to be the final and sound plan which it would like to see adopted as the part of the Local Plan for Bradford. The Publication Draft has sought to address issues raised during the previous consultations in line with technical evidence and national planning policy to formulate this revised strategy for the District.

It is therefore requested that your representation be made with consideration to the legal compliance and the tests of soundness which will be considered by an Independent Inspector.

Legal Compliance and Duty to Co-operate

The Plan must meet the legal requirements under Section 20(5)(a) and the duty to co-operate under section 20(5)(c) of the Planning & Compulsory Purchase Act (as amended) 2004¹. For further information please refer to the Legal Compliance Checklist document.

To be legally compliant, the Core Strategy should:

- Be in line with the Local Development Scheme (LDS)
- Be in accordance with the Statement of Community Involvement (SCI)
- Have been published in accordance with the regulations and made available at principal offices and on the Councils website.
- Be supported by a Sustainability Appraisal (SA) report
- Have regard to the Community Strategy

To meet the Duty to Co-operate, the Council must demonstrate how it has co-operated with adjoining Local authorities and other public bodies to maximise effectiveness of strategic planning policies within the Plan. For further details on how the Council has complied with this duty, please see Background Paper 1.

The Test of Soundness

What are the tests of soundness?

The NPPF (para. 182) sets out that in order to be 'sound' a local plan should pass the four following tests:

1. Be positively prepared

The plan should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development

2. Be justified

The plan should be the most appropriate strategy, when considered against the reasonable alternatives, based on proportionate evidence

3. Be effective

The plan should be deliverable over its period and based on effective joint working on cross-boundary strategic priorities

4. Be consistent with national policy

The plan should enable the delivery of sustainable development in accordance with the policies in the National Planning Policy Framework (NPPF).

For further information please refer to the Soundness Self Assessment Checklist document. You are encouraged to refer to this document when making your representation to help you focus your comments with regard to the soundness of the plan.

Engagement Information

The Council has issued its Core Strategy Publication Draft and accompanying documents for representations for 6 weeks.

Where can I view a copy?

The Core Strategy and accompanying documents can be viewed on Bradford Council's website at:

www.bradford.gov.uk/LDF

Hard copies of the Core Strategy Publication Draft and key background documents can be viewed at the following Council Offices (Mon-Thurs 9am-5pm; Fri 9am-4.30pm) and at the main local Libraries (Mon-Fri 9am-7pm; Sat 9am-5pm):

- **Bradford Planning Reception** Jacobs Well, Nelson Street, Bradford, BD1 5RW
- **Shipley Town Hall** Kirkgate, Shipley, BD18 3EJ
- **Keighley One Stop Shop** Town Hall, Bow Street, Keighley, BD21 3SX
- **Ilkley Town Hall** Station Road, Ilkley, LS29 8HA
- **Bradford City Library** Centenary Square, Bradford, BD1 1NN
- **Bradford Central Library** (Local Studies), Princes Way, Bradford, BD1 1SD
- **Shipley Library** 2 Wellcroft, Shipley, BD18 3QH
- **Bingley Library** Myrtle Walk, Bingley, BD16 1AW
- **Keighley Library** North Street, Keighley, BD21 3SX
- **Ilkley Library** Station Road, Ilkley, LS29 8HA

Hard copies of the Publication Draft are available, but will incur a charge to cover the Councils costs. Please contact the Local Plan Group to make your request.

How to make a representation

Please ensure that you read the full version of the Publication Draft document before making your comments. Your representation should consider whether the Plan is **legally compliant** (i.e if it has been prepared in accordance with the regulations), complies with the **duty to co-operate** and is **sound**.

Your comments should be made using an official **Representation Form** which can be found on the Council's website.

The Council is keen to promote the submission of representation forms electronically via an E-mail attachment to reduce waste. People with the appropriate facilities are encouraged to make their responses in this way. However if you are unable to do this there are other ways to send your comments to us.

Completed Representation Forms should be sent to the Local Plan Group by:

Email to:

ldf.consultation@bradford.gov.uk

Post to:

Bradford Local Plan Group
City of Bradford Metropolitan
District Council
2nd Floor (South)
Jacobs Well, Nelson Street,
Bradford, BD1 5RW

What happens next?

The Council will collate all representations submitted at this publication stage. If the consideration of these highlights an issue which would make the plan unsound, the Council may make appropriate changes prior to submission, though these will be the exception.

The Publication Draft and the representations received will be submitted to Government and an Independent Inspector will then be appointed to undertake an examination into the legal compliance, soundness of the plan and compliance with the duty to co-operate.

The examination will take the form of a roundtable hearing into matters determined by the Inspector, taking into account representations and the technical evidence.

Representations should be received within the 6 week publication period which will run from Monday 17th February until 5pm on Monday 31st March 2014.

www.bradford.gov.uk/LDF

Personal Details & Data Protection Act 1998 Regulation 22 of the Town & Country Planning (Local Development) (England) Regulations 2012 requires all representations received to be submitted to the Secretary of State. By completing this form you are giving your consent to the processing of personal data by the City of Bradford Metropolitan District Council and that any information received by the Council, including personal data may be put into the public domain, including on the Council's website. From the details above for you and your agent (if applicable) the Council will only publish your title, last name, organisation (if relevant) and town name or post code district. Please note that the Council cannot accept any anonymous comments.

The wording in this publication can be made available in other formats such as large print. Please call 01274 433679.