

11 January 2019

Dear Jan,

Thank you for your email and the attached letter.

To confirm, all sites submitted to us will be included in the SHELAA for consideration. The sites that the Council proposes to take forward for allocation will also be detailed as part of the Preferred Options. Detailed assessments and the methodology used will be published in the SHELAA; more information on the methodology used is available to view at http://www.molevalley.gov.uk/media/pdf/b/m/Item_7_Future_Mole_Valley_Local_Plan.pdf.

MVDC's Cabinet Members, of which Councillor Harper is one, will have to be in agreement over the selection of sites proposed for allocation in the new Local Plan. The Plan will then go to full Council for approval before we go out to public consultation.

As the emerging Local Plan progresses through each stage, more weight is attached to it in planning decisions. Following submission and examination, the Plan will be a material consideration for any planning application received. However, as Mole Valley is constrained by the Green Belt, it would be premature to invite applications on land that has not yet been removed from the Green Belt prior to adoption of the Local Plan.

The Preferred Options will contain details of site phasing – each site will be allocated for development within either years 1-5, 5-10 or 10-15 of the Plan. On large sites, it may be necessary for phasing to occur over a number of years (eg. 5-10 and 10-15).

The housing requirement up to the end of the new plan period is 441 dwellings per annum; it is anticipated that this will be the minimum delivered each year.

For details of housing delivery in the District over recent years, please see 'Net Additions to Dwelling Stock' on Page 31 of the Five Year Housing Land Supply Annual Review at http://www.molevalley.gov.uk/media/pdf/0/d/Five_Year_Housing_Land_Supply_2018-2023.pdf.

Please let me know if I can be of any further assistance.

Kind regards,

Jamie Gleeson
Planning Policy Officer

Mole Valley District Council
Pippbrook, Dorking
Surrey, RH4 1SJ