

Caerphilly County Borough
2nd Replacement Local
Development Plan Up to 2035

Pre-Deposit Plan

(Preferred Strategy)

September 2022

Easy Read Summary

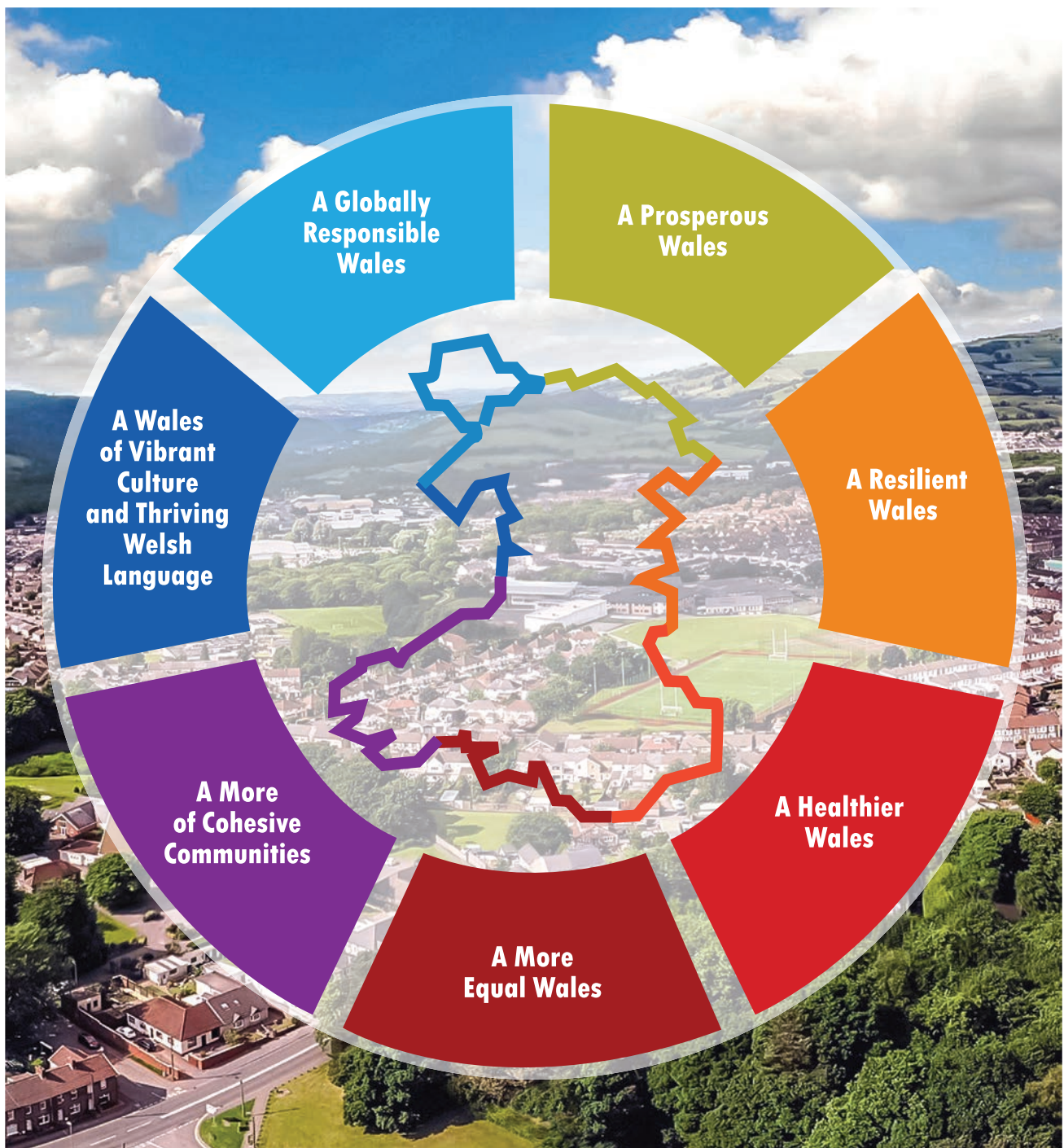


**Mae'r ddogfen hon ar gael yn Gymraeg,
ac mewn ieithoedd a fformatau eraill ar gais.**

**This document is available in Welsh, and
in other languages and formats on request.**

What is the 2nd Replacement Local Development Plan (2RLDP)?

The 2nd Replacement Caerphilly County Borough Local Development Plan up to 2035 (2RLDP) will allocate land for development, designate areas for protection, and act as the starting point in the assessment of planning applications.



What is the 2RLDP process?



What is the Preferred Strategy?

The Preferred Strategy is a document that:

- Identifies important issues, challenges and opportunities
- Develops a vision and a set of objectives
- Sets out the level of growth (housing and employment) and the approximate spatial distribution of that growth
- Sets out strategic policies

It does not:

- Allocate sites for development (except, perhaps, large and important 'strategic sites')
- Identify settlement boundaries or areas to be protected
- Set out detailed development-management policies
- Assess Candidate Sites



What are the main issues?



Public Transport



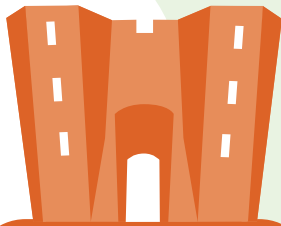
Economic Activity



Housing



Decarbonisation



Tourism



Protection of heritage,
landscape and wildlife



21st Century Schools
Programme



Climate Change



Ageing Population



Out-commuting

What is the vision?

By the end of the plan period, the development strategy will have:

Addressed the economic and social challenges raised by Covid-19, Brexit and changes in employment and retailing patterns

Facilitated an increased number of jobs & economic growth

Exploited existing strengths in manufacturing and the foundational economy (basic goods and services)

Created vibrant town centres with diverse uses

Helped to incorporate 'blue' (water elements) and 'green' (natural and semi-natural features) infrastructure into development

Addressed the housing crisis through the provision of affordable and market housing, developed a wide range and choice of housing and ensured that all residents have access to a good quality home in the right locations

Built on the diverse and distinct character of the towns and villages in the County Borough, having put placemaking principles at the heart of design and encouraged cultural richness and diversity

Enhanced the strategic network of recreation, leisure, education and community facilities, strengthened communities and engendered a better quality of life for all

How much growth?

General population to increase by approximately 10,700 (including 4,100 working-age people).

6,750 dwellings
(including at least 1,360
affordable dwellings).

44.5 hectares
of land for employment uses.



Where will the growth take place?

- The Preferred Strategy has three main parts:
 - South Wales Metro Investment Focus
 - Town Centre(s) First
 - Key Strategic Site
- Growth and new development will be directed to Principal and Local Centres (see the settlement hierarchy below), nearly all of which have rail or major bus stations
- During the plan period, 1,200 dwellings will be built on a strategic site, Parc Gwernau, Maesycwmmmer. After the plan period, a further 1,500 dwellings will be built on it

Settlement Hierarchy:

Principal Centres

- Bargoed
- Blackwood
- Ystrad Mynach
- Risca/Pontymister
- Caerphilly

Local Centres

- Rhymney
- Nelson
- Newbridge
- Bedwas

Residential Settlements

- All other settlements located within defined settlement boundaries

Rural Settlements

- All other settlements located outside defined settlement boundaries

Strategic Policies

The Preferred Strategy sets out strategic policies that cover such issues as:



Level of Growth

Settlement Hierarchy

Areas of Growth

Strategic Sites

Climate Change

Renewable Energy

Placemaking

Green and Blue Infrastructure

Employment

Tourism

Housing

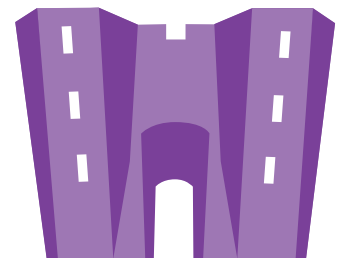
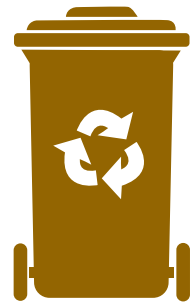
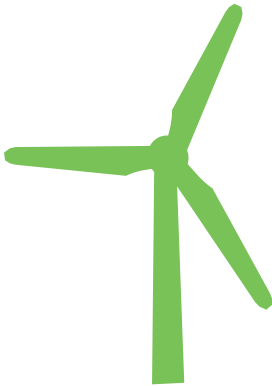
Transport

Retail

Gypsy and Traveller Accommodation

Sustainable Waste Management

Minerals



Consultation

- People may submit their comments to the Council during the six-week statutory consultation period
- This Preferred Strategy was formally published for comment on 19 October 2022, and the period of consultation will close at midnight on 30 November 2022. Comments on the Preferred Strategy and supporting documents must be submitted to the Council by the closing date. Comments received after the closing date will not be accepted and will not be considered
- The Preferred Strategy and its supporting documents are available for inspection on the Council's websites, and copies of the Preferred Strategy have been placed in each of the libraries throughout the County Borough
- Comments on the Preferred Strategy can be made through the Council's website, via e-mail to the LDP mailbox at ldp@caerphilly.gov.uk, or by letter to:
Strategic Planning, Tredomen House,
Tredomen Park, Tredomen,
Ystrad Mynach, CF82 7WF



Next Steps

- Seek approval of Preferred Strategy by end of 2022
- Consultation and stakeholder engagement
- Finalise the 2RLDP and place it on deposit (provisional site allocations will be revealed at this stage)
- Statutory six-week consultation and engagement period in summer 2023
- Submit Deposit 2RLDP to Welsh Government
- Public examination (led by a planning inspector) of 2RLDP
- Inspector to issue a binding report
- Once adopted, the 2RLDP will replace the existing Adopted LDP



