



Duty to Cooperate meeting between St Albans DC and Hertfordshire CC

VENUE: Via MS Teams

DATE: 8 September 2023 @ 14.00

AGENDA

1. Introductions

SADC - Cllr White, Chris Briggs (CB)

HCC - Cllr Bibby, Cllr Boulton, Jamie Alderson (JA), Russell Monck (RM)

2. Update on St Albans Local Plan

a. Timetable for new Local Plan

CB – Outlined SADC’s current LDS and its timescales – Reg 19 summer 2024, submission by end of 2024 and adoption by end of 2025

Cllr Boulton – best of luck on EIP in a year – WelHat experience very lengthy

Cllr White – SADC not in a position to take undue risks on housing numbers – pushing the Government on numbers but have to make progress with the numbers that we have

RM/CB – hope for a Watford/Broxbourne type Inspector’s approach rather than a WelHat experience

b. SADC current Local Plan Reg 18 consultation

CB – Current SADC LP Reg 18 is essentially a full draft Local Plan with full draft Policies and a full set of draft allocations

CB – LP approach to Housing - meeting Government’s Standard Method in full – which is circa 900 homes per annum and circa 15,000+ homes over the Plan period to 2041

CB – the approach to housing in the urban areas is to ‘leave no stone unturned’ – but only amounts to circa 5,000 of the 15,000

CB - A further circa 5,000 homes directly from the Green Belt Review

CB - A further circa 5,000 homes from sites which acknowledge further Green Belt harm, but provide significant Economic, Social and Environmental advantages – includes part of Hemel Garden Communities (HGC)

CB - LP approach to Employment – meeting SADC need and because of two large sites – the Government permitted Strategic Rail Freight Interchange and East Hemel Central

c. Evidence base update

CB – Moving forward jointly with SWH partners on joint SWH work – eg updated Housing and Employment studies

CB – SADC are doing further work on Gypsy & Traveller need and provision – will likely need significantly more allocations by time of Reg 19

CB – SADC has signed up with HCC for a 'Comet 7.1 run' of the HCC's Transport model to support the LP Reg 19

Cllr Boulton – query around Hertsmere and Bowmans Cross

CB – SADC has significant concerns about Bowmans Cross – know HCC share

RM – HCC similar concerns on Bowmans Cross on Transport side

3. Update on HCC Plans – Minerals & Waste, LTP5, etc.

JA – Minerals and Waste Reg 19 still due in HCC processes November /December 2023 to get out to public consultation beginning of 2024

Cllr Bibby – HERT (Herts and Essex Rapid Transit) – HCC want SADC to support

CB – support is in Reg 18 – support principle and will work with HCC colleagues to see the art of the possible – will look to update wording for Reg 19 version

RM – HCC will comment on support for HERT in Reg 18 response

Cllr Bibby – LTP5 - the Direction of Travel is further along the tracks of LTP4

RM – admire SADC approach and passion for driving the SADC LP forward – Infrastructure alignment is important and SADC have made a good step forward and looking at an IDP that supports the Reg 19 that is potentially very useful to both SADC and HCC in getting delivery out of developers – but still a lot of work to be undertaken

RM – SADC work to incorporate GTP and LCWIP schemes etc is a good step

RM – overall how challenging the work is but also how much progress we are making

CB – just to note LNRS will become a significant feature moving forward

JA – most of HCC comments on SADC Reg 18 will be very positive about good joint work to date and supportive of what is intended moving forward – but there will also be some points looking forward as to what further is needed

4. Potential Strategic Cross Boundary Issues, inc.

a) SADC Updated Local Plan Reg 18 version of the DtC Matrix

Cllr White – lots of good work on schools and hopefully HCC is supportive of the approach – JA – happy to confirm joint work has been very good and HCC very happy with the approach – one or two points of detail around some possible primary schools that may not be needed and will work through the details over time with SADC
JA – recognise in particular good work from SADC jointly with HCC and Dacorum to look holistically at secondary school needs for Hemel
JA – further work will be needed over time around phasing of when schools are needed
JA – lots of joined up working has been very productive
RM – share similar support for the SADC approach – need to make sure continue to work on this around phasing and deliverability
RM – the interlinkages between schools and transport are recognised and significant – will need to continue to work closely together to make sure the synergies are realised
RM – housing trajectories from LPAs tend to be over-optimistic – would ask for realism – not a criticism of SADC but a general point
CB – will share proposed updated Matrix with draft Meeting Notes in Oct 2023

5. Arrangements for future DtC working and SOCG

a) Timetable for producing

CB – Aim to have an updated draft DtC Matrix and a draft SoCG by time of Reg 19 in 2024 and to get a signed SoCG by time of LP submission end of 2024

A.O.B and Date of Next Meeting

CB - intention for next Cllr DtC meeting alongside SADC LP Reg 19 in September 2024 – All - agreed