



Coventry City Council Local Development Scheme

December 2024

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1.0 Introduction

1.1 The Local Development Scheme (LDS) is a project plan which sets out which Local Plan documents are to be prepared, and the timetable for the preparation and completion of these so that local communities and interested parties can keep track of progress.

1.2 It is a legal requirement¹ that an LDS is prepared, kept up to date and made publicly available. This LDS will therefore be published on the Council's website.

1.3 The documents which are covered by this LDS the Local Plan Review and the Houses in Multiple Occupancy (HMO) Development Plan Document (DPD) The LDS sets out the anticipated timing of the forthcoming stages and Examination of the Plan Review and, separately, the HMO DPD. We also include a section upon Neighbourhood Plans which communities can choose to prepare for their local area should they wish to do so.

¹ Section 15 of the Planning and Compulsory Purchase Act 2004 (as amended)

2.0 The previous LDS

2.1 The previous Local Development Scheme was published in February 2024, covering the period February 2024 – March 2025. It is important that the LDS is updated to reflect the progress of implementation of the decision to undertake a full Plan Review.

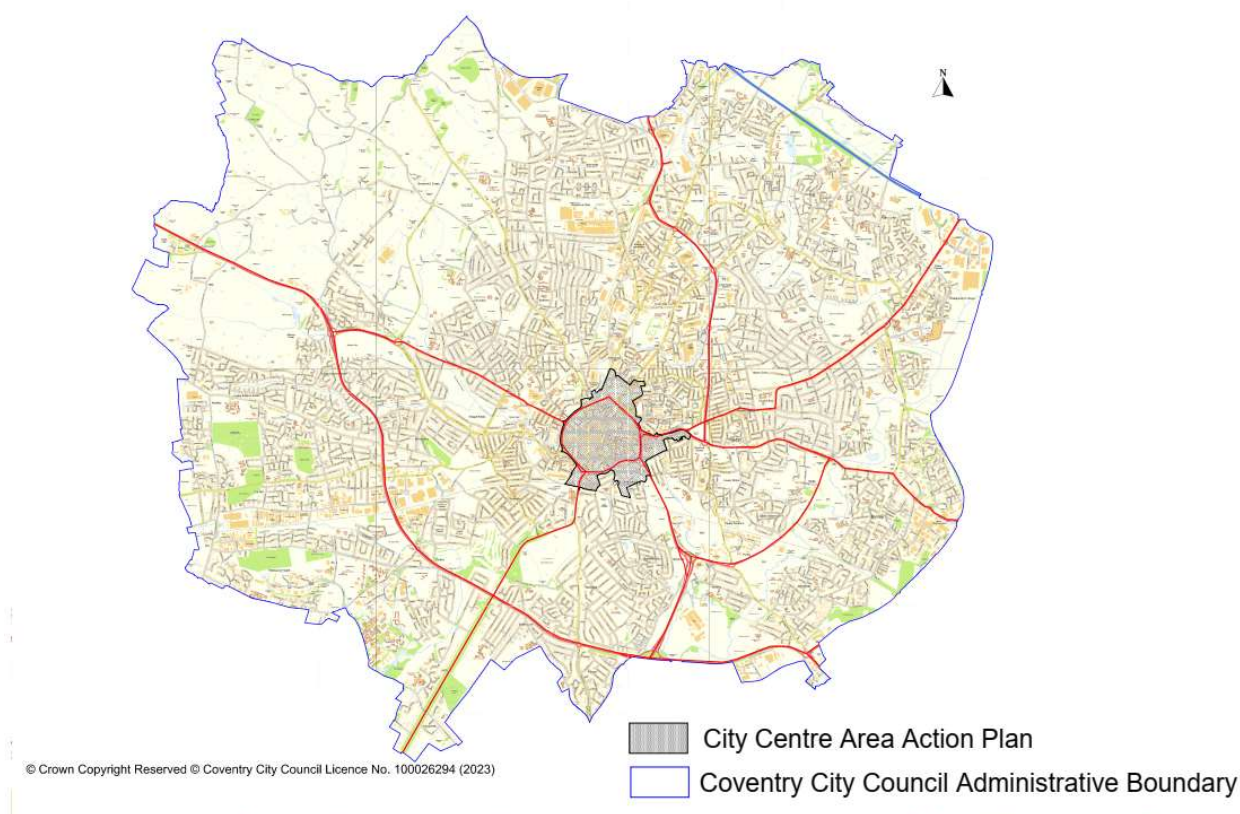
2.2 The previous LDS included the HMO DPD and associated Article 4 Direction which has now been confirmed. An indicative timetable for the adoption of the HMO DPD post examination is now included for clarity.

3.0 Development Plan Documents

3.1 Development Plan Documents (DPDs) are defined in the Local Plan Regulations 2012 (as amended). They address the development and use of land, the allocation of certain sites for particular purposes (for example housing, employment, retail, green space) and they include planning policies against which planning applications are assessed to help determine whether particular proposals are acceptable or not. DPDs have to be prepared in line with strict legal procedures, must be informed by robust evidence to ensure the policies and land allocations are soundly based and justified, and must be publicly examined by an independent Planning Inspector before they can be formally adopted by the Council.

3.2 The adopted DPDs for Coventry City Council are the Local Plan, which covers the entire administrative area of the City Council and the City Centre Area Action Plan which covers the City Centre (Both shown in Figure 1). These were adopted on 6th December 2017 and can be viewed on the Council's website at www.coventry.gov.uk/planningpolicy

Figure 1



3.3 It should also be noted that Neighbourhood Plans can form part of the Development Plan: communities can choose to produce these for their local area should they wish to do so. Further information is contained within Chapter 5.

3.4 The Local Plan Regulations² require that Local Plans must be reviewed every five years, starting with the date of adoption. The review must consider changing circumstances affecting the area, or any relevant changes in national policy³ in order to determine whether any strategic policies need updating.

3.5 Bearing in mind the aforementioned requirement, Table 1 sets out the timetable currently underway for a full review of the Local Plan, this being inclusive of the City Centre Action Plan.

3.6 A more detailed work programme is laid out in the appendix to this document.

² Regulation 10A of the Town and Country Planning (Local Planning) (England) Regulations 2012

³ National Planning Policy Framework 2021 paragraph 33

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Table 1: Local Plan review timetable (key milestones – further detail in Appendix 1)

	2023		2024				2025			
	Q3 (July- Sept)	Q4 (Oct- Dec)	Q1 (Jan- Mar)	Q2 (Apr- Jun)	Q3 (July- Sept)	Q4 (Oct- Dec)	Q1 (Jan- Mar)	Q2 (Apr- Jun)	Q3 (July- Sept)	Q4 (Oct- Dec)
Regulation 18 Consultation										
Policy & Plan preparation										
Regulation 19 Consultation										
Submission										
Examination										
Adoption										

3.7 Table 2 below sets out the anticipated timetable for the new Homes in Multiple Occupation DPD and, for clarity, also includes the now concluded delivery timeline for the Article 4 Direction. The DPD covers the same geographical area as the Coventry City Council administrative boundary illustrated in Figure 1.

3.8 The consultations on both the Article 4 Direction and the HMO DPD have both been completed, with the Article 4 now confirmed and in place in the affected Wards, whilst the HMO DPD is currently awaiting examination, scheduled for Q1 of 2024.

Table 2: Houses in Multiple Occupancy DPD timetable (with timeline for Article 4 Direction also included)

	2022		2023				2024				2025			
	Q3 (July- Sept)	Q4 (Oct- Dec)	Q1 (Jan- Mar)	Q2 (Apr- Jun)	Q3 (July- Sept)	Q4 (Oct- Dec)	Q1 (Jan- Mar)	Q2 (Apr- Jun)	Q3 (July- Sept)	Q4 (Oct- Dec)	Q1 (Jan- Mar)	Q2 (Apr- Jun)	Q3 (July- Sept)	Q4 (Oct- Dec)
HMO DPD	C*	C*	P	P			E	E	E		A			
Article 4 Direction	C	C				A4C								

C – Consult

C* - Consultation (Regulation 18)

P – Publication (Proposed submission – Regulation 19)

A – Adopt

E – Examination

A4C – Article 4 Confirmation

Regulations refer to those set out in the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended).

4.0 Supplementary Planning Documents & Design Codes

4.1 Supplementary Planning Documents (SPDs) can be produced to elaborate upon adopted Local Plan policy where it is helpful to provide more detail to help deliver the policies of an adopted Local Plan. They cannot introduce new policy.

4.2 During the period of plan review, the Council intends to produce an update to its Health Impact Assessment Supplementary Planning Document (HIA SPD), which will cover the administrative area of Coventry City Council.

4.3 In addition, a Supplementary Planning Document has been jointly produced between Coventry City Council and Warwick District Council to support the continued growth and expansion of the University of Warwick. This is set out in policy DS2 of the adopted Coventry Local Plan which supports cross boundary partnership working, including the production of SPDs with growth and expansion of the University of Warwick specifically cited.

4.4 The timetable for producing and consulting upon the anticipated SPDs is set out below.

Table 3: SPD timetable

	2024				2025				2026	
	Q1 (Jan-Mar)	Q2 (Apr-Jun)	Q3 (July-Sept)	Q4 (Oct-Dec)	Q1 (Jan-Mar)	Q2 (Apr-Jun)	Q3 (July-Sept)	Q4 (Oct-Dec)	Q1 (Jan-Mar)	Q2 (Apr-Jun)
University of Warwick SPD			C	A						
Health Impact Assessment SPD Update						C	A			
Shopfront Design Guide SPD						C	A			
Biodiversity Net Gain SPD Update							C	A		
Coventry Connected SPD Update								C	A	
Sustainable Drainage SPD									C	A

C – Consult

A – Adopt

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4.5 The Levelling up and regeneration act 2023 introduced at paragraph 15F, a requirement for Local Authorities to produce Design Codes which should be considered for planning permissions to be granted. Coventry City Council aim to meet this requirement in the production of area specific codes commencing 2025, as set out below:

Table 4: Design Code timetable

	2025				2026				2026	
	Q1 (Jan-Mar)	Q2 (Apr-Jun)	Q3 (July-Sept)	Q4 (Oct-Dec)	Q1 (Jan-Mar)	Q2 (Apr-Jun)	Q3 (July-Sept)	Q4 (Oct-Dec)	Q1 (Jan-Mar)	Q2 (Apr-Jun)
CCC Localised Design Code Area One			C	A						
CCC Localised Design Code Area Two					C	A				
CCC Localised Design Code Area Three							C	A		
CCC Localised Design Code Area Four									C	A

5.0 Neighbourhood Plans

5.1 Communities can choose to prepare Neighbourhood Plans for their area should they so wish. These are independently examined and provided they meet a number of 'basic conditions' they can be voted on at referendum and, provided that a majority of the community vote in favour they can then be 'made' (ie adopted) as part of the Development Plan for the area. Planning applications can therefore be assessed to check whether they comply with the policies of the plan. Further information can be found at <https://www.gov.uk/guidance/neighbourhood-planning--2>

5.2 There is one adopted Neighbourhood Plan within Coventry City Council's area, Willenhall. This was made on 18th June 2018.

5.3 Two further Neighbourhood Areas have been designated: Allesley (designated on 4th May 2016) and Finham (designated on 16th March 2017) however these have not reached an advanced stage yet.

5.4 Up to date information on neighbourhood plans, their status and the geographical

areas covered can be found at www.coventry.gov.uk/localplan

6.0 Monitoring and Data Standards

6.1 Progress on the compliance with the timetables contained within the Local Development Scheme will be reported in the Authority Monitoring Report which the Council publishes annually.

6.2 To comply with the legislation⁴ all documents will be produced to accord with any data standards required by Government.

⁴ Planning and Compulsory Purchase Act 2004 as amended by the Neighbourhood Planning Act 2017

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Appendix 1 – Detailed timeline for Plan Review

	2023						2024												2025											
	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
Reg 18 consultation (Issues & Options)	█	█	█								█										█									
Representation analyses				█	█	█					█										█									
Update and commission evidence base					█	█					█										█									
Update Local Development Scheme (LDS)							█	█			█										█									
Local Plan Advisory Panel Engagement								█	█	█	█	█									█									
Policy & Plan preparation											█		█	█	█	█	█				█									
Reg 19 (Publication) Plan to Cabinet											█						█	█			█									
Update Local Development Scheme (LDS)											█						█	█			█									
Reg 19 publication											█						█	█			█									
Representation analysis / prep for submission											█										█									
Council authority to submit plan											█										█	█								
Submit for examination											█										█		█							
Examination in public											█										█		█	█	█					
Inspectors report / prep report to Council											█										█					█	█			
Local Plan Adoption											█										█							█	█	

If you need this information in another format or language,
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