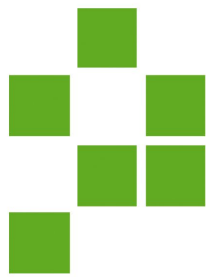


# **Sandwell MBC Local Development Scheme**



**Sandwell**  
Metropolitan Borough Council

**November 2022**

## **1. Introduction**

- 1.1 This Local Development Scheme (LDS) has been prepared in accordance with the requirements of The Planning and Compulsory Purchase Act 2004 (as amended) and sets out: -
- the Local Development Documents (LDDs), which are to be defined as Development Plan Documents (DPDs);
  - the subject matter and geographical area to which each DPD is to relate;
  - which DPDs are to be prepared jointly with one or more other local planning authority; and
  - the timetable for the preparation and revision of the DPDs
- 1.2 The LDS sets out the timetable for the preparation or revision of any LDDs covering Sandwell for the period 2022-2025 and supersedes all previous versions of the Sandwell LDS.

## **2 Sandwell Development Plan Documents**

- 2.1 The Local Development Documents, which are to be defined as Development Plan Documents, covering the Sandwell Metropolitan Borough Council local authority area through this LDS are: -
- Black Country Core Strategy – adopted 2011 (now Black Country Plan)
  - Sandwell Site Allocations & Delivery Development Plan Document - adopted 2012
  - West Bromwich Area Action Plan – adopted 2012
  - Smethwick Area Action Plan – adopted 2008
  - Tipton Area Action Plan – adopted 2008
  - Statement of Community Involvement - adopted 2016
- 2.2 The Black Country Core Strategy was a strategic plan prepared jointly by the four Black Country authorities to cover the Black Country area (Dudley, Sandwell, Walsall and Wolverhampton) for the period 2006-2026. The Core Strategy addressed strategic priorities for the Black Country, covered all subject areas at a strategic level and indicated broad locations for development on a key diagram. When it was adopted in 2011, the Core Strategy replaced various policies and allocations in the Sandwell Unitary Development Plan (2014).
- 2.3 The Area Action Plans were prepared to set out local policies, allocations and designations for key regeneration areas identified in the Black Country Core Strategy. These Area Action Plans replaced various policies and allocations in the Sandwell Unitary Development Plan when they were adopted.

### 3 Timetable for Preparation and Revision of Sandwell Development Plan Documents

3.1 The NPPF requires all local planning authorities to complete a review of DPDs that have been adopted for five or more years and to decide either:

- that their policies do not need revising and publish their reasons for this decision; and / or
- that one or more policies do need revising and update their LDS to set out the timetable for this revision.

3.2 This LDS fulfils the requirements of the NPPF in this regard, as set out below:

DPD	Years since adoption	Need for revision 2022-25?	Current position and way forward
Black Country Core Strategy	11	N/a	Review abandoned.
Sandwell Site Allocations and Delivery DPD (Sandwell Development Plan)	10	Yes	Review currently underway and revision timetable included in this LDS.
West Bromwich Area Action Plan	10	Yes	Review of AAP will form part of Development Plan and will help deliver the BCP. In recognition of the levels of cost and time that are needed to pursue a separate Area Action Plan, the inclusion of the revised WBAAP in the new Sandwell Development Plan is being proposed: the WBAAP will form a discrete chapter in the plan. It is also proposed that profiles / insets are provided for Sandwell's other main town centres as part of the same exercise. Interim planning statement and masterplan has been prepared, to help provide certainty for developers bringing forward new schemes.
Smethwick Area Action Plan	14	Yes	Review of AAP will form part of Development Plan and will help deliver the BCP. Not yet underway.
Tipton Area Action Plan	14	Yes	Review of AAP will form part of Development Plan and will help deliver the BCP. Not yet underway.

- 3.3 From 2016 to 2022, Sandwell Metropolitan Borough Council, with Dudley, Wolverhampton and Walsall Councils, carried out work on the proposed review of the Black Country Core Strategy. The subject matter scope of the new Black Country Plan was intended to be wider than the existing Core Strategy, including new site allocations and a review of existing allocations, where appropriate. It also included strategic policies for the Black Country, as defined in the 2021 National Planning Policy Framework (NPPF).
- 3.4 The BCP went through a round of public consultation that attracted around 20,000 comments and objections. Around half of these related to sites in the Dudley green belt. Dudley Council eventually withdrew from the BCP review process, and the four Black Country authorities then decided to undertake their own separate local plans. These plans will draw on the evidence base and draft policies drawn up for the BCP but will relate more specifically to the individual local authority.
- 3.5 The Sandwell Development Plan review has now been brought forward to replace the BCP and work is beginning on an initial Issues and Options document, intended for public consultation during February - March 2023.
- 3.6 The revised timetable for the Sandwell Development Plan is set out below:

**Sandwell Development Plan (formerly Sandwell Site Allocations Document)**

<b>Issues &amp; Options Consultation</b>	February - March 2023
<b>Draft Plan consultation (Reg 18)</b>	October 2023
<b>Plan Publication</b>	July 2024
<b>Submission to Secretary of State</b>	November 2024
<b>Examination in Public</b>	Late 2024 - early 2025
<b>Adoption</b>	Late 2025 – early 2026