

# ULLESTHORPE PARISH COUNCIL

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Mr Ian Kemp  
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7<sup>th</sup> September 2018

Dear Mr Kemp,

Re: Examination into the soundness of the Harborough Local Plan 2011 to 2031

Please find below a submission from Ullesthorpe Parish Council for your consideration in response to the Matters and Issues for Examination:

Ullesthorpe Parish Council submitted their comments to the emerging Local Plan consultation and still stand by them. In response to the Matters and Issues for Examination, Ullesthorpe Parish Council would like to add the following:

## 5 Meeting employment needs

5.1 Does the plan provide for an appropriate amount of land and floorspace for business purposes, and is the plan effective in its approach to new employment development?

It's clear that strategic distribution business land has been over allocated in the emerging Local Plan. The HEDNA figures for non-strategic distribution allocation are barely met whereas strategic distribution land is over allocated, 100% of which is in the Lutterworth area as opposed to the rest of the Harborough District. The area in question is already heavily laden with warehousing and further expansion of these sites does not sit well with Local Plan policies to reduce out-commuting and retain employability. Given the current climate in this area the proposed plans would oppose these policies rather than promote them. The scale of employment land allocation in the Harborough District is disproportionate. The split is c.

50:50 between Market Harborough and Lutterworth. The infrastructure provision at Lutterworth is smaller scale, yet Lutterworth is proposed to take all this employment land allocation and a majority proportion of the housing allocation.

5.2 Is there satisfactory evidence-based justification for the allowance of 700,000 square metres of strategic storage and distribution? Is there sufficient headroom in demand to enable this amount of development without compromising the employment strategies of other local authorities?

Clearly an allocation of this size would lead to a vast number of employment opportunities. However, unemployment in the area is very low, the majority of the workforce required for an allocation of this size would have to be recruited from outside the district. Evidence tells us that Harborough District has the lowest level of unemployment in Leicestershire. Supporting documents for the IDI Gazeley application, 15/01531/OUT, state that 74% of the employment opportunities will be for 'essential/basic jobs'. Key Issue 3 of the Local Plan highlights that there is a requirement for more opportunities for 'higher skilled residents' in the district. Objective 2 of the Local Plan states: 'Contribute to reducing the need for out-commuting and thereby help to increase the sustainability and self-containment of communities, while encouraging the development of a vibrant, diverse and sustainable business community'. Out-commuting of people within the district holding skilled jobs would not be significantly reduced as, previously highlighted, 74% of the opportunities are for essential/basic jobs, the people filling these roles will commute from areas where unemployment is higher and house prices are lower.

5.4 Is Policy BE2 an adequate means of controlling and mitigating the impact of this amount of strategic storage and distribution?

The consensus is that mitigation of the negative effects of BE2 are not possible and have already been ignored by Harborough District Council when approving 15/00865/OUT.

Thank you for considering our comments.

Yours sincerely,

*K Clarke*

Katherine Clarke  
Parish Clerk