

Black Country | Core Strategy

Planning for the future of the Black Country

Black Country Core Strategy review Frequently asked questions (FAQs)

What is the Black Country Core Strategy?

The Black Country Core Strategy is a key part of the Local Plan for the four Black Country councils (Dudley, Sandwell, Walsall and Wolverhampton). It sets out the long term planning strategy for the area, looking at what the priorities for the area should be and how we can plan positively to enable regeneration. It also sets out how much development there should be, what types of development and infrastructure are needed and where it should be located. The Core Strategy addresses the regeneration requirements of our existing urban areas and provides a framework for the individual councils to produce plans identifying particular sites for development and other places to be protected. It is a planning document which will map development across the four councils until 2036.

Don't we already have a Black Country Core Strategy?

Yes, we do. The four Black Country authorities worked together to produce the existing Black Country Core Strategy, covering the period 2006 to 2026. The existing Core Strategy was adopted in 2011 and provides the framework for various Site Allocation Documents and Area Action Plans, which set out local policies and site allocations for individual authority areas. Whilst it has been successful in supporting regeneration for the past seven years it is now necessary for it to be reviewed. The review of the Strategy is the process which we are currently undertaking.

What was the Issues and Options consultation about?

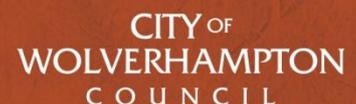
The Core Strategy review began in summer 2017 with an initial consultation – the Issues and Options consultation. This first stage to inform the new Core Strategy was to identify the issues facing the Black Country and the options to respond to these issues, it sought the views of people and organisations. The consultation provides some initial findings from technical studies we have completed on the amount and types of development (housing, employment land in particular) are needed to meet the future needs of the Black Country.

How long did the consultation period run for?

The Issues and Options consultation ran for ten weeks between July 3 and September 8 2017. This timeframe was longer than that required by the Government.



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When will the representations to this first phase consultation be made public?

The representations are the responses people have made to the consultation. They are known in planning as representations. As part of the process we committed to making all representations available for public viewing. This is to ensure that the Core Strategy review is open and transparent. Therefore all formal responses to the Issues and Options consultation are now available for people to view (as of March 13 2018). Personal information has been removed from the raw data but no other changes have been made to the submissions.

This information includes the “Call for Sites” which are sites which have been put forward by landowners, developers etc as potential development sites as part of the consultation. These sites will be assessed at the appropriate time and may or may not be included in the final plan.

Have all the representations been checked and responded to?

At this time all of the representations have been published for information only. They have not been checked, sorted or analysed at this time and represent raw data. We are not able to respond to queries regarding the data until work has been completed on the next stage of the plan.

How do I view my representation?

If you submitted a response on the leaflet or online short survey you can view it here:

<http://blackcountrycorestrategy.dudley.gov.uk/t1/>

If you submitted your representation by any other form or information in relation to the Call for Sites requests you can view it here:

<https://blackcountry.jdi-consult.net/localplan/index.php>

How do I find my representation ID number?

You can find this by searching for your representation in the Text Search field on the representation tab. Once you have done this the representation ID number should appear on the left hand side of the representation.

How can I see what other representations were made on a particular question or section of the issues and options report?

All other representations are available and can be viewed by scrolling down the document on the right hand side.



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Who else can view my representation?

All representations have been made fully available to the public.

Why are the representations not in any order?

We are publishing the data quickly in order to be as transparent as possible. In due course we will analyse the data and it will be republished in a more ordered format.

Who can I contact if I can't view my representation?

You should email blackcountrycorestrategy@dudley.gov.uk - include in the title of your email "I cannot see my representation" then include the details in the email, a member of the team will then get back to you.

Can I change my representation?

You cannot change a representation once it has been made; you can however view your representation as explained in the FAQ above. If you feel we have inaccurately recorded or summarised your representation please email us at the email address above or write to us at Black Country Core Strategy, The Council House, Priory Road, Dudley, DY1 1HL, explaining your concerns and we will look to address the issue.

When will the Black Country councils be publishing responses to the representations?

It will be at the stage two consultation – referred to above, when we provide responses to the representations. It is only possible to provide an informed response when a number of other pieces of required evidence are obtained and viewed in conjunction with the public representations.

How will my representations be used to inform the plan making process?

All of the written representations received within the consultation period will be considered by the four councils and will form part of the evidence base for the plan. In accordance with legal requirements and their own Statements of Community Involvement, the councils will publish the representations received and provide responses on how the comments have influenced the next stage of the plan making process. The representations are only one part of this decision making process and will be considered along side national legislation and technical evidence to inform those decisions. If your comments do not appear to have influenced the next stage of the plan, or your site has not been included an explanation will be given as to why not.



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Are you still accepting call for sites?

A call for sites process formed part of the Issues and Options Consultation. The Issues and Options consultation closed on September 8 2017 but the four authorities are still currently welcoming call for sites submissions - as long as they provide sufficient information for them to be considered. A call for sites submission can be made on the strategy's website

<http://blackcountrycorestrategy.dudley.gov.uk/t5/>

Additional information can be provided on the sites at a later stage, if necessary, but we would encourage you to provide as much information as possible now. Work on reviewing sites has now started so we would recommend you submit the site as soon as possible to ensure it can be considered in full.

All submitted sites will be reviewed as part of the evidence work for phase two - the Preferred Spatial Option stage - of the plan. The submission of a site does not necessarily mean that it will be considered as suitable for development and sites may be discounted through the site review process.

Why have the Strategic Housing Land Availability Assessment (SHLAA) sites been published along with the call for sites?

We have made the SHLAA sites available to view in order to provide the full picture of sites we know need to be considered as part of the review.

Some of the SHLAA sites have been submitted through the SHLAA call for sites process and should therefore be considered with the Black Country Core Strategy Review call for sites submissions.

Whilst a number of the SHLAA sites shown are suitable for housing development and have been allocated through each of the four authorities current or emerging Local Plans, a number of sites have also previously been discounted as not suitable. The mapped SHLAA sites should therefore be considered alongside the SHLAA documents themselves which are available to view of the Core Strategy evidence page

<http://blackcountrycorestrategy.dudley.gov.uk/t2/>



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What is the next stage of the process?

The next stage of the process is the second stage (known as the Spatial Options and Preferred Options stage). The consultation on that stage of the Core Strategy is currently scheduled for autumn 2018. It is at this stage that there will be more detail about spatial priorities, preferred sites, and new draft policies to be used when deciding planning applications.

Can I discuss the issues raised in these representations or a particular site with a planning officer?

At this stage we are not able to take into consideration any further comments you make or discuss the details of sites with you. There will however be further opportunities to make representations during the next stage of consultation planned for later this year. Officers will be happy to answer any questions about the plan making process and the public will have a further chance to comment as part of the phase two consultation.

Will I be notified of the next stage of consultation?

If you made representations at the Issues and Options consultation stage then you will be notified of the next stage of consultation on the plan. If you have not made representations you can ask to be notified by registering your interest on the Core Strategy website – www.blackcountrycorestrategy.dudley.gov.uk

How will I keep updated about progress with the plans?

Between the consultation periods we will send emails to update you when we have news. In addition the Core Strategy website <http://blackcountrycorestrategy.dudley.gov.uk/> will also provide information at various stages of the review. If you want to receive the updates you will need to ensure you have registered your interest on our website.

Can I request paper versions of the representations made?

Overall we received 1500 sets of responses to the consultation so it is not possible to produce these in paper form. All representations are available to view online and the website can be accessed at libraries or at each council's planning reception.

I represent a community group/particular interest group and would like to get involved further in the plans production or consultation, would this be possible?

We are always looking for ways to include interested parties in plan making and would like to hear any suggestions. Please email us at blackcountrycorestrategy@dudley.gov.uk



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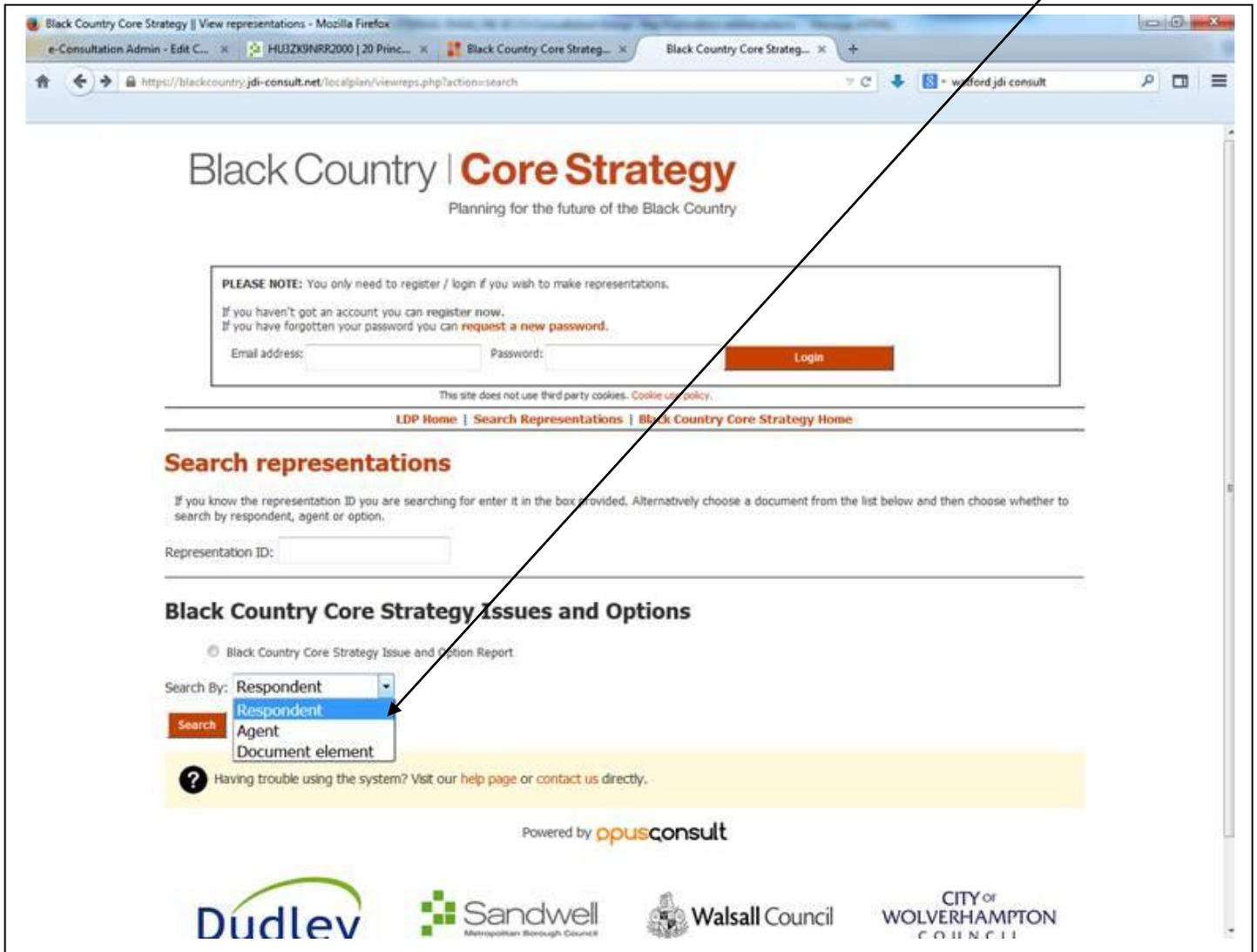


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How do I view my representation?

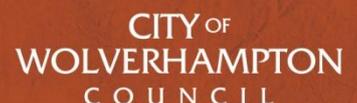
To view a report of your representation click on search by and scroll down and select respondent



The screenshot shows a web browser window displaying the Black Country Core Strategy website. The page title is "Black Country Core Strategy | View representations - Mozilla Firefox". The URL in the address bar is "https://blackcountry.jdi-consult.net/localplan/viewreps.php?action=search". The page content includes a login form with fields for "Email address:" and "Password:" and a "Login" button. Below the login form is a navigation bar with links for "LDP Home", "Search Representations", and "Black Country Core Strategy Home". The main heading is "Search representations". Below this is a text box for "Representation ID:". The section "Black Country Core Strategy Issues and Options" contains a radio button for "Black Country Core Strategy Issue and Option Report" and a "Search By:" dropdown menu. The dropdown menu is open, showing options: "Respondent", "Agent", and "Document element". A red arrow points to the "Respondent" option. Below the dropdown is a "Search" button. At the bottom of the page, there is a footer with logos for Dudley, Sandwell Metropolitan Borough Council, Walsall Council, and City of Wolverhampton Council. The text "Powered by opusconsult" is also visible.



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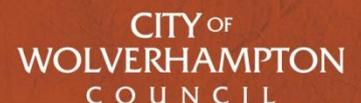
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Select the first letter of your surname/organisation's name or enter your respondent number and then click search

The screenshot shows a web browser window displaying the Black Country Core Strategy website. The page title is "Black Country Core Strategy" with the subtitle "Planning for the future of the Black Country". A navigation menu includes "Home", "Search Representations", and "Black Country Core Strategy Home". The main content area is titled "Search representations" and "Black Country Core Strategy Issue and Option Report". A "Please note" section states: "It is possible that not all representations will be displayed as some may have yet to be processed." Below this, there is a search form with a dropdown menu for "Select the first letter of the respondent's surname or the organisation's name:" (currently set to 'A') and a text input field for "or alternatively enter the respondent number:". A "Search" button is located below the input fields. A yellow banner at the bottom of the search section contains a question mark icon and the text: "Having trouble using the system? Visit our help page or contact us directly." The footer of the page features the logos of the four local authorities: Dudley Metropolitan Borough Council, Sandwell Metropolitan Borough Council, Walsall Council, and the City of Wolverhampton Council. The text "Powered by opusconsult" is also visible.



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The screenshot shows a web browser window displaying the Black Country Core Strategy website. The page title is "Black Country | Core Strategy" with the subtitle "Planning for the future of the Black Country". A navigation menu includes "LDP Home" and "Search Representation". A "PLEASE NOTE" box contains registration and login instructions. Below this is a search section titled "Search representations" and "Black Country Core Strategy Issue and Opinion Report". A search form asks for the first letter of the respondent's surname or organization name, with a dropdown menu currently showing 'A'. A "Search" button is present. A yellow banner at the bottom of the search section contains a question mark icon and the text: "Having trouble using the system? Visit our help page or contact us directly." The footer includes the text "Powered by opusconsult" and logos for Dudley Metropolitan Borough Council, Sandwell Metropolitan Borough Council, Walsall Council, and the City of Wolverhampton Council.



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Once you click search the summary of your representation is then produced. You can also click on the attached documents to view your representation as a pdf.

The screenshot shows a web browser window displaying the Black Country Core Strategy website. The page title is "Black Country Core Strategy | View representations - Mozilla Firefox". The URL is "https://blackcountry.jdi-consult.net/localplan/viewrepr.php?action=submitsearch&social=6&respondentfetter=A&respondentid=6846". The page features the Black Country Core Strategy logo and the tagline "Planning for the future of the Black Country". A navigation menu includes "LDP Home", "Search Representations", and "Black Country Core Strategy Home". The main content area is titled "Search representations" and includes a "PLEASE NOTE" section with registration and login instructions. Below this, there is a "Summary" section for a representation by Mrs Burrows, with the "Representation ID: 1869". The summary text discusses opposition to green belt development near Halesowen and Stourbridge. An "Attached Documents" section lists "1. Burrows.pdf". A link for "More details about Rep ID: 1869" is provided at the bottom of the summary box. An arrow points from the text in the top box to the "Burrows.pdf" link.

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How do I select a particular document element?

You can select the document element by firstly clicking on the document element

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You then scroll down the document element to search your representation

The screenshot shows a web browser window displaying the 'Black Country Core Strategy' consultation page. The page title is 'Black Country Core Strategy' and the URL is 'https://blackcountry.jdi-consult.net/localplan/viewreps.php?action=submitsearch&repid=6&docid=66&search=OpenOption'. The page content includes a navigation menu with the following items:

- 1. Introduction
- Question 1 - Do you agree that the Core Strategy review should be a partial review, retaining and stretching the existing spatial strategy and updating the Black Country Today - the Existing Strategy
- 2. The Black Country Today - the Existing Strategy
- 3. The Strategic Challenges and Opportunities
- Key Issue 1 - Updating the evidence base
- Question 2 - Do you think that the key evidence set out in Table 1 is sufficient to support the key stages of the Core Strategy review? Yes/No; If not, what additional work do you think is needed?
- Key Issue 2 - Meeting the housing needs of a growing population
- Question 3 - Do you agree that the housing need identified for the Black Country over the period 2014-36 in the SHMA, and the anticipated amount of housing is appropriate and in line with the SHMA?
- Key Issue 3 - Supporting a resurgent economy
- Question 4 - Do you consider the employment land requirement identified for the Black Country up to 2036 in the EDNA is appropriate and in line with the EDNA?
- Key Issue 4 - Supporting strong and competitive centres
- Key Issue 5 - Protecting and enhancing the environment
- Key Issue 6 - Reviewing the role and extent of the green belt
- Question 5 - Do you agree with the proposed approach to the Black Country Green Belt Review? Yes/No; If not, what additional work do you think is needed?
- Key Issue 7 - Keeping the Black Country connected
- Key Issue 8 - Providing infrastructure to support growth
- Key Issue 9 - Working effectively with neighbours
- Question 6 - Do you agree that the key issues set out in Part 3 are the key issues that need to be taken into account through the Core Strategy Review?
- 4. Reviewing the Strategy to Meet New Challenges and Opportunities
- Vision, Principles, Spatial Objectives and Strategic Policies

Below the navigation menu, there is a search interface with a 'Search' button and a text input field. A note states: '* only elements which have received representations are listed for convenience'. Below the search field, there is a message: 'In order to search by respondent or agent please click "Search Representations" on the menu above.' A help link is provided: '? Having trouble using the system? Visit our [help page](#) or [contact us](#) directly.'

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