

FAO: Cannock Chase District Council - Planning Policy Team

Sent via email: planningpolicy@cannockchasedc.gov.uk

18th March 2024

Dear Planning Policy Team,

Cannock Chase Local Plan – Regulation 19 Publication and Duty to Cooperate

Thank you for consulting with Birmingham City Council on your Regulation 19 Publication document for the Cannock Chase Local Plan and we provide the following comments in response as part of the Duty to Cooperate.

Strategic Housing Need in the Greater Birmingham and Black Country Housing Market Area (GBBCHMA)

Following the adoption of the Birmingham Development Plan (BDP) in 2017 which identified a housing shortfall within the City of 37,900 homes, the City Council has worked closely with the thirteen other local authorities which make up the Greater Birmingham and Black Country Housing Market Area (HMA), (including Cannock Chase District Council) to identify opportunities in how to meet that shortfall across the HMA area.

More recently, Birmingham has been progressing its own Local Plan to replace the BDP with consultation on the Preferred Options document due to be carried out during Summer 2024. Initially, consultation on the Issues and Options for the Birmingham Local Plan continued to identify a potential housing shortfall (78,415 shortfall) and an employment land shortfall (73.64 hectares shortfall) within the City. Although additional work since then indicates that the shortfall for both housing and employment is likely to have been reduced, it is anticipated that a significant shortfall will still exist in the Preferred Options document, particularly for housing.

The four Black Country Authorities are also progressing separate local plans. Sandwell Council, Wolverhampton City Council and Dudley Council have all identified shortfalls of housing and employment land in their draft Local Plans (Preferred Options), further contributing to high levels of potential unmet housing and employment land needs being experienced across the conurbation. This is resulting in considerable land pressures affecting the capacity of the Birmingham and Black Country Housing Market Area and the West Midlands Functional Economic Market Area to meet their land requirements.

Cannock Chase Local Plan Regulation 19 Publication Document

The City Council previously provided comments to the 'Issues and Options' and 'Preferred Options' stages and welcomes the fact that many of the issues raised in our responses were positively received and, where appropriate, reflected within the Cannock Chase Local Plan.



Policy SO3.1 sets out the policy and chapter 5 of the Local Plan (Vision & Objectives) sets out the spatial strategy for the District in seeking to deliver a minimum 5,808 dwellings to meet the district's housing need between 2018 and 2040 but also recognising that, as part of the GBBCHMA, also resolves to contribute a further 500 dwellings, where infrastructure permits, to meet the shortfall arising from the GBBCHMA. As set out previously, the City Council welcomes this approach and fully supports the District Council in pursuing this additional target to contribute towards the shortfalls being experienced within the HMA including Birmingham emphasising the District Council's commitment towards its Duty to Co-operate obligations.

As part of the Duty to Co-operate, it is important that the 14 local authorities that comprise the HMA, continue to work together to identify possible solutions to any housing and employment land shortfalls across the HMA area. In this respect, the City Council will always continue to support collaborative working across the HMA including with Cannock Chase DC. The City Council therefore welcomes and looks forward to continued engagement with Cannock Chase DC through Duty to Cooperate arrangements and in jointly producing a Statement of Common Ground for the two authorities (and the wider HMA), to assist with the progression of both the Cannock Chase and Birmingham Local Plans.

If you require any further information or input from Birmingham City Council in formulating your Local Plan, please do not hesitate to contact us at planningstrategy@birmingham.gov.uk.

Yours sincerely



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