

LAND WANTED!!*

* SUSTAINABLE SITES ONLY NEED APPLY

TRAFFORD LAND ALLOCATIONS PLAN

Trafford Council is producing a **Land Allocations** Development Plan Document (DPD) which will form part of the Council's new development plan for the Borough – the Trafford Local Development Framework (LDF). At this early stage in the process, we want **YOU** to suggest which sites **YOU** think should be considered in the plan.

The emerging LDF Core Strategy proposes a **Spatial Vision** and a set of objectives for Trafford based on those in the Community Strategy:



By 2021 Trafford will be:

"...a thriving, prosperous and culturally vibrant Borough at the heart of the Manchester City Region, celebrated as its enterprise capital and home to internationally renowned cultural and sporting attractions."



Our proposed Spatial Vision for the Borough seeks to ensure that:

- Trafford achieves its potential within the City Region, and in turn makes its maximum contribution to the City Region;
- The right conditions are created for economic growth;
- The right type of homes are provided in the right places and at the right prices;
- The Regional Centre and Inner Area boundaries are defined in the most effective way;
- The regeneration of our most deprived neighbourhoods is achieved;
- That areas of environmental value are protected from development;
- The level of development in the Regional centre and the Inner Areas is at the level anticipated;
- A system is in place to monitor the effectiveness of our policies against our aims and objectives.

To deliver the Core Strategy and its Spatial Vision, other Local Development Framework documents need to set out detailed proposals including development sites and areas for protection against development, or at least its adverse effects. Principally this will be done through the Land Allocations Plan but within the Partington area, this will be through the Partington Area Action Plan.



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www.trafford.gov.uk/EnvironmentAndPlanning/Planning/LocalDevelopmentFramework

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This is the first stage of consultation on the Land Allocations Plan. It is an opportunity for you to put forward suggestions for sites that you would like to see allocated for different types of **development**, or suggestions for land which should be designated for other uses such as recreation, the **conservation** of wildlife, or the **protection** of the character and appearance of the built environment.

Your suggestions will be considered alongside the ideas that the Council has, and the information on potential sites that we have already researched. **It will help us to check that we have considered all potential sites in the Borough and to find out which mean the most to you.** Ultimately this will help us put forward options for all the site-based opportunities in Trafford and will help us to decide what detailed proposals should be made in the Land Allocations Plan and in the Partington Area Action Plan.

If you wish to promote a site for development or conservation, please complete the following form setting out the details of the site, including:

- a scaled plan on an OS map base, with the proposed site edged in blue (this is an **ESSENTIAL** requirement);
- ownership and / or contact details;
- existing / preferred / alternative uses;
- site accessibility;
- site suitability for the proposed uses;
- site availability;
- site viability for the proposed uses;
- a sustainability appraisal.

Please provide as much detail as possible as this will help us assess whether the site can be put forward.

Sites that are consistent with our proposed Core Strategy are more likely to be supported than those that are not. **There is no guarantee that any or all suggested site-based opportunities will be allocated for development or for your preferred use.**

For the avoidance of doubt, in line with national and regional guidance and our own Corporate and Partnership objectives, the Green Belt boundary will remain unaltered. In addition, the following spatial issues will remain broadly as set out in the Adopted Revised UDP (2006):

- the hierarchy (though not necessarily the boundary) of the town centres;
- the areas for protection; and
- the areas for improvement.

This stage is purely for the purpose of identifying the full extent of potential site-based opportunities that could be available up to 2021.

Clearly we can only allocate sites we are aware of, so this is your opportunity to promote sites that you think should be considered.

If you have any questions about the form, please contact a member of the Strategic Planning & Developments team on **0161-912-4475.**



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A. SITE DETAILS:

SITE ADDRESS

.....
.....
.....

SITE SIZE (if known):

HAS THE LAND BEEN DEVELOPED PREVIOUSLY?:

YES

NO

DON'T KNOW

EXISTING USE:

.....
.....

PREFERRED USE:

.....
.....

ALTERNATIVE USES:

.....
.....

B. CONTACT DETAILS:

LANDOWNER

Name

Organisation

Address

.....

Postcode

Telephone

E-mail

Nature of Interest (please circle):

Freehold / Leasehold

OTHER INTEREST

Name

Organisation

Address

.....

Postcode

Telephone

E-mail

Nature of Interest (please circle):

Local Resident / Agent / Organisation



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PLEASE NOTE that all details will be held by the Council on a database for the duration of the Local Development Framework and all submissions will be available for public inspection under the Freedom of Information Act 2000

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C. SITE ISSUES (please continue on separate sheets if necessary):

ACCESSIBILITY:

(e.g. how accessible is the site by motor vehicle / public transport / walking / cycling / etc.?)

GOOD BAD DON'T KNOW

DETAILS:

SUITABILITY:

(e.g. is the site affected by contamination or flooding? what utilities such as gas / electricity / etc. are present on the site?)

GOOD BAD DON'T KNOW

DETAILS:

AVAILABILITY:

(e.g. would the site be immediately available for development?)

GOOD BAD DON'T KNOW

DETAILS:

VIABILITY:

(e.g. has there been significant market interest in the site?)

GOOD BAD DON'T KNOW

DETAILS:

SUSTAINABILITY:

(e.g. what kind of economic, social or environmental impacts could the site have?)

GOOD BAD DON'T KNOW

DETAILS:



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PLEASE RETURN YOUR COMPLETED FORMS TO STRATEGIC PLANNING & DEVELOPMENTS, WATERSIDE HOUSE, SALE WATERSIDE, SALE, MANCHESTER M33 7ZF BY **FRIDAY 21ST DECEMBER 2007**. THANK YOU.

Please indicate if you wish to be kept informed about progress on the Land Allocations Plan and the Partington Area Action Plan. Alternatively check the website (www.trafford.gov.uk) for updates.

www.trafford.gov.uk/EnvironmentAndPlanning/Planning/LocalDevelopmentFramework