

**TP005**

# **Chelmsford Local Plan**

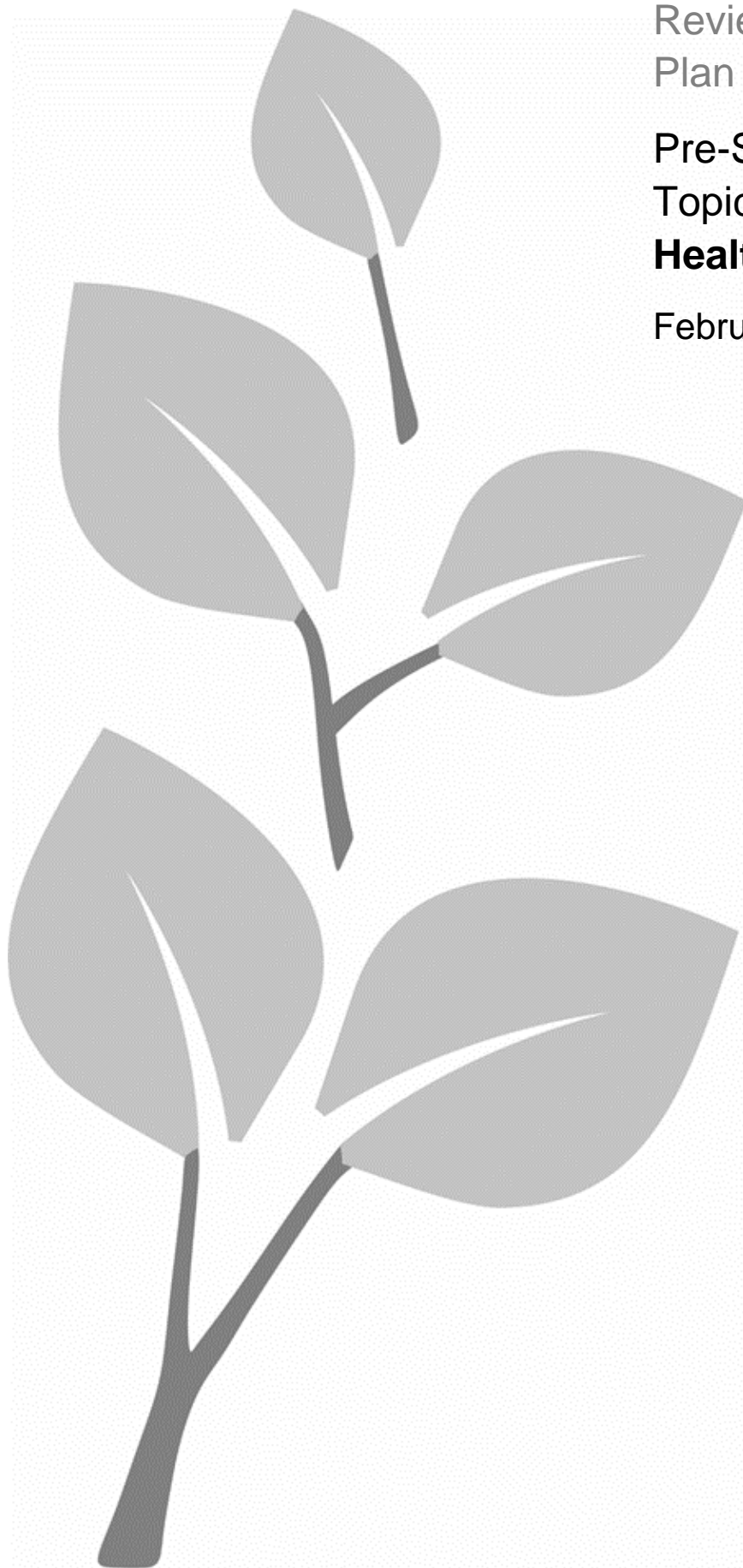
Review of the adopted Local Plan

Pre-Submission (Regulation 19)

Topic Paper:

**Health and Wellbeing**

February 2025



## 1. Purpose

- 1.1. This Topic Paper is one of a number produced by Chelmsford City Council to set out how the review of the Local Plan has been developed. Topic papers have been refreshed and updated at each stage of the Local Plan Review process to ensure the latest information/position is available. The previous Health and Wellbeing Issues and Options and Preferred Options Topic Papers are given in Appendix 1. As such, this topic paper supersedes previous versions.
- 1.2. The intention of the topic papers is to provide background information; they do not contain any policies, proposals or site allocations. Topic papers form part of the Local Plan evidence base which will be submitted alongside the Local Plan for independent examination.
- 1.3. This paper covers how health and wellbeing have been considerations when preparing the review of the adopted Local Plan and how the Pre-Submission Local Plan has embedded health and wellbeing.
- 1.4. The Topic Paper provides background information and context of how the Pre-Submission Local Plan has been formulated. This Topic Paper should be read alongside the other Pre-Submission Topic Papers, in particular Spatial Strategy and Strategic Sites.
- 1.5. The main issues covered by this Topic Paper are:
  - Strategic Priority 7 – Creating well designed and attractive places, and promoting the health and wellbeing of communities
  - Strategic Policy S4 – Conserving and Enhancing the Natural Environment
  - Strategic Policy S9 – Infrastructure Requirements
  - Strategic Policy S14 – Health and Wellbeing, and
  - Relevant Development Management Policies related to health and wellbeing.

## 2. Background

- 2.1. The administrative area of Chelmsford has a population of approximately 181,500 people. The population size has increased by 7.8%, from 168,300 in 2011 to 181,500 in 2021 (Census 2021).
- 2.2. In terms of this population change by group, there has been an increase of 26.0% in people aged 65 years and over from 2011 to 2021, an increase of 3.3% in people aged 15 to 64 years, and an increase of 8.3% in children aged under 15 years (ONS, June 2022).
- 2.3. As noted in the Chelmsford Health and Wellbeing Plan, the health of people in Chelmsford is generally better than the England average. The Essex Communities Needs Index also shows that on average, Chelmsford is among the best equipped for civic assets concerning community, civic, educational and cultural assets and the extent to which people have access to key services and generally has active and engaged communities. However, at smaller geographical levels, there are pockets of deprivation and higher levels of community need when compared to the district level (Chelmsford Health and Wellbeing Plan, 2022). For

example, life expectancy is 6.3 years lower for men and 4.3 years lower for women in the most deprived areas of Chelmsford than in the least deprived areas.

- 2.4. A wide range of factors beyond a person's physical health and mental wellbeing influences their health and wellbeing; issues such as lifestyle, social networks and community, unemployment, poor housing, and feeling unsafe can all impact mental and physical health.
- 2.5. The built and natural environment, infrastructure, local economy, availability of services supporting the community also all play a crucial role in influencing our health and wellbeing. These are often called the wider determinants of health. The design and use of places where people live, work and spend leisure time are therefore really important. Well-designed places influence the quality of health and wellbeing of residents, influence safety and security, and provide inclusion and sense of community cohesion. This can include:
  - Green infrastructure and natural habitats
  - The built environment – buildings, streets, routes
  - Housing – availability of a mix of home types and tenures
  - Local economy and employment
  - Active and sustainable travel
  - Access to local services and community facilities – social networks, shopping and learning.
- 2.6. Community assets are an important part of the fabric of communities and ensuring that they are accessible to all members of the community can build the long-term sustainability of a community. They include uses such as schools, health and recreation facilities, community halls, places of worship, local shopping parades and arts and cultural facilities.
- 2.7. High quality design is also essential to making places more attractive, locally distinctive, sustainable and safe. Good design can help reduce and mitigate the impacts of climate change, promote healthier lifestyles and create safer and more accessible places for people to live in or visit.
- 2.8. Supporting healthy lifestyles also extends to healthier food environments. The [Public Health England](#) publication (February 2020) provides information on promoting local healthy weight environments. This includes a focus on healthier food and active environments. Encouraging access to healthier food and drink options through the local food environment can be achieved, for example with local planning controls on hot food takeaways, active travel and physical activity through the design of neighbourhoods. This can all apply in a variety of settings including the high street, areas of new housing and commercial development.
- 2.9. An [Addendum](#) to the Public Health England's guidance was published in February 2021 provides an update for planning for a healthier food environment, specifically in relation to hot food takeaways retail uses in light of changes to the Use Class Order (UCO).
- 2.10. As noted above, active and sustainable travel is another important factor for communities' health and wellbeing. The Town and Country Planning Association (TCPA) promote a [20-minute neighbourhoods](#) concept where by most of people's daily needs can be met within a short walk or cycle. There are multiple benefits seen including people becoming more active, improving their mental and physical health; traffic is reduced, and air quality improved; local shops and businesses thrive; and people interact with their community. In 2023, the TCPA

also published a guide to [Neighbourhood planning and 20-minute neighbourhoods](#) which continues to promote the concept to communities in helping them to design environments that are healthier and build thriving places for all.

- 2.11. Sport England also encourage the use of [Active Design Principles](#) based on 10 principles that also promote activity, healthy and stronger communities through the design of communities. This is also reflected in the [National Design Guide](#) (2021) which sets out ten key characteristics for well-designed places, including identity and movement, public spaces with good access to a mix of uses and facilities, mixture of housing types and tenure, comfortable and safe internal and external layouts and walkable neighbourhoods.

### 3. Pre-Submission

#### Policy Context

- 3.1. All policies in the Local Plan must be positively prepared, justified, effective and consistent with national policy. The National Planning Policy Framework (NPPF) sets out the overarching planning policy framework, supported by the National Planning Practice Guidance (PPG).
- 3.2. The adopted Local Plan was examined under the 2012 National Planning Policy Framework (NPPF). There have subsequently been updates to the NPPF and the Review of the Local Plan Pre-Submission Local Plan has been considered against the requirements of more recent national planning policy and guidance including the December 2023 NPPF. The revised [National Planning Policy Framework \(NPPF\) published on 12 December 2024](#) provides transitional arrangements for Councils that are well advanced with plan preparation under the previous system. The content and timetable of the Pre-Submission Local Plan can comply with these transitional arrangements. This means that the Pre-Submission Local Plan published under Regulation 19 would be examined under the December 2023 NPPF. Further detail on these key changes for consideration are set out in the table below, included under the section 'Local Plan Approach'.

#### National Planning Policy and Guidance

- 3.3. All relevant national planning policy and guidance have been considered in the Regulation 19 Pre-Submission Local Plan.
- 3.4. Section 2 of the NPPF Achieving sustainable development – social objective “to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being”.
- 3.5. Paragraph 20 of the NPPF, states that ‘strategic policies should set out an overall strategy for the pattern, scale and design quality of places and make sufficient provision for c) for community facilities (such as health, education and cultural infrastructure)’.
- 3.6. Section 8 of the NPPF focuses on promoting healthy and safe communities. This section in particular outlines planning policies should aim to achieve healthy, inclusive and safe places

and outlines criteria such as promoting social interaction, safe and accessible places, and enable and support healthy lives through both promoting good health and preventing ill-health for example through the provision of safe and accessible green infrastructure, sports facilities, local shops, access to healthier food, allotments and layouts that encourage walking and cycling.

- 3.7. The NPPF is clear that provision should be made for community facilities and services, including social, recreational and cultural facilities, shared spaces and that these should be protected against the unnecessary loss of valued facilities and services. Established shops, facilities and services can develop and modernise and be retained for the benefit of the community. An integrated approach should be taken to considering the location of housing, economic uses and community facilities and services.
- 3.8. The NPPF places emphasis on faster delivery of public services infrastructure such as health, blue light, adult education, university and criminal justice facilities working proactively and positively with promoters, delivery partners and statutory bodies to meet these needs. It also highlights the importance, for example of sufficient early years, school places and post-16 places to meet the needs of existing and new communities and that a proactive, positive and collaborative approach is needed to identify and resolve key planning issues.
- 3.9. The NPPF also focuses on access to a network of high quality open spaces and opportunities for sport and physical activity for the health and wellbeing of communities. This also has wider benefits for nature and addressing the impacts of climate change. The Local Plan should be based on robust and up to date assessment of the need for open space, sport and recreation facilities (including quantitative or qualitative deficits or surpluses) and opportunities for new provision.
- 3.10. Section 12 of the NPPF focuses on achieving well-designed places. In particular paragraph 131 outlines the need for clear design expectations and the creation of high-quality places. Paragraph 135f is clear that planning policies should ensure that development create places that are safe, inclusive and accessible and which promote health and wellbeing, with a high standard of amenity for existing and future users; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience. Para 136 focuses on the requirement for tree planting and paragraph 137 discusses the need for design quality and style to involve the community.
- 3.11. Paragraphs 001 Reference ID: 53-001-20190722 to 012 Reference ID:53-012-20190722 and paragraph 013 Reference ID: 53-013-20220807 of the PPG set out the key areas in relation to healthy and safe communities within plan making. Key points for consideration include:

Achieving healthy and inclusive communities	Planning and health are considered in two ways: in creating environments that support and encourage healthy lifestyles, and to identify and secure health and care facilities. Engagement between plan-making bodies and relevant health and wellbeing organisations is important.
Healthy Places	The PPG sets out that healthy place is 'one which supports and promotes healthy behaviours and environments and a reduction in

	health inequalities for people of all ages. It will provide the community with opportunities to improve their physical and mental health, and support community engagement and wellbeing’.
Creating a healthier food environment	<p>Planning can influence the built environment to improve health and reduce obesity and excess weight in local communities. Opportunities for communities to access a wide range of healthier food production and consumption choices can be supported by the planning process.</p> <p>Planning policies and supplementary planning documents can, where justified, seek to limit the proliferation of particular uses where evidence demonstrates this is appropriate (and where such uses require planning permission). Engagement is needed with local public health colleagues and Health and Wellbeing Boards for evidence.</p>
Support the delivery of sufficient school places	Plans should seek to meet the development needs of their area, including community facilities such as schools. They should, at the most appropriate level, allocate sufficient suitable land for schools to meet the need anticipated over the plan period, taking into account needs that may cross local authority boundaries. Precise site allocation policies provide clarity and certainty by identifying the total amount of land required for education use.
Supporting safe communities	Planning provides are an important opportunity to consider the security of the built environment, those that live and work in it and the services it provides. Good design that considers security as an intrinsic part of a masterplan or individual development can help achieve places that are safe as well as attractive, which function well, and which do not need subsequent work to achieve or improve resilience.

3.12. The [National Design Guide](#) also focuses on health and wellbeing in the following sections:

Identity	Well-designed places, buildings and spaces have a positive and coherent identity that everyone can identify with, including residents and local communities, so contributing towards health and well-being, inclusion and cohesion.
Movement	A well-designed movement network defines a clear pattern of streets that is safe and accessible for all and promotes activity and social interaction, contributing to health, well-being, accessibility and inclusion.
Nature	Well-designed places provide attractive open spaces in locations that are easy to access, with activities for all to enjoy, such as play, food production, recreation and sport, so as to encourage physical activity and promote health, well-being and social inclusion.
Public Spaces	Well-designed places include well-located public spaces that support a wide variety of activities and encourage social interaction, to promote health, well-being, social and civic inclusion.
Homes and buildings	Well-designed homes and buildings provide good quality internal and external environments for their users, promoting health and well-being, and relate positively to the private, shared and public spaces around them, contributing to social interaction and inclusion.
Resources	A compact and walkable neighbourhood with a mix of uses and facilities reduces demand for energy and supports health and well-being.

## Local Policy

### *Current policy*

3.13. In addition to changes in national planning policy and guidance, the review of the adopted Local Plan has considered the achievability and effectiveness of health and wellbeing policies in decision making in the adopted Local Plan (2020), as well as new corporate priorities and strategies of the Council. This includes:

- Policy performance issues identified through the Council's latest published [Authority Monitoring Report](#) Plan. Relevant policies include S4 and S9. The latest AMR does not identify any implementation issues
- The adopted [Making Places Supplementary Planning Document](#) (SPD) (January 2021) seeks to promote and secure high-quality sustainable new development. This provides good practice examples on how development can go beyond planning policy requirements to improve resident's quality of life, health and wellbeing
- The Council's [Our Chelmsford Our Plan](#) was updated in 2023. The strategy includes priorities to reduce health inequalities and social isolation and provide access to sport, leisure and recreational activities that encourage healthy, active lifestyles
- The [Chelmsford Health and Wellbeing Plan](#) (2022) identifies population needs and key priorities, and actions to be taken to address them as part of the wider health system. There are five key priority areas identified and the planning system can play a role in contributing towards these through the wider determinants of health. The five strategic priorities are physical activity and health weight, alleviate loneliness and social isolation, improve poor housing, enable people to 'agewell' in Chelmsford, and reduce alcohol, substance misuse and behavioural addictions (including supply of illegal substances)
- The Essex Design Guide provides supplementary guidance on [Health Impact Assessments \(HIA\)](#). It provides in-depth information on what needs to be considered when looking at health, wellbeing and the environment
- The [Sport England Active Design Principles](#) should underpin all new development are also embedded within the guide
- The [Livewell Development Accreditation Scheme](#), supported by EPOA provides a practical way for developers and housebuilders to demonstrate incorporation of wider elements of health and wellbeing throughout the development design
- The [National Design Guide](#) sets out priorities for well-designed places within ten key characteristics. It is based on national planning policy and practice guidance and includes good practice examples.

### Duty to Co-operate

3.14. The Council is committed to co-operating with other bodies on strategic planning matters. The [Duty to Co-operate Strategy](#) was reviewed and adopted in January 2022.

3.15. The Council has made every effort to seek co-operation on cross-boundary and strategic planning matters in a focused, positive and structured way. These discussions have helped

to formulate the Pre-Submission Local Plan and we will continue to engage positively with the prescribed bodies as the plan progresses and on its implementation once adopted.

3.16. We will continue to work constructively with nearby planning authorities on their own local plan preparation. Early engagement and demonstrating co-operation both with neighbours and the prescribed bodies through Statements of Common Ground are key to meeting the legal duty to co-operate.

3.17. The strategic matters for the Review of the Adopted Local Plan are identified as follows:

- Delivering homes for all including Gypsy and Traveller accommodation
- Jobs and economy including green employment and regeneration
- Retail, leisure, and cultural development
- Sustainable transport, highways and active travel
- Climate change action and mitigation including flood risk and zero carbon
- Natural and historic environment including increased biodiversity and green/blue/wild spaces and connectivity of ecological networks
- Community infrastructure including education, health and community facilities
- Utility infrastructure including communications, waste, water and energy
- London Stansted Airport future airspace redesign.

3.18. In some cases, discussion on strategic matters will continue through existing joint working arrangements. We will also arrange further joint Officer and Member meetings, technical stakeholder meetings and keep Statements of Common Ground up to date as the plan progresses. Details of ongoing activity is contained in the Duty to Co-operate Position Statement (December 2024), available at [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review).

3.19. Comments to the Preferred Options consultation were received from 17 Duty to Co-operate bodies and specific consultees including neighbouring LPAs, Essex County Council (ECC), Historic England, Environment Agency, Highways England, and the Mid and South Essex Integrated Care Board.

3.20. Comments were mainly supportive of the key Plan elements including the Vision, Strategic Priorities, Spatial Principles, Spatial Strategy, and Development Management policies. Detailed comments have influenced amendments to the Pre-Submission Local Plan including in relation to accessible greenspace and natural habitats, addressing recreational pressure on Sites of Special Scientific Interest, water efficiency targets, and changes for consistency and clarity.

Changes to Strategic Policy S14 Health and Wellbeing have been made following comments from Essex County Council (ECC) and Mid and South Essex Integrated Care Board (ICB).

3.21. In response to ECC's comments changes include emphasising the wide range of functions and benefits that green and blue infrastructure can have for people and wildlife, the need for housing to be more readily adaptable to the changing requirements of occupiers, particularly those with physical and mental disabilities, the requirements and process for Health Impact Assessments and further references to the Essex Design Guide and Chelmsford Food Plan. This is described further in the CCC and ECC Statement of Common Ground ([SOCCG006](#))



and demonstrates that there are no areas without agreement or unresolved strategic matters.

3.22. In response to Mid and South Essex Integrated Care Board (ICB) comments, the Local Plan has been amended to be clearer that all larger scale developments should be the subject of a health impact assessment.

### Integrated Impact Assessment

3.23. The Council is carrying out an ongoing Integrated Impact Assessment (IIA) as the Review of the Local Plan develops.

3.24. The IIA will assess the following aspects of sustainable development:

- Sustainability Appraisal (SA)
- Strategic Environmental Assessment (SEA)
- Habitats Regulations Assessment (HRA)
- Equality Impact Assessment (EqIA)
- Health Impact Assessment (HIA)

3.25. The SA, SEA and HRA are a requirement of national policy. The EqIA and HIA are voluntary, but the Council believes they will help to provide a complete picture of the sustainability of the Review of the Adopted Local Plan.

### SA/SEA

3.26. The IIA identifies the key sustainability issues for the Review of the Local Plan, which feed into a framework against which proposals are assessed. It covers the potential environmental, social, economic and health performance of the Local Plan and any reasonable alternatives. It has been used at each stage of the Review, and been subject to separate consultation, as follows:

- Scoping Report
- Issues and Options
- Preferred Options
- Pre-Submission – Current Stage
- Adoption.

3.27. The key sustainability issues and Appraisal Framework Objectives relating to this Topic Paper are:

Key sustainability issue	Appraisal Framework Objective
<b>Health and wellbeing</b>	5. Health and Wellbeing: To improve the health and well-being of those living and working in the Chelmsford City area.

3.28. In particular reference to Health and Wellbeing, the Review of the Adopted Chelmsford Local Plan: Pre-Submission IIA notes that the Council's contribution to delivering better health

outcomes is delivered within the context of a much wider local coalition of partners under the new public health arrangements.

3.29. The Pre-Submission IIA also summaries the key sustainability issues for this topic area.

These include:

- The need to protect the health and wellbeing of Chelmsford's population
- The need to promote healthy lifestyles and in particular reduce obesity and increase levels of physical activity
- The need to plan for an ageing population
- The need to address health inequalities, especially for those in the most deprived areas
- The need to combat suicide and its causes
- The need to protect and enhance open space provision across the Chelmsford City Area
- The need to support high quality design that creates safe and secure communities, and
- The need to safeguard existing health care facilities and services and ensure the timely delivery of new facilities and services to meet needs arising from new development.

3.30. In regard to the Local Plan, Chapter 5 of the IIA presents the findings of the assessment of effects of the Pre-Submission Local Plan Document against the Objectives that comprise the Assessment Framework. In regard to the Strategic Priorities, these are considered to be supportive of the assessment objective relating to health and wellbeing (Objective 5).

3.31. In terms of the housing requirement, mixed (and uncertain) effects are identified in relation to health and well-being which reflects the potential for housing growth to result in positive and adverse environmental impacts.

3.32. A minor positive effect has been identified in regard to employment land requirements related to Health and Well-Being (Objective 5) reflecting the opportunities for the provision of local employment opportunities associated with the revitalisation of urban areas.

3.33. Overall significant positive effects have been identified in respect of health and wellbeing (IIA Objective 5) related to the proposed development requirements and Spatial Strategy. However, it is recognised that growth (if unmitigated) could place pressure on existing facilities and services as well as on the strategic highways network and in consequence, minor negative effects have also been identified in respect of the objectives.

3.34. Section 5 of the IIA Report comprises policies by theme and in relation to IIA Objective 5 Health and Wellbeing this is as follows:

- Securing the Right Type of Homes - policies (DM1, DM2 and DM3) are considered to have cumulative minor positive effects on health and wellbeing (IIA Objective 5)
- Securing Economic Growth – policy (DM4, DM5) is considered to have cumulative minor positive effects on health and wellbeing (IIA Objective 5)

- Protecting the Countryside and Protecting the Natural Environment - policies in this subsection have been assessed as having minor positive effects on health and wellbeing (IIA Objective 5)
- Delivering and Protecting Community Assets policies have been assessed as having cumulative significant positive effects on several of the IIA objectives including health and wellbeing (IIA Objective 5). This reflects the expectation that the protection of existing, and delivery of new, community facilities and services will help to make the Chelmsford City Area an attractive place to work and invest in and ensure that there is sufficient provision of services and facilities to support growth and promote healthy lifestyles
- Making Places policies will support the delivery of high quality, well-designed sustainable development which has been assessed as having a significant positive effect on health and wellbeing (IIA Objective 5)
- Protecting Amenity (Policies DM29 and DM30) - Cumulatively, these policies have been assessed as having a significant positive effect on health and wellbeing (IIA Objective 5).

### **EqIA**

- 3.35. The EqIA results suggest that policies will help to secure development that will contribute to a range of positive effects across the topics considered in the EqIA (notably in relation to housing, service, employment and greenspace provision) and no recommendations for changes or additions to policy are identified at this stage.
- 3.36. The Strategic Policies do not directly affect a number of the protected characteristics considered under the EqIA, reflecting the intention and scope of the plan as a land use document. All of the Strategic Policies and Site Allocations are assessed as having either a positive, mixed or neutral outcome in respect of the protected characteristics; consequently, the Pre-Submission Document is considered to be generally compatible with the duties of the Equality Act 2010.

### **HIA**

- 3.37. The HIA results suggest that policies will help to secure development that will contribute to a range of positive effects across the topics considered in the HIA and no recommendations for changes or additions to policy are identified at this stage.
- 3.38. The conclusion of the HIA states that Strategic Policy S14 (Health and Wellbeing) is likely to significantly progress all of the objectives as it directly relates to health and wellbeing. It sets out a commitment to improving the health and wellbeing of residents and communities, promoting more active and healthier lifestyles, creating healthy living environments and reducing health inequalities through high-quality placemaking. While the delivery of the new infrastructure can have temporary negative effects on the health and well-being of existing communities; through increased disturbance (noise), reduced local air quality as a result of increased traffic emissions and dust and the loss of existing open/ green spaces, the strategic policies in conjunction with other Local Plan policies provide sufficient mitigation to ensure that there are no residual significant negative effects on the HIA objectives.

### **HRA**

- 3.39. Overall, the HRA has concluded that most aspects of the plan will have no significant effects on any European sites, alone or in combination due to the absence of effect pathways.
- 3.40. Appropriate assessments have been undertaken for those aspects where effect pathways are present (in combination water quality, air quality and visitor pressure effects, and effects on species away from the sites), taking into account specific and cross-cutting policy-based mitigation and avoidance measures that have been incorporated into the plan. These appropriate assessments have employed additional analyses and data to resolve uncertainties present at the initial screening, and have concluded that (as currently drafted) the Pre-Submission draft Local Plan will have no adverse effects on the integrity of any European sites, alone or in combination.

### Evidence base

- 3.41. In accordance with the requirements of the NPPF, policies and their requirements should be based on up-to-date evidence.
- 3.42. In addition to the IIA, the following documents are of particular relevance to health and wellbeing needs and support the review of the Adopted Local Plan. Evidence base documents are available online via [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review)

Document	Summary
<a href="#">INF001: Infrastructure Delivery Plan Stage 1 Report (February 2024)</a>	A high-level assessment of the Issues and Options Spatial Approaches and overview of the infrastructure issues and opportunities associated with these spatial approaches, including any significant infrastructure constraints that should be taken into account.
<a href="#">INF005: Chelmsford City Council Infrastructure Delivery Plan Stage 2 Report (November 2024)</a>	This Report updates the findings from the Stage 1 baseline and provides further analysis associated with the preferred Spatial Strategy including infrastructure delivery schedules of planned projects across the administrative area of Chelmsford City Council.
<a href="#">Authority Monitoring Report 2023-24</a>	A report monitoring the production of the Council's Local Plan Documents against the Local Development Scheme and the performance and effectiveness of the Council's planning policies in delivering the key objectives of the Local Plan.
<a href="#">Chelmsford Health and Wellbeing Plan</a>	The Plan identifies population needs and key priorities, and actions to be taken to address them as part of a wider health system.
<a href="#">Chelmsford Open Space, Sports and Recreation Facilities Study and Sports Facilities Strategy indoor sports facilities.</a>	Audit of Open Space, indoor and outdoor sports provision within the City Council's area to inform the provision of accessible, high quality, sustainable provision for open spaces and provision and development of sports facilities across the public, private and independent sectors.
<a href="#">Sport England Active Design Principles</a>	The guidance seeks to help planners and designers to create and maintain

	environments that encourage people to move more.
<a href="#">Essex Design Guide</a>	As specific reference guide to help create high quality places with an identity specific to its Essex context.
<a href="#">Pre-Submission Local Plan Form and Contents Checklist February 2025</a>	Compares the PS Local Plan against the key requirements of the December 2023 NPPF
<a href="#">IIA001 Integrated Impact Assessment Scoping Report 2022</a>  <a href="#">IIA002: Integrated Impact Assessment Issues and Options 2022</a>  <a href="#">IIA005: Integrated Impact Assessment Preferred Options (May 2024)</a>	The Integrated Impact Assessment (IIA) brings together a Sustainability Appraisal (SA), a Strategic Environmental Assessment (SEA), a Health Impact Assessment (HIA), an Equalities Impact Assessment (EqIA) and a Habitats Regulations Assessment (HRA) to assess the socio-economic and environmental effects of the Local Plan. The first stage of the IIA process involved consultation on a Scoping Report. The Scoping Report set out the proposed approach to the assessment of the Review of the Adopted Local Plan. The Issues and Options stage and the Preferred Options stage of the Local Plan were both subject to public consultation and accompanied by IIA Reports. The findings of the IIA Reports, together with consultation responses and other evidence base work, were used to help refine the Pre-Submission (Regulation 19) Local Plan.
<a href="#">IIA004: Integrated Impact Assessment Feedback Report Issues and Options 2023</a>	This report provides a record of the responses received to the IIA Report including the approach to the HRA. The responses were taken into account by the Council in preparing the next stage (Preferred Options) of the Local Plan Review and undertaking the associated IIA.
<a href="#">IIA006: Integrated Impact Assessment Preferred Options Feedback Report 2024</a>	This report provides a record of the responses received to the IIA Report and associated HRA. The responses were taken into account by the Council in preparing the next stage (Pre-Submission) of the Local Plan Review and undertaking the IIA and associated HRA.
<a href="#">Issues and Options Consultation Document You Said We Did Feedback Report, May 2024</a>	This report sets out the consultation feedback received on the Issues and Options document and how the comments have been taken into consideration alongside the plan evidence base when preparing the Preferred Options Local Plan.
<a href="#">Preferred Options Consultation Document You Said We Did Feedback Report, February 2025</a>	This report sets out a summary of the preferred options consultation and representations received. It also summarises how the Pre-Submission (Regulation 19) Local Plan has been informed by the representations received and recent evidence base studies.

## Previous Consultation Feedback

3.43. The Pre-Submission Local Plan has been prepared following two public consultations - the Issues and Options consultation in 2022 and the Preferred Options consultation in 2024. The Issues and Options 'You Said We Did' Feedback Report and the Preferred Options 'You Said We Did' Feedback Report set out the main issues raised in the representations received and a summary of how the subsequent plan has been informed by the comments and the plan evidence base.

3.44. Main issues raised in the Issues and Options consultation responses include:

- General support for Strategic Priority 7 - Creating well designed and attractive places, and promoting the health and social wellbeing of communities
- General support for the protection and provision of community facilities and ensuring sufficient school and nursery places
- General support for strengthening health and wellbeing measures within the Plan and placing stronger emphasis on improving sustainable and active travel infrastructure
- General support for new policies that highlight the need for Health Impact Assessments on large housing sites and that HIAs should use latest guidance
- General support for policies that reference designing new developments with regard to the needs of the health and well-being of the whole population including older people and people with disabilities, and
- Support for greater emphasis on local design codes.

3.45. Main issues raised in the Preferred Options consultation responses include:

- General support for Strategic Priority 7 - Creating well designed and attractive places, and promoting the health and social wellbeing of communities
- General support for Strategic Policy S14 Health and Wellbeing
- Further clarity needed that all larger scale developments should be the subject of a health impact assessment
- More references to other strategies and guidance such as the Chelmsford Food Plan (2023) and Chelmsford Health and Wellbeing Plan
- Additional monitoring indicators relating to Health Impact Assessments
- Further consideration for the health benefits of creating public rights of way and bridleways and that the built environment should prioritise safety, particularly for young women and girls, to create a safe and inclusive environment
- Support for healthcare facilities needing to meet the needs of new communities
- General support for the protection and provision of community facilities, sport and leisure facilities and ensuring sufficient school and nursery places
- General support for the need for development proposals to provide or financial contribution towards education, police and health facilities.

3.46. Please see the 'You Said We Did' Feedback Reports for more details, available via [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review).

## Local Plan Approach

3.47. The Pre-Submission document has been strengthened/updated to better reflect the updated Plan Vision and Strategic Priorities, other relevant changes since the Local Plan was adopted and previous consultation comments. This includes:

- Strengthened Strategic Priority 7 - Creating well designed and attractive places, and promoting the health and social wellbeing of communities to include reference to the social wellbeing of communities
- New Strategic Policy S14 (Health and Wellbeing) which considers the health and social wellbeing of communities, including design considerations
- Including HIA requirements for large employment sites, as set out in Strategic Policy S14 (Health and Wellbeing)
- New Strategic Policy S15 – Creating Successful Places which requires development to be designed to be attractive, high quality, accessible, inclusive and safe
- Reference to national design guide and local design codes and the Livewell Accreditation Scheme in relation to Policy DM24
- Confirmation that the Making Places SPD will be reviewed in light of the new Local Plan, and any appropriate changes/additions included.
- Defining what is meant by an initial assessment to make the text clear that all larger scale developments should be the subject of a health impact assessment.
- Including a reference Chelmsford Food Plan, adopted by the Council in 2023 for more information about healthy eating and improving access to good-quality food
- Including reference to the Essex Design Guide – A New Development Model for Essex in relation to the Creation of walkable neighbourhoods
- Encouragement for early engagement with the Council and Essex County Council public health officers prior to commencement of an HIA to help ensure that the HIA can inform proposals effectively.

#### NPPF December 2023 Checklist

3.48. The Council has reviewed the Pre-Submission Local Plan against the requirements of the December 2023 NPPF. The table below shows that the plan meets all the requirements in respect to health and wellbeing. The full [Pre-Submission Local Plan Form and Contents Checklist \(February 2025\)](#) is available as part of the evidence base.

#### Commentary key:

Pre-Submission Local Plan meets December 2023 NPPF requirement
Pre-Submission Local Plan partially meets December 2023 NPPF requirement
Pre-Submission Local Plan does not meet December 2023 NPPF requirement

NPPF Requirement	NPPF Para.	Approach in the Pre-Submission Local Plan
Achieve healthy, inclusive and safe places which promote social interaction, are safe and accessible, and enable and support healthy lifestyles.	96	Set out in various policies including site allocation policies, Strategic Policy S14, Policy DM23, DM24 and DM28-DM30, as well as through the

NPPF Requirement	NPPF Para.	Approach in the Pre-Submission Local Plan
		masterplan process. This objective is also supported by the Making Places SPD.
Provide the social, recreational and cultural facilities and services the community needs.	97	Set out in various policies including site allocation policies, Strategic Policy S14, Policy DM23, DM24 and DM28-DM30, as well as through the masterplan process. This objective is also supported by the Making Places SPD.
Consider the social, economic and environmental benefits of estate regeneration.	98	N/A – there are no estate regeneration proposals in the plan.
Plan positively to meet school place requirements and to encourage development which will widen choice in education.	99	Data from ECC Education Services has been used guide site allocations in the plan to ensure appropriate education provision is made. Plan policies including S9, S10 and relevant residential site allocation policies include requirements for new school provision. More detail will be set out in a Topic Paper.
Work proactively and positively with promoters, delivery partners and statutory bodies to plan for public service infrastructure.	100	The City Council works proactively with service and infrastructure providers. More information will be set out in the Pre-Submission Duty to Cooperate Position Statement. The plan policies are also supported by needs identified in the Preferred Options Infrastructure Delivery Plan.
Promote public safety and take into account wider security and defence requirements.	101	Set out in policies including Strategic Policies S14 and S17, DM30 and various site allocation policies.
Provide and protect open space, sports and recreational facilities which meets the needs of the local area. Consider how they can deliver wider benefits for nature and support efforts to address climate change.	102,103	Set out in various policies including Strategic Policies S5, S9 and S10, Site Allocation Policies and Development Management Policies DM16, DM20, DM21, DM24. Plan is supported by a Preferred Options Infrastructure Delivery Plan and updated Open Space Assessment is underway.
Protect and enhance public rights of way and access.	104	Set out in relevant site allocation policies and supported by the Making Places SPD.



### Alternative Considered

- 3.49. The Local Plan review has considered a number of alternative policy approaches and options including different development quantum and spatial strategy options. Each policy in the Preferred Options Local Plan Consultation Document included 'Alternatives considered' which were tested in the Preferred Options Integrated Impact Assessment (IIA), alongside the proposed policies, to help ensure that the final version of the plan is justified and an appropriate strategy, when considered against the alternatives and other available and proportionate evidence. Alternative spatial strategy options have also been tested in other evidence base reports such as the Water Cycle Study Scoping Report and Preferred Options Traffic Modelling Report. Furthermore, the Pre-Submission IIA has considered different spatial strategy and development site options for growth. More detail is set out in each evidence base report and the Pre-Submission Spatial Strategy and Strategic Sites Topic Paper.
- 3.50. In summary, key alternatives considered during the plan review in relation to health and wellbeing include:
- **Not having Strategic Policy S14 – Health and Wellbeing.** The NPPF requires planning policies to aim to achieve healthy spaces. This policy also helps to meet new Council Strategic Priority 7.

## 4. Conclusion

- 4.1. The rationale for City Council's approach to health and wellbeing to support the Local Plan is clear, compliant with national policy and well informed. The adopted Local Plan has been reviewed and although much is still considered sound and unchanged in principle, changes related to health and wellbeing have been incorporated such as a new policies and references to guidance documents supporting the delivery of health and wellbeing to strengthen the Local Plan. The changes have been considered considering the requirements of more recent national planning policy, monitoring data, consultation responses and the plan evidence base.
- 4.2. The relevant supporting evidence base studies and documents set out that while Chelmsford faces some constraints there are suitable means to protect and enhance health and wellbeing, provide the necessary community services and facilities alongside providing the required development in the Local Plan.

## 5. Next Steps

- 5.1. This Topic Paper will be updated following feedback to the Pre-Submission consultation and form part of the evidence base alongside submission of the plan for Independent Examination.

### **Appendix 1 – PO TP: Health and Wellbeing**

The Issues and Options Topic Paper can be found in Appendix 1.

# Chelmsford Local Plan

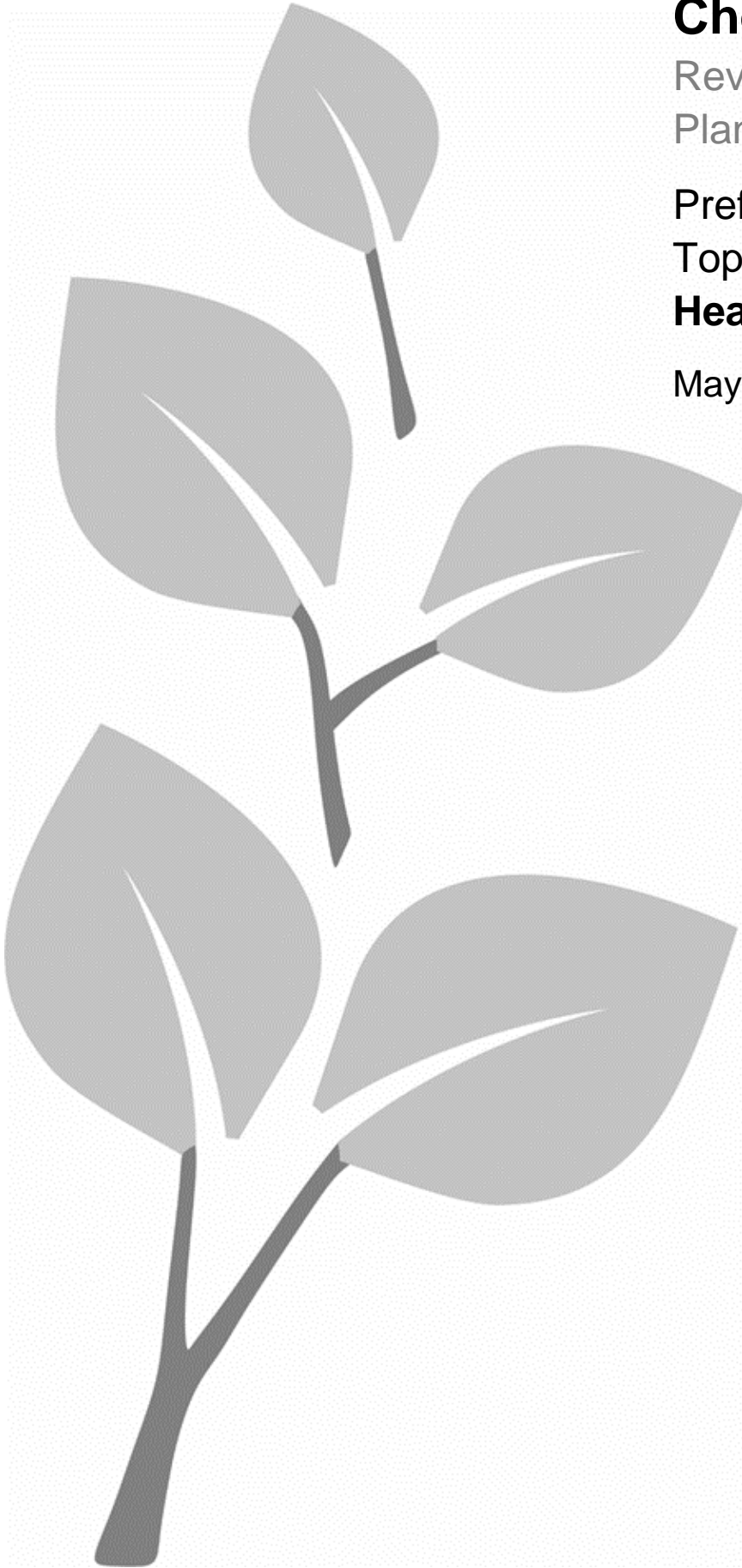
Review of the adopted Local Plan

Preferred Options

Topic Paper:

**Health and Wellbeing**

May 2024



## 1. Purpose

- 1.1. This Topic Paper is one of a number produced by Chelmsford City Council to set out how the review of the Local Plan has been developed. Topic papers will be refreshed and updated at each stage of the Local Plan Review process to ensure the latest information/position is available. The previous Health and Wellbeing Issues and Options Topic Paper is given in Appendix 1. As such, this topic paper supersedes previous versions.
- 1.2. The intention of the topic papers is to provide background information; they do not contain any policies, proposals or site allocations. Topic papers form part of the Local Plan evidence base which will be submitted alongside the Local Plan for independent examination.
- 1.3. This paper covers how health and wellbeing have been considerations when preparing the review of the adopted Local Plan and how the review will seek to embed health and wellbeing into the Local Plan.
- 1.4. The Topic Paper provides background information and provides context of how the Local Plan has been formulated. This Topic Paper should be read alongside the other Preferred Options Topic Papers produced, in particular Spatial Strategy and Strategic Sites and Infrastructure.
- 1.5. The main issues covered by this Topic Paper relate to:
  - Strategic Priority 7 – Creating well designed and attractive places, and promoting the health and wellbeing of communities
  - Strategic Policy S4 – Conserving and Enhancing the Natural Environment
  - Strategic Policy S9 – Infrastructure Requirements
  - Strategic Policy S14 – Health and Wellbeing, and
  - Relevant Development Management Policies related to health and wellbeing.

## 2. Background

- 2.1. The administrative area of Chelmsford has a population of approximately 181,500 people. The population size has increased by 7.9%, from 168,300 in 2011 to 181,500 in 2021 (Census 2021).
- 2.2. In terms of this population, there has been an increase of 26.0% in people aged 65 years and over, an increase of 3.3% in people aged 15 to 64 years, and an increase of 8.3% in children aged under 15 years (Chelmsford Health and Wellbeing Plan, 2022).
- 2.3. As noted in the Chelmsford Health and Wellbeing Plan, the health of people in Chelmsford is generally better than the England average. The Essex Communities Needs Index also shows that on average, Chelmsford is among the best equipped for civic assets concerning community, civic, educational and cultural assets and the extent to which people have access to key services and generally has active and engaged communities. However, at smaller geographical levels, there are pockets of deprivation and higher levels of community

need when compared to the district level (Chelmsford Health and Wellbeing Plan, 2022). For example, life expectancy is 6.3 years lower for men and 4.3 years lower for women in the most deprived areas of Chelmsford than in the least deprived areas.

- 2.4. A wide range of factors beyond a person's physical health and mental wellbeing influences their health and wellbeing; issues such as lifestyle, social networks and community, unemployment, poor housing, and feeling unsafe can all impact mental and physical health.
- 2.5. The built and natural environment, infrastructure, local economy, availability of services supporting the community also all play a crucial role in influencing our health and wellbeing. These are often called the wider determinants of health. The design and use of places where people live, work and spend leisure time are therefore really important. Well-designed places influence the quality of health and wellbeing of residents, influence safety and security, and provide inclusion and sense of community cohesion. This can include:
  - Green infrastructure and natural habitats
  - The built environment – buildings, streets, routes
  - Housing – availability of a mix of home types and tenures
  - Local economy and employment
  - Active and sustainable travel
  - Access to local services and community facilities – social networks, shopping and learning.
- 2.6. Community assets are an important part of the fabric of communities and ensuring that they are accessible to all members of the community can build the long-term sustainability of a community. They include uses such as schools, health and recreation facilities, community halls, places of worship, local shopping parades and arts and cultural facilities.
- 2.7. High quality design is also essential to making places more attractive, locally distinctive, sustainable and safe. Good design can help reduce and mitigate the impacts of climate change, promote healthier lifestyles and create safer and more accessible places for people to live in or visit.
- 2.8. Supporting healthy lifestyles also extends to healthier food environments. The [Public Health England](#) publication (February 2020) provides information on promoting local healthy weight environments. This includes a focus on healthier food and active environments. Encouraging access to healthier food and drink options through the local food environment can be achieved, for example with local planning controls on hot food takeaways, active travel and physical activity through the design of neighbourhoods. This can all apply in a variety of settings including the high street, areas of new housing and commercial development.
- 2.9. An [Addendum](#) to the Public Health England's guidance was published in February 2021 provides an update for planning for a healthier food environment, specifically in relation to hot food takeaways retail uses in light of changes to the Use Class Order (UCO).
- 2.10. As noted above, active and sustainable travel is another important factor for communities' health and wellbeing. The Town and Country Planning Association (TCPA) promote a [20 minute neighbourhoods](#) concept where by most of people's daily needs can be met within a short walk or cycle. There are multiple benefits seen including people becoming more active, improving their mental and physical health; traffic is reduced, and air quality improved; local

shops and businesses thrive; and people interact with their community. In 2023, the TCPA also published a guide to [Neighbourhood planning and 20-minute neighbourhoods](#) which continues to promote the concept to communities in helping them to design environments that are healthier and build thriving places for all.

- 2.11. Sport England also encourage the use of [Active Design Principles](#) based on 10 principles that also promote activity, healthy and stronger communities through the design of communities. This is also reflected in the [National Design Guide](#) (2021) which sets out ten key characteristics for well-designed places, including identity and movement, public spaces with good access to a mix of uses and facilities, mixture of housing types and tenure, comfortable and safe internal and external layouts and walkable neighbourhoods.

### 3. Preferred Options

#### Policy Context

- 3.1. All policies in the Local Plan must be positively prepared, justified, effective and consistent with national policy. The National Planning Policy Framework (NPPF) sets out the overarching planning policy framework, supported by the National Planning Practice Guidance (PPG).
- 3.2. The adopted Local Plan was examined under the 2012 National Planning Policy Framework (NPPF). There have subsequently been updates to the NPPF and the Review of the Local Plan Preferred Options Local Plan has been considered against the requirements of more recent national planning policy and guidance including the 2023 NPPF. Where possible, changes to the NPPF affecting plan-making have been reflected in the Preferred Options Local Plan.
- 3.3. Further detail on these key changes for consideration are set out in the table below, included under the section 'Local Plan Approach'.

#### National Policy and Guidance

- 3.4. Section 2 of the NPPF Achieving sustainable development – social objective “to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being”.
- 3.5. Paragraph 20 of the NPPF, states that ‘strategic policies should set out an overall strategy for the pattern, scale and design quality of places (to ensure outcomes support beauty and placemaking) and make sufficient provision c) for community facilities (such as health, education and cultural infrastructure)’.
- 3.6. Section 8 of the NPPF focuses on promoting healthy and safe communities. This section in particular outlines planning policies should aim to achieve healthy, inclusive and safe places

and beautiful buildings and outlines criteria such as promoting social interaction, safe and accessible neighbourhoods, and enable and support the community to live healthy lifestyles through the provision of safe and accessible green infrastructure, sports facilities, local shops, access to healthier food, allotments and layouts that encourage walking and cycling.

- 3.7. The NPPF is clear that provision should be made for community facilities and services, including social, recreational and cultural and that these should be protected against the unnecessary loss of valued facilities and services. An integrated approach should be taken to considering the location of housing, economic uses and community facilities and services.
- 3.8. The NPPF places emphasis on the delivery of public services infrastructure such as education colleges, hospitals, criminal justice accommodation and school places. Highlighting the importance, for example of sufficient school places to meet the needs of existing and new communities and that a collaborative approach with promoters, delivery partners and statutory bodies is needed to identify and resolve key planning issues.
- 3.9. The NPPF also focuses on the provision for open space and recreation. It highlights the importance of access to high quality open spaces and opportunities for sport and physical activity for the health and wellbeing of communities. This also has wider benefits for nature and addressing the impacts of climate change.
- 3.10. Section 12 of the NPPF focuses on achieving well-designed and beautiful places. In particular paragraph 131 outlines the need for clear design expectations and the creation of high-quality places. Paragraph 135f is clear that planning policies should ensure that development create places that are safe, inclusive and accessible and which promote health and wellbeing, with a high standard of amenity for existing and future users; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience. Para 136 focuses on the requirement for tree planting and paragraph 137 discusses the need for design quality ad style to involve the community.
- 3.11. Paragraphs 001 Reference ID: 53-001-20190722 to 012 Reference ID:53-012-20190722 and paragraph 013 Reference ID: 53-013-20220807 of the PPG set out the key areas in relation to healthy and safe communities within plan making. Key points for consideration include:

Achieving healthy and inclusive communities	Planning and health are considered in two ways: in creating environments that support and encourage healthy lifestyles, and to identify and secure health and care facilities. Engagement between plan-making bodies and relevant health and wellbeing organisations is important.
Healthy Places	The PPG sets out that healthy place is 'one which supports and promotes healthy behaviours and environments and a reduction in health inequalities for people of all ages. It will provide the community with opportunities to improve their physical and mental health, and support community engagement and wellbeing'.
Creating a healthier food environment	Planning can influence the built environment to improve health and reduce obesity and excess weight in local communities. Opportunities for communities to access a wide range of healthier food production and consumption choices can be supported by the

	<p>planning process.</p> <p>Planning policies and supplementary planning documents can, where justified, seek to limit the proliferation of particular uses where evidence demonstrates this is appropriate (and where such uses require planning permission). Engagement is needed with local public health colleagues and Health and Wellbeing Boards for evidence.</p>
Support the delivery of sufficient school places	<p>Plans should seek to meet the development needs of their area, including community facilities such as schools. They should, at the most appropriate level, allocate sufficient suitable land for schools to meet the need anticipated over the plan period, taking into account needs that may cross local authority boundaries. Precise site allocation policies provide clarity and certainty by identifying the total amount of land required for education use.</p>
Supporting safe communities	<p>Planning provides are an important opportunity to consider the security of the built environment, those that live and work in it and the services it provides. Good design that considers security as an intrinsic part of a masterplan or individual development can help achieve places that are safe as well as attractive, which function well, and which do not need subsequent work to achieve or improve resilience.</p>

3.12. The national design guide also focuses on health and wellbeing in the following sections:

Identity	<p>Well-designed places, buildings and spaces have a positive and coherent identity that everyone can identify with, including residents and local communities, so contributing towards health and well-being, inclusion and cohesion.</p>
Movement	<p>A well-designed movement network defines a clear pattern of streets that is safe and accessible for all and promotes activity and social interaction, contributing to health, well-being, accessibility and inclusion.</p>
Nature	<p>Well-designed places provide attractive open spaces in locations that are easy to access, with activities for all to enjoy, such as play, food production, recreation and sport, so as to encourage physical activity and promote health, well-being and social inclusion.</p>
Public Spaces	<p>Well-designed places include well-located public spaces that support a wide variety of activities and encourage social interaction, to promote health, well-being, social and civic inclusion.</p>
Homes and buildings	<p>Well-designed homes and buildings provide good quality internal and external environments for their users, promoting health and well-being, and relate positively to the private, shared and public spaces around them, contributing to social interaction and inclusion.</p>
Resources	<p>A compact and walkable neighbourhood with a mix of uses and facilities reduces demand for energy and supports health and well-being.</p>

3.13. There have been minor changes to the national policy and guidance to this topic since the Issues and Options Local Plan stage. These minor changes have been considered at this Regulation 18 Preferred Options Stage and include:

- The introduction of the beautiful places and updated paragraph references within the NPPF

- Inclusion for the preparation of local design codes in line with the national model design code (para 138, NPPF), and
- An addition in the PPG relating to controlling litter associated with hot food takeaways.

## Local Policy

3.14. In addition to minor changes in national planning policy, the review of the adopted Local Plan will consider the achievability and effectiveness of health and wellbeing policies in decision making in the adopted Local Plan (2020), new corporate priorities and reports of the Council and other relevant plans and guidance. This includes:

- Policy performance issues identified through the Council's latest published [Authority Monitoring Report Plan](#). Relevant policies include S4 and S9. The latest AMR does not identify any implementation issues
- The adopted [Making Places Supplementary Planning Document](#) (SPD) (January 2021) seeks to promote and secure high-quality sustainable new development. This provides good practice examples on how development can go beyond planning policy requirements to improve resident's quality of life, health and wellbeing
- The Council's [Our Chelmsford Our Plan](#) was updated in 2023. The strategy includes priorities to reduce health inequalities and social isolation and provide access to sport, leisure and recreational activities that encourage healthy, active lifestyles
- The [Chelmsford Health and Wellbeing Plan](#) (2022) identifies population needs and key priorities, and actions to be taken to address them as part of the wider health system. There are five key priority areas identified and the planning system can play a role in contributing towards these through the wider determinants of health. The five strategic priorities are physical activity and health weight, alleviate loneliness and social isolation, improve poor housing, enable people to 'agewell' in Chelmsford, and reduce alcohol, substance misuse and behavioural addictions (including supply of illegal substances)
- The Essex Design Guide provides supplementary guidance on [Health Impact Assessments \(HIA\)](#). It provides in-depth information on what needs to be considered when looking at health, wellbeing and the environment
- The [Sport England Active Design Principles](#) should underpin all new development are also embedded within the guide
- The [Livewell Development Accreditation Scheme](#), supported by EPOA provides a practical way for developers and housebuilders to demonstrate incorporation of wider elements of health and wellbeing throughout the development design
- The [National Design Guide](#) sets out priorities for well-designed places within ten key characteristics. It is based on national planning policy and practice guidance and includes good practice examples.

## Duty to Co-operate

3.15. The Council is committed to co-operating with other bodies on strategic planning matters. The Duty to Co-operate Strategy was reviewed and adopted in January 2022.

3.16. The Council will make every effort to seek co-operation on cross-boundary and strategic planning matters in a focused, positive and structured way. We will continue to discuss the



Review of the Adopted Local Plan with neighbouring planning authorities and the prescribed bodies at stages which align with and inform the stages of the Review of the Adopted Local Plan. These discussions will help to determine the quantum and distribution of Chelmsford's future growth, which will be supported by updated evidence.

- 3.17. At the same time, the Council will continue to work constructively with nearby planning authorities on their own local plan preparation. Early engagement and demonstrating co-operation both with neighbours and the prescribed bodies through Statements of Common Ground are key to meeting the legal duty to co-operate.
- 3.18. In some cases, discussion on strategic matters continue through existing joint working arrangements. We will also arrange further joint Officer and Member meetings, technical stakeholder meetings, focused workshops, and prepare Statements of Common Ground.
- 3.19. The strategic matters for the Review of the Adopted Local Plan are identified as follows:
- Delivering homes for all including Gypsy and Traveller accommodation
  - Jobs and economy including green employment and regeneration
  - Retail, leisure, and cultural development
  - Sustainable transport, highways and active travel
  - Climate change action and mitigation including flood risk and zero carbon
  - Natural and historic environment including increased biodiversity and green/blue/wild spaces and connectivity of ecological networks
  - Community infrastructure including education, health and community facilities
  - Utility infrastructure including communications, waste, water and energy
  - London Stansted Airport future airspace redesign.
- 3.20. As part of on-going Duty to Co-operate relevant to this topic, CCC has attended relevant meetings and provided updates on our plan review such as through the Essex Planning Officers Association (EPOA). The emerging Local Plan has also been discussed with bus and health contacts to enable their own future planning processes. Details of ongoing activity are contained in the Duty to Co-operate Statement, published as an interim report to accompany the Preferred Options consultation and available here: [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review). To date, no strategic cross-boundary concerns related to health and wellbeing have been identified by CCC or Duty to Co-operate bodies.
- 3.21. As part of the Preferred Options consultation we will be having meetings with neighbouring Local Planning Authorities as well as other relevant Duty to Co-operate bodies. Any strategic cross boundary issues relating to health and wellbeing raised through these meetings and the consultation will be further considered and any further engagement undertaken if required.

### Integrated Impact Assessment

- 3.22. The Council is carrying out an ongoing Integrated Impact Assessment (IIA) as the Review of the Local Plan develops.
- 3.23. The IIA is assessing the following aspects of sustainable development:

- Sustainability Appraisal (SA)
- Strategic Environmental Assessment (SEA)
- Habitats Regulations Assessment (HRA)
- Health Impact Assessment (HIA)
- Equality Impact Assessment (EqIA).

3.24. The SA, SEA and HRA are a requirement of national policy. The HIA and EqIA are voluntary, but the Council believes they will help to provide a complete picture of the sustainability of the Review of the Adopted Local Plan.

3.25. The IIA identifies the key sustainability issues for the Review of the Local Plan, which feed into a framework against which proposals are assessed. It covers the potential environmental, social, economic and health performance of the Local Plan and any reasonable alternatives. It will be used at each stage of the Review, and be subject to separate consultation, as follows:

- Scoping Report
- Issues and Options
- Preferred Options – Current Stage
- Submission
- Adoption

3.26. The key sustainability issues and Appraisal Framework Objectives relating to this Topic Paper are:

Key sustainability issue	Appraisal Framework Objective
<b>Health and wellbeing</b>	5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City area.

3.27. In particular reference to Health and Wellbeing, the Preferred Options IIA notes that the Council’s contribution to delivering better health outcomes is delivered within the context of a much wider local coalition of partners under the new public health arrangements.

3.28. The Preferred Options IIA also summaries the key sustainability issues for this topic area. These include:

- The need to protect the health and wellbeing of Chelmsford’s population
- The need to promote healthy lifestyles and in particular reduce obesity and increase levels of physical activity
- The need to plan for an ageing population
- The need to address health inequalities, especially for those in the most deprived areas
- The need to combat suicide and its causes
- The need to protect and enhance open space provision across the Chelmsford City Area

- The need to support high quality design that creates safe and secure communities, and
- The need to safeguard existing health care facilities and services and ensure the timely delivery of new facilities and services to meet needs arising from new development.

3.29. In regard to the draft policies, Chapter 6 of the Preferred Options IIA sets out the development requirements for the Chelmsford City Area (Strategic Policy S6) and the Local Plan Spatial Strategy (Strategic Policy S7). Overall, the policies in Chapter 6 have been assessed as having cumulative significant positive effects on health and wellbeing (IIA Objective 5).

3.30. Section 8 of the Preferred Options IIA comprises policies by theme for protecting important assets in the Chelmsford City Area. Section 5 of IIA sets out the summary of the appraisal and in relation to IIA Objective 5 Health and Wellbeing this is as follows:

- Securing the Right Type of Homes - policies (DM1, DM2 and DM3) are considered to have cumulative minor positive effects on health and wellbeing (IIA Objective 5)
- Securing Economic Growth – policy (DM4) is considered to have cumulative minor positive effects on health and wellbeing (IIA Objective 5)
- Protecting the Countryside and Protecting the Natural Environment - policies in this subsection have been assessed as having minor positive effects health and wellbeing (IIA Objective 5)
- Delivering and Protecting Community Assets policies have been assessed as having cumulative significant positive effects on several of the IIA objectives including health and wellbeing (IIA Objective 5). This reflects the expectation that the protection of existing, and delivery of new, community facilities and services will help to make the Chelmsford City Area an attractive place to work and invest in and ensure that there is sufficient provision of services and facilities to support growth and promote healthy lifestyles
- Making Places policies will support the delivery of high quality, well-designed sustainable development which has been assessed as having a significant positive effect health and wellbeing (IIA Objective 5)
- Protecting Amenity (Policies DM29 and DM30) - Cumulatively, these policies have been assessed as having a significant positive effect on health and wellbeing (IIA Objective 5).

3.31. A detailed Health Impact Assessment (HIA) and Equalities Impact Assessment (EqIA) have been undertaken as part of the assessment of Preferred Strategic Policies and Site Allocations. Overall, no negative effects have been identified across the two analyses, although there are a wide range of uncertainties associated with policy implementation and the requirement for ongoing monitoring and evaluation to determine the success of policy implementation and any unintended consequences. The HIA analyses the likely impact of the Review of the Local Plan on health matters. The results suggest that policies will help to secure development that will contribute to a range of positive effects across the topics considered in the HIA and no recommendations for changes or additions to policy are identified at this stage.

3.32. Section 5 of the Preferred Options IIA includes recommendations which will be considered as part of further refinement of the Plan before Submission. These include recommendations related to health and wellbeing policies.

#### Evidence base

3.33. In accordance with the requirements of the NPPF, policies and their requirements should be based on up-to-date evidence.

3.34. In addition to the IIA, the following documents are of particular relevance to health and wellbeing needs and are supporting the Review of the Adopted Local Plan. Evidence base documents are available via: [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review).

Document	Summary	Status
INF001 Infrastructure Delivery Plan Stage 1 Report (February 2024)	<p>This report involves a high-level assessment of the five spatial approaches set out in the Issues and Options consultation document. It focuses on the level of growth and the broad locations identified within the five spatial approaches in the Issues and Option Local Plan consultation document and provides a high-level overview of the infrastructure issues and opportunities associated with these spatial approaches. To undertake this assessment, the existing infrastructure capacity has been assessed to establish a baseline position.</p> <p>Provides a high-level overview of the infrastructure issues and opportunities associated with the five spatial approaches considered.</p>	Published
Infrastructure Delivery Plan Preferred Options Report	A full assessment of the infrastructure requirements associated with the new and existing site-specific allocations in the Preferred Option Local Plan. This full assessment will include modelling and scenario testing of the cumulative impact of the infrastructure requirements in the Preferred Option Local Plan.	Underway. To be published alongside Pre-Submission Local Plan
<a href="#">Authority Monitoring Report (April 2022 – March 2023)</a>	A report monitoring the production of the Council's Local Plan Documents against the Local Development Scheme and the performance and effectiveness of the Council's planning policies in delivering the key objectives of the Local Plan.	Published
<a href="#">Chelmsford Health and Wellbeing Plan 2022</a>	The Plan identifies population needs and key priorities, and actions to be taken to address them as part of a wider health system.	Published

<b>Document</b>	<b>Summary</b>	<b>Status</b>
Chelmsford Open Space, Sports and Recreation Facilities Study and Sports Facilities Strategy	Provides an assessment of need for open space, playing pitches and indoor sports facilities.	Underway. To be published alongside Pre-Submission Local Plan
<a href="#">Sport England Active Design Principles</a>	The guidance seeks to help planners and designers to create and maintain environments that encourage people to move more.	Published
<a href="#">Essex Design Guide</a>	As specific reference guide to help create high quality places with an identity specific to its Essex context.	Published
<a href="#">OSP003: Preferred Options Local Plan Form and Contents Checklist 2024</a>	Compares the PO Local Plan against key requirements of the NPPF	Published

### Issues and Options Consultation Feedback

3.35. The Review of the Local Plan Issues and Options document was published for consultation between August and October 2022. A total of 1,178 responses were received from 711 respondents. The 'You Said We Did' (YSWD) Feedback Report, available via [Local Plan Review \(chelmsford.gov.uk\)](#), sets out the main issues raised in the representations received, a summary of how the Preferred Options Local Plan has been informed by the comments and the plan evidence base. Main issues raised in the consultation responses include:

- General support for Strategic Priority 7 - Creating well designed and attractive places, and promoting the health and social wellbeing of communities
- General support for the protection and provision of community facilities and ensuring sufficient school and nursery places
- General support for strengthening health and wellbeing measures within the Plan and placing stronger emphasis on improving sustainable and active travel infrastructure
- General support for new policies that highlight the need for Health Impact Assessments on large housing sites and that HIAs should use latest guidance
- General support for policies that reference designing new developments with regard to the needs of the health and well-being of the whole population including older people and people with disabilities, and
- Support for greater emphasis on local design codes.

### Local Plan Approach

3.36. The Preferred Options document has been strengthened/updated and includes new policies to better reflect the updated Plan Vision and Strategic Priorities, other relevant changes since adoption and the Issues and Options comments. This includes:

- Strengthened Strategic Priority 7 - Creating well designed and attractive places, and promoting the health and social wellbeing of communities to include reference to the social wellbeing of communities
- New Strategic Policy S14 (Health and Wellbeing) which considers the health and social wellbeing of communities, including design considerations
- Including HIA requirements for large employment sites, as set out in Strategic Policy S14 (Health and Wellbeing)
- New Strategic Policy S15 – Creating Successful Places which requires development to be designed to be attractive, high quality, accessible, inclusive and safe
- Reference to national design guide and local design codes and the Livewell Accreditation Scheme in relation to Policy DM24
- Confirmation that the Making Places SPD will be reviewed in light of the new Local Plan, and any appropriate changes/additions included.

NPPF 2023 Checklist

3.37. The Council has reviewed the Preferred Options Local Plan against the requirements of the latest 2023 NPPF. The table below shows that the plan meets all requirements in respect to health and wellbeing. The full Preferred Options Local Plan Form and Contents Checklist (March 2024) is available at [www.chelmsford.gov.uk/lp-review](http://www.chelmsford.gov.uk/lp-review)

**Commentary key:**

Preferred Options Local Plan meets NPPF requirement
Preferred Options Local Plan partially meets NPPF requirement
Preferred Options Local Plan does not meet NPPF requirement

NPPF Requirement	NPPF Para.	Approach in the Preferred Options Local Plan
Achieve healthy, inclusive and safe places which promote social interaction, are safe and accessible, and enable and support healthy lifestyles.	96	Set out in various policies including site allocation policies, Strategic Policy S14, Policy DM23, DM24 and DM28-DM30, as well as through the masterplan process. This objective is also supported by the Making Places SPD.
Provide the social, recreational and cultural facilities and services the community needs.	97	Set out in various policies including site allocation policies, Strategic Policy S14, Policy DM23, DM24 and DM28-DM30, as well as through the masterplan process. This objective is also supported by the Making Places SPD.
Consider the social, economic and environmental benefits of estate regeneration.	98	N/A – there are no estate regeneration proposals in the plan.
Plan positively to meet school place requirements and to encourage	99	Data from ECC Education Services has been used guide site allocations in the plan to ensure

NPPF Requirement	NPPF Para.	Approach in the Preferred Options Local Plan
development which will widen choice in education.		appropriate education provision is made. Plan policies including S9, S10 and relevant residential site allocation policies include requirements for new school provision. More detail will be set out in the Preferred Options Infrastructure Topic Paper
Work proactively and positively with promoters, delivery partners and statutory bodies to plan for public service infrastructure.	100	The City Council works proactively with service and infrastructure providers as set out in the Preferred Options Duty to Cooperate Position Statement. The plan policies are also supported by needs identified in the Infrastructure Delivery Plan.
Promote public safety and take into account wider security and defence requirements.	101	Set out in policies including Strategic Policies S14 and S17, DM30 and various site allocation policies.
Provide and protect open space, sports and recreational facilities which meets the needs of the local area. Consider how they can deliver wider benefits for nature and support efforts to address climate change.	102,103	Set out in various policies including Strategic Policies S5, S9 and S10, Site Allocation Policies and Development Management Policies DM16, DM20, DM21, DM24. Plan is supported by an Infrastructure Delivery Plan. An updated Open Space Assessment is underway and any updates to requirements identified through this work will be addressed in the PreSubmission Local Plan
Protect and enhance public rights of way and access.	104	Set out in relevant site allocation policies and supported by the Making Places SPD.

#### Additional alternative approaches considered

3.38. Throughout the Preferred Options Local Plan each policy includes any 'Alternatives considered'. National Planning Practice Guidance (NPPG) makes it clear that a Local Plan reflects sustainability objectives and has considered reasonable alternatives. The alternatives considered have been tested by the Preferred Options Integrated Impact Assessment (IIA), alongside the proposed policies, to help ensure that the Preferred Options plan is justified and is an appropriate strategy, when considered against the alternatives and other available and proportionate evidence. A key alternative considered in relation to health and wellbeing is:

- **Not having Strategic Policy S14 – Health and Wellbeing.** The NPPF requires planning policies to aim to achieve healthy spaces. This policy also helps to meet new Council Strategic Priority 7.

## 4. Next Steps

- 4.1. This Topic Paper will be updated and expanded on following feedback to the Preferred Options consultation and progress of further evidence-base gathering. An updated Topic Paper will be published at the next stage of Local Plan Consultation (Pre-Submission) setting out the progress made and the reasoning behind the proposals in the Pre-Submission Consultation Document.



## **Appendix 1 – Issues and Options Health and Wellbeing Topic Paper**

# Chelmsford Local Plan

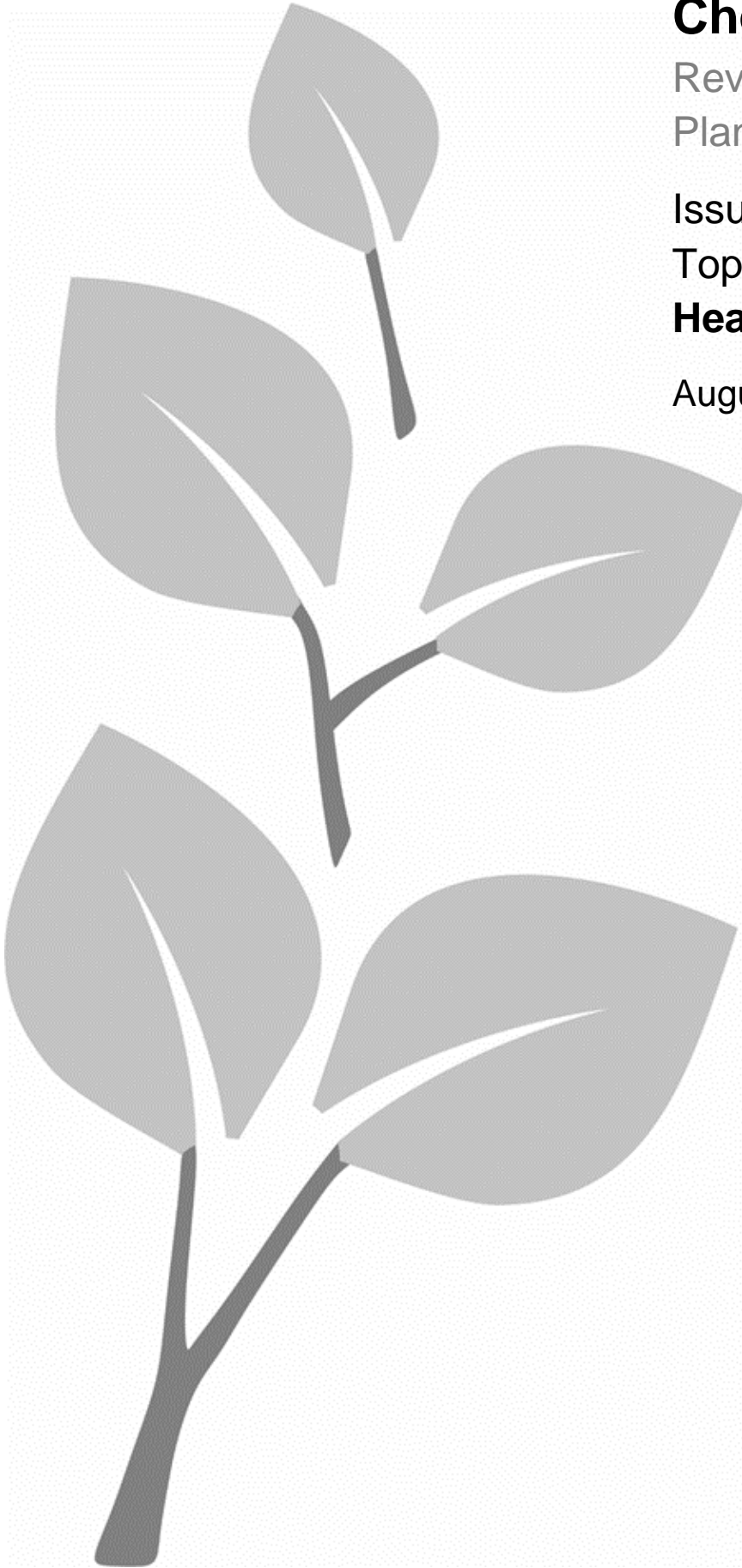
Review of the adopted Local  
Plan

Issues and Options

Topic Paper:

**Health and Wellbeing**

August 2022



## 1. Purpose

- 1.1. This Topic Paper is one of a number produced by Chelmsford City Council to set out how the review of the adopted Local Plan has been developed. Topic papers will be refreshed and updated at each stage of the Local Plan Review process to ensure the latest information/position is available. This will avoid confusion and duplication and the latest topic paper will supersede any previous versions.
- 1.2. The intention of the topic papers is to provide background information; they do not contain any policies, proposals or site allocations. Topic papers will form part of the Local Plan evidence base which will be submitted alongside the Local Plan for independent examination.
- 1.3. This paper covers health and social wellbeing and the considerations when preparing the review of the adopted Local Plan and how the review will seek to embed health and wellbeing into the Local Plan.
- 1.4. The Topic Paper provides background information and provides context of how the Local Plan has been formulated. This Topic Paper should be read alongside the other Topic Papers produced, in particular Infrastructure.
- 1.5. The main issues covered by this Topic Paper are:
  - Updated Strategic Priority related to health and wellbeing
  - Implementing Health Impact Assessments
  - Embedding Health and Wellbeing into new developments
  - Policy proposal for design which can aid in improving health and wellbeing of communities

## 2. Background

- 2.1. A wide range of factors beyond a person's physical health and mental wellbeing influences their health and wellbeing; issues such as lifestyle, social networks and community, unemployment, poor housing, and feeling unsafe can all impact mental and physical health.
- 2.2. The built and natural environment, infrastructure, local economy, availability of services supporting the community also all play a crucial role in influencing our health and wellbeing. These are often called the wider determinants of health. The design and use of places where people live, work and spend leisure time are therefore really important. Well-designed places influence the quality of health and well-being of residents, influence safety and security, and provide inclusion and sense of community cohesion. This can include:
  - Green infrastructure and natural habitats
  - The built environment – buildings, streets, routes
  - Housing – availability of a mix of home types and tenures

- Local Economy and employment
  - Active and sustainable travel
  - Access to local services and community facilities – social networks, shopping and learning
- 2.3. Community assets are an important part of the fabric of communities and ensuring that they are accessible to all members of the community can build the long-term sustainability of a community. They include uses such as schools, health and recreation facilities, community halls, places of worship, local shopping parades and arts and cultural facilities.
- 2.4. High quality design is also essential to making places more attractive, locally distinctive, sustainable and safe. Good design can help reduce and mitigate the impacts of climate change, promote healthier lifestyles and create safer and more accessible places for people to live in or visit.
- 2.5. Supporting healthy lifestyles also extends to healthier food environments. The Public Health England publication [Using the planning system to promote healthy weight environments](#) (February 2020) provides information on promoting local healthy weight environments. This includes a focus on healthier food and active environments. Encouraging access to healthier food and drink options through the local food environment can be achieved, for example with local planning controls on hot food takeaways, active travel and physical activity through the design of neighbourhoods. This can all apply in a variety of settings including the high street, areas of new housing and commercial development.
- 2.6. An [addendum](#) published in February 2021 provides an update for planning for a healthier food environment, specifically in relation to hot food takeaways retail uses in light of changes to the Use Class Order (UCO).
- 2.7. As noted above, active and sustainable travel is another important factor for communities' health and wellbeing. The TCPA have recently promoted the [20 minute neighbourhoods](#) (March 2021) concept where by most of people's daily needs can be met within a short walk or cycle. There are multiple benefits seen including people becoming more active, improving their mental and physical health; traffic is reduced, and air quality improved; local shops and businesses thrive; and people interact with their community.
- 2.8. Sport England also encourage the use of [Active Design Principles](#) based on 10 principles that also promote activity, healthy and stronger communities through the design of communities.

### 3. Issues and Options

#### Policy Context –

#### National Policy

- 3.1. All policies in the Local Plan must be positively prepared, justified, effective and consistent with national policy. The National Planning Policy Framework (NPPF) sets out the overarching planning policy framework, supported by the National Planning Practice Guidance (PPG).

- 3.2. The adopted Local Plan was examined using the 2012 National Planning Policy Framework (NPPF). There have subsequently been updates to the NPPF and the Review of the Local Plan needs to be considered against the requirements of the 2021 NPPF.
- 3.3. Although large areas of the NPPF remain unchanged in respect of health and wellbeing for new development proposals and policies will still require to be tested against the relevant NPPF requirements. There are also some areas of the NPPF which have been updated/amended since the adoption of the Local Plan which will need to be reflected.
- 3.4. Further detail on these key changes for consideration are set out in the table below, included under the section 'Local Plan Approach'.
- 3.5. Section 2 of the NPPF Achieving sustainable development – social objective “to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities’ health, social and cultural well-being”.
- 3.6. Paragraph 20 of the NPPF, states that ‘strategic policies should set out an overall strategy for the pattern, scale and design quality of places, and make sufficient provision for community facilities (such as health, education and cultural infrastructure)’.
- 3.7. Section 8 of the NPPF focuses on promoting healthy and safe communities. This section in particular outlines planning policies should aim to achieve healthy, inclusive and safe places and outlines criteria such as promoting social interaction, safe and accessible neighbourhoods, and support the community to live healthy lifestyles through the provision of safe and accessible green infrastructure, sports facilities, local shops, access to healthier food, allotments and layouts that encourage walking and cycling.
- 3.8. The NPPF is clear that provision should be made for community facilities and services, including social, recreational and cultural and that these should be protected against the unnecessary loss of valued facilities and services. An integrated approach should be taken to considering the location of housing, economic uses and community facilities and services.
- 3.9. The NPPF places emphasis on the delivery of public services infrastructure such as education colleges, hospitals, criminal justice accommodation and school places. Highlighting the importance, for example of sufficient school places to meet the needs of existing and new communities and that a collaborative approach with promoters, delivery partners and statutory bodies is needed to identify and resolve key planning issues.
- 3.10. The NPPF also focuses on the provision for open space and recreation. It highlights the importance of access to high quality open spaces and opportunities for sport and physical activity for the health and well-being of communities. This also has wider benefits for nature and addressing the impacts of climate change.

3.11. Section 12 of the NPPF focuses on achieving well-designed places. In particular paragraph 126 outlines the need for clear design expectations and the creation of high-quality places. Paragraph 130f is clear that planning policies should ensure that development create places that are safe, inclusive and accessible and which promote health and well-being, with a high standard of amenity for existing and future users; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience. Para 131 focuses on the requirement for tree planting and paragraph 132 discusses the need for design quality and style to involve the community.

### National Policy Guidance

3.12. Paragraphs 001 Reference ID: 53-001-20190722 to 013 Reference ID: 53-013-20220807 of the PPG set out the key areas in relation to healthy and safe communities within plan making. The following is a summary of the key points for consideration.

<p>Achieving healthy and inclusive communities</p>	<p>Planning and health are considered in two ways: in creating environments that support and encourage healthy lifestyles, and to identify and secure health and care facilities.</p> <p>Engagement between plan-making bodies and relevant health and wellbeing organisations (such as Director of Public Health at ECC, Health and Wellbeing Board, NHS England and CCG, STP – Sustainability and Transport Partnerships, Local Healthwatch organisations are important.</p>
<p>Healthy Places</p>	<p>The PPG sets out that healthy place is ‘one which supports and promotes healthy behaviours and environments and a reduction in health inequalities for people of all ages. It will provide the community with opportunities to improve their physical and mental health, and support community engagement and wellbeing’. Further detail on promoting social interaction is set out in the national design guide and noted below.</p>
<p>Creating a healthier food environment</p>	<p>Planning can influence the built environment to improve health and reduce obesity and excess weight in local communities.</p> <p>Opportunities for communities to access a wide range of healthier food production and consumption choices can be supported by the planning process.</p> <p>Planning policies and supplementary planning documents can, where justified, seek to limit the proliferation of particular uses where evidence demonstrates this is appropriate (and where such uses require planning permission). Engagement is needed with local public health colleagues and Health and Wellbeing Boards for evidence.</p> <p>Planning policies and proposals may need to have particular regard to the following issues:</p> <ul style="list-style-type: none"> <li>• proximity to locations where children and young people</li> </ul>

	<p>congregate such as schools, community centres and playgrounds</p> <ul style="list-style-type: none"> <li>• evidence indicating high levels of obesity, deprivation, health inequalities and general poor health in specific locations</li> <li>• over-concentration of certain uses within a specified area</li> <li>• odours and noise impact</li> <li>• traffic impact</li> <li>• refuse and litter</li> </ul>
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### National design guide

3.13. The national design guide also focuses on health and wellbeing in the following sections:

Homes and buildings	<p>Well-designed homes and buildings:</p> <ul style="list-style-type: none"> <li>• provide good quality internal and external environments for their users, promoting health and well-being;</li> <li>• relate positively to the private, shared and public spaces around them, contributing to social interaction and inclusion;</li> </ul>
Identity	<p>Well-designed places, buildings and spaces:</p> <ul style="list-style-type: none"> <li>• have a positive and coherent identity that everyone can identify with, including residents and local communities, so contributing towards health and well-being, inclusion and cohesion;</li> </ul>
Resources	<ul style="list-style-type: none"> <li>• A compact and walkable neighbourhood with a mix of uses and facilities reduces demand for energy and supports health and well-being.</li> </ul>

### Local Policy

#### *Current policy*

3.14. The adopted Local Plan promotes health and wellbeing throughout the Local Plan document.

3.15. This is set out in the adopted Local Plan in the follow ways:

- **Strategic Priority 8** - Creating well designed and attractive places, and promoting healthy communities states 'The Local Plan policies will also seek to promote the health and wellbeing of communities for example by requiring development to contribute to creating an inclusive built and natural environment, to provide new green spaces including high quality green infrastructure and access to the countryside, sport and recreation facilities and to promote active and healthy lifestyles through the enhancement of walking and cycling. New development will need to ensure that the integrity of communities is maintained and social cohesion is promoted. New development can also help provide new primary health services' (para 3.35)

- **Strategic Policy S4 – Conserving and Enhancing the Natural Environment –** promotion of multi-functional network of green infrastructure, use of open spaces and opportunities for sport and recreation all can make a contribution to the health and wellbeing of communities
  
- In relation to the **provision and protection of community facilities** to support new development providing a range of community infrastructure:
  - Strategic Policy S6 – Protecting and Enhancing Community Assets
  - Strategic Policy S9 – Infrastructure Requirements
  - Strategic Policy S10 – Securing Infrastructure and Impact Mitigation
  - Policy DM20 Delivering Community Facilities
  - Policy DM21 Protecting Community Facilities
  - Policy DM22 – Educational Establishments
  
- **Policy DM17 – Trees, Woodland and Landscape Features** - Trees and woodland provide a vital benefit and help to improve the wellbeing of the public and the environment
  
- In relation to **Design**:
  - Policy DM23 - High Quality and Inclusive Design
  - Policy DM24 – Design and Place Shaping Principles in Major Developments - Provide opportunities to promote healthy living and to improve health and wellbeing.
  - Policy DM25 – Sustainable Buildings
  - Policy DM26 - Design Specification for Dwellings
  - Policy DM29 – Protecting Living and Working Environments.
  
- **Policy DM30 – Contamination and Pollution –** managing air quality

3.16. The adopted [Making Places Supplementary Planning Document](#) (SPD) (January 2021) seeks to promote and secure high-quality sustainable new development. It is aimed at all forms of development, from large strategic developments, public spaces and places, to small extensions to individual homes. It sets out detailed guidance for the implementation of the policy requirements set out in the new Local Plan and provides practical advice to help with schemes from single house extensions to strategic sites and their masterplans. It also provides good practice examples on how development can go beyond planning policy requirements to improve resident's quality of life, health and wellbeing.

#### **Other Strategies -**

3.17. [Chelmsford Health and Wellbeing Plan](#) (2019) identifies population needs and key priorities, and actions to be taken to address them as part of the wider health system. There are five



key priority areas identified and the planning system can play a role in contributing towards these through the wider determinants of health.

- 3.18. The Chelmsford Health and Wellbeing plan is currently being reviewed and updated. The consultation document notes that the health of people in Chelmsford is generally better than the England average across several health and wellbeing indicators. However, preventative health issues remain a key challenge with over half of the adult population classified as overweight or obese and just under a fifth are physically inactive achieving less than 30 minutes of physical activity a week. Approximately a fifth of children in reception year are overweight (including obesity) and this increases to just over a third in Year 6.
- 3.19. Active Lives data for the academic year 20-21 shows a 12% decrease in physical activity levels for children aged 5 – 16 years old and just over a third reported as being less active achieving less than an average of 30 minutes a day.
- 3.20. Furthermore, the Index of Multiple Deprivation (IMD) notes Chelmsford as a whole is within the top 20% of least deprived Lower Tier Local Authorities (LTLAs) nationally. However, there are pockets of deprivation across Chelmsford, including within the wards of Marconi, Patching Hall and St. Andrews.
- 3.21. The Essex Design Guide provides supplementary guidance on [Health Impact Assessments \(HIA\)](#). It provides in-depth information on what needs to be considered when looking at health, wellbeing and the environment. The [Sport England Active Design Principles](#) which should underpin all new development are also embedded within the guide.
- 3.22. The [Livewell Development Accreditation](#) is a voluntary scheme developed by the Council in partnership with Essex County Council, Sport England and public health colleagues. It recognises the commitment to improving health and wellbeing through an accreditation scheme as new developments come forward. It is based on a two- stage assessment using Health Impact Assessments and review process undertaken by the Essex Quality Review Panel, developments considered to make a positive contribution to health and wellbeing agenda and embedding healthy design principles into emerging schemes would be awarded different levels of accreditation.

### Duty to Co-operate

- 3.23. The Council is committed to co-operating with other bodies on strategic planning matters. The [Duty to Co-operate Strategy](#) was reviewed and adopted in January 2022.
- 3.24. The Council will make every effort to seek co-operation on cross-boundary and strategic planning matters in a focused, positive and structured way. We will discuss the Review of the Adopted Local Plan with neighbouring planning authorities and the prescribed bodies at stages which align with and inform the stages of the review of the adopted Local Plan. These discussions will help to formulate the quantum and distribution of Chelmsford's future growth, which will be supported by updated evidence.

- 3.25. At the same time, we will continue to work constructively with nearby planning authorities on their own local plan preparation. Early engagement and demonstrating co-operation both with neighbours and the prescribed bodies through Statements of Common Ground are key to meeting the legal duty to co-operate.
- 3.26. In some cases, discussion on strategic matters will continue through existing joint working arrangements. We will also arrange joint Officer and Member meetings, technical stakeholder meetings, focused workshops, and Statements of Common Ground.
- 3.27. The strategic matters that may apply to the review of the adopted Local Plan have been identified as follows:
- Delivering homes for all including Gypsy and Traveller accommodation
  - Jobs and economy including green employment and regeneration
  - Retail, leisure, and cultural development
  - Sustainable transport, highways and active travel
  - Climate change action and mitigation including flood risk and zero carbon
  - Natural and historic environment including increased biodiversity and green/blue/wild spaces and connectivity of ecological networks
  - Community infrastructure including education, health and community facilities
  - Utility infrastructure including communications, waste, water and energy
  - London Stansted Airport future airspace redesign.
- 3.28. Essex County Council (ECC) highlighted through the consultation on the strategy the need for more background information on the strategic issues identified including health matters. This will form the basis for early duty to co-operate discussions with ECC.

### Integrated Impact Assessment

- 3.29. The Council is carrying out an ongoing Integrated Impact Assessment (IIA) as the review of the adopted Local Plan develops.
- 3.30. The IIA will assess the following aspects of sustainable development:
- Sustainability Appraisal (SA)
  - Strategic Environmental Assessment (SEA)
  - Habitats Regulations Assessment (HRA)
  - Health Impact Assessment (HIA)
  - Equality Impact Assessment (EqIA)
- 3.31. The SA, SEA and HRA are a requirement of national policy. The HIA and EqIA are voluntary, but the Council believes they will help to provide a complete picture of the sustainability of the review of the adopted Local Plan.
- 3.32. The IIA identifies the key sustainability issues for the review of the adopted Local Plan, which feed into a framework against which proposals will be assessed. It will cover the potential environmental, social, economic and health performance of the proposed changes to the adopted Local Plan and any reasonable alternatives. It will be used at each stage of the reviewing the Plan, and be subject to separate consultation, as follows:

- Scoping Report
- Issues and Options – Current Stage
- Preferred Options
- Submission
- Adoption

3.33. The Issues and Options IIA appraises key sustainability issues (Table 3.19) and Appraisal Framework Objectives (Table 4.1) relating to this Topic Paper. Please see the Issues and Options IIA for more information.

3.34. The IIA also incorporates a Health Impact Assessment (HIA). The HIA helps ensure that health and wellbeing are being properly considered in planning policies and proposals. Within the context of the review of the adopted Local Plan, the aim is to assess the main health and wellbeing impacts of policies and proposals in order to identify any opportunities for the emerging planning policies to maximise the benefits and avoid any potential adverse impacts.

### Evidence base

3.35. In accordance with the requirements of the NPPF, policies and their requirements should be based on up-to-date evidence.

3.36. The following documents are of particular relevance to health and wellbeing requirements of the adopted Local Plan and may require reviewing and/or updating to support the review of the adopted Local Plan:

- Open Space Assessment
- Infrastructure Delivery Plan (IDP)

3.37. The following documents are new or updated documents of particular relevance to health and wellbeing requirements to support the Review of the Local Plan which have been completed:

- Integrated Impact Assessment of the review of the adopted Local Plan

3.38. Following the feedback from the Issues and Options consultation further relevant evidence will be undertaken to support any new policies or requirements intended to be included in the Plan.

### Local Plan Approach

3.39. The table below sets out the key issues to be considered at this Regulation 18 Issues and Options Stage. The table below assesses the adopted Local Plan against the key NPPF requirements in respect of transport and Plan making, and identifies CCC's assessment of the adopted Local Plan's compliance with the 2021 NPPF. The proposed approach to the Review of the Local Plan is then set out using the following colour codes:

Adopted Local Plan meets NPPF requirement
Adopted Local Plan partially meets NPPF requirement
Adopted Local Plan does not meet NPPF requirement

<b>NPPF Paragraph</b>	<b>NPPF Requirement</b>	<b>Approach in Review of the Local Plan</b>
Section 2 - NPPF Para 7, 8, 9, 16	Contribute to the achievement of sustainable development and the UN Sustainable Development Goals.	Applied throughout the adopted Local Plan.  Compliance with any updated UN Sustainable Development Goals covering period post 2030 will be monitored.
Para 20	Include strategic policies to address priorities for the development and use of land. They should set out an overall strategy for the pattern, scale and design quality of places.	Included in adopted Local Plan (Strategic Policies S1 to S13 and all Site Allocation policies as set out at paragraph 1.9 of the adopted Local Plan).  Need to ensure any amendments through the review continue to do so and only include relevant matters as strategic policies.
NPPF Para 92	Achieve healthy, inclusive and safe places which promote social interaction, are safe and accessible, and enable and support healthy lifestyles.	Set out in adopted Local Plan through a suite of policies (site allocation policies, Policy DM23, DM24, DM26, DM28, DM29 and DM30, as well as through the Masterplan process and supported by the Making Places SPD). Need to check any amendments through the review continue to be NPPF compliant.
NPPF Para 93	Plan positively for the provision and use of shared spaces, community facilities (such as local shops, meeting places, sports venues, open space, cultural buildings, public houses and places of worship) and other local services to enhance the sustainability of communities and residential environments.	Set out in adopted Local Plan through a suite of policies (site allocation policies, Strategic Policy S9 and S10, Policy DM20 to DM22, DM24, as well as through the Masterplan process and supported by the Making Places SPD). Need to check any amendments through the review continue to be NPPF compliant.
NPPF Para 93	Take into account and support the delivery of local strategies to improve health, social and cultural well-being for all sections of the community.	Set out in adopted Local Plan through a suite of policies (site allocation policies, Policy DM23, DM24, DM29 as well as through the Masterplan process and supported by the Making Places SPD, and Livewell Accreditation). Need to check any amendments through the review continue to be NPPF compliant.
NPPF Para 93	Guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community's ability to meet its day-to-day needs.	Set out in adopted Local Plan through a suite of policies (site allocation policies, Strategic Policy S5, DM12, as well as through the Masterplan process and supported by the Making Places SPD). Need to check any amendments through the review continue to be NPPF

		compliant.
NPPF Para 93	Ensure that established shops, facilities and services are able to develop and modernise, and are retained for the benefit of the community.	Set out in adopted Local Plan through a suite of policies (Strategic Policy S5 and S12, Policy DM5). Need to check any amendments through the review continue to be NPPF compliant.
NPPF Para 93	Ensure an integrated approach to considering the location of housing, economic uses and community facilities and services.	Set out in adopted Local Plan through site allocation policies and overall strategy and supported by the Masterplan process. Need to check any amendments through the review continue to be NPPF compliant.
NPPF Para 94	Consider the social, economic and environmental benefits of estate regeneration.	Need to consider regeneration of existing areas through any appropriate allocations or schemes, as well as supporting such an approach through local Development Management Polices. Partial review required to address this NPPF requirement.
NPPF Para 95	Plan positively to meet school place requirements and to encourage development which will widen choice in education.	Evidence used from ECC Education Services (Education provider for the area) to guide allocations in the adopted Local Plan to ensure appropriate provision is made. Evidence to be updated and ensure existing site allocation policies continue to meet these needs and any new allocations provide necessary school places. Provision of education is further supported by the Masterplan process. Check any amendments through the review continue to be NPPF compliant.
NPPF Para 96	Work proactively and positively with promoters, delivery partners and statutory bodies to plan for public service infrastructure.	Existing site allocations and the masterplan process that support them provides a proactive approach to delivery with promoters, delivery partners and statutory bodies regarding public service infrastructure. Local Plan should ensure this process continues through its review and the continuation of the Masterplan process for any future allocations.
NPPF Para 97	Promote public safety and take into account wider security and defence requirements.	Existing Local Plan promotes public safety through policies including DM30. Partial review required to fully address this NPPF requirement where relevant.
NPPF Para 98	Provide open space, sports and recreational facilities which meets the needs of the local area. Consider how they can deliver wider benefits for nature and support efforts to address climate change.	Set out in adopted Local Plan through a suite of policies (Strategic Policy S5, S9 and S10, Site Allocation and Policy DM16, DM20, DM21, DM24). Open Space Assessment needs to be updated to calculate future requirements for an extended Plan period and ensure the Local Plan Review meets these updated requirements. Check any amendments through the review continue to be NPPF

		compliant.
NPPF Para 100	Protect and enhance public rights of way and access.	Set out in adopted Local Plan through Site Allocations and supported by the Making Places SPD. Ensure amendments through the review continue to be NPPF compliant.
NPPF Para 130	Ensure that developments will function well and add to the overall quality of the area, are visually attractive as a result of good architecture, layout and appropriate and effective landscaping, are sympathetic to local character and history, including the surrounding built environment and landscape setting, establish or maintain a strong sense of place, optimise the potential of the site to accommodate and sustain an appropriate amount and mix of development, and create places that are safe, accessible and inclusive.	Site Allocations and supported by the Masterplan process ensures appropriate development on allocated sites. Making Places SPD further supports this. Review of Local Plan needs to consider if some aspects of these should be added to policy within the Plan. Partial review required to address this NPPF requirement. Local Policies DM13 to DM15, DM23 to DM26 relate to character and historic assets to ensure development is appropriately designed.
NPPF Para 131	Ensure new streets are tree-lined, that opportunities are taken to incorporate trees elsewhere in developments, that appropriate measures are in place to secure the long-term maintenance of newly-planted trees, and that existing trees are retained wherever possible.	Making Places SPD supports this and CCC has a separate policy for tree planting. Review of Local Plan needs to consider if some aspects of these should be added to policy within the Plan and ensure this paragraph of the NPPF is fully complied with, particularly with reference to street trees and the need to incorporate new trees in development, not just protecting existing ones.

3.40. The adopted Local Plan policies generally remain consistent with national policy and are leading to effective decision making as demonstrated in the latest Annual Monitoring Report (AMR). Whilst health and social wellbeing is a theme running throughout the Local Plan, we want to be more proactive in embedding health and social wellbeing and are using the review as an opportunity to see if there are further ways the Local Plan can assist in meeting this aspiration so that all development contributes towards building healthy places and long-term communities.

3.41. The review of the Local Plan seeks to amend the Strategic Priorities as set out in the Issues and Options Consultation Document. Of relevance to health and social wellbeing is within the Priority for Place, the proposed priority is set out below:

**Priorities for Place**

**7. Creating well designed and attractive places, and promoting the health and social wellbeing of communities**

- Promote the health and wellbeing of communities
- Encourage healthy lifestyles and living environments for all residents for examples by providing new green spaces, quality housing and enhanced walking and cycling infrastructure
- Ensure that the integrity of communities is maintained, and social cohesion is promoted in new development
- Ensure that all new development meets the highest standards of design
- Require the use of masterplans and encourage design codes where appropriate for strategic scale developments
- Ensure new development helps provide new primary health services
- Promote community involvement in the long-term management and stewardship of new strategic residential development
- Encourage development to be future proofed and as sustainable and energy efficient as possible.

3.42. As a result, a new Vision is also proposed to replace the Vision in the adopted Local Plan:

**Guiding Chelmsford's growth towards a greener, fairer and more connected community.**

3.43. Some policies will therefore need to be strengthened/updated and some new policies may be explored to better reflect the updated Plan Vision and Strategic Priorities and other relevant changes since adoption including the:

- Updates to reflect the newly introduced National Design Guide and National Model Design Code
- Changes to reflect the updated Use Class Order
- Adoption of the Council's Making Places SPD which encourage development requirements that go beyond the adopted plan

3.44. Areas we may explore for new local policies or significant changes include:

- **Health Impact Assessments (HIAs) for larger development proposals**  
HIAs are used to demonstrate that new development would make a positive contribution to the physical and mental health of the local community. HIAs are currently a validation requirement on large strategic housing site allocations. We could embed this requirement in a new policy or strengthen site allocation policies to require HIAs on large strategic housing site allocations to help support this Strategic Priority.
- **Healthy Places**  
Explore how we can bring the objectives of the Council's Livewell Development Accreditation into planning policy.

- **Housing density standards**  
Consider whether it is appropriate to set standards for the density of residential development, potentially as a means to support extra housing development but also to improve design standards.
- **Design Codes**  
A design code is a set of detailed design requirements for the physical development of a specific site or location. The current Local Plan encourages design codes for strategic scale developments or for developments containing self-build/custom build homes. We could include a new policy or strengthen existing policies to require design codes on all major development sites. We could also consider preparing specific design codes that cover specific parts of the plan area.

## Next Steps

3.45. This Topic Paper will be updated and expanded on following feedback to the Issues and Options consultation and progress of further evidence-based documents. An updated version will then be published at the next stage of Local Plan Consultation (Preferred Options) setting out the progress made and the reasoning behind the proposals in the Preferred Options Consultation Document.







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