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7 September 2007

Dear Dave

**PLANNING & COMPULSORY PURCHASE ACT 2004
SHROPSHIRE AND TELFORD AND WREKIN JOINT STRUCTURE PLAN**

I am writing with reference to your application of 30 March 2007 applying for a direction under paragraph 1(3) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 in respect of policies in the Telford and Wrekin Joint Structure Plan

The Secretary of State's Direction and accompanying schedule is attached. Those policies not listed in the Direction will expire on 27th September 2007.

The Secretary of State's assessment of whether saved policies should be extended is based upon the criteria set out in Planning Policy Statement 12 and Communities and Local Government Protocol on saving policies. The Secretary of State's decisions concern some policies where there have been representations from a third party expressing views that differ from those of your authority or where her views differ from those of your authority. Where these circumstances apply the Secretary of State's reasons for the decision are set out in the table at the end of this letter.

The extension of saved policies listed in this Direction does not indicate that the Secretary of State would endorse these policies if presented to her as new policy. It is only intended to ensure continuity in the plan-led system and a stable planning framework locally, and in particular, a continual supply of land for development.

Local planning authorities should not suppose that a regulatory local plan style approach will be supported in forthcoming Development Plan Documents. Local Planning Authorities should adopt a positive spatial strategy led approach to DPD preparation and not seek to reintroduce the numerous policies of many local plans.

The exercise of extending saved policies is not an opportunity to delay DPD preparation. LPAs should make good progress with local development frameworks according to timetables in local development schemes. Policies have been extended in the expectation that they will be replaced promptly and by fewer policies in DPDs. Maximum use should be made of national and regional policy especially given the development plan status of the Regional Spatial Strategy.

Following 27 September 2007 the saved policies should be read in context. Where policies were originally adopted some time ago, it is likely that material considerations, in particular the emergence of new national and regional policy and also new evidence, will be afforded considerable weight in decisions. In particular, we would draw your attention to the importance of reflecting policy in Planning Policy Statement 3 *Housing* and Strategic Housing Land Availability Assessments in relevant decisions.

| Policy Ref | Reason | Decision |
|--|---|-----------------|
| P64 - Waste Minimisation | Policy required to cover potential policy gap due to the expected withdrawal of the Telford Waste DPD | Extend |
| P65 - Provision of Waste Facilities | Policy required to cover potential policy gap due to the expected withdrawal of the Telford Waste DPD | Extend |
| P66 - Protection of Waste Management Sites | Policy required to cover potential policy gap due to the expected withdrawal of the Telford Waste DPD | Extend |
| P67 - Environmental Considerations | Policy required to cover potential policy gap due to the expected withdrawal of the Telford Waste DPD | Extend |

Signed by authority of the
Secretary of State



DAVID MARR
HEAD OF PLANNING AND HOUSING
GOVERNMENT OFFICE FOR THE WEST MIDLANDS

Cc Nick Taylor, Shropshire County Council
Michael Barker, Borough of Telford & Wrekin Council

**DIRECTION UNDER PARAGRAPH 1(3) OF SCHEDULE 8 TO THE
PLANNING AND COMPULSORY PURCHASE ACT 2004
POLICIES CONTAINED IN THE
SHROPSHIRE AND TELFORD AND WREKIN JOINT STRUCTURE PLAN
ADOPTED NOVEMBER 2002**

The Secretary of State for Communities and Local Government in exercise of the power conferred by paragraph 1(3) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 directs that for the purposes of the policies specified in the Schedule to this direction, paragraph 1(2)(a) of Schedule 8 to the Planning and Compulsory Purchase Act 2004 does not apply.

Signed by authority of the
Secretary of State

A handwritten signature in black ink, appearing to read 'D Marr', is written over a faint circular stamp.

DAVID MARR
HEAD OF PLANNING AND HOUSING
GOVERNMENT OFFICE FOR THE WEST MIDLANDS

7 September 2007

SCHEDULE

**POLICIES CONTAINED IN THE SHROPSHIRE AND TELFORD AND
WREKIN JOINT STRUCTURE PLAN**

ADOPTED NOVEMBER 2002.

| Policy Number | Policy Name |
|--------------------------|--|
| P5 | Development Outside Settlements |
| P9 | Employment Land in Shropshire |
| P16 | Air Quality |
| P18 | Conversion of Buildings |
| P31 | Sustainable Transport Strategy |
| P32 | Public Transport |
| P33 | Safeguarding Rail Infrastructure |
| P35 | Road Freight |
| P36 | The Trans-European Network (TEN) |
| P37 | The Highway Network |
| P39 | Public Rights of Way |
| P41 | Air Transport |
| P51 | Geological Sites |
| P58 | A Sustainable Approach to Minerals Development |
| P59 | Environmental Considerations |
| P60 | Landbanks for Non-Energy Minerals |
| P61 | Regional Apportionments for Aggregates |
| P62 | Secondary Aggregates |
| P64 | Waste Minimisation |
| P65 | Provision of Waste Facilities |
| P66 | Protection of Waste Management Sites |

| Policy Number | Policy Name |
|----------------------|---------------------------------|
| P67 | Environmental Considerations |
| P68 | Transport of Minerals and Waste |
| P69 | Reclamation and After Use |