

# Health Impact Assessment Supplementary Planning Document



<b>Report to:</b>	Cabinet
<b>Date:</b>	15 January 2024
<b>Portfolio Holder:</b>	Councillor Michael Hardware, Portfolio Holder for Economic Development
<b>Lead Officer:</b>	Pauline Elliott, Interim Head of Planning and Building Control (01279) 446595
<b>Contributing Officer:</b>	Caroline Hardy, Planning Officer (01279) 446562
<b>Key Decision:</b>	No
<b>Forward Plan:</b>	Forward Plan number I016013
<b>Call In:</b>	This item is subject to call in procedures
<b>Corporate Priorities:</b>	Rebuild our Town Restore Pride in Harlow
<b>Wards Affected:</b>	None specifically

## **Recommended that Cabinet:**

- A** Notes the responses received to the consultation and agrees the consequential amendments made to the Health Impact Assessment (HIA) Supplementary Planning Document (SPD) (as set out in Appendix B to this report).
- B** Formally adopts the SPD (as set out in Appendix A to this report) and delegates authority to the Interim Head of Planning and Building Control. in consultation with the relevant Portfolio Holders. to make and agree any minor or inconsequential amendments to the HIA SPD arising from any matters discussed and agreed at Cabinet.

## **Reason for decision**

- A** To enable the SPD to be formally adopted under Regulation 14 of the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended.)

**B** To meet the legal requirements of developing and adopting an SPD.

## **Other Options**

**A** Do not adopt the Supplementary Planning Document for Health Impact Assessments and rely on the Essex Design Guide to provide guidance. This would not provide further guidance on Harlow Local Plan Policy and would not bring all appropriate information together.

## **Background**

1. The Harlow Local Development Plan (HLDP) was adopted by the council on 10 December 2020. The Local Plan sets out a long-term vision for Harlow, identifying land where development will be acceptable and where it will be unacceptable.
2. It contains policies which ensure future development is sustainable by meeting the needs of residents, businesses and visitors, while providing the required infrastructure. These policies are material considerations in the determination of planning applications.
3. Policy L4 Health and Wellbeing states that applicants may be required to prepare a HIA to determine the extent of potential health impacts from development proposals and set out appropriate mitigation measures. The council's Validation Checklist sets out which sized developments are expected to submit an HIA, these are as follows:
  - a) 50 or more dwellings;
  - b) 999m<sup>2</sup> or more (any use class); or
  - c) C2 use class.
4. Major developments that are not required to produce an HIA will need to complete the Harlow and Gilston Garden Town Sustainability Guidance and Checklist early in the planning process.
5. Whilst the policies in the plan themselves give significant detail of the council's requirements, the additional information contained in an SPD will expand on the adopted plan, to give additional guidance to developers when making planning applications, to officers when making recommendations, and councillors when making decisions. It will also provide a catalyst for positive change linked to the regeneration objectives of the council, as well as providing a framework within which the environmental character of an area can be enhanced and improved.

6. It should be noted that an SPD cannot introduce new policy over and above that contained in the adopted local plan, although it will have regard to the other adopted SPD's and related guidance of the council.

### **Issues/Proposals**

7. The purpose of the SPD is to provide further guidance in respect of HLDP Policy L4 Health and Wellbeing which supports the use of HIAs for certain types of developments. The SPD sets out a breakdown of the HIA procedure and provides a checklist to be completed at an early stage of the planning process to help understand the impact of the development and to inform discussions with the Development Management Team and Public Health Team. The HIA is used to identify all positive and negative health effects that may result from the development in order to enhance the benefits for health and minimise any risks to health.
8. The SPD also sets out the health context of Harlow and highlights that Harlow has significant health related issues in comparison to Essex and our neighbouring authorities. It is therefore an important requirement to submit HIAs alongside planning applications for developments to support opportunities through our green spaces, health care provision etc. The HLDP also contains other policies that aim to address health inequalities.

### **Consultation**

9. In July 2023, the Portfolio Holder approved the draft SPD to enable it to be published for the purposes of public consultation.
10. The consultation period commenced on 25 August 2023 and closed on 6 October 2023.
11. The council complied with the legislative requirements for consulting on an SPD, as well as the requirements set out in the council's adopted Statement of Community Involvement.
12. This included:
  - a) Notifications being sent to people, organisations and businesses who have either recorded an interest in SPDs or are statutory consultees (see Appendix A) as well as agents that have submitted a planning application in the past 5 years;
  - b) A notice being published in the local newspaper (see Appendix B);
  - c) Posts about the consultation being made on the council's social media channels;
  - d) Hard copy of the SPD being available at the Civic Centre; and

- e) An online version being available on the council's website.
13. In total, 8 people, organisations or companies responded to the consultation. From these responses, 45 points were extracted which are detailed, along with a council response to each, in Appendix C. A summary of the main issues raised during the consultation which required amendments to the draft SPD are as follows:
- a) Section 2 was updated to include reference to the TCPA Healthy Homes Campaign, the Hertfordshire and West Essex Integrated Care Partnership Integrated Care Strategy, the 2023 King's Fund Report and the updated National Planning Policy Framework 2023.
  - b) Section 4 was updated to be clear on what the recommendations should include and that a balance between recommendations will need to be struck. The different population groups vulnerable to health inequalities and the different types of HIA was also included.
  - c) Various criteria in the checklist were updated in reference to green and blue infrastructure, sustainable transport and health.
14. Following public consultation, and the consideration of the responses received, the document has, where appropriate, been revised and updated (Appendix A). It is considered therefore, that the SPD provides a robust guidance on the preparation of an HIA.
15. The Health Impact Assessment SPD will, therefore, be a material consideration in the determination of planning applications and will also inform pre-application discussions on relevant developments. The adopted SPD will be hosted on the council's website with a number of hard copies also being made available.

## **Implications**

### **Equalities and Diversity**

An Equality Impact Assessment (Appendix C) has been completed for the SPD.

### **Climate Change**

The SPD focuses on maximising the health benefits of developments and minimising the potential harms. This will help ensure, for example, access to open spaces which can deliver benefits for nature as well as access to sustainable transport which can support efforts to address climate change.

### **Communities and Environment**

The proposals set out in the report will help to meet the aspirations of the Health and Wellbeing Strategy and are seen as a very positive contribution towards the Health and Wellbeing agenda for Harlow and its residents.

Author: Simon Freeman, Deputy Chief Executive and Director of Finance

### **Finance**

There are no direct or specific implications of the proposals set out in the report. However, adoption and successful implementation of the HIA SPD could result in reduced future costs to the public and other sectors.

Author: Simon Freeman, Deputy Chief Executive and Director of Finance

### **Governance and Corporate Services**

The Council is following the procedure for supplementary planning documents set out in section 14 of the Town and Country Planning (Local Planning) (England) Regulations 2012 correctly.

Author: Simon Hill, Director of Governance and Corporate Services

### **Housing**

We support the recommendations as outlined in the report.

Author: Neil Euesden, Interim Director of Housing

### **Appendices**

Appendix A – Health Impact Assessment (HIA) Supplementary Planning Document (SPD)

Appendix B – Health Impact Assessment (HIA) Supplementary Planning Document (SPD)  
Consultation Statement

Appendix C – Health Impact Assessment (HIA) Supplementary Planning Document (SPD)  
Equality Impact Assessment

### **Background Papers**

Harlow Local Development Plan: Adopted December 2020 -

<https://www.harlow.gov.uk/sites/default/files/documents/Harlow%20Local%20Development%20Plan.pdf>

Council's Validation Checklist -

[https://www.harlow.gov.uk/sites/default/files/documents/Major%20planning%20applications%20validation%20checklist\\_1.pdf](https://www.harlow.gov.uk/sites/default/files/documents/Major%20planning%20applications%20validation%20checklist_1.pdf)

HGGT Sustainability Guidance & Checklist - [https://hggg.co.uk/wp-](https://hggg.co.uk/wp-content/uploads/2021/10/HGGT-Sustainability-Guidance-and-Checklist-Mar-2021.pdf)

[content/uploads/2021/10/HGGT-Sustainability-Guidance-and-Checklist-Mar-2021.pdf](https://hggg.co.uk/wp-content/uploads/2021/10/HGGT-Sustainability-Guidance-and-Checklist-Mar-2021.pdf)

### **Glossary of terms/abbreviations used**

SPD – Supplementary Planning Document

HLDP – Harlow Local Development Plan

HIA – Health Impact Assessment