

Rye - Planning for the Future & Affordable Homes

Meeting with Rother officers – 15 June 2021

(Alliance Homes officer unable to attend.)

Background:

Planning: Change of staff at Rother. Rother revising and updating its local plan (Reg 18 consultation in early 2022);

Government policy revision: Planning for the Future. Concern about impact of white paper. Expected that Planning for the Future will impact on local policy including the Rye NP. NPs will be supported but there are changes. An example is First Homes – transitional arrangements. Need to press on with authority of the NP until we hear otherwise!

Rother revised Local Plan: Process started with “call for development sites”. Rother is looking at 900 across the District; 8 are in Rye but not yet in the public domain. We don't know which ones are also in the RNP. All will be assessed in the context of planning policy including NPs. Work will lead to the HELAA. Rye will be consulted.

Housing Numbers: Rye has suggested that within the RNP allocation there is potential for higher numbers as plan was worked on conservative estimates because of achievability and other constraints such as flood risk and land constraints (protected areas).

Affordable Homes: Rye has resubmitted its agreed site assessment of Nov 20 as basis for future discussion. In terms of development, priority for Rye is affordable or “first homes”.

Development Sites: Discussed potential in Rye sites: FG, TG, LSS , WR E and W and what they might deliver.

Agencies for change: Alliance Homes and Rye Partnership? Need to follow up specifically about Tilling Green and Rye Hire.

Conclusion:

- session was valuable communication and review; no decisions;
- should lead to more consultation;
- Rother offered pre application advice (officer to officer) in the event of significant development applications in Rye.

**ATBK PhD
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