



November 2020

## 1. About the Project, service change or policy development

Responsible officer	Stephen Mendham
Name and description of project, service or policy	
<ol style="list-style-type: none"><li>1. The Government, in its efforts to boost the supply and availability of land for housing-led developments and to limit use of greenfield land, has required that all Councils prepare a register of brownfield land within their areas, of sizes from 0.25ha <u>or</u> capable of accommodating 5 dwellings or more.</li><li>2. Legislation was issued in April 2017 (The Town and Country Planning (Brownfield Land Register) Regulations 2017) with additional guidance issued July 2017. All LA's are required to review and maintain their BLR's at least once each year from first publication. The register is formed of two parts:<ol style="list-style-type: none"><li>a. Part 1 includes all brownfield sites that are suitable for housing but in order to develop the site will still need to go through the full planning application process to achieve a consent.</li><li>b. Part 2 includes sites for which Permission in Principle (PIP) has been granted, following prescribed publicity, notification and consultation requirements.</li></ol></li><li>3. The 2017 Regulations do not contain any mandatory consultation for Part 1. Part 2 contains mandatory consultation requirements, however, no sites are included in Part 2 of the Register.</li><li>4. The Register can assist in the delivery of new homes, including affordable homes, to meet housing need and also provide employment space for all members of the community.</li><li>5. Recycling and re-purposing land is an important element of land use and can be an important tool in regenerating and creating vibrant and sustainable communities. Using brownfield land for development also assists in protecting existing greenfield land from development.</li></ol>	

## 2. Identifying the community impact

<b>What impacts will this change have on the community?</b>			
Information which might be useful in thinking about this includes our <a href="#">equality profiles</a> , available for a number of demographic groups in Dacorum, and <a href="#">Spotlight on Dacorum</a> , which provides information about the Borough as a whole and signposts users to detailed statistics at ward / postcode level through neighbourhood statistics.			
	Positive	Negative	<b>What are the positive and negative impacts?</b> How will the positive impacts be enhanced? How will the negative impacts minimised/eliminated?
<b>The community in general</b> e.g. social or economic benefits or negative impacts	✓		The Register can assist in the delivery of new home, including affordable homes, to meet housing need and to provide employment space for all members of the community.  Recycling and re-purposing land is an important element of land use and can be an important tool in regenerating and creating vibrant and sustainable communities. Using brownfield land also assists in protecting existing greenfield land from development.
<b>On DBC as an organisation</b> e.g. on staff or operations	✓		The Register can assist in the assessment of applications for development.
<b>The specific demographic considerations or characteristics</b> e.g. age, disability, gender reassignment, marriage and civil partnership, pregnancy and maternity, race, religion or belief, sex, sexual orientation - specify where impacts are different for different considerations	✓		The Register can assist in the delivery of new homes to meet housing need for all members of the community.
<b>The environment</b> e.g. effects on the climate, trees, amenity space, biodiversity, water, energy, waste, material use, air quality	✓		Recycling and re-purposing land is an important element of land use and can be an important tool in regenerating and creating vibrant and sustainable communities. Using brownfield land for development also assists in protecting existing greenfield land from development.
<b>Any community issues identified for this location</b> , if the project is based in a specific area – state if this is not applicable e.g. if there are no specific issues for this location or if the project is district-wide	✓		The project is district wide.

What evidence have you used to assess the impact on the community?  
 What baselines have been established and what data will be used to monitor the impact?

This Community Impact Assessment has not identified any potential for discrimination or negative impact and all opportunities to advance equality have been taken. This is an update of the existing Register and the fundamental principles which we have historically applied to its review have not changed.

What steps have you taken or plan to take to consult the whole community or specific groups affected by the service or policy development?  
 E.g. on-line consultation, focus groups, consultation with representative groups?

Sites included on the Register are taken from a number of sources, including the Council’s existing Strategic Housing Land Availability Assessment / Site Allocation sites and Urban Capacity Studies. Those sites included on Part 1 of the Register must be deemed by the Council to be ‘suitable’, ‘available’ and ‘achievable’ to deliver residential led development of 5 or more dwellings and have been previously developed.

The annual review of the Register is a statutory obligation and for sites listed in Part 1 consultation is not mandatory.

Sites to be included in the Register were considered at a meeting of the Corporate Property Management Board on 3 November 2020.

### 3. Review

How will you review the impact, positive or negative once the service or policy has been implemented?		
<i>Action</i>	<i>By when</i>	<i>By who</i>
The annual review of the Register is a statutory obligation.	December 2021	Strategic Policy team

Name of responsible officer:

Reviewed and signed off by: (relevant Group Manager)

Stephen Mendham

Chris Taylor

Role: Strategic Planning Officer

Role: Group Manager (Strategic Planning and Regeneration)

Date: 3 November 2020

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