

Sheffield Plan Examination

Written Statements received in response to the Inspectors' Matters, Issues and Questions (As at 28 October 2024)

Stage 1: Matters 1 to 7

Matter 1 – Legal and Procedural Requirements	
WS1/1	Sheffield City Council
WS1/2	Boyer for Barratt David Wilson
WS1/3	David Smith
WS1/4	DLP for Hallam Land Management & Inspired Villages
WS1/5	Home Builders Federation
WS1/6	Spawforths for Rula Developments
WS1/7	Spawforths for Strata Homes
WS1/8	Peak District National Park Authority
WS1/9	Natural England
Matter 2 – Duty to Co-operate	
WS2/1	Sheffield City Council
WS2/2	Boyer for Barratt David Wilson
WS2/3	DLP for Hallam Land Management & Inspired Villages
WS2/4	Home Builders Federation
WS2/5	Spawforths for Rula Developments
WS2/6	Spawforths for Strata Homes
Matter 3 – Housing Need	

WS3/1	Sheffield City Council
WS3/1A	Sheffield City Council - Updated following EXAM 66 - LHNA
WS3/2	Boyer for Barratt David Wilson
WS3/3	David Smith
WS3/4	DLP for Hallam Land Management & Inspired Villages
WS3/4A	DLP for Hallam Land Management & Inspired Villages – Appendix 2 (Excel Document – Direct Download)
WS3/4B	DLP for Hallam Land Management & Inspired Villages - Updated following EXAM 66 - LHNA
WS3/5	Gladman
WS3/6	Home Builders Federation
WS3/7	ID Planning for Hft
WS3/8	JEH Planning for FWE
WS3/9	Lichfields for CEG
WS3/10	Pegasus Group for Avant Homes
WS3/10A	Pegasus Group for Avant Homes - Updated following EXAM 66 - LHNA
WS3/11	Savills for Norfolk Estates
WS3/12	Spawforths for Strata Homes
WS3/13	Urbana for Hartwood Estates
WS3/14	Planning Issues for Churchill Retirement Living – Submitted following EXAM 66 - LHNA
WS3/15	The Planning Bureau for McCarthy & Stone - Submitted following EXAM 66 - LHNA
Matter 4 – Spatial Strategy	
WS4/1	Sheffield City Council
WS4/2	Asteer Planning for Urbo – West Bar
WS4/3	Aylward Town Planning for Derwent Development Management
WS4/4	Boyer for Barratt David Wilson
WS4/5	CPRE
WS4/6	DLP for Hallam Land Management & Inspired Villages
WS4/7	Home Builders Federation

WS4/8	ID Planning for Hft
WS4/9	JEH Planning for St Paul's Developments & FWE
WS4/10	Lichfields for CEG
WS4/11	Pegasus Group for Avant Homes
WS4/12	Richard Wood Associates for Chatsworth Settlement Trustees
WS4/13	Savills for Norfolk Estates
WS4/14	Spawforths for Rula Developments
WS4/15	Spawforths for Strata Homes
WS4/16	Urbana for Hartwood Estates
Matter 5 – Employment	
WS5/1	Sheffield City Council
WS5/2	Asteer Planning for Urbo – West Bar
WS5/3	Aylward Town Planning for Derwent Development Management
WS5/4	JEH Planning for St Paul's Developments & FWE
WS5/5	Savills for Norfolk Estates
WS5/6	Spawforths for Rula Developments
WS5/7	Tetra Tech for Albany Courtyard Investments
Matter 6 – Green Belt	
WS6/1	Sheffield City Council
WS6/2	Boyer for Barratt David Wilson
WS6/3	Clive Betts MP
WS6/4	DLP for Hallam Land Management & Inspired Villages
WS6/5	Home Builders Federation
WS6/6	ID Planning for Hft
WS6/7	Ideal Developments

WS6/8	JEH Planning for Mr & Mrs Housley
WS6/9	JEH Planning for St Paul's Developments & FWE
WS6/10	Lichfields for CEG
WS6/11	Pegasus Group for Avant Homes
WS6/12	Savills for Norfolk Estates
WS6/13	Spawforths for Rula Developments
WS6/14	Spawforths for Strata Homes
WS6/15	Urbana for Hartwood Estates
Matter 7 – Infrastructure & Transport	
WS7/1	Sheffield City Council
WS7/2	QUOD for British Land Co Plc
WS7/3	Richard Wood Associates for Chatsworth Settlement Trustees
WS7/4	Savills for Norfolk Estates

Stage 1 Supplementary Question Responses

Stage 1 – Supplementary Question Responses	
SQ1/1	Sheffield City Council
SQ1/2	Home Builders Federation

Stage 2: Matters 8 to 18

Matter 8 – Viability	
WS8/1	Sheffield City Council

WS8/2	DLP for Hallam Land Management & Inspired Villages
WS8/3	Home Builders Federation
WS8/4	Richard Wood Associates for Chatsworth Settlement Trustees
WS8/5	Spawforths for Rula Developments
WS8/6	Spawforths for Strata Homes
Matter 9 – Central Sub Area	
WS9/1A	Sheffield City Council – General Questions and Character Area 1
WS9/1A KN34	Sheffield City Council – General Questions and Character Area 1 – Site KN34
WS9/1B	Sheffield City Council – Character Area 2
WS9/1C	Sheffield City Council – Character Area 3
WS9/1D	Sheffield City Council – Character Area 4
WS9/1E	Sheffield City Council – Character Area 5
WS9/1F	Sheffield City Council – Character Area 6
WS9/2	Asteer Planning for Urbo (West Bar) Ltd
WS9/3	DLP for University of Sheffield
WS9/4	ID Planning for Lidl GB
Matter 10 – Northwest Sheffield	
WS10/1	Sheffield City Council
WS10/2	DLP for University of Sheffield
Matter 11 – Northeast Sheffield	
WS11/1	Sheffield City Council
WS11/2	Aylward Town Planning for Derwent Development Management
WS11/3	DLP for Hallam Land Management & Limes Developments

WS11/4	Spawforths for Strata Homes
Matter 12 – East Sheffield	
WS12/1	Sheffield City Council
WS12/3	DLP for University of Sheffield
WS12/2	JLL for Sheffield Forgemasters
WS12/4	QUOD for British Land
Matter 13 – Southeast Sheffield	
WS13/1	Sheffield City Council
WS13/2	Clive Betts MP
WS13/3	Cllr Ian Horner
WS13/4	F & A Hinson
WS13/5	M Chilton
WS13/6	Owlthorpe Fields Conservation Group
Matter 14 – South Sheffield	
WS14/1	Sheffield City Council
WS14/2	Mr & Mrs Anderson
Matter 15 – Southwest Sheffield	
WS15/1	Sheffield City Council
WS15/2	DLP for University of Sheffield
WS15/3	ID Planning for HfT
WS15/4	Richard Wood Associates for Chatsworth Settlement Trustees

Matter 16 – Stocksbridge & Deepcar	
WS16/1	Sheffield City Council
WS16/2	JLL for Speciality Steel
WS16/3	Spawforths for Strata Homes
Matter 17 – Chapeltown & High Green	
WS17/1	Sheffield City Council
WS17/2	DLP for Hallam Land Management & Limes Developments
WS17/3	Pegasus Group for Avant Homes
WS17/4	Spawforths for Rula Developments
Matter 18 – Housing Land Supply	
WS18/1	Sheffield City Council
WS18/1A	Sheffield City Council Appendix (Excel Document – Direct Download) – Updated 10th September 2024
WS18/2	Boyer for Barratt David Wilson
WS18/3	DLP for Hallam Land Management & Inspired Villages
WS18/3A	DLP for Hallam Land Management & Inspired Villages – Appendix (Excel Document – Direct Download)
WS18/4	DLP for University of Sheffield
WS18/5	Home Builders Federation
WS18/6	JLL for Speciality Steel
WS18/7	Pegasus Group for Avant Homes
WS18/8	Spawforths for Strata Homes

Stage 2 Supplementary Question Responses

Stage 2 – Supplementary Question Responses

SQ2/1	Sheffield City Council
SQ2/2	Lichfields for CEG

Stage 3: Matters 19 to 26**Matter 19 – Residential Development Policies**

WS19/1	Sheffield City Council
WS19/2	Access Liaison Group
WS19/3	BOC Ltd
WS19/4	Boyer for Barratt David Wilson Homes
WS19/5	DLP for University of Sheffield
WS19/6	Ecclesfield Parish Council
WS19/7	Home Builders Federation
WS19/8	Planning Issues for Churchill Living
WS19/9	The Planning Bureau for McCarthy & Stone

Matter 20 – Economic Development Policies

WS20/1	Sheffield City Council
WS20/2	Aylward Town Planning for Derwent Development Management
WS20/3	DLP for The University of Sheffield
WS20/4	JLL for Sheffield Forgemasters
WS20/5	Redline Planning for Tesco Stores

WS20/6	Savills for Norfolk Estates
WS20/7	Tetra Tech for Albany Courtyard Investments
Matter 21 – Retail and Communities Policies	
WS21/1	Sheffield City Council
WS21/2	Aylward Town Planning for Derwent Development Management
WS21/3	BOC Ltd
WS21/4	NHS Property Services
WS21/5	Redline Planning for Tesco Stores
Matter 22 – Climate Change and Managing Natural resources	
WS22/1	Sheffield City Council
WS22/2	BOC Ltd
WS22/3	Home Builders Federation
Matter 23 – Natural Environment Policies	
WS23/1	Sheffield City Council
WS23/2	DLP for The University of Sheffield
WS23/3	Home Builders Federation
WS23/4	JLL for Speciality Steel
WS23/5	Richard Wood Associates for Chatsworth Settlement Trustees
WS23/6	Sheaf & Porter Rivers Trust
WS23/7	Sheffield Swift Network
WS23/8	Environment Agency
Matter 24 – Design and Built Environment Policies	

WS24/1	Sheffield City Council
WS24/2	DLP for The University of Sheffield
Matter 25 – Transport and Connectivity	
WS25/1	Sheffield City Council
WS25/2	Access Liaison Group
Matter 26 – Monitoring and Implementation	
WS26/1	Sheffield City Council
WS26/2	Home Builders Federation
WS26/3	The Planning Bureau for McCarthy & Stone