

IN7 Action points from week one hearing sessions

Response from Coventry City Council

Policy DS3 Sustainable development

AP1. Council to amend the next version of the schedule of main modifications to be produced in due course to replace version 2 [PM1.2] to show paragraphs 3.17 and 3.18 as deleted from the Plan (in addition to the deletion of policy DS3) and to not include an additional paragraph 3.19.

This action has been completed in the Schedule of Main Modifications V3.

Policies H2.1 and DS4 part C Keresley SUE

AP2. Council to include policy DS4 part C as set out in the Erratum Statement [CD1b] in the next version of the schedule of main modifications to be produced in due course to replace version 2 [PM1.2].

This action has been completed in the Schedule of Main Modifications V3.

AP3. Council to prepare a map indicating the extent of the green and blue infrastructure corridor referred to in policy DS4 part C (iv) for site H2.1 Keresley SUE. We note that the ancient woodlands are already proposed to be included on the policies map; these should be included in the green and blue infrastructure corridor as appropriate [PM2.1].

A map has been prepared.

Policy H2.2 Eastern Green SUE

AP4. Council to prepare a map indicating the extent of the green infrastructure and blue infrastructure corridor and the green infrastructure along the western edge of the site referred to in policy DS4 part D (vi) and (vii) for site H2.2 Eastern Green SUE.

A map has been prepared.

HELAA sites

AP5. Council to prepare a potential modification to Table 6.2 to include the “identified HELAA sites” that are assumed to contribute to the housing land supply summarized in the November 2025 trajectory [PS5] as individual allocations.

The ‘Identified HELAA sites’ have been added to the Schedule of Main Modifications V3.

It should be noted, however, that the context to the Northern Regeneration Area has been set out in the Council’s response to PQ28 [IN2] and SPQ28 [IN2.2]. Because this is an actively emerging focus for the regeneration of this part of the City (and

hence included towards the latter part of the trajectory) it is considered that it would be more appropriate to define this as a Broad Location rather than an allocation.

In line with the approach to the additional allocations, a proforma has been prepared, reflecting the emerging regeneration focus of this area. Since the responses to PQ28 and SPQ28 were published there has been further activity in this area and the form reflects this.

AP6. Council to produce a summary of the trajectory and evidence for each of the “identified HELAA sites” using the same proforma as those in PS10/PS10a.

Proformas have been prepared for those ‘identified HELAA sites’ (where no form had already been prepared previously) in line with AP6.

Table 6.2 – “total dwellings”

AP7. Council to prepare potential modifications to:

(a) Table 6.2 to delete “total dwellings” and insert “indicative capacity” as the heading to column 4.

(b) The reasoned justification to policy H2 to explain the basis for the “indicative capacity” figures¹ and that the actual number will be determined by masterplanning and/or planning applications through a design-led approach to optimize capacity and meet relevant policy requirements in the Plan.

These actions have been completed in the Schedule of Main Modifications V3. In terms of Part b) this modification has been made to the Reasoned Justification for Paragraph 6.12 as follows:

The identified land supply will offer flexibility and choice across the city. The following policy, accompanied by Table 6.2 sets out the allocations referred to in the Components of Housing Supply Table 6.1 above. ~~As this is a review of the adopted 2017 Local Plan a commentary is also provided so it can be seen where the 2017 Local Plan allocations are underway or where they have been delivered, and those allocation reference numbers remain unchanged for clarity. New / amended allocation maps are at Appendix 9b.~~ The column headed ‘Indicative Capacity’ is based on an initial assessment of the site including consideration of local constraints and the application of the density assumptions in line with Policy H9. The actual number will be determined by masterplanning and/or planning applications through a design-led approach to optimise capacity and meet relevant policy requirements in the Plan.

Table 6.2 – allocation figures

We understand that the following changes to Table 6.2 are needed to reflect the housing trajectory published in November 2025 [PS5] but were omitted in error from the schedule of main modifications published on 10 March 2026 [PM1.2].

AP8. Council to include the following in the next version of the schedule of main modifications to be produced in due course to replace version 2 [PM1.2]:

a) Correct the indicative capacity in Table 6.2 for H2.3 Walsgave Hill Farm.

b) Correct the indicative capacity in Table 6.2 for H2.9 London Road/Allard Way.

c) Delete completed site H2.11 Elms Farm from Table 6.2.

d) Change Table 6.2 for H2.36 Spon End to delete 750 and insert 297 (net) in the indicative capacity column heading.

These actions have been completed in the Schedule of Main Modifications V3.

Policy H2.30 Whitefriars Street Car Park

AP9. Council to amend the potential modification to Table 6.2 for H2.30 Whitefriars Street Car Park in PM1.2 to read: “The design, layout, scale and site capacity of development proposals must be informed by, and responsive to, preliminary archaeological site investigation...” (or similar)

This action has been completed in the Schedule of Main Modifications V3.

Policy H2.19 Mitchell Avenue

AP10. Council to prepare a potential modification to the requirement in Table 6.2 for H2.19 Mitchell Avenue relating to replacement sports pitches to reflect agreement with Sport England.

This action has been completed. Policy GE2 will also need to be modified accordingly but the hearing session has not yet been held on this matter.

Housing trajectory

AP11. Council to update the housing trajectory in PS5 as necessary to reflect the above action points, including the potential allocation of the “identified HELAA sites”.

An updated housing trajectory has been prepared. This has been added to Appendix B of the Main Modifications V3 to reflect the action points and associated modifications. It is also submitted as a stand-alone document.

Housing requirement

The Council’s response to PQ23 advises that the most up to date ONS affordability data before the Plan was submitted for examination relates to 2024, and if that were applied to the HEDNA methodology it would indicate a need for 1,447 homes per year. AP12. Council to advise what the minimum housing requirement would be for the period 2024 to 2042 based on an annual need for 1,447 homes.

Over an 18 year plan period this requirement would be 26,046 homes.

