



Report of the Strategic Director, Place to the meeting of Bradford South Area Committee to be held on 22 November 2023

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Subject:

BRADFORD DRAFT DEVELOPMENT FRAMEWORK

Summary statement:

This report sets out the background and purpose of the Bradford Development Framework. It outlines the approach taken to public engagement on the draft framework.

EQUALITY & DIVERSITY:

There are no disproportionate impacts from the Draft Development Framework itself. Whilst the public engagement is aimed largely at businesses, landowners, potential investors and community organisations it is not to the exclusion of residents, and we have designed the engagement materials on-line to be accessible ensuring appropriate Alt Text (alternative text for partially sighted people) is provided on the images and maps used. We will also engage directly with the Mobility Planning Group. Use of the Council's Let's Talk platform will capture and monitor feedback from people with different protected characteristics, and these insights will help shape further refinements of the framework. More detailed Equality Impact Assessments would be carried out as and when specific interventions are able to be taken forwards.

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Strategic Director Place

Portfolio:

Regeneration, Planning and Transport

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Overview & Scrutiny Area:

Regeneration and Environment

1. SUMMARY

1.1. This report sets out the background and purpose of the Bradford Development Framework. It outlines the approach taken to public engagement on the draft framework.

2. BACKGROUND

2.1. Contracts were awarded to WSP and CBRE to undertake Development Frameworks covering the district in August 2022 following a competitive tender. The work was split into three lots as follows:

Lot 1: Covering Bradford South, East and West. Awarded to WSP.

Lot 2: Town centric covering Keighley Constituency. Awarded to CBRE.

Lot 3: Town centric covering Shipley Constituency. Awarded to CBRE.

2.2. The purpose of the Development Frameworks is to guide the future regeneration and development of the city and towns. Building on existing projects such as One City Park, Darley Street Market, Bradford Live and City Village, the Draft Development Framework looks beyond City of Culture 2025. They set out an overarching vision, objectives and potential interventions for regeneration looking at the next 15-20 years. As a component of Bradford's Economic Growth Plan, the role of the Development Frameworks is to act as a guide for development, as well as encourage and attract new investment into the area. They sit alongside and align with the Local Plan as our statutory planning framework.

2.3. The frameworks are not a funded programme of activity, and we should not expect all the propositions within the framework to be achieved. A key aim of the frameworks is to ensure we are in a good position to take advantage of future funding opportunities as and when they become available.

2.4. The work is being undertaken in broad stages as follows:

Stage 1 (Autumn 2022): Initial data gathering, analysis and work scoping

Stage 2 (Winter/Spring 2023): Visioning and targeted stakeholder engagement

Stage 2b (Summer 2023): Working behind the scenes to draft the framework

Stage 3 (Autumn 2023): Wider public engagement on recommended interventions and specific proposals

Stage 4 (Winter 2023): Finalising the Development Framework

2.5. The following sections relate specifically to the Lot 1 work (city of Bradford).

2.6. The Stage 2 stakeholder engagement focussed on visioning and creating a place narrative for Bradford. This focussed on understanding stakeholders' views on Bradford's assets, challenges and opportunities.

2.7. Following an initial launch picked up by the Telegraph & Argus, publicised on social media and via Stay Connected we received 209 online survey responses for Bradford.

2.8. Targeted stakeholder engagement was also conducted during the spring via Ward Member workshops, a 'Sounding Board' aimed at local businesses and organisations, and a series of 1-2-1 interviews with key individuals and businesses.

2.9. UK City of Culture 2025, our young people, improving connectivity, maximising the benefits of Bradford Live and regenerating the city centre were picked up as core opportunities as part of the engagement. The stakeholder engagement has been used to inform the Draft Development Framework.

2.10. Along with the stakeholder engagement the consultants undertook a detailed analysis of data and constraints to prioritise 12 'Growth Areas' across the city, three of which are within the Bradford South area:

- Holme Wood
- Odsal
- Great Horton

2.11. Between 9 October and 20 November the Draft Development Frameworks were taken to public engagement. The engagement was conducted online using the Council's Let's Talk platform <https://letstalk.bradford.gov.uk/development-framework-for-bradford>. Publicity was targeted at local businesses, landowners, potential investors and key organisations, but not to the exclusion of the public. The purpose of the engagement was to take feedback on the proposed interventions so that it can be used to shape the framework before it is finalised.

2.12. Although the engagement period has now closed there is still a window of opportunity for members to provide their feedback on the draft framework at Area Committee. It is too early to provide a summary on the feedback received during the public engagement period as we will need to take time to review and consider the responses received.

3. OTHER CONSIDERATIONS

3.1. Draft Development Frameworks for Keighley, Shipley and Bingley were also taken to public engagement alongside the Bradford framework.

[Development Framework for Keighley | Let's Talk Bradford District](#)
[Development Framework for Shipley | Let's Talk Bradford District](#)
[Development Framework for Bingley | Let's Talk Bradford District.](#)

4. FINANCIAL & RESOURCE APPRAISAL

4.1. The Development Frameworks are not a funded programme of activity. They should assist the Council to bid for future funds as opportunities arise but this may involve some degree of match funding. Their overall purpose is to encourage economic growth which should over the long term have a positive effect on the council's resources.

7. RISK MANAGEMENT AND GOVERNANCE ISSUES

It is important that members recognise the Development Frameworks are not a funded programme of activity. Their purpose is to put the Council in a good position for future funding bids and to showcase Bradford to future investors to generate investment confidence. Public expectation on delivery will need to be managed accordingly.

7. LEGAL APPRAISAL

The Development Frameworks will not form part of the Local Plan but may be used by developers to support their planning applications as a material consideration.

7. OTHER IMPLICATIONS

7.1 SUSTAINABILITY IMPLICATIONS

The framework is a core component of our clean economic growth plan and therefore factors throughout the opportunities for sustainable economic growth.

7.2 TACKLING THE CLIMATE EMERGENCY IMPLICATIONS

None

7.3 COMMUNITY SAFETY IMPLICATIONS

None

7.4 HUMAN RIGHTS ACT

None

7.5 TRADE UNION

None

7.6 WARD IMPLICATIONS

The Draft Development Frameworks for Bradford focusses on the following Bradford South wards:

- Tong
- Wibsey
- Wyke
- Great Horton

7.7 AREA COMMITTEE LOCALITY PLAN IMPLICATIONS (for reports to Area Committees only)

7.8 IMPLICATIONS FOR CHILDREN AND YOUNG PEOPLE

None

7.9 ISSUES ARISING FROM PRIVACY IMPACT ASSESMENT

None

8. NOT FOR PUBLICATION DOCUMENTS

None

8. OPTIONS

Option 1: To support the Draft Development Framework for Bradford in its entirety.

Option 2: To support the Draft Development Framework for Bradford in part.

Option 3: To not support the Draft Development Framework for Bradford.

10. RECOMMENDATIONS

The views of the Area Committee on the Draft Development Framework are requested.

11. APPENDICES

Draft Development Framework for Bradford (Bradford South growth areas)

12. BACKGROUND DOCUMENTS

None