



**Hinckley & Bosworth  
Borough Council**

**Local Development Scheme 2024 – 2045**

**July 2026**

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# 1 INTRODUCTION

## What is the Local Development Scheme?

- 1.1 The Planning and Compulsory Purchase Act 2004 (as amended by the Localism Act 2011) requires local planning authorities to prepare, maintain and publish a Local Development Scheme (LDS).
- 1.2 The LDS establishes the programme for the production of Development Plan Documents (DPDs) such as the Local Plan and other supporting planning documents and sets out the key stages for their production including public consultation. This enables local communities, businesses, developers, service and infrastructure providers and anyone else with an interest in the borough to know what is being prepared for their area and when they will be able to get involved.
- 1.3 This LDS covers the period from 2024 to 2045 and supersedes the previous LDS published in March 2025. It provides information about the Hinckley & Bosworth Local Plan 2024-2045 and other related documents that may be produced.

## Current Hinckley & Bosworth Local Plan

- 1.4 The adopted Hinckley & Bosworth Local Plan consists of:
  - Core Strategy (2009);
  - Hinckley Town Centre Area Action Plan (2011);
  - Earl Shilton and Barwell Area Action Plan (2014); and
  - Site Allocations and Development Management Policies (2016).

## Local Development Documents

- 1.5 All documents which comprise or support the delivery of the Local Plan are local Development Plan Documents. These include:

### Development Plan Documents

- 1.6 Development Plan Documents (DPDs) detail the planning strategies for development within the borough. They set out policies and guidance for

the use, protection and/or development of land and will normally include the allocation and designation of land for particular uses such as housing or play and open space. These must be in general conformity with government guidance, in particular the National Planning Policy Framework (NPPF). DPDs carry the most weight for determining planning applications and form the 'Development Plan' for the borough in conjunction with any made neighbourhood development plans. The emerging Local Plan will eventually replace the Core Strategy, the Site Allocations and Development Management Policies DPD, the Earl Shilton and Barwell Area Action Plan, and the Hinckley Town Centre Area Action Plan, as listed at Paragraph 1.4 above.

## **Neighbourhood Development Plans**

1.7 Neighbourhood development plans (NDP) are community-led plans for guiding the future development and growth of a local area. They were introduced by the Localism Act (2011) and, although not compulsory, once they are duly prepared and legally come into force, they become a statutory document that forms part of the Development Plan. An NDP can be used to set a shared vision for an area, shape and direct sustainable development and set policies to aid determination of planning applications.

1.8 NDP's must not plan for fewer homes or prevent the housing delivery required by the strategic local plan and are prepared to a timescale that is set by the Parish, Town Council or Neighbourhood Forum that is producing it. As local planning authorities are not responsible for the preparation or timetabling of any NDPs that are proposed, they are not detailed in this LDS. The Borough Council provides, statutory and discretionary, officer support and advice in preparing these plans.

1.9 A number of parishes are in the process of producing neighbourhood plans. There are currently eight areas with 'made' plans (as of July 2026):

- Burbage (made May 2021)
- Desford (made May 2021, under active review)

- Markfield (made September 2021)
- Sheepy Review (made May 2022)
- Barlestone (made June 2022)
- Stoke Golding (made March 2024)
- Market Bosworth Review Plan (made July 2025)
- Dadlington (made February 2026)

1.10 There are a further three plans being actively progressed:

- Bagworth, Thornton and Stanton under Bardon (currently at Referendum)
- Newbold Verdon (currently at Regulation 14 stage)
- Groby (currently at Regulation 14 stage)

1.11 More information about Neighbourhood Planning and a full list of 'made' plans can be found on the [Borough Council's web site](#).

### **Supplementary Planning Documents**

1.12 Under forthcoming national planning reforms, Supplementary Planning Documents (SPDs) will no longer form part of the plan-making framework. The Borough Council will instead prepare any required additional guidance in accordance with the new Local Plan system and national planning policy, including the use of design codes or other supplementary guidance where appropriate. Future versions of the LDS will set out any such documents as the regulatory framework is finalised.

### **Statement of Community Involvement**

1.13 The Statement of Community Involvement (SCI) document sets out the standards to which the Local Planning Authority will engage and consult the public and other stakeholders during the production of the Local Plan and when dealing with planning applications. The SCI was recently updated in July 2026, replacing the previous SCI published in

June 2024. The SCI is revisited regularly to ensure it is up to date and responds to circumstances that may require new or different engagement approaches. The most up to date version will be available on the Borough Council's website.

### **Authority Monitoring Report**

- 1.14 The Borough Council is required to monitor annually how effective its policies and proposals are and publish the results in an Authority Monitoring Report (AMR). The AMR helps inform LDS reviews.
- 1.15 As part of the monitoring process, the Borough Council will assess:
- Whether it is meeting, or is on target to meet, the milestones set out in the LDS and, if not, the reasons why;
  - What impact Local Development Documents are having on other national and locally set targets;
  - Whether any policies need to be reviewed or replaced to meet sustainable development objectives; and
  - What action needs to be taken if policies need to be replaced.
- 1.16 As a result of monitoring, the Borough Council will consider what changes, if any, need to be made. If changes are appropriate these will be brought forward through the review of the LDS.

### **Other Key Plans and Strategies**

#### **Leicester and Leicestershire Strategic Growth Plan (December 2018)**

- 1.17 Hinckley & Bosworth is part of the defined wider Housing Market Area (HMA) for Leicester and Leicestershire. The eight local planning authorities in Leicester and Leicestershire and Leicestershire County Council are working together to determine the future need for homes and jobs and agree how these should be distributed across the Leicester and Leicestershire HMA. A Strategic Growth Plan has been jointly prepared to demonstrate these needs post 2031 up to 2050, and detail how jobs and homes can be planned for in a coordinated way through local plans.

- 1.18 The Strategic Growth Plan is a positive example of effective and ongoing joint working between local authorities and other relevant bodies on strategic cross-boundary matters. The broader strategy, and the jobs and homes forecasts, contained in the Strategic Growth Plan are reflected in the Hinckley & Bosworth Local Plan.

### **Minerals and Waste Local Plans**

- 1.19 Leicestershire County Council is responsible for preparing the Minerals and Waste Local Plan and determining planning applications for minerals and waste development across Leicestershire. The Minerals and Waste Local Plan was adopted by the County Council in September 2019, and it forms part of the Development Plan for the borough.

### **Local Transport Plan**

- 1.20 Leicestershire County Council, as the Highways Authority, is responsible for preparing the Local Transport Plan (LTP). LTP4 has recently been prepared and was adopted in November 2024. LTP4 sets out how the Local Highways Authority will seek to ensure that transport continues to play its important role in helping Leicestershire to continue to be a prosperous, safe and attractive County up to 2050.

### **Other documents**

- 1.21 A number of other important Borough Council, County Council and external strategies and evidence base documents are also taken into account when preparing DPDs and SPDs. The documents are considered during the scoping of a DPD/SPD and throughout the Sustainability Appraisal process.

### **Programme of work 2024 – 2045**

- 1.22 The Borough Council's priority over this period is to prepare and submit for Examination a single Local Plan. The Local Plan will use the existing suite of adopted development plan documents as the starting point for developing the strategy and vision for Hinckley & Bosworth to

2045. New, up to date, national policy compliant evidence will be prepared and alongside wide-ranging consultation, will help formulate the new Local Plan for the borough. Existing commitments for housing, employment and other land uses will also be taken into account and the emerging Plan will identify further sites in the borough to meet the identified needs of its communities. The Local Plan will include specific policies to aid the determination of planning applications for the development of land and buildings as well as an accompanying Policies Map.

- 1.23 As with previous development plan documents, the emerging Local Plan will be produced in stages with several opportunities for the public and other interested parties to participate in the decision-making process on a wide range of planning issues. Aligned with this, the Borough Council will continue to engage with specific prescribed bodies such as national agencies, service providers and neighbouring local authorities in line with national policy requirements for effective strategic cooperation.
- 1.24 Section eight contains a detailed preparation profile for the Local Plan, although it should be noted that the timetable for production could change during preparation of the Plan, which will be reflected in an update to the LDS.
- 1.25 The full regulatory and consultation requirements for the production of a local plan can be found in the Town and Country Planning (Local Planning) (England) Regulations 2012. Whilst there is some flexibility in the production of DPDs the general process is summarised in Figure 1 below:



## 2 THE HINCKLEY & BOSWORTH LOCAL DEVELOPMENT SCHEME (LDS)

### What the LDS Contains

- 2.1 The LDS programme for the preparation of the emerging Local Plan is provided in Appendix 1. It is proposed that the Local Plan (2024 – 2045) for the borough will comprise of the following:



*Figure 1: Stages for Preparing a Development Plan Document*

## **The Local Plan Development Plan Document**

- 2.2 Will provide the strategic policies in order to deliver the vision for Hinckley & Bosworth borough up to 2045. It will take account of the Strategic Growth Plan for Leicester and Leicestershire and will include the identification of sites to meet any recognised development needs as well as land use designations and policies by which to determine planning applications. As noted above, the Local Plan will replace the Core Strategy, the Barwell and Earl Shilton Area Action Plan, Hinckley Town Centre Area Action Plan and the Site Allocations and Development Management Development Plan Documents.

## **Good Design Guide Supplementary Planning Document**

- 2.3 This provides guidance for the future development of the towns, villages and wider rural areas of Hinckley & Bosworth borough. The intention is not to set out prescriptive requirements or standards, but rather to seek to encourage developers and designers to think about the context of a site and how a development might contribute to and enhance an area. The aim is to ensure high-quality development throughout the borough regardless of scale or location. National guidance and good practice from other sources will be signposted alongside more detailed local guidance specific to particular areas.
- 2.4 The Design SPD was adopted by the Borough Council in March 2020 and continues to provide guidance on the application of the Borough Council's design principles. The Good Design Guide is used extensively in the determination of planning applications to help ensure that new development is well-designed, responds positively to its context and contributes to the quality and character of the borough.
- 2.5 A review of the Design SPD was initiated in 2023. However, subsequent changes and ongoing reform of the planning system have created uncertainty regarding the future role of Supplementary Planning Documents. As a result, the review has not been progressed and remains under consideration pending greater clarity on national planning policy and legislative changes.

- 2.6 In the meantime, the Borough Council has received support from Design Midlands to consider how the key design principles and guidance contained within the SPD can be incorporated into the Local Plan. This approach reflects the proposed transition away from SPDs and there remains the potential for preparation of a Design Code as a Supplementary Plan under the new planning system.

### **Land South of Station Road, Market Bosworth Masterplan SPD**

- 2.7 The SPD is a masterplan to help guide development and delivery of this allocated mixed use development site. The Masterplan covers design, highways, public open space and other relevant issues and the SPD was adopted by the Borough Council in May 2021. Planning permission for 135 dwellings and 0.55ha of employment use received a resolution to grant planning permission in February 2025.

### **Changes to the LDS Programme since March 2025**

- 2.8 Since publication of the March 2025 Local Development Scheme, the Government has introduced extensive national planning reforms, including the publication of a revised draft National Planning Policy Framework (NPPF) and associated system changes in December 2025, followed by further clarification in early 2026.
- 2.9 Although the Hinckley and Bosworth Local Plan will continue to be prepared and ultimately examined under the December 2024 NPPF through transitional arrangements, these reforms nevertheless require the Borough Council to review and update elements of the emerging Plan to ensure clarity, consistency and legal robustness in light of the evolving national context.
- 2.10 In addition, the Borough Council undertook a further Regulation 18 consultation between October and November 2025, which generated over 700 responses. The detailed analysis of these representations, and the need to address the issues raised within the Regulation 19 draft Plan requires substantial officer time and technical input. Taken together, this post-consultation work and the need to reflect the wider

planning reforms necessitate a short extension to the Local Plan timetable to ensure the Regulation 19 consultation draft is sound, comprehensive and capable of withstanding Examination.

### 3 MANAGEMENT OF DEVELOPMENT PLAN PREPARATION

#### Project Management and Resources

- 3.1 The Planning Policy Team is responsible for preparing the Local Plan and coordinating work required to support the delivery of the documents set out in this LDS on a day-to-day basis. The Borough Council will work closely with colleagues from other service areas and external agencies to prepare evidence base documents and inform policies in the emerging Local Plan.
- 3.2 Consultants will be engaged on specific projects to provide technical expertise or where there is a need for independent advice. Where opportunities arise, work may be undertaken in conjunction with other Leicestershire authorities to avoid duplication of effort and maximise value for money across the county.
- 3.3 The emerging Local Plan process is budgeted for at key stages, including significant Examination costs. Development Services department has a business plan which provides a framework for project delivery and this plan is reviewed annually.

#### Risk Assessment

- 3.4 A risk assessment has been carried out as part of the preparation of the LDS to identify key factors that could impact on the ability of the Borough Council to deliver the emerging Local Plan in line with the specified programme. The key risks and mitigation measures include:

| Identified Risk | Level of Risk | Potential Mitigation                                                                                                 |
|-----------------|---------------|----------------------------------------------------------------------------------------------------------------------|
| Staff resources | High          | Strengthen staff retention and capacity, including converting fixed-term roles to permanent posts where appropriate. |

| Identified Risk                                             | Level of Risk | Potential Mitigation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-------------------------------------------------------------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                             |               | <p>Explore joint working with neighbouring authorities and partners, including shared commissioning of evidence.</p> <p>Monitor workloads and adjust timescales where resource pressures arise.</p>                                                                                                                                                                                                                                                                                                               |
| <p><b>Changes to national policy and/or legislation</b></p> | <p>High</p>   | <p>Continuously monitor emerging national policy and legislative updates.</p> <p>Revise emerging plan content, evidence and consultation requirements as needed to maintain compliance with the 2024 NPPF.</p> <p>Build flexibility into the LDS to accommodate further evidence or consultation;<br/>Note that although the Levelling Up and Regeneration Act received Royal Assent on 26 October 2023, most key planning reforms require secondary legislation before they take effect. Regulations will be</p> |

| Identified Risk                                  | Level of Risk | Potential Mitigation                                                                                                                                                                                                                                                               |
|--------------------------------------------------|---------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                  |               | monitored and assessed for implications.                                                                                                                                                                                                                                           |
| <b>Political matters</b>                         | Medium/High   | <p>Maintain robust political management processes.</p> <p>Ensure early and ongoing dialogue with Members at all key stages.</p> <p>Provide clear and concise briefing material to support timely decision-making.</p>                                                              |
| <b>Capacity/resources within external bodies</b> | Medium        | <p>Engage early and consistently with statutory bodies and infrastructure providers to identify emerging capacity issues;</p> <p>Enter into a Service Level Agreement with the Planning Inspectorate;</p> <p>Adjust timescales where external dependencies create delay risks.</p> |
| <b>Financial considerations</b>                  | Low/medium    | <p>Maintain regular liaison with Finance Officers to ensure adequate budget provision; Explore cost-sharing opportunities</p>                                                                                                                                                      |

| Identified Risk                                                       | Level of Risk | Potential Mitigation                                                                                                                                                                                                                                                    |
|-----------------------------------------------------------------------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                                       |               | through joint commissioning, where appropriate.                                                                                                                                                                                                                         |
| <b>Slippage in strategic evidence or cross boundary joint working</b> | Medium/High   | <p>Maintain active participation in strategic workstreams to identify risks early.</p> <p>Keep programme dependencies under review and adjust the LDS if external delays occur.</p> <p>Continue effective and on-going joint working with neighbouring authorities.</p> |
| <b>Legal Compliance and Risk of Challenge</b>                         | Medium        | <p>Ensure all legal and procedural requirements are met with a documented audit trail; Obtain legal advice at key milestones;</p> <p>Ensure policy choices and site selection are supported by robust evidence.</p>                                                     |
| <b>Risk of Judicial Review Following Adoption</b>                     | Low/Medium    | <p>Maintain transparent and well-documented decision-making; Seek legal review prior to adoption; Ensure</p>                                                                                                                                                            |



| Identified Risk                                  | Level of Risk | Potential Mitigation                                                                                                                                                                            |
|--------------------------------------------------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                  |               | clear reasoning and evidence throughout.                                                                                                                                                        |
| <b>Dependency on External Evidence Providers</b> | Medium        | <p>Use clear procurement with defined milestones.</p> <p>Monitor consultant progress and build contingency time.</p> <p>Explore joint commissioning with partners to reduce delivery risks.</p> |

## 4 LOCAL DEVELOPMENT DOCUMENT PROFILES

### Local Plan Development Plan Document

| Overview                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Role and subject</b>      | The Local Plan will set out the overall development strategy for Hinckley & Bosworth borough for the period up to 2045. It will include strategic policies and allocate sites to meet identified development needs for homes, employment, retail, recreation/open space, nature conservation and other required land uses as identified by evidence. It will provide appropriate policies and guidance by which to determine planning applications for example design guidance, climate change adaptation, conservation, and protection of natural resources. |
| <b>Geographical coverage</b> | Borough-wide                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| <b>Document type</b>         | Development Plan Document                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| <b>Chain of conformity</b>   | It must be in conformity with the National Planning Policy Framework and reflect the Leicester and Leicestershire Strategic Growth Plan.                                                                                                                                                                                                                                                                                                                                                                                                                      |

| Timetable                                              |                        |
|--------------------------------------------------------|------------------------|
| Stage                                                  | Target date            |
| Consultation on the Scope and Issues and Options       | January-February 2018  |
| Public consultation on New Directions for Growth paper | January- February 2019 |

| <b>Timetable</b>                                                                               |                              |
|------------------------------------------------------------------------------------------------|------------------------------|
| <b>Stage</b>                                                                                   | <b>Target date</b>           |
| Public consultation on Draft Plan (Regulation 18)                                              | June-August 2021             |
| Public consultation on submission Draft Plan (Regulation 19)                                   | February – March 2022        |
| Public consultation on further Draft Plan (Regulation 18)                                      | July 2024 – September 2024   |
| Public consultation on further Draft Plan (Regulation 18) for 6 weeks                          | October 2025 - November 2025 |
| Publication of the submission Draft Plan (Regulation 19) for a minimum of 6 weeks consultation | August - September 2026      |
| Submission to Secretary of State (Regulation 22)                                               | By 31 December 2026          |
| Estimated date for Examination                                                                 | Spring - Summer 2027         |
| Programmed date for adoption                                                                   | Early 2028                   |

| <b>Arrangements for Production</b> |                                                                                                                                               |
|------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Organisational lead</b>         | Assistant Director (Planning & Regeneration) and the Planning Policy Team                                                                     |
| <b>Management arrangements</b>     | The Planning Policy Team will co-ordinate and manage work on a day-to-day basis. Elected Members will be briefed at pertinent stages in order |

| <b>Arrangements for Production</b>           |                                                                                                                                                                                                                                                                                                                                                                              |
|----------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                              | to be appraised of the evidence findings, inform plan development and make decisions in a timely manner.                                                                                                                                                                                                                                                                     |
| <b>External resources</b>                    | <p>Support from Leicestershire County Council.</p> <p>Neighbouring authorities where cross-boundary issues are relevant.</p> <p>Formal and informal consultation responses from external stakeholders and service and infrastructure providers.</p> <p>Consultants to assist with the preparation of evidence-based documents and attendance at Examination as required.</p> |
| <b>Stakeholder and community involvement</b> | <p>Stakeholder and community engagement and consultation will be essential at each stage of production and the arrangements for this will be in line with the Local Plan Regulations and the Borough Council's Statement of Community Involvement.</p>                                                                                                                       |
| <b>Monitoring and review</b>                 | <p>The DPD will be subject to regular monitoring and review to test the effectiveness of the policies and delivery of site allocations, and the findings reported on a regular basis through the Authority Monitoring Report.</p>                                                                                                                                            |

## Appendix 1: Local Development Scheme Programme

[illegible]