

What is the Core Strategy?

The Core Strategy is a very important central document in the Council's Local Development Framework. It will set out broad guidance on the amount and location of new development and areas where development will be limited. It will provide information on the use of land and buildings and the provision of infrastructure for the next 20 years.

The Core Strategy does not have any allocations. These will be set out later in other planning documents.

Core Strategy: Issues and Options: How Did We Get Here?

We are now consulting on a new Core Strategy alongside the draft Sustainable Community Strategy for Darlington.

We have written this document based on new plans and strategies as well as the comments you made to us in 2005.

**The closing date for your comments
is Friday 15 February 2008**

Making Your Views Known

You can look at the Core Strategy: Issues & Options and related documents at:

- Customer Services Centre, Town Hall
- Crown Street, Cockerton and mobile libraries
- Neighbourhood Housing Offices
- Citizen's Advice Bureau
- Village Halls and Community Centres

Or you can view and download all the documents from the Council's website

www.darlington.gov.uk

Follow the link [A-Z Services/P/Planning Policy/Core Strategy](#)

A comments form can be found at the end of the Core Strategy or you can download a comments form and return it FREEPOST. Alternatively you can complete an interactive form on the website.

We will be consulting you on this document from

Monday 7 January - Friday 15 February 2008.

Consultation events will be advertised in the local media.

Contact Details

If you would like any more information about the Core Strategy, the consultation events, or would like more copies of the document, response form or this leaflet please contact:

Planning Policy Team
Chief Executive's Department (Regeneration)
Darlington Borough Council
Town Hall
Darlington, DL1 5QT

T: 01325 388644
F: 01325 388616
E: planning.policy@darlington.gov.uk

If you require this leaflet in another format or language please contact us.

Core Strategy for Darlington



Share your knowledge and help make decisions about the Borough's future

We want to get more people involved in planning the future of Darlington. The new Core Strategy for Darlington will provide a broad guide on the amount and location of new development, infrastructure and the use of land and buildings over the next 20 years.

We will continue to give you plenty of opportunities to become involved in the Core Strategy and we will make it as easy as possible for you to give us your views.

We want to use your local knowledge to help make sure that the new development in the Borough benefits everyone while the special qualities of the Borough are also protected.

Core Strategy: Issues and Options 2008

The Core Strategy aims to help provide a more sustainable community for people who live and work in or visit Darlington.

Vision

'By 2026 Darlington will be a more sustainable community providing those who wish to live, work in or visit the Borough with the opportunities, ambition and vibrant life of a city whilst promoting the distinctive atmosphere generated by a friendly, historic market town. There will be a wide range of decent homes, businesses, service and recreational facilities linked by a comprehensive network of sustainable transport routes and green infrastructure, helping to ensure the community benefits from equal opportunities for all and a high quality of life in an attractive, healthy, safe and sustainable environment.'

Themes

The Core Strategy has seven themes which can help us achieve this vision. Each theme contains a number of key issues followed by a question(s) with several possible options that could help resolve the question. We would like you to decide which option you think would help resolve the question. For some options you may think a combination of the options would be best.

The following are some of the key issues the Core Strategy looks at:

Achieving A More Sustainable Community

- Amount and location of new development
- Accessibility for all
- High quality, safe design
- Reducing Darlington's carbon footprint
- Paying for development infrastructure



Quality Housing For All

- Amount and location of new housing
- Type of new housing
- Improving older housing
- Accommodation for Gypsy and Travellers

Prosperous Darlington

- Amount and location of new employment sites
- Use of existing employment land
- Promoting tourism
- Employment in the countryside

A Distinctive, Greener, Cleaner Environment

- Local heritage
- Promoting biodiversity
- Trees and woodland
- Reducing flood risk
- Reducing the impact from pollution

A Healthy and Safe Darlington

- Protecting open spaces
- Providing accessible playing pitches
- Open spaces for children
- Improving the quality and safety of open spaces
- Open spaces in rural areas

A Vibrant Town Centre and Accessible Local Shops and Services

- Improving Darlington Town Centre
- Improving Access to Local Shops and Services

Darlington's Efficient and Effective Transport Infrastructure

- Key Transport Infrastructure

If you would like to find out more about these issues and others the Core Strategy is available from the locations in this leaflet.