

Statement of Common Ground

Canterbury City Council and Thanet District Council

1. Overview

1.1 This Statement of Common Ground (SOCG) reflects the agreed position between the parties.

1.2 The purpose of this SOCG is to set out the areas of agreement on key strategic matters and the basis on which the parties will continue to work together to meet the requirements of the Duty to Cooperate.

1.3 The geographical relationship between the parties, reflecting local authority boundaries, is represented at Figure 1.

Figure 1 CCC and TDC boundaries.



2.0 Key strategic matters

2.1 The NPPF defines the topics considered to be strategic matters. The strategic matters relevant to CCC and TDC are:

- **Housing** - housing market area, meeting housing needs;
- **Economy** - economic market area, meeting employment needs;
- **Infrastructure** - transport, education; and
- **Environment** - habitats regulations issues.

Key Strategic Matters	Evidence	Process ¹	Status
<p>Housing The parties agree that there is no material overlap between the HMA centred on Canterbury, and the HMA for Thanet.</p> <p>The most recently published housing figure for TDC currently stands at 1,085 new homes a year (21,700 over the plan to 2040).</p> <p>The Local Housing Need figure for CCC is currently 1,149dpa.</p> <p>It is agreed that each party will seek to meet its own housing needs.</p>			
Housing Market Area	CCC SHMA (2018). CCC Housing Needs Assessment (2021) TDC Housing Needs Update (2021)	Both parties are involved in the preparation of SHMAs and have agreed with the other parties' conclusions regarding HMAs. Both parties have agreed to prepare our Local Plans on the basis of separate HMAs	Agreed March 2024
Meeting Housing Needs	CCC SHMA (2018). CCC Housing	Both parties are involved in the preparation of SHMAs and have	Agreed March 2024


¹ Further information on the governance processes can be found in section 3.

	Needs Assessment (2021) TDC Housing Needs Update (2021) Both parties annual Housing Information Audit	agreed with the other parties' conclusions regarding HMAs. Both parties agree we will seek to meet housing needs within our own areas.	
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Economy

The parties **agree** that there is no material overlap between the FEMA centred on Canterbury, and the FEMA for Thanet.

It is **agreed** that each party will meet its own employment needs.

Economic Market Area:	CCC EDTS (October 2020) TDC "Economic Development in Thanet" 2018 TDC Economic Need Discussion Paper 2021 	Both parties are involved in the preparation of Economic Assessments and have agreed with the other parties' conclusions regarding FEMAs. Both parties have agreed to prepare our Local Plans on the basis of separate FEMAs.	Agreed March 2024
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Infrastructure

The parties **agree** that strategic transport issues include the A28 corridor which is the key south-west / north-east strategic link for East Kent, connecting Ashford, Canterbury and Thanet. Parts of this corridor are already at capacity and will require upgrades to support growth and economic development.

The parties **agree** that strategic education issues relate to the provision of secondary school education capacity in the Canterbury coastal area.

<p>Transport</p>	<p>CCC Infrastructure Delivery Plan (2019)</p> <p>CCC Infrastructure Delivery Plan (2024) Draft</p> <p>CCC Transport Strategy (2017)</p> <p>CCC Transport Strategy (2024) Draft</p> <p>TDC Infrastructure Delivery Plan (2018) - will be reviewed as part of the review process</p> <p>TDC/KCC Transport Strategy 2018 - will be reviewed as part of the review process</p> <p>Transport for the South East Transport Strategy (2020)</p> <p>East Kent Growth Framework (2017)</p>	<p>The parties will continue to share information and engage on emerging transport modelling, working with KCC and others on evidence for our Local Plans, to determine respective impacts and mitigation solutions where necessary.</p>	<p>Ongoing</p>
<p>Education</p>	<p>CCC Infrastructure Delivery Plan (2019)</p> <p>CCC Infrastructure Draft</p>	<p>The parties will continue to share information and engage on education infrastructure requirements, working with</p>	<p>Ongoing</p>

	<p>Delivery Plan (2024)</p> <p>TDC Infrastructure Delivery Plan (2018 - to be reviewed)</p> <p>KCC School Commissioning Plans</p>	<p>KCC and others, on evidence for our Local Plans to determine respective impacts and mitigation solutions where necessary.</p>	
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Environment

The parties **agree** that recreational impacts could have an adverse impact on the species for which the Thanet Coast SPA has been designated.

Natural England has raised water quality concerns in relation to the Stodmarsh European Site. The parties are working together to understand the geography of this issue and whether it could be a key strategic matter for subsequent SOCG.

<p>Habitats Regulations Issues:</p> <ul style="list-style-type: none"> - Thanet Coast and Sandwich Bay SPA 	<p>CCC's Thanet Coast and Sandwich Bay SPA Strategic Access Management and Monitoring Plan, and appendix (2014)</p> <p>CCC's Thanet Coast & Sandwich Bay SPA Visitor Survey (2014)</p> <p>TDC Strategic Access Management and Monitoring Plan 2016</p> <p>TDC Thanet Coast Mitigation Strategy (2023)</p> <p>CCC & TDC - Thanet Coast &</p>	<p>In developing the mitigation strategy, the parties have engaged and shared information, including with other parties.</p> <p>The two Councils now co-fund (from development contributions) and manage a SAMM project for the coastal areas, now known as Bird Wise East Kent.</p> <p>The parties have agreed to continue with the effective joint strategy.</p>	<p>Agreed May 2021</p>
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	<p>Sandwich Bay SPA bird and visitor surveys (January to February 2019)</p> <p>Bird Wise East Kent Management Plan 2020 – 2025</p> <p>Bird Wise East Kent Annual Report 2020</p>		
<p>- Stodmarsh European protected site</p>	<p>NE Advice Note (2020) and subsequent updates</p> <p>CCC Draft Nutrient Mitigation Strategy (2024)</p>	<p>The parties will continue to work together on the development and delivery of nutrient neutrality mitigation including through the catchment wide strategy.</p> <p>It should be noted that TDC has not received advice from NE in relation to Stodmarsh.</p>	<p>Ongoing</p>

3 Governance arrangements

- 3.1 This SOCG will be published and kept up-to-date by the parties as a record of where agreement has or has not been reached on strategic issues.
- 3.2 The parties will meet to discuss these issues via the East Kent Duty to Co-operate bi-monthly meetings and also via meetings between the two authorities, bringing in other parties where necessary. The SOCG will be updated as changes take place on these strategic issues or where new strategic issues arise.

4 Signatories/declaration

Signed on behalf of Canterbury City Council
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Position:

Date:

Signed on behalf of Thanet District Council
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<i>Adrian Verrall</i>

Position:

Strategic Planning Manager

Date: 8 March 2024
