

# We are looking at the Black Country Plan and want to hear what you think



There is a new plan that is about the Black Country area. It includes Dudley, Sandwell, Walsall and Wolverhampton.



This will tell us where employment and housing need to be better.



This document will tell you the main points in the plan.

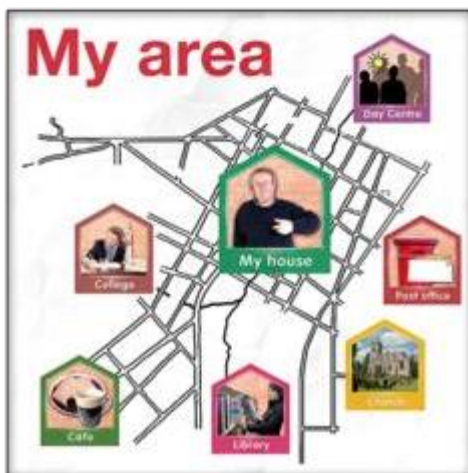
If you want to find out more information, it is on the Black Country Plan website.



# What is a local plan?



All councils must have a local plan.

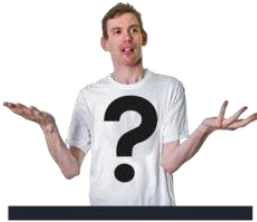


This says how they will look at planning in the area. It includes jobs, housing, shops and other things that may be needed.



The plan also looks to see if more support may be needed in the area. This includes schools, health services, public transport.

# What is the Black Country Plan?



The Black Country Plan will tell us where more housing and employment is needed in the Black Country. The plan is until 2039.



There are main things that need to be included.



New Housing – this includes how much housing we need, where it will be and what type of housing is needed.



Employment Land – How much land is needed for employment and where should it be?



Supporting infrastructure and services – Will we need more services and where will they be?

**Infrastructure is what we need to be healthy and well and to keep the community healthy and well.**



New development – how will we protect and make better our environment that we live in.

# Why are we looking at the plan?



The government says that local plans must be less than five years old. They need to make sure the information they have is useful now.

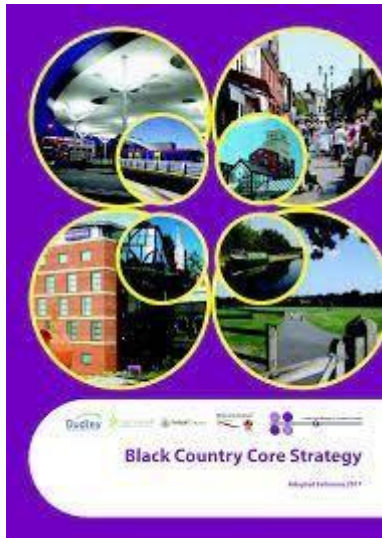


Having a plan helps the local planning team make decisions.



The plan makes sure we have everything we need in the community to support new housing.

# Do we have a plan already?



We have a plan already. It is called the Black Country Core Strategy.



This plan told us what was needed from 2006 to 2026.



The new plan will replace the core strategy and the area action plans. This will happen when the local councillors meet and agree the plan.



# When did we start looking at the plan?



We started looking at the Black Country Plan in 2017.



We spoke to people for eight weeks in July, August and September 2017.



This has supported us to write the draft plan.

# What will be in the plan?



The amount of people and households are getting bigger.



The plan needs to make sure that we have enough homes and places to build.



The government told every council that the number of homes getting built needs to be more. This is in the plan.

# We need to plan for -



How we will make a difference to climate change.

**Climate change is about the environment.**



How we will make healthy and safe places.



How we will protect and make better where we live.



How we will make sure new buildings meet all the rules.



How we will make sure that we have different types of housing to meet people's needs.



How we will make sure our towns are a place we want to go to.



# What the plan says



The plan shows where the new housing will be built. This is the same as the old plan.



The plan shows where businesses can build new places of work.



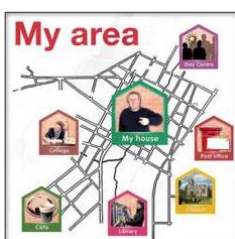
The plan will share how we will make our towns places to live, work, shop and visit.



The plan shows how we will do more re-cycling and make less waste.



The plan shows how we will use sand and gravel in a better way.



The plan will make sure that everyone can get the services they may need in their community. This could be GP's, schools and dentists.

# Where will this happen?



- The **strategic centres** of Wolverhampton city centre.
- Brierley Hill
- West Bromwich
- Walsall

**A strategic centre is a place where the work will happen.**



**Core Regeneration Areas** – this means around town centres and where public transport is.



**Towns and neighbourhood Areas** – this is where there are already houses.

# Why do we need to develop on green belt land?



The green belt area boundaries need to be changed to meet the housing and employment needs.

**Green belt area is where no building has happened or there are rules that you must follow to build there.**



The new boundaries should not be changed in the future.

**A boundary is the line that shows where the area is and goes to.**



The people who build on this land will have to make sure people can still get to the green belt areas that are not getting changed.

# Are we able to build the future housing and employment in the Black Country?



We will not be able to build all the housing and have enough land for business to build.



The government said that areas near and around us must help us. This is called a **Duty to Co-operate**.



We have had some areas agree to do this.

# What does this mean for Sandwell?



In Sandwell we want to build nine thousand one hundred and fifty eight new homes.

We want to have twenty eight hectares of new employment land.

**Employment land is where new business will be built. A hectare is how we measure land.**



We have checked that the changes we make to land will support local nature.



We will be talking to you all about any changes to conservation areas.

**A conservation area is where land is protected by law and change that is not good for the area can be stopped.**



# Where will this happen?



New housing will be built across the area. This includes



Friar Park Area



Dudley Port and Tividale



Grove Lane near the new hospital and in our town centres.

# We will build



Over nine thousand homes will be built.



Twenty eight hectares of land will be used to create business opportunities in Oldbury and Tipton.



About one hundred and seventy houses will be built on the green belt land after the boundary changes.

# What happens next?



You can look at the full plan online at

<https://blackcountryplan.Dudley.gov.uk/t2/p5/>



You can go along and see the plan at



Sandwell Council House  
Freeth Street  
Oldbury  
B69 3DE



Libraries across Sandwell

# Tell us what you think



You can fill in the survey online at

<https://blackcountryplan.Dudley.gov.uk/t2/p5>



Write to us at  
Black Country Plan  
Planning and Regeneration  
4 Ednam Road  
Dudley  
DY1 1HL



At the Council House in Oldbury



If you need support to fill in the form call us on  
0121 569 4249



Or email us at  
[Blackcountryplan@dudley.gov.uk](mailto:Blackcountryplan@dudley.gov.uk)