

Rutland Local Plan: Post Examination Hearings Consultation Overview and Guidance Note

January 2026

What is this consultation?

As part of the ongoing examination of the Rutland Local Plan by an independent Planning Inspector, the Council is now undertaking an additional consultation on **four** documents. These have been prepared to address action points set out in the Council's '[Action Points from Hearing Session' document \(RCC48\)](#) in the Examination Library. They provide additional information and analysis to assist the Inspector in reaching her conclusions on the soundness of the [submitted \(Regulation 19\) Local Plan](#) (SD1a).

1. Rutland Local Plan Supplementary Sites Consultation Document (August 2025) [\[RCC24\]](#)

This document has been prepared by the Council to address, in part, action point 1.04 (and any others) in RCC48. It sets out the assessment, including sustainability criteria and RAG (red, amber, green) ratings of 3 no. sites that, in error, were omitted from the pre-submission site assessments (EV6.1 and EV6.2). It is supplementary to EV6.1 and EV6.2 in the Examination Library.

2. Rutland Local Plan Housing and Employment Site Assessment Report (January 2026) [\[RCC51\]](#) and [RCC51a\]](#)

This document has been prepared by the Council to address action points 1.02, 1.03, 1.04, 1.05, and 8.01 in RCC48. The document includes the assessment and/or reassessment of 73 potential sites, of which there are:

- 63 sites that were discounted at Stage 2a (document EV6.2) based on the preliminary desk top GIS based assessment alone;
- 9 no. sites which had not previously been assessed or where site boundaries have been amended;
- 1 no. site which had been excluded at Stage 1 of the assessment due to the presence of a heritage asset.

The associated sustainability appraisal of these sites is in section c) of the Sustainability Appraisal Report Addendum [\[RCC53\]](#), which is also now also the subject of consultation.

The assessments in this document [\[RCC51 and RCC51a\]](#) are in addition to those in document RCC24.

3. Supplementary Minerals Site Allocation Document (January 2026) [[RCC52](#)]

This document has been prepared by the Council to address action point 13.01 in document RCC48. It sets out a comparative assessment, including sustainability appraisal, of two adjacent sites, Hooby Lane North (STR03) and New Road, Hooby Lane (THI04). It also proposes an additional allocation of the former site (STR03) in Policy MIN5, for the extraction of building stone and crushed rock, and an alternation to Policy MIN5 so that it refers to the allocation of sites for crushed rock as well as building stone.

These changes are proposed because during the Examination in Public, it became clear that the proposed site in Policy MIN5 at New Road, Hooby Lane primarily contained reserves of crushed rock and only limited building stone. To ensure an adequate and flexible long-term supply of both minerals, the site at Hooby Lane North, Stretton (STR03) is now also proposed for allocation in Policy MIN05 for building stone and crushed rock extraction, alongside the New Road site.

The document is an addendum to the Minerals and Waste Site Assessments ([Document EV10.6](#) & [Document EV10.7](#)).

4. Rutland Local Plan Sustainability Appraisal (SA) Report Addendum (December 2025) [[RCC53](#)]

This document has also been prepared by the Council to address action points 1.02, 1.03, 1.04, 1.05, 2.03, 2.04, and 3.04 in document RCC48. It is an addition to the existing suite of SA documents previously submitted to the examination (documents SD3 to SD7 inclusive), which can be found on [the examination library webpage](#).

This new document includes:

- a. An assessment of the sustainability of the plan's proposed overall level of housing growth of 123 dwellings per annum (dpa), and the assessment of higher growth levels of 160 dpa and 210 dpa;
- b. A refresh of the SA of the growth strategy options, that takes account of updated housing supply data. It presents an appraisal of the preferred strategy set out in the submitted plan, and also sets out three alternative sub-options for the spatial delivery of growth with a new settlement or sustainable urban extension (SUE) - at Oakham South for up to 1000 dwellings, Woolfox (up to 1000 dwellings) and for up to 500 dwellings at Edith Weston/St. Georges Barracks;
- c. An overview of the reasons for selecting the preferred plan strategy; and
- d. Updated sustainability site assessments for 13 sites: nine (9 no.) sites which had either not previously been assessed or have amended site boundaries, one (1 no.) site is the potential Oakham sustainable urban extension and three (3 no.) sites which were the subject of document RCC24 (the sustainability site assessment for each of these 3 sites appears in both RCC24 and in this document).

Where can I find these documents?

You can access the documents via the links in the text above, or they can be found under 'Council documents' in the 'Post submission documents' section of the [Rutland Local Plan Examination Library](#).

If you cannot access the documents this way, there will be a paper copy of all the consultation documents available for inspection at the Council Offices. For any other alternatives, please contact the Planning Policy team via the contact details at the end of this note.

When and how can I comment?

The consultation opens on Monday 5th January 2026 and closes at 5pm on Monday 16th February 2026.

Comments are limited to those that are directly related to the content of the consultation documents. *To assist with the efficient running of the examination, please indicate in your responses which document(s) you are commenting on, and where you can, the specific paragraph/pages your comments relate to.*

Comments on the content of the documents are invited from all interested parties and should be submitted to the Council online via localplan@rutland.gov.uk, or can be posted to the Council, using the address set out below.

What will happen next?

If you submit comments within the consultation period outlined above, the Council will acknowledge receipt of your comments.

All the comments received that relate to the consultation documents will be forwarded to the Planning Inspector for her consideration as part of the Rutland Local Plan Examination. All the comments received will also be published in the Rutland Local Plan Examination Library.

The Inspector will not consider any comments received by the Council after the close of the consultation period, nor will any comments be considered that are not related to the documents in this consultation.

Further Information

Please contact the Planning Policy team if you have any further questions or queries about the consultation:

E-mail: localplan@rutland.gov.uk

Tel: 01572 720902

Post: R. Ranson, Head of Planning, Rutland County Council, Catmose, Oakham LE15 6HP

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