

How can we make the borough a better place to live, work and play?

Where should new houses and jobs go? How many do we need?

How do we improve the environment?

How do you think we should plan for growth and development in the borough up to 2026?



# “An important chance to have your say on the borough’s future”

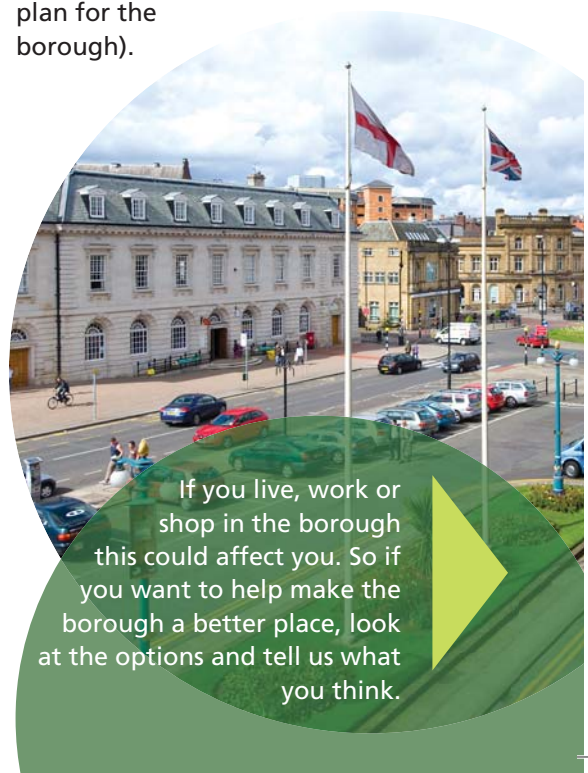
**We’ve been thinking about the issues above in preparing our core strategy, which is part of a new long-term plan for the borough. We now want to know what you think of our ideas.**

You have until **7 December 2009** to tell us before we prepare our proposed final version of the plan.

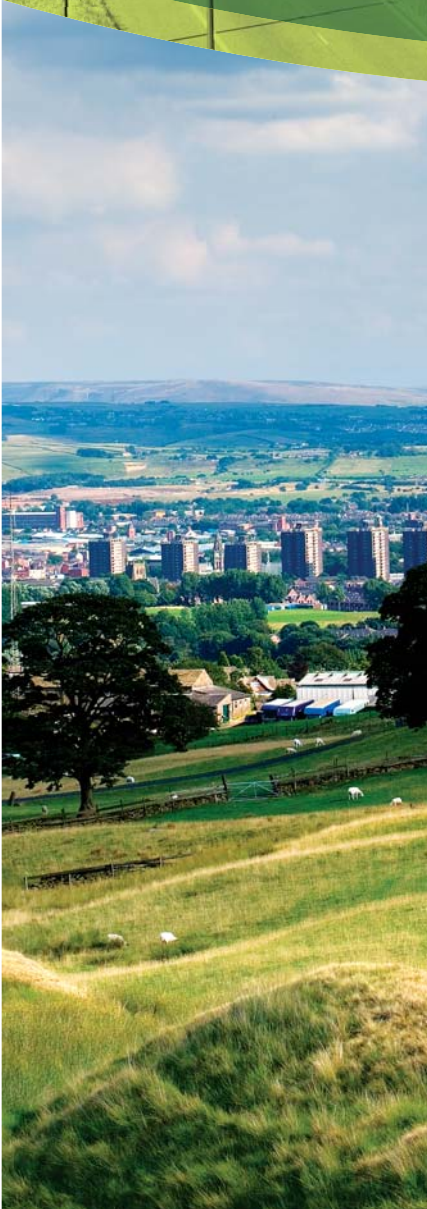
Last year we asked you what you thought the big issues in planning the borough’s future were, and your ideas to tackle them. We also set out some options to address these issues - including how many new houses and jobs are needed and where they could go, how to improve town centres and the image of the borough, how to protect the environment, and so on.

We’ve listened to what you said and prepared our preferred options for the core strategy. This has draft (not final) ideas and policies. You’ll find some of our ideas, and details of how to look at and comment on the full report, over the next three pages.

The final policies will form our core strategy – a key part of the local development framework (our long-term development plan for the borough).



If you live, work or shop in the borough this could affect you. So if you want to help make the borough a better place, look at the options and tell us what you think.





## Our plan objectives are:

- Achieving a more prosperous economy.
- Creating successful and healthy communities.
- Improving design, image and quality of place.
- Tackling climate change and conserving natural resources.
- Improving accessibility and delivering sustainable transport.



## Heywood:

- Economic growth corridor in south Heywood covering existing employment areas, with release of some land in Green Belt to provide for more jobs, houses and a new local centre.
- New link road from Pilsforth Road to the M62 to improve access for industrial traffic and reduce traffic elsewhere.
- Continue to improve central Heywood with better housing and redevelopment of run down sites.
- Improve Heywood Town Centre with more and better shops, improved facilities and environment.
- Extend the East Lancs Railway to Castleton for public transport and as a tourist attraction.
- Improve routes to, and use of the Roch and Ashworth Valleys.



## Middleton:

- Review currently protected open land, north of Langley Lane and next to Bowlee Park, to assess its potential for long term development to regenerate Langley.
- Review protected open land at Rhodes Green and land north of St Anne's Academy, to assess potential for inclusion within the Green Belt.
- Continue housing led regeneration in Langley and promote future regeneration in East Middleton, including the Mills Hill area.
- Enhance and promote the heritage area north of the town centre.
- Expand regeneration of the town centre to redevelop run down sites, expand uses and secure more jobs.

## Restrict development in the north

- Focus new development on sites and areas most in need of improvement.
- Protect and promote the rural character and make better use of the countryside.
- Restrict most forms of development outside the urban area.

- Why?
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  - characte
  - Value of recreatio



### Key

- |                             |                           |
|-----------------------------|---------------------------|
| ■ ■ ■ ■ North / South Zones | ● ● ● Proposed Metrolink  |
| ▨ Pennine Rural Fringe      | — Rochdale Canal Corridor |
| ● Town Centres              | — River Roch Corridor     |
| — Motorway                  | ■ Urban Area              |
| —+— Railway                 | ■ Green Belt              |
| ▨ Economic Growth Corridors | — Township Boundaries     |
| ▨ Housing Led Regeneration  |                           |

er opportunities for development and less  
ssible than south.

the sites and areas still need regenerating.  
The landscape and townscape has distinct  
character.

Use of countryside for image, farming,  
recreation, tourism, ecology and wildlife.



## Rochdale:

- Regeneration of Rochdale Town Centre a priority, with new shops, offices, public spaces and better public transport.
- The Rochdale Town Centre Masterplan sets out an ambitious vision and ideas for the centre which our strategy will support. See separate consultation on our website and in Local Matters.
- Continue focus on housing led regeneration in inner Rochdale (around the town centre, East Central Rochdale, Milkstone, Deeplish and Newbold) and Kirkholt.
- Economic growth corridor, linking the town centre, Rochdale station, Canal Basin, Oldham Road and Kingsway, to be a focus for regeneration and major employment growth.
- Rochdale Station area to be developed as major gateway with metrolink stop, park and ride, and mixed use development.
- Focus new jobs, development and environmental improvements in Sudden to Castleton economic growth corridor.
- Focus on north Rochdale Pennine Gateway for promotion of sustainable tourism.



## Pennines:

- Protect Green Belt and land outside the urban area.
- Promote South Pennine Gateway and expand sustainable tourism.
- Regenerate canalside sites (Ealees, Durn and Akzo), promote countryside and water features.
- Promote Littleborough town centre as a key service centre for Pennine Gateway.
- Promote development opportunities in Milnrow / Newhey along metrolink corridor; enhance gateway to motorway and links to countryside.

## Focus development in the south

- Focus on south Rochdale, south Pennines, Middleton and Heywood.
- Give priority to existing regeneration areas and schemes.
- Extend regeneration to cover East Middleton, Sudden to Castleton and central Rochdale.
- Priority for transport improvement.
- Allow some development outside the urban area.

### Why?

- More land and opportunities for development.
- More accessible to GM and motorways, better public transport facilities.
- Development can help improve the built up area and image.
- This is where more, and better, housing and jobs are needed.

## Key actions across the borough:

- Improve the image of the borough focussing on town centres, along main roads and at gateways.
- Make more of the River Roch as a feature and asset.
- Make development more sustainable (e.g. reduce flood risk and use of energy).
- Improve public transport and road links.
- Improve the Canal corridor with attractive canal side developments.



“ Please tell us what ideas you like and don't like ”



## We want to know what you think of:

- Our vision and objectives for the borough and the townships. What do you want the borough to be like in 2026?
- Our spatial strategy. Where should development go and not go? What needs to be improved? (e.g. transport, town centres, open space and countryside etc)
- The areas and sites we've suggested for development. Do you agree with them?
- Our policies to improve housing, jobs, transport, town centres, tackle climate change and conserve the environment. Will they make the borough a better place? Have you any other ideas?

## How can I find out more?

You can look at the full preferred options report and its supporting documents:

- online at [www.rochdale.gov.uk/yourviews](http://www.rochdale.gov.uk/yourviews)
- at all Council Customer Service Centres and libraries, or
- at the Planning Reception, Floor 1, Telegraph House, Baillie Street, Rochdale

You can talk to us on the helpline  
**01706 924210**  
Tell us what you think by  
**7 December 2009**

## Making your comments couldn't be easier.

- **You can comment online at [www.rochdale.gov.uk/yourviews](http://www.rochdale.gov.uk/yourviews)**  
You will need to register so that we have your details, but this is easy! You can then comment on different parts of the document. Once we've reviewed your comments we'll make them public, publishing only your name against them. You can see what others have said and we can e-mail you about progress.
- **You can e-mail us at [ldf.consultation@rochdale.gov.uk](mailto:ldf.consultation@rochdale.gov.uk)**
- **You can write to us at Strategic Planning Service, Rochdale Borough Council, Telegraph House, OL16 1JH**  
If you write or e-mail please tell us your contact details and which part of the document you are commenting on. We will then put all your comments on the website, without your personal details, as above.
- **Come to a public meeting**  
You can tell us what you think at our Township meetings (see below). At the meetings we will explain our ideas and you'll be able to discuss them in groups, plus we can answer your questions.

## Public Meeting Dates

- 3 November 2009, 7-9pm, Heywood Civic Centre, Church Street
- 4 November 2009, 7-9pm, Touchstones, The Esplanade, Rochdale
- 9 November 2009, 7-9pm, Middleton Arena, Corporation Street
- 10 November 2009, 7-9pm, Rochdale Town Hall

## Look out for the next stage

We'll use your comments to help us finalise our core strategy. We plan to publish a draft final version around March 2010. You'll then be able to comment on it before we submit it to the government. They'll appoint an independent inspector to examine it and consider any objections, before deciding if it should be approved.

If you want this information in large print, Braille, audio or in another language call **01706 924210**.

