

**WRITTEN QUESTION TO THE MINISTER FOR THE ENVIRONMENT
BY DEPUTY I. GARDINER OF ST. HELIER
QUESTION SUBMITTED ON MONDAY 24th JANUARY 2022
ANSWER TO BE TABLED ON MONDAY 31st JANUARY 2022**

Question

“Will the Minister advise how the public interest test (as identified within the Bridging Island Plan) will be applied in relation to the Our Hospital project planning application; and will he further advise how this will be assessed?”

Answer

All planning applications are assessed and determined in the public interest on the basis that they are required to be assessed against the Island Plan which is deemed, by law, to be ‘*a development plan that provides for the orderly, comprehensive and sustainable development of land in a manner that best serves the interests of the community*’ (emphasis added).

The Island Plan provides a policy framework that enables the Our Hospital project planning application to be assessed. In so doing, the plan needs to be considered as a whole, and where Island Plan policies are relevant to the determination of a planning application they, together with any other material considerations, must be taken into account. This is clearly stated in the preamble to Policy CI3 – Our Hospital and associated sites and infrastructure in the Draft Bridging Island Plan: ‘*The development of the Our Hospital site should be guided by the Minister for the Environment’s published supplementary planning guidance, and all other relevant policies of the Island Plan and any other material considerations.*’ (p.230, Draft Bridging Island Plan).

In the event that the Our Hospital project planning application is determined under the new Island Plan - subject to it and its constituent policies being amended and approved by the States Assembly - there is a specific policy for the Our Hospital proposal.

Policy CI3 – Our Hospital and associated sites and infrastructure

Proposals for the development of the new hospital within the designated ‘Our Hospital development site’ will be afforded the highest level of priority, and will be supported where:

- a. the proposal is not considered to cause serious, unacceptable harm to the character and amenity of the wider area or neighbouring uses;
- b. it has been demonstrated that the proposed development represents the best design option relative to the needs of the hospital and the land available; and,
- c. the proposal includes details of all necessary mitigation and/or compensatory measures that are required to manage the impact of the development, as far as reasonably practicable.

Proposals for the alternative use of land designated as part of the ‘Our Hospital development site’ will not be supported.

Proposals for associated infrastructure and relocation of existing services, where these are necessary to enable the delivery of the hospital but will be outside of the site approved by the States Assembly, may be considered as enabling and linked development and their delivery secured by planning obligation agreement, as appropriate and necessary.

As stated above, the proposal would fall to be assessed against this and any other relevant planning policies.