

Report to Cabinet

Subject: Authority Monitoring Report April 2017 – March 2018

Date: 10th January 2019

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Wards Affected

Borough Wide

Purpose

This report is to inform members of Gedling Borough Council's Authority Monitoring Report April 2017 – March 2018.

Key Decision

This is not a Key Decision.

Background

The Authority Monitoring Report is prepared annually and the updated version covers the period 1 April 2017 to 31 March 2018.

The monitoring report contains information on the implementation of the Local Development Scheme and the extent to which the policies are being successfully implemented. The report also provides a baseline of information for the Borough.

The updated Authority Monitoring Report is attached as **Appendix A**. The key points are:-

- The Aligned Core Strategy (Part 1 Local Plan) was prepared by Gedling Borough, Broxtowe Borough and Nottingham City Councils and was adopted in September 2014. This replaced some of the policies in the Replacement Local Plan.

- During the monitoring period the Gedling Borough Local Planning Document (Part 2 Local Plan) was under formal examination. Outside of the monitoring period the Local Planning Document was adopted in July 2018 and superseded the remaining policies of the Replacement Local Plan (2005).
- There are four neighbourhood areas (for the purpose of neighbourhood planning) in Gedling Borough. The Calverton Neighbourhood Plan was approved by referendum (November 2017). Outside of the monitoring period the Papplewick Neighbourhood Plan (July 2018) and the Burton Joyce Neighbourhood Plan (November 2018) were also approved by referendum. The Linby Neighbourhood Plan is under preparation.
- The Community Infrastructure Levy Charging Schedule has been in place since October 2015. In the monitoring period from 1st April 2017 to 31st March 2018, £417,212.34 of CIL receipts were collected from CIL Liable developments.
- The population mid-2017 estimate is 117,100 adding 3,557 individuals since the 2011 Census. The 2011 Census shows that the Borough has an ageing population with residents who are over 65 representing 20.7% of the overall resident population. According to the 2011 Census, 8.9% of Gedling's population are from a 'Black and Minority Ethnic' group. This has risen from 5.2% recorded in 2001.

The findings of the indicators as set out in the Aligned Core Strategy are as follows:

Climate Change (targets set by Policy 1 of the Aligned Core Strategy)

Target	Comment
To reduce per capita carbon dioxide emissions and increase renewable power generation	Per capita carbon dioxide emissions figure has decreased from 4.57 t CO ₂ in 2011 to 3.76 in 2016.
Zero planning permissions contrary to Environment Agency advice on flooding	None.
Increase the number of Sustainable Drainage Systems	All large developments granted permission have either incorporated Sustainable Drainage Systems or a condition was attached in the decision requesting details for the disposal of surface water to be approved before commencement of the development.

Natural Environment (targets set by Policies 3, 16 and 17 of the Aligned Core Strategy)

Target	Comment
Release Green Belt land in line with the needs set out in the Aligned Core Strategy	During the monitoring period, no area of land was removed from the Green Belt.
Increase quality of open space	Green Flag awarded for Arnot Hill Park and Gedling Country Park. Green Flag not retained in 2018 for Burton Road Jubilee Park.
Increase the percentage of population with access to Green Infrastructure assets	Indicators to be set locally.
Retain areas of biodiversity importance	Increase in area of Local Wildlife Site designation from 1,198ha in 2011 to 1,272ha in 2018.
Improve management of biodiversity sites	Total area of Local Wildlife Sites under positive conservation management has decreased from 35.3 % in 2011/12 to 27.8% in 2016/17.
Designation of and thereafter maintain or improve condition of Special Protection Area	Decision on designation of Special Protection Area is awaited.

Historic Environment (targets set by Policy 11 of the Aligned Core Strategy)

Target	Comment
Decrease number of heritage assets at risk	4 assets included on the Heritage at Risk register (2017).
Increase the number of Conservation Area Appraisals.	Conservation Area Appraisals have been completed for Bestwood Village, Calverton, Lambley, Linby, Papplewick and Woodborough.

Housing (targets set by Policies 2 and 8 of the Aligned Core Strategy)

Target	Comment
Delivery of 7,250 new homes between 2011 and 2028	1,743 new homes built between 2011 and 2018.

5 year (with additional buffer of 5% or 20% as appropriate) supply of deliverable housing sites	During the monitoring period the Council did not have a five year land supply. Outside the monitoring period following the adoption of the Local Planning Document in July 2018 the Council was able to demonstrate a five year land supply (5.10 years).
Maintain an appropriate mix of house type, size and tenure	Since 1 April 2011, the highest proportion of new build homes completed was for four or more bedroom houses followed by three bedroom houses, two bedroom houses and two bedroom flats.
Provision of 1,450 affordable housing in Gedling Borough between 2011 and 2028	293 affordable homes built between 2011 and 2019.

Gypsies, Travellers and Travelling Showpeople (target set by Policy 9 of the Aligned Core Strategy)

Target	Comment
To meet the needs of Gypsies, Travellers and Travelling Show people	The South Nottinghamshire Gypsy and Traveller Accommodation Assessment (January 2016) indicates that 3 additional pitches are required in Gedling Borough up to 2029. The Local Planning Document Policy LPD 38 commits to identifying a site by 2019.

Regeneration (target set by Policy 7 of the Aligned Core Strategy)

Target	Comment
To deliver the Gedling Colliery/Chase Farm site promoted in Policy 7	The site is allocated for residential development (1,055 homes) and mixed-use employment development (5 hectares) in the Local Planning Document. Planning permission for the Gedling Access Road granted in December 2014. Outline planning permission for residential development granted in March 2017. Construction of homes on the site commenced in July 2017 and completions are ongoing. The Council granted planning permission outside of the monitoring period for mixed-use

	employment on the employment allocation.
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Employment (targets set by Policy 4 of the Aligned Core Strategy)

Target	Comment
Strengthen and diversify the economy and create new jobs	Highest proportion of Gedling's residents in employment have occupations in the 'Managers and Senior Officials', 'Professional Occupations' and 'Associate professional and technical' occupations in 2017/18.
Develop 23,000 sqm of office space	9,630 sqm of office floorspace (over the 1,000 sqm or 1 ha threshold) noted as being completed in 2017/18 using Building Control records.
Maintain a minimum amount of industrial and warehouse supply	Teal Close site has outline planning permission for 7ha of mixed employment land and Colwick Quays has permission for 3,200sqm floorspace.
Develop 10 hectares of industrial and warehouse uses	7,800 sqm of industrial/warehouse floorspace (over the 1,000 sqm or 1 ha threshold) noted as being completed in 2017/18 using Building Control records.
Improve skill levels of the working age population	Proportion of working age residents within the Borough qualified to NVQ 2 and above was 81.1 per cent in 2017.
Delivery of strategic sites	Teal Close site has planning permission for up to 18,000 square metres of employment uses. No progress has been made regarding employment uses on the Top Wighay Farm. The Council granted planning permission outside of the monitoring period for mixed-use employment on the employment allocation at the Gedling Colliery/Chase Farm site.

Retail and Town Centre Uses (target set by Policy 6 of the Aligned Core Strategy)

Target	Comment
Maintain or improve the vitality and	Percentages of the diversity of uses

viability of the centres within the plan area	in Town Centre, District Centre and Local Centres show the majority of the units are A1 retail. No B1 office development (over the 1,000 sqm or 1 ha threshold) built in Arnold town centre during 2017/18.
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Community Facilities and Services (targets set by Policy 12 of the Aligned Core Strategy)

Target	Comment
Improve accessibility from residential development to key community facilities and services	Majority of the large residential developments have access to services and facilities by public transport, walking and cycling within 30 minutes travel time.
Improvements in health	Life expectancy within the Borough for the period 2013-15 was 79.4 years for males and 83.6 years for females.

Design and Local Identity (target set by Policy 10 of the Aligned Core Strategy)

Target	Comment
Improve the standards of design	Indicators to be set locally.

Transport (targets set by Policy 14 of the Aligned Core Strategy)

Target	Comment
Increase modal shift towards public transport, walking and cycling	In 2017, 93 per cent of households within Gedling Borough have access to hourly or better daytime bus service to town, district or City Centre (based on August 2015 data). The number of cycling trips has increased by 8.4 % between 2010 and 2017. Rail and Bus service use has generally increased compared with the previous year.
Increase the number of developments supported by travel plans	No travel plans were signed in the monitoring period.

Historically AMR's have been published at the end of the calendar year, to tie in with the deadline for Annual Monitoring Reports when first required under the Planning and Compulsory Purchase Act 2004 in accordance with the Town and Country Planning (Local Development) (England) Regulations 2004. The intention is that future AMRs will be published earlier in the year so that they are available

more promptly following the end of the financial year. Precise timings will depend on the availability of data. However, the next AMR covering the period April 2018 – March 2019 will monitor the Local Planning Document which was adopted in July 2018. Work is ongoing to set up the new monitoring systems for the Local Planning Document policies and this may influence the timing of the 2019 report.

Proposal

To ask Cabinet to note the content of the Authority Monitoring Report April 2017 – March 2018.

Alternative Options

Not to produce an Authority Monitoring Report. Regulation 34 of the Town and Country Planning (Local Planning)(England) Regulations 2012 require local planning authorities to produce a monitoring report. The report contains information on the implementation of the Local Development Scheme and the extent to which the policies are being successfully implemented.

Financial Implications

Implications for officer time for monitoring indicators in the Aligned Core Strategy and Local Planning Document which is contained within existing budgets.

Appendices

Appendix A – Gedling Borough's Authority Monitoring Report April 2017 – March 2018.

Background Papers

None.

Recommendation(s)

That Cabinet notes the content of the Authority Monitoring Report April 2017 – March 2018.

Reasons for Recommendations

To raise awareness of the Authority Monitoring Report.