

Committee: Local Plan Working Group

Agenda Item

Date: 7 February 2014

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Title: Annual Monitoring Report

Author: Hannah Hayden, Planning Officer

Key decision: No

Summary

1. Local Planning Authorities must produce a Monitoring Report to show if they are achieving their aims. The 2013 Monitoring Report has now been prepared and will be available on the Council's website.
2. The 2013 Report covers the period from April 2012 to March 2013 and is attached as an appendix to this report and will be published on the Council's website.

Recommendations

3. For information

Financial Implications

4. None:

Background Papers

5. The following papers were referred to by the author in preparation of this report and are available for inspection from the author of the report.

Residential Land Availability Survey (ECC 2013)
Non-residential Land Availability Survey (ECC 2013)

Impact

- 6.

Communication/Consultation	Will be made available on website
Community Safety	N/A
Equalities	N/A
Health and Safety	N/A
Human Rights/Legal Implications	N/A
Sustainability	N/A
Ward-specific impacts	All

Workforce/Workplace	N/A
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Situation

7. Below are some key findings from the 2013 Monitoring Report for Uttlesford. More detailed information can be found in the Report.

8. Employment

897sqm of employment floorspace were completed during the year. 749sqm was B8 storage and distribution and 148sqm was B1c Light industry.

9. Retail

No new retail floorspace was provided within town centres.

10. Housing

An additional 614 dwellings were built during the year. Of these, 122 were affordable homes of which 83 were social rent and 39 intermediate housing. 69% of the gross completions were on brownfield sites. 45% of housing completions were built at a density of over 30 dwellings per hectare. According to ECC monitoring at least 92% of the houses built are within 30 minutes public transport of a hospital; GP, primary school and secondary school, area of employment and major retail centre. This does not take into account the frequency of public transport.

As of January 2013 there were 36 authorised gypsy and traveller sites.

11. Environment

The Environment Agency initially raised objection to 5 applications on the grounds of unsatisfactory Flood Risk Assessment or sequential test not being demonstrated. In 3 cases the objections were overcome, 1 application was refused and another withdrawn.

12. Adopted Planning Policies

The Monitoring Report also monitors the success of the adopted planning policies. For the majority of policies the measure of their success is that there have been no departures from the plan. However, a number of policies have not been monitored for 2012-13. Once the new Local Plan has been adopted there will be new indicators of policy performance which will be monitored and reported.

Risk Analysis

Risk	Likelihood	Impact	Mitigating actions
Not all policies have met their	2. some risk or impact		Consider planning application in the light of national

target.			guidance. Draft new policies in the light of past experience.
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1 = Little or no risk or impact

2 = Some risk or impact – action may be necessary.

3 = Significant risk or impact – action required

4 = Near certainty of risk occurring, catastrophic effect or failure of project.