



Uttlesford District Council

Chief Executive: Peter Holt

Local Plan Leadership Group Remote Meeting

Date: Wednesday, 9th March, 2022

Time: 7.00 pm

Venue: Zoom

Chair: Councillor G Bagnall

Members: Councillors M Caton, R Freeman, M Lemon, B Light, J Lodge,
S Merifield, R Pavitt (Vice-Chair), N Reeve, M Sutton and M Tayler

Public Participation

At the start of the meeting there will be an opportunity for up to 10 members of the public to ask questions and make statements subject to having given notice by 2pm the working day before the meeting. Each speaker will have 4 minutes to make their statement. Please write to committee@uttlesford.gov.uk to register your intention to speak with Democratic Services.

Public speakers will be offered the opportunity for an officer to read out their questions or statement at the meeting, or to attend the meeting over Zoom to readout their questions or statement themselves

Members of the public who would like to watch the meeting live can do so [here](#). The broadcast will be made available as soon as the meeting begins.

AGENDA

PART 1

Open to Public and Press

- 1 Apologies for Absence and Declarations of Interest**
To receive any apologies and declarations of interest.
- 2 Minutes of the Previous Meeting** 4 - 9
To consider the minutes of the previous meeting.
- 3 Settlement Hierarchy paper** 10 - 21
To note the Settlement Hierarchy Paper.
- 4 Culture, Creativity and the Arts Evidence Base** 22 - 145
To note the Culture, Creativity and the Arts Evidence Base.
- 5 Motion to Council on an Evaluation Framework for the Local Plan – discussion paper** 146 - 148
To consider the Motion to Council on an Evaluation Framework for the Local Plan.
- 6 First Homes Planning Advisory Note** 149 - 156
To note the First Homes Planning Advisory Note.
- 7 Authority Monitoring Report** 157 - 299
To note the Authority Monitoring Report.

For information about this meeting please contact Democratic Services

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Agenda Item 2 Public Document Pack

LOCAL PLAN LEADERSHIP GROUP held on ZOOM on WEDNESDAY, 9 FEBRUARY 2022 at 7.00 pm

Present: Councillor G Bagnall (Chair)
Councillors M Caton, R Freeman, M Lemon, B Light, J Lodge,
S Merifield, R Pavitt, N Reeve, M Sutton and M Tayler

Officers in attendance: T Coleman (Interim Director of Planning), C Edwards (Democratic Services Officer), J Hill (Local Plan and New Communities Senior Planning Policy Officer) and S Miles (Local Plan and New Communities Manager).

Also present: R Wise and A Heinrich (National Farming Union, NFU)

1 **APOLOGIES FOR ABSENCE AND DECLARATIONS OF INTEREST**

There were no apologies for absence or declarations of interest.

2 **MINUTES OF THE PREVIOUS MEETING**

The minutes of the meeting held on 29 November 2021 were approved.

Councillor Light requested that the statistics due from the last meeting regarding Chesterford Retail Park (CRP) were provided. The Local Plan and New Communities Manager apologised and said he would circulate the details.

3 **AGRICULTURAL ISSUES FOR CONSIDERATION IN THE LOCAL PLAN**

Rob Wise, NFU East Anglia Environment Advisor and Alastair Heinrich, NFU Graduate Trainee presented their report on the current legislation affecting agriculture and how farming businesses were changing.

In response to questions from Councillor Pavitt, Mr Wise said that there was some disconnect between the Agricultural and Environment acts. He said the development of Environmental Land Management Scheme (ELMS) and the nature recovery component of the Environment act were on different timescales and the local development of the nature recovery package had been devolved to County Council level, but they did not necessarily have the expertise.

He said that there was an opportunity to protect chalk streams through legislation in terms of buffering and what is allowed to go into the streams. He said the main issue was the flow of water and its availability, agriculture was a major user, but most came from domestic use and the growth of developments put a strain on the water supply.

He said that this could be addressed by extraction licences to limit how much water is taken out of chalk streams and in the longer term a plan to build two major reservoirs to feed into the water ways.

Councillor Pavitt said he remained concerned that there was not an appropriate solution for the East of England as reservoirs were dependant on rain fall and this quantity of rainwater could cause a problem to the alkaline nature of the streams.

In response to a question from Councillor Merifield, Mr Heinrich said the land would continue to trap and store carbon whilst the solar panels were in place and as long as there was an adequate removal plan it could be returned to agricultural use once they had been removed.

Councillor Light said that farmers and growers could support the community by using their expertise to encourage Country Farm Parks, Urban Parks, and the use of small spaces to grow food.

She said that the district should consider the utilisation of agricultural space to feed into the building industry using local materials for developments, for example wood, sheep's wool and hemp to reduce the carbon footprint.

She said the Local Plan would benefit from Agri research at the Chesterford Retail Park.

Mr Wise said that he would be pleased to link Local Authorities with local farmers to create stronger relationships and to share expertise. He said it was important to incorporate into building codes requirements for net zero targets in construction standards, in order to encourage this sort of utilisation of the land for different purposes. He said the Local Authority needed to take steps to enable Agri research.

Councillor Tayler said this highlighted the tensions of land use, for food, energy and other uses, which took land away from the production of food and could have a negative impact for residents and tourism. He asked how the Local Plan could help farmers to make the right choices of land use for themselves and for residents.

Mr Wise said that farmers were moving away from artificial pesticides due to productivity, environmental and net zero reasons. He said there was always a balance when changing the use of land, and it needed to be a local discussion to get the right balance.

It was agreed that the presentation would be circulated to Members.

The Chair thanked Mr Wise and Mr Heinrich for their presentation and said it would be interesting to see how farmers and residents could help each other.

RETAIL CAPACITY STUDY

The Local Plan and New Communities Manager presented the report.

He said that this was another piece of evidence to inform the emerging Local Plan. The study examined the latest retail trends and incorporated a series of health-checks across the district, which included a household telephone survey. The survey enabled a detailed assessment of current shopping patterns, and an assessment of the strengths and weaknesses of each centre.

He said the report identified some issues particularly in Saffron Walden where there had been a move away from town centre destinations to out of centre destinations.

He said that there was limited capacity for new convenience shopping and said that the Council might wish to consider an additional food store in Great Dunmow to meet this identified need. He said that applicants would still be required to provide justification for the impact of any proposals on existing centres in line with both local and national guidance.

He said the Study found very limited capacity for new comparison shopping policy and finally made a series of recommendations.

In response to a question from Councillor Lodge, the Local Plan and New Communities Manager said that the fire station, laundry site and Emson Close/Rose and Crown Walk sites would be looked at to see if they could address the issues identified in the report and noted that it would be difficult to achieve but potentially very important.

There was discussion about a particular site in Dunmow that had been considered in the past for use as a convenience store. It was agreed that this would be passed onto the Local Plan and New Communities Manager outside of the meeting. He said that if a site could be identified then it should be in the regulation 18 report or something to state what progress had been made.

In response to a question from Councillor Reeve, the Local Plan and New Communities Manager said that that he was beginning to bring evidence together from the various reports and drafting policies for the Local Plan that would be brought before members in April.

The Chair said that if the NFU had standard templates for policies, for instance regarding the decommissioning of solar farms, could these be used rather than writing policies from scratch.

Councillor Caton asked if there would be another study after the development strategy had been finalised. He was concerned that there was no mention in the retail study of Stansted which lacked both convenience and comparison shopping. He said that if there was going to be an increase in development in that part of the district the strategy would need to be reviewed again to avoid the increase in car journeys to other areas including Bishops Stortford.

The Local Plan and New Communities Manager agreed and said that the implications of the planned developments in terms of jobs, retail etc, would need to be reviewed.

5 **INFRASTRUCTURE DELIVERY PLAN - BASELINE REPORT**

The Local Plan and New Communities Manager presented the report, he said that it looked at the existing infrastructure in and around the district.

He said the main issues in the report were on page 249 and highlighted the following: -

- The rural nature of the district led to more private car journeys and the Local Plan needed to identify alternatives where possible.
- Neighbouring plans, growth corridors and plans from other Infrastructure providers should be considered in and around the district.
- There was significant pressure on education especially at a Primary level.
- The lack of alternative open spaces put pressure on Hatfield Forest.
- There was a need to provide for net biodiversity gain.
- GP practices were at capacity.
- The need to assist water providers to plan for their developments in a water stressed area.
- Increase in electricity use – especially in terms of electric cars.

He said the next Infrastructure Delivery Plan (IDP) would look at the need for, and timing of new infrastructure provision and funding strategies as the Local Plan developed.

In response to a question from the Chair, the Interim Director of Planning said that the growth of GP practices and schools would be dependent on the policies put in place. She said that in other areas GP practices were forming larger combined practices and super surgeries. She said that there would need to be an understanding of what GP surgeries needed in this district.

Councillor Tayler said the situation with GP surgeries was complicated. He said that they grew slowly but if there was a larger number of new residents there would be a need for new practices. He said there was also a shortage of doctors, nurses, and GPs.

Councillor Tayler said that the comments made in the report about the need for cycling infrastructure within the district, did not consider the rural nature of the roads which were narrow, and cars drove fast making it dangerous to cycle. He said there was not an easy answer.

Councillor Lodge said there was an error on the base inventory which still listed the Friends School sports hall and swimming pool which no longer existed and needed to be brought up to date.

He said there was already spatial strategy work going on within the Council and the Local Plan team needed to be involved.

Members were concerned that there was no planned increase to capacity of secondary schools within the report and Essex County Council's 10 year plan.

The Interim Director of Planning said that until a Local Plan was in place there would not be provision made in these plans.

Councillor Caton said that he thought there needed to be some reality checking he raised the following points: -

- The report said that Thaxted and Stansted libraries were closing but due to the public response this had been put off for at least 5 years.
- Addenbrookes Hospital was mentioned but not Princess Alexander or Broomfields.
- Stansted Surgeries now included the Stortford Fields development in Bishops Stortford. The health care provisions were not necessarily within one district.

Councillor Freeman said the Local Plan needed to be flexible, and he did not think this document provided a suitable infrastructure strategy.

The Local Plan and New Communities Manager asked for Members to pass on factual errors within the report.

The Interim Director of Planning said that new development could not put right past problems and developers could only be asked to contribute to current relevant issues.

She said that the lack of a Local Plan meant that the Council was not included in any forward programmes for water, education etc and there was a substantial backlog of issues. She said the IDP looked at all infrastructure and once sites were identified it would consider the impact and infrastructure required. This would establish what developers would pay for and what would come forward through Strategic Industrial Locations (SIL). The remaining infrastructure projects would need to be paid for in other ways through applying for government funding.

She said that although the Local Plan set out the allocation of suitable sites for development, the applicant would still need to demonstrate it could be delivered without adverse impact to the infrastructure of the area.

She said the IDP needed to identify everything and determine what was expected from developers, enabling them to know exactly what had to be paid for when buying from the land promoter.

The Chair said that there was a legacy of not having a Local Plan. He said there needed to be session to discuss this further as the Local Plan developed.

The Local Plan and New Communities Manager said the IDP was a baseline picture of the existing situation, once sites were confirmed it would be clearer what was expected in terms of infrastructure.

SHOPFRONT DESIGN GUIDE REPORT

The Local Plan and New Communities Manager presented the report. He asked for Member's endorsement of the guide as a material consideration to support planning decisions.

He said the report was part of a series of documents on design guidance to improve the design of new developments in the district. The guide would apply to developments relating to the design of, and alteration to, existing shop fronts and commercial signage in the district.

In response to comments from Councillor Freeman, the Local Plan and New Communities Manager said that there would be opportunities to change the document and a consultation process would take place before it was adopted. The particular timing of the report was to support Saffron Walden Town Council's neighbourhood plan.

The Chair said that as the design guide supported Saffron Walden's neighbourhood plan and could be reviewed and updated before it was finally adopted, he suggested that Members supported this proposal.

The Members agreed unanimously.

The meeting ended at 9.07 pm

Agenda Item 3

Committee: Local Plan Leadership Group
Title: Settlement Hierarchy paper
Report Author: Stephen Miles, Local Plans and New Communities Manager
smiles@uttlesford.gov.uk

Date:
Wednesday, 9
March 2022

Summary

1. This paper considers a new settlement hierarchy for the emerging Local Plan.

Recommendations

2. That the group note the paper on the proposed new settlement hierarchy for the emerging Local Plan.

Financial Implications

3. None

Background Papers

4. None.

Impact

- 5.

Communication/Consultation	The timetable builds in three stages for people to make representations on the draft Local Plan.
Community Safety	N/a
Equalities	Forthcoming policies will be subject to an Equalities and Healthy Impact Assessment (EqHIA).
Health and Safety	N/a
Human Rights/Legal Implications	Preparation of a local plan is a statutory duty. It needs to meet legal tests and comply with regulations.
Sustainability	Forthcoming policies will need to meet the sustainability objectives of the Council and the Local Plan will be subject to a

	Sustainability Appraisal.
Ward-specific impacts	All
Workforce/Workplace	N/a

Situation

6. A settlement hierarchy seeks to identify the function of settlements in a district. It groups and categorises settlements according to the size, economic and retail role, as well as the services and facilities available in the settlement. The purpose of identifying a settlement hierarchy is to inform the spatial strategy for the Local Plan and to ensure that development at existing settlements reflects the relative sustainability of settlements.
7. The appended paper identifies a settlement hierarchy for Uttlesford. This hierarchy will be used to ensure that the Local Plan spatial growth strategy focuses housing and economic growth in the most sustainable areas. This is all done with the aim of ensuring the vitality of the district's towns and villages supporting and rural communities by encouraging sustainable development, whilst helping to support and local services and facilities. It is also relevant that larger settlements with more jobs and better services and facilities allow residents to meet more of their day-to-day needs within the settlement offering opportunities to reduce the need to travel (particularly by car), thereby addressing climate change.
8. The key difference in the hierarchy from the now withdrawn Local Plan to this emerging Local Plan is Stansted Mountfitchet's proposed classification in the top tier of the hierarchy.

Risk Analysis

9.

Risk	Likelihood	Impact	Mitigating actions
That the emerging Local Plan does not appropriately address strategic issues	1	4 there is a risk that the Local Plan is found unsound	This paper seeks to set out a settlement hierarchy for the district

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.

Settlement Hierarchy Paper

Introduction

- 1.1 A settlement hierarchy seeks to identify the function of settlements in a district. It groups and categorises settlements according to the size, economic and retail role, as well as the services and facilities available in the settlement. The purpose of identifying a settlement hierarchy is to inform the spatial strategy for the Local Plan and to ensure that development at existing settlements reflects the relative sustainability of settlements.
- 1.2 This paper identifies a settlement hierarchy for Uttlesford. This hierarchy will be used to ensure that the Local Plan spatial growth strategy focuses housing and economic growth in the most sustainable areas. This is all done with the aim of ensuring the vitality of the district's towns and villages supporting and rural communities by encouraging sustainable development, whilst helping to support and local services and facilities. It is also relevant that larger settlements with more jobs and better services and facilities allow residents to meet more of their day-to-day needs within the settlement offering opportunities to reduce the need to travel (particularly by car), thereby addressing climate change.

Policy context

- 1.3 The NPPF states that the purpose of the planning system is to contribute to the achievement of sustainable development. Sustainable development is achieved through three overarching objectives¹:
1. **an economic objective** – to help build a strong, responsive and competitive economy, by ensuring that sufficient land of the right types is available in the right places and at the right time to support growth, innovation and improved productivity; and by identifying and coordinating the provision of infrastructure;
 2. **a social objective** – to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed, beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities' health, social and cultural well-being; and
 3. **an environmental objective** – to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.
- 1.4 The NPPF requires strategic policies to set out an overall strategy for the pattern, scale and quality of development². Identifying opportunities for villages to grow and thrive, especially where this will support local services. Where there are groups of smaller settlements, development in one village may support services in a village nearby³.

¹ NPPF paragraph 8

² NPPF para 20

³ NPPF para 79

Background

- 1.5 Uttlesford is a large rural District in Northwest Essex covering approximately 250 square miles. The district includes two market towns that serve extensive rural hinterlands and has 60 parishes. A number of larger villages also provide services to their surrounding catchment areas.
- 1.6 The two major settlements, Saffron Walden and Great Dunmow, are market towns with town centres providing a range of services to an extensive rural catchment area. These towns provide vital facilities for the district such as schools, health services and nearly all the district's food shopping needs. They are also important cultural and leisure destinations for the district and beyond. There are a number of larger villages: Stansted Mountfitchet, Thaxted, Elsenham, Great Chesterford, Hatfield Heath, Newport and Takeley. Stansted Mountfitchet and Thaxted provide local centres, while the other villages also provide a range of services to the surrounding rural areas. There are a large number of smaller villages which mainly provide services for their local communities. Smaller hamlets, groups of cottages and isolated homes and farmsteads are scattered across the district. About 70% of the district's population live in the villages and countryside outside Saffron Walden and Great Dunmow. The distinct rural character of the district with its attractive and historic market towns and villages is widely recognised.
- 1.7 Beyond the District the nearest towns are Bishop's Stortford and Braintree which both lie close to the district's southern boundaries, whilst Cambridge and Chelmsford are also accessible and provide a greater range of services. Further afield is London with good transport links to the district by both road and rail. The southwest of the district includes the outer edge of the Metropolitan Green Belt around Bishop's Stortford. London Stansted Airport is located in the south of the district surrounded by a designated Countryside Protection Zone.
- 1.8 There is one major employment centre in the south of the District at London Stansted Airport. Chesterford Research Park is also a key employment area in the north. The district is central to the London Stansted Cambridge Corridor economic growth area and in particular the importance of London Stansted Airport and its role within the South Cambridgeshire research and bio-technology cluster focused on Chesterford Research Park. Other employment is focused on smaller industrial estates or premises in Saffron Walden and Great Dunmow.
- 1.9 The district has a limited transport network with the best infrastructure along the M11 and A120 corridors and rail links to London and Cambridge. Transport connections in the district are focused on the M11, A120 and train stations on its western and southern edges. The M11 J8 interchange is a key junction in the district providing access to London Stansted Airport and the M11 and A120 transport corridors. The B184 forms a lesser but still important north / south spine for the district connecting its two largest settlements. In the rest of the district the highway network and transport connections in general are very limited.

Previous settlement hierarchies

- 1.10 The Local Plan 2005 does not set out a formal settlement hierarchy, however it setting a strategy for development it does define a hierarchy of sorts:
1. Saffron Walden, Great Dunmow and Stansted Mountfitchet are recognised as the main urban areas, which act as service centres and hubs for surrounding areas.
 2. The A120 corridor was identified for growth at Takeley (Priors Green), Felsted (Flitch Green) and Stansted Distribution Centre.
 3. Selected key rural settlements – Elsenham, Great Chesterford, Newport, Takeley and Thaxted were identified as key rural settlements, located on main transport networks and having local employment opportunities.
 4. Other villages are categorised together.
- 1.11 The Local Plan withdrawn in 2020 set out the following settlement hierarchy for existing settlements:
1. Main towns: Saffron Walden and Great Dunmow;
 2. Key villages: Elsenham, Stansted Mountfitchet, Great Chesterford, Takeley, Hatfield Heath, Thaxted, and Newport;
 3. Type A villages: Ashdon, Flitch Green, Little Hallingbury, Birchanger, Great Easton, Manuden, Chrishall, Great Sampford, Quendon and Rickling, Clavering, Hatfield Broad Oak, Radwinter, Debden, Henham, Stebbing, Farnham, Leaden Roding, Wimbish, and Felsted; and
 4. Type B villages: Arkesden, Hadstock, Little Easton, Aythorpe Roding, Hempstead, Little Dunmow, Barnston, High Easter, Ugley, Berden, High Roding, Wendens Ambo, Broxted, Langley, Wicken Bonhunt, Elmdon, Lindsell, Widdington, Great Canfield, Littlebury, White Rodin, Great Hallingbury, Little Canfield and other small villages and hamlets.

Review

- 1.12 It is appropriate to review the settlement hierarchy from previous iterations to take into account changes in services and infrastructure. This could include closures of public houses or post offices, and changes in bus services. The relative importance of infrastructure has changed too, the spread of high-speed broadband facilitating home working and access to services has somewhat reduced the importance of a bus services and access to some types of employment. The pandemic has sped up this process. There have also been changes in population and the relative size of settlements. Differences in the relative growth of settlements could lead to different placements in the hierarchy.
- 1.13 It is also appropriate to review the settlement hierarchy to reflect the council's draft vision and objectives and preliminary outline strategy. These have been developed using the representations received during the Issues and Options consultation (and other sources) and represent a different set of priorities from previous Local Plans. For example, addressing climate change is elevated, reflecting the climate emergency declared by the Council in 2019.

Methodology

Consultation

- 1.14 Responses received during the Issues and Options consultation highlight the importance of good services and facilities to support development such as a shop, public house and a school. The character of individual settlements is important and should be protected. Further information from this consultation can be found on the Council website [here](#).

What factors should be considered when assessing the sustainability of a settlement

- 1.15 Multiple factors need to be taken into account when determining how sustainable a settlement is and therefore where in the hierarchy it is placed. These factors will be examined in turn and this paper will consider how they can inform the hierarchy.

Services

- 1.16 The ability of a settlement's population to access services such as shopping, health and education are important for their quality of life. Long distance travel to access services is undesirable as this leads to increased car use and impact on the Council's objectives relating to climate change. It also makes these services more difficult to access for residents and increases the time taken to access services. This assessment therefore looks at the services available in the settlements in the district, these are listed at appendix 1. A consultation with Town and Parish Councils in February 2021 was undertaken to inform the services identified in each settlement.
- 1.17 Settlements at the top of the hierarchy are expected to have a wide range of services, including secondary education, a doctors surgery and a supermarket. In a rural district like Uttlesford, these settlements would also be expected to serve the surrounding area as well as their own population. Villages which are higher up the hierarchy would be expected to have some key services too, such as a primary school, post office and public house.

Existing population

- 1.18 The number of people already living in a settlement is a factor in determining its place in the hierarchy. Settlements with a larger population attract (and require) a wider range and amount of, jobs, transport infrastructure, open space etc. Settlements with a larger population also have a greater capacity to accommodate development than smaller settlements, whose character, infrastructure and services may be overwhelmed by a similar amount of development.
- 1.19 Population statistics have been taken from the ONS 2019 population estimates for parishes. However, there are some anomalies for example relating to Birchanger and Stansted Mountfichet, where the 2011 parish boundaries mean that some homes in Stansted Mountfichet village are counted as being with Birchanger. The table at appendix 1 has been adjusted to reflect the homes built in Stansted Mountfichet Parish.

Transport Infrastructure

- 1.20 Better transport infrastructure supports residents' ability to access jobs, services, exercise and social activities. Road infrastructure plays a part in this, and the M11, A120, B184 and B1383 all enable residents to access destinations more easily outside of their settlement. A

settlement's proximity to these road connections will be considered in determining its place in the hierarchy.

- 1.21 In an ideal world the transport infrastructure for settlements would promote travel by means other than the car, in order to reduce the impact on the environment, congestion and to promote health benefits. In a rural district like Uttlesford this is challenging due to the low population density. The presence of a railway station, frequent bus service, or cycle route will also be taken into account in determining a settlements' position in the hierarchy.

Form of the settlement

- 1.22 The form of a settlement is how its buildings are arranged along roads and natural features such as rivers and hills. Settlements can be nucleated (focussed around a central point such as shops or a church), linear (arranged along roads) or dispersed (groups of buildings spread out over a wider area, with no recognisable centre).
- 1.23 In terms of deciding the settlement hierarchy, the form of the settlement comes into play in when looking at the lower parts of the hierarchy. In some parishes in the District, there may be buildings and settlements, that are so dispersed that it does not form the same 'centre of mass' as a more concentrated settlement, this would move the settlement further down the hierarchy and settlement with a nucleated or linear form would be moved up the hierarchy.

Weighting

- 1.24 There is no formal weighting of different criteria/inputs to the hierarchy it is based on examining the factors and coming to a judgement. There is a risk that formal weighting can lead to a formulaic approach which ignores nuance.

The Hierarchy

- 1.25 Having considered the policy context, consultation response, previous settlement hierarchies and a methodology for reviewing the hierarchy, this paper now turns to determining a new settlement hierarchy for the emerging Local Plan.
- 1.26 A settlement's position in the hierarchy is informed by all the factors described in this paper. A summary of the hierarchy, the populations of the settlements and the level of service provision can be seen in appendix 1.

Structure of the hierarchy

- 1.27 Settlements in the hierarchy have been organised into groups and ranked in four different tiers, all settlements not identified in the hierarchy and without development limits are classified as countryside. This section explains the rationale behind why settlements have been grouped and ranked as they have, as well as explaining any exceptions to this. This is informed by the information set out in appendix 1.

Rural Centre

- 1.28 The top tier in the hierarchy is defined as a rural centre; these are: Saffron Walden, Great Dunmow and Stansted Mountfitchet. These rural centres are the largest settlements in the district and contain very good services and facilities (for Uttlesford), serving not just their own residents, but a hinterland around them. They also have relatively good transport

infrastructure linking them with other settlements. Stansted Mountfitchet is in some ways subservient to Bishops Stortford, with residents using services and facilities in Bishops Stortford. However, the fact that it is the largest settlement in the district with a railway station, alongside other services and facilities, means that residents of Stansted Mountfitchet are able to meet many more of their needs than residents of settlements lower down the hierarchy.

Local Rural Centre

1.29 The second tier in the hierarchy is defined as a Local Rural Centre; these are: Takeley (including Priors Green), Elsenham, Thaxted, Newport, Hatfield Heath and Great Chesterford. They:

- Have between 1,675 and 5,398 residents;
- Have a primary school (and in Newport's case a secondary school);
- Have at least one food shop;
- Have a railway station or at least an hourly bus service (except Thaxted);
- Are all nucleated or linear settlements built around a core that serves the settlement and a small rural hinterland.

1.30 Felsted and Flitch Green are the same relative size as these Local Rural Centres. Felsted is made up of a number of different villages and hamlets each with different services and facilities, it is consequently not considered to have the same 'centre of mass' as Local Rural Centres and does not act as a service centre in the same way they do. Flitch Green does not have the same variety or number of services and facilities as other Local Rural Centres, for example it has no public house.

1.31 Newport is the only Local Rural Centre with a secondary school, it also has a railway station unlike two of the three Rural Centres. It is therefore a candidate for consideration as a Rural Centre, however size of the settlement and the relatively limited services and facilities when compared to Rural Centres, means that Local Rural Centre is the appropriate classification.

Type A villages

1.32 The third tier in the hierarchy is defined as Type A villages; these are:

- Felsted;
- Flitch Green;
- Birchanger;
- Little Hallingbury;
- Stebbing;
- Clavering;
- Henham;
- Hatfield Broad Oak;
- Wimbish;
- Great Easton;
- Ashdon
- Debden
- Manuden
- Quendon & Rickling

- Radwinter
- Leaden Roding
- Great Sampford
- Chrishall
- Farnham

1.33 These parishes all have a primary school and limited services such as a public hall, public house or in some instances a post office. Their population is between 450 and 3,183, though the larger parishes such as Felsted and Flitch Green have limited services or a dispersed settlement pattern, as discussed above. Birchanger Parish include dwellings that are in the village of Stansted Mountfitchet and this distorts the population and dwellings in Appendix 1. Excluding these three parishes, the parish with the largest population is Little Hallingbury with 1,641 residents.

Type B Villages

1.34 The fourth and final tier in the hierarchy is defined as Type B villages; these are:

- Little Canfield (excluding Priors Green)
- Barnston
- Littlebury
- Great Hallingbury
- High Easter
- Elmdon
- High Roding
- Broxted
- Swards End
- Widdington
- Wendens Ambo
- Little Easton
- Berden
- Hempsted
- Ugley
- Great Canfield
- Arkesden
- Little Dunmow
- White Roding
- Langley
- Hadstock
- Little Bardfield
- Aythorpe Roding
- Lindsell
- Little Sampford
- Little Chesterford
- Wicken Bonhunt
- Margaret Roding
- Chickney
- Strethall

- Tilty
- Wenden Lofts

1.35 These villages do not have a primary school, but may have some limited local services.

Appendix 1: Services available in the settlements in the district

Parish / village	2011 resident population ⁴	2019 Population estimate ⁵	2011 number of dwellings (all types)	Dwellings built 2011 - 2020 (net) ⁶	Estimated no of dwellings April 2020 (column D+E)	No. of Primary schools	No. of secondary schools	No. of doctors surgeries	No. of Dentists (NHS/Private)	No. of food shops	No. of post offices (0.5 =Part Time)	No. of Pharmacies	No. of pubs (open / Closed ??)	Employment - strategic	Employment - rural cluster	No. of Public Halls	No. of children's play areas	No. of MUGA / skatepark / BMX tracks	No. of Sports Pitch(s) with Community Use (excl school sites)	No. of Indoor sports halls	No. of allotments	Bus score based on frequency 0= no service 0.5= intermittent 1= 2 hourly 2=hourly or better	No. of railway stations
Saffron Walden	15,504	17373	6,764	1070	7,834	4	1	2	6	9	2	2	8			3	5	2	4	3	5	2	
Great Dunmow	8,830	10333	3,961	840	4,801	2	1	2	4	3	1	2	7			2	4	1	3	2	2	2	
Stansted Mountfitchet	6,011	6864	2,624	645	3,496	3	1	1	3	2	1	2	7			4	5	2	1	1	3	2	1
Takeley	3,367	5398	1,397	590	1,987	2			2	2	1	1	3			3	1	1	3	1		2	
Thaxted	2,845	3484	1,245	238	1,483	1		1	1	2	1	1	5			2	1		2		2	0.5	
Felsted	3,051	3183	1,122	110	1,232	1		1		1	1		2			2	4	1	1	1	1	2	
Birchanger	1,589	2677	632	17	422	1				1			1			1	1		1		1	2	
Elsenham	2,446	3288	980	506	1,486	1		1		1	1		1			1	1		2		1	1	1
Flitch Green	2,190	2773	751	132	883	1				1						1	1		1	1		2	
Newport	2,352	2645	974	339	1,313	1	1	1		1		1	2			1	2		1	1	1	2	1
Hatfield Heath	1,930	2071	747	47	794	1		1		1	0.5		2			1	1		2		2	2	
Wimbish	1,629	1798	505	39	544	1							1			1	1		2			0.5	
Little Hallingbury	1,582	1641	585	33	618	1					0.5		1			1			1			2	
Great Chesterford	1,494	1675	627	151	778	1		2		1			3			1	2	1	1			2	1
Stebbing	1,300	1386	551	52	603	1				1			1			2	3		2		1	2	
Clavering	1,238	1392	511	57	568	1				1	1		2			1	1		1		1	0	
Henham	1,233	1316	486	73	559	1				1	0.5		1			1					1	1	
Little Canfield	935	1334	385	143	528								1			1	4				1	2	
Hatfield Broad Oak	1,276	1261	531	16	547	1		1		1	1		2			1	1		1		1	1	
Great Easton	1,035	1125	405	46	451	1							3			1	2		1			0.5	
Ashdon	893	929	373	10	383	1					0.5		1			1	2		2		1	0.5	
Barnston	947	922	373	9	382								1			1	2		1			2	
Debden	778	865	324	16	340	1				1	0.5		1			1	1		1		1	1	
Littlebury	869	848	346	14	360								1			1	2		1			2	
High Easter	754	720	280	10	290						0.5		1			1	1		2		1	0.5	
Great Hallingbury	713	764	279	13	292											1			1			0	
Leaden Roding	616	694	269	5	274	1				1						1						2	
Manuden	677	710	265	26	291	1							1			1	1	1	1	1	2	0.5	
Elmdon	610	643	269	11	280											2			1			0	

⁴ 2011 census (www.nomisweb.co.uk)⁵ Parish population estimates for mid-2001 to mid-2019 based on best fitting output areas to parish (ONS, October 2020)⁶ Dwellings adjusted to reflect changed parish boundaries since 2011 (n.b. population does not appear to be adjusted resulting in a disparity in this table)

Great Sampford	586	597	232	5	237	1									1	1	1	1			0	
Quendon and Rickling	587	649	249	40	289	1						1			1			2	1		2	
Radwinter	612	648	243	41	284	1					0.5	1			1	1		1			0.5	
Chrishall	555	569	224	12	236	1						1			1	1		1			0.5	
Broxted	508	513	208	18	226							1			1						2	
Sewards End	511	532	186	23	209										1	1		1			0.5	
High Roding	478	581	191	40	231							1			1	1		1	1		0.5	
Berden	465	483	183	6	189										1	1					0.5	
Widdington	504	484	193	12	205						0.5	1			1	1			1		2	
Wendens Ambo	473	464	180	22	202					1		2			1	1		1			2	1
Great Canfield	414	458	164	9	173										1			1			0	
Ugley	449	465	169	7	176										1						2	
Chickney	not available	435	not available	1	not available																0	
Hempstead	451	415	176	8	184							1			1	1					0.5	
Farnham	410	450	181	6	187	1						1			1	1		1			0	
Little Easton	437	421	187	2	189							1			1	1		2			0.5	
Langley	355	375	147	3	150							1			1	1		1			0.5	
Arkesden	366	398	150	13	163							1			1	1					0	
Hadstock	332	350	133	5	138										1	1		1			0.5	
Wenden Lofts	not available	343	not available	0	not available																0	
White Roding	327	337	143	10	153											1		1			2	
Lindsell	260	273	97	5	102					farm shop					1			1			0.5	
Tilty	not available	259	not available	3	not available																0	
Little Bardfield	264	267	107	4	111													1			0	
Little Dunmow	284	257	119	41	160							1			1	1					2	
Little Sampford	251	235	95	2	97																0	
Wicken Bonhunt	223	242	89	3	92							1									0	
Aythorpe Roding	214	243	89	20	109							1			1			2	1		0.5	
Strethall	not available	247	not available	1	not available																0	
Margaret Roding	218	223	79	1	80																2	
Little Chesterford	215	243	87	6	93										1						2	
			32,862	5627	38,489																0= no service	
					38,484																0.5= intermittant	
																					1= 2 hourly approx	
																					2= hourly or better	

Agenda Item 4

Committee: Local Plan Leadership Group

Title: Culture, Creativity & the Arts – Baseline Assessment

Report Author: Joanna Hill, Planning Policy Officer
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Date:

Wednesday 9
March 2022

Summary

1. This report sets out the Baseline Assessment of Culture, Creativity & the Arts in Uttlesford to inform cultural and social infrastructure needs in the emerging Uttlesford Local Plan.

Recommendations

2. To note the findings of the work and to utilise it in the development of the emerging Local Plan.

Financial Implications

3. This work is within the 2021/22 budget.

Background Papers

4. N/a

Impact

- 5.

Communication /Consultation	The timetable builds in three stages for people to make representations on the draft Local Plan.
Community Safety	N/a
Equalities	Forthcoming policies will be subject to an Equalities and Healthy Impact Assessment (EqHIA).
Health and Safety	N/a
Human Rights/Legal Implications	Preparation of a local plan is a statutory duty. It needs to meet legal tests and comply with

	regulations.
Sustainability	Forthcoming policies will need to meet the sustainability objectives of the Council and the Local Plan will be subject to a Sustainability Appraisal.
Ward-specific impacts	All
Workforce/Workplace	N/a

Situation

6. The First Consultation on the local plan identified the importance of community facilities, heritage and a sense of place, and identified the need for an arts and culture strategy. This study is a Baseline Assessment of Culture, Creativity & the Arts across the District.
7. It is intended to inform the emerging Local Plan on cultural and social infrastructure. The National Planning Policy Framework's social objective requires the provision of 'accessible services and open spaces that reflect current and future needs and support communities' health, social and cultural well-being' (para 8b).
8. This evidence base supports the existing evidence base:
 - Uttlesford Indoor Sports Facilities Needs Assessment (December 2018)
 - Uttlesford Indoor Sports Facilities Strategy (February 2019)
 - Uttlesford Playing Pitch Assessment Report (May 2019)
 - Uttlesford Playing Pitch Strategy & Action Plan (May 2019)
 - Uttlesford Open Space Assessment Report (February 2019)
 - Uttlesford Open Space Standards Paper (February 2019)
9. The study concludes that there is a fairly good provision across the District in terms of accessible community space (mainly in the form of village hall and community spaces). This is important for a rural District, and there are good local structures set up to run them (some part of a Parish Council and others independent). It identifies seven key themes, reflecting key opportunities and challenges:
 - Planning: identifying cultural (and community) infrastructure need
 - Leverage Opportunities for funding and investment
 - Focus on maintaining existing cultural infrastructure
 - Young People – supporting their cultural and social wellbeing through culture
 - Extending spatial access to culture and heritage assets
 - Utilising cultural and heritage assets to support a vibrant economy

- Meeting Future Provision

10. Alongside these themes the report makes 38 recommendations. Some of these relate to Planning and land use and some relate to the wider remit of delivering community services and supporting the local economy. The recommendations are summarised in the table below:

	Theme	Possible actions and recommendations
1	Planning: identifying cultural (and community) infrastructure need	<ul style="list-style-type: none"> • Unlock new sources of funding for accessible community facilities • Unlock resources to invest in improving existing village halls and community spaces to ensure they can provide well for existing and new communities
2	Leverage Opportunities for funding and investment	<ol style="list-style-type: none"> 1. Address the current apparent deficit in applications to core funders including the Arts Council and National Lottery Heritage Fund, as well as Essex County Council and other trust and foundations. 2. Encourage coordination of funding to maximise impact, and smaller pots of investment could also be utilised to lever in additional external funding. 3. Identify mechanisms to support investment into the sector through the Planning System (including Section 106 contributions and Community Infrastructure Levy). 4. Uttlesford District will not be a priority for 'Levelling-Up', but there is an opportunity to seek to secure investment for the wider creative sectors through Government or Regional initiatives. E.g. South East Local Enterprise Partnership 5. Consider non-arts and cultural funding for arts and cultural activities and programmes e.g utilising public health budgets 6. Collect data and seek to quantify the value of arts, culture and heritage to the District 7. Support Fairycroft House CIC and Saffron Walden Town Council to progress current outline proposals for regular use of the Essex CC-owned community building adjacent to Fairycroft House 8. Support Fairycroft House in securing some necessary capital funding for internal works

		<p>9. Support the proposed major application to the National Lottery Heritage Fund (NLHF) by Saffron Walden Museum</p> <p>10. In considering the future of the four Day Centres in the District, UDC could work with a range of organisations (including cultural and heritage) to identify opportunities for regular activities that could engage local communities</p> <p>11. Consider the future of the Fry Art Gallery Too building on Museum Street as an arts/craft and creative space for studios for emerging creative practitioners</p>
3	Focus on maintaining existing cultural infrastructure	<p>12. Consider the future of the Fry Art Gallery Too building on Museum Street as an arts/craft and creative space for studios for emerging creative practitioners</p> <p>13. Outdoor events can be important cultural occasions with opportunities for performances and collaboration between local organisations</p> <p>14. Building on plans for a new Visit Uttlesford tourism-related programme, consider the opportunity to bring different cultural, arts and heritage organisations together and to work collaboratively on a core offer and narrative for Uttlesford</p> <p>15. Investigate a collaborative network (or at least a way of sharing good practice relating to funding/development/investment for example)</p> <p>16. Encourage Village Hall committees and other groups responsible for rural community buildings to join the Rural Community Council of Essex (RCCE).</p> <p>17. Seek to engage representatives from the Recorders of Uttlesford History in a future Cultural Network to fully understand their importance and contribution their local communities</p> <p>18. Consider a collaborative Rural Touring programme for Uttlesford that focuses on accessible (and potentially participatory) performances in rural locations (including Village Halls).</p> <p>19. Consider collaborating with the National Trust to consider a new festival or large-scale event</p>

		<p>20. Support the National Trust in securing future investment for Shell House</p> <p>21. Consider an 'open studios' programme that focused on all areas of the District</p>
4	Young People – supporting their cultural and social wellbeing through culture	<p>22. Consider opportunities in Uttlesford for a Local Cultural Education Partnership</p> <p>23. Identify additional external match funding (through cultural organisations' core funding or through external funding bids) to improve further cultural participation for young people and make more regular use of existing youth spaces.</p> <p>24. A lot of youth activity takes place at Fairycroft House. Some capital investment (particularly in the main function room on the ground floor) in the existing building would ensure more activities throughout the week.</p> <p>25. Seek to reinvigorate the Uttlesford Youth Council</p> <p>26. Encourage the taking up of Arts Award within schools and or local community and cultural organisations</p>
5	Extending spatial access to culture and heritage assets	<p>27. Utilise the Uttlesford District Council Geographic Information System (GIS) to map cultural assets, taking information from the Baseline Database</p> <p>28. Consider access to culture, arts and heritage activities and locations as part of the process of identifying strategic public transport initiatives (including cycling which can be part of a cultural/environmental offer)</p>
6	Utilising cultural and heritage assets to support a vibrant economy	<p>29. Planning policies should recognise the changing nature of town centre economies, with a shift away from traditional retail-focused sectors towards leisure, hospitality and experiences.</p> <p>30. Support efforts to get more visitors to some of the largest cultural/heritage organisations (Saffron Hall, Audley End in particular) to visit Saffron Walden town centre as part of their visit.</p> <p>31. Consider a programme of regular evening events that engage local businesses in Saffron Walden to support the evening</p>

		<p>economy</p> <p>32. Consider re-establishing a Tourist Information Centre in Great Dunmow</p> <p>33. The facilities available for cultural/arts activities in both Dunmow Arts Centre and Dunmow Maltings (home to the Museum) appear relatively underutilised (as well as the knowledge and expertise associated with both). Efforts should be made to promote them which would support their resilience and their cultural contribution to the town</p>
7	Meeting Future Provision	<p>34. Create a strong narrative for Uttlesford that positions arts, culture, heritage (including natural heritage) at the centre, potentially through a cultural network, promoting a distinct, diverse offer</p> <p>35. Consider identifying a location for flexible and affordable studio space within the District</p> <p>36. Ensure that policies emerging through the Local Plan are flexible to recognise opportunities for the conversion of rural or farm related buildings to other uses including culture/creative space</p> <p>37. Work with parishes/communities to identify need for creative/cultural spaces of all kinds</p> <p>38. Through a future cultural network and Cultural Strategy, further analyse the make-up of Governance of arts, culture and heritage organisations and groups in the District</p>

11. The next stage of this project would be to develop a Cultural Strategy to drive an action plan and opportunities for funding and investment.

12. Recommendations relevant to planning will be considered for the emerging Local Plan.

Risk Analysis

1.

Risk	Likelihood	Impact	Mitigating actions
If the Council does not have an NPPF compliant	2	a potential delay to the timetable for	Professional evidence developed in line with

evidence base the plan could be found unsound		the Local Plan production	the NPPF and PPG
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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.

Baseline Assessment of Culture, Creativity and the Arts for Uttlesford District Council

Draft 13th February 2022



CONTENTS

1- Executive Summary	3
2- Introduction	11

Section One - Context

3- Context Setting	15
4- Relevant Policy And Strategic Issues	22
5- Neighbouring Authorities - Cultural Strategies	29
6- Adopted Local Plans From – Reference To Culture And Policy Development	35

Section Two - Assessment Of Culture, Creativity And Arts In Uttlesford

7- Audiences And Engagement With Culture In Uttlesford	40
8- Cultural Venues And Organisations In Uttlesford – The Database	43
9- Survey Of Cultural Sector Organisations	53
10- Themes Emerging From Strategic Conversations And Insight	63
11- Cultural And Creative Skills And Education	75
12- Parish And Town Councils And The Rural Context	80
13- Key Opportunities, Challenges And Recommendations	98
14- Context For The Development Of A Full Cultural Strategy	113

Appendix 1: Spatial Distribution of Cultural, Arts and Heritage Assets across largest Parishes

1. EXECUTIVE SUMMARY

- 1.1. Uttlesford District Council (UDC) commissioned the Cultural Engine CIC to undertake a 'Baseline Assessment of Culture, Creativity and the Arts' as part of a wider evidence base to inform the Local Plan. The work took place between September 2021 and January 2022.
- 1.2 The Baseline Assessment includes a number of key elements of research that combine to build up, for the first time across the District, a comprehensive picture of the cultural, creative, arts and heritage sectors; including venues, spaces, practitioners, organisations and resources. Most of the venues and organisations covered were not-for-profit, community and voluntary sectors where organisations, groups and individuals are engaging communities and visitors in cultural activities, events, and programmes. A database of almost 400 organisations and practitioners has been created that provides the basis for ongoing monitoring of the creative and heritage sectors.
- 1.3 The Baseline Assessment covered several research methods:
 - Audience insight and data (working with the Audience Agency)
 - Virtual online Surveys with stakeholders (Sector organisations and Parish/Town Councils) with some face-to-face interviews
 - Stakeholder interviews and strategic conversations with some of the key providers and organisations located across the District
 - Research through online, telephone and word of mouth to build as comprehensive a database as possible and which will act as a benchmark opportunity for long-term updating and refreshing)
 - On the ground research within parish and settlements
 - Engagement with Arts Council England, Essex County Council, English Heritage

Context Setting

- 1.4 National Planning Policy Framework (NPPF) sets out the Government's Planning Policies for England with guidance for Local Authorities on how these are to be applied (including the production of Local Plans). To achieve 'sustainable development' the NPPF states that the 'planning system has 3 overarching objectives' (para 8) which are framed as 'economic', 'social' and 'environmental'. It is under the 'social' objective that culture sits.
- 1.5. By making a clear provision in Local Plans for preserving, enhancing, and building spaces and sites that can be used by communities for cultural activities and pursuits, a clear contribution can be made to 'sustainable development'.
- 1.6. Between 2019 and 2039 the population of the District will increase by over 16,000 (double the growth rate projected for the East of England and England¹). This is a significant number of new people who are likely to live in new developments connected to existing settlements, or in new settlements or a garden community. Cultural infrastructure must be considered as part of holistic place making as there is a strong body of evidence to support the key role of culture and cultural infrastructure in placemaking and local economies.

¹ Source: The Local Economy of Uttlesford. Developing an evidence base to inform the new Local Plan. Section B: Socio-economic Baseline (July 2021). SQW. 2.11 (page 7)

- 1.7. Uttlesford is one of the most affluent Districts in England with no areas of significant deprivation, (not a single Lower Super Output Area is in the 40% most deprived). There is an older population than the Essex and national average, and a significant 0 – 15 age group, so isolation in what is a predominantly rural District is a challenge particularly for older people as recognised in the Uttlesford Health & Wellbeing Strategy 2019-2022.
- 1.8. All strategic partners in Uttlesford will need to collaborate to make a strong case for investment in cultural infrastructure over the coming years, developing new narratives and evidence and targeting investment where it may be most needed (including linking to new development sites) These narratives should be based on the concept of building on assets and opportunity, with investment unlocking wider social, health and economic/tourism benefits. There is an excellent cultural and heritage asset base to build on and significant experience locally to support this process. Furthermore, a strong cultural base is essential to creating new communities which may emerge as priorities within the new Local Plan.

Relevant Policy and Strategic Issues

- 1.9 The Arts Council England ‘Let’s Create’ strategy for 2020-2030 and the related Delivery Plan focuses significantly on broadening participation in cultural experience for everyone. The strategy recognises the wider benefits of culture and arts on outcomes including social, health and economic. ‘Let’s Create’ sets the national strategic context for the cultural sectors, but has no guidance relating to the planning system or development gain.
- 1.10 Uttlesford District has traditionally received low levels of investment from the Arts Council and other sources including the National Lottery Heritage Fund, when compared to other Districts in Essex for example. There needs to be a strategy to address this.
- 1.11. Uttlesford District is 177th out of 316 on the Royal Society of Arts (RSA) Heritage Index, a detailed analysis of a range of indicators on heritage and cultural participation within local authority areas and the asset base in terms of buildings, spaces, and environments for example. This is quite low considering the heritage offer of the District. The District is particularly low scoring on ‘Museums, Archives and Artefacts’ – both assets and activities. These findings suggest that although there is a wealth of heritage across the District, more could be done to engage communities, interpret and explore.
- 1.12. There is ever more interest in the value of arts, culture and heritage to place making agendas, and particularly the current challenges for town centres across the UK. The important role that is played by the arts/cultural and heritage offer in relation to town centres needs to be considered. This includes core established destinations including galleries and museums, as well as events and festivals. There is an increasing focus on the importance of experiences.
- 1.13. Although Uttlesford is not a ‘Levelling-Up’ priority area, the core narrative of Levelling-Up is pervading all national and regional strategic and funding priorities (including Arts Council, Essex County Council and South East Local Enterprise Partnership), so it is important to recognise this when developing strategy and targeting funding. Cultural and heritage investment is recognised as a priority for the Levelling-Up agenda nationally.

Neighbouring Authorities and Cultural Strategies

- 1.14. Research for the Baseline Assessment included analysis of neighbouring local authority cultural strategies. This was to inform partners in Uttlesford on how neighbouring Authorities are undertaking strategy development in relation to culture and arts as this may be relevant to how UDC takes forward a cultural strategy beyond the Baseline stage. It was also an opportunity to start new conversations which could lead to joint working and promotions. Meetings were held with four neighbouring authorities.
- 1.15. The Neighbouring Authorities were East Hertfordshire District Council, Cambridge City Council, Chelmsford City Council and Stevenage Borough Council.
- 1.16. All approaches by the Local Authorities differed and none had linked their cultural strategy work formally to the Planning and the provision of social and community infrastructure or the Local Plan.
- 1.17. All of the Neighbouring Authorities have established a cultural network (or networks in Cambridge), and in the case of Stevenage and Chelmsford they also have separate Trusts to support cultural development. Only East Herts had compiled a database of existing cultural organisations (around 200). The networks in place had supported the process of developing cultural strategies and priorities and can support funding applications. Cambridge and East Herts, as have other local authorities, have developed platforms (web based) to publicise and promote local groups, activities and venues; are supporting culture through grants; and have adopted strong enabling role. Networks in all of the Neighbouring Authorities appear to be working well and offer opportunities for collaboration, strategy development and identification of priorities
- 1.18. In the case of Stevenage, the cultural strategy (which includes significant references to heritage) is very much embedded within the local regeneration and development context, and recognises cycling and cycle ways as an important part of local cultural infrastructure. Chelmsford is also very much positioning culture as core to wider place-making and economic development opportunities in the city.

Adopted Local Plans from Other Local Authorities – References to culture, creativity and the Arts

- 1.19. Research was undertaken as part of the Baseline into a number of Adopted Local Plans from Local Authorities across England, with a particular interest in their references and policies relating to culture, creativity and the arts. The fact of being ‘adopted’ demonstrates that these Local Plans have been found to be sound and legally compliant, so they provide a good insight that may be of relevance to UDC.
- 1.20. Of the Local Plans reviewed, Chelmsford City Council’s Local Plan has the most references to the importance of culture, including a number of policies to back this up relating to ‘protecting and enhancing’ cultural assets, and ensuring new infrastructure developments include cultural facilities. There is also a specific reference to the Chelmsford Cultural Development Trust – *‘Through close engagement with the public, the mutual objective is to inspire participation in the arts and culture, to build awareness of the City’s historic heritage and to ignite interest in developing creative and cultural legacies for the future.’*
- 1.21. Harlow, also a neighbouring authority, has specific reference to the ‘Sculpture Town’ brand as an important cultural asset that should be enhanced through the planning process.

- 1.22. Many other references to culture and heritage in the Local Plans relate to town and urban centres, and tourism/visitor economy (including evening economy). There are also references to the benefits to health and wellbeing through culture. References to heritage and historic environments tends to be more prominent than references to culture and arts.
- 1.23. None of the Local Plans has a specific technical evidence base to support cultural related narrative and policies.
- 1.24.

Audiences and Engagement with Culture in Uttlesford

An assessment of the Audience Agency's Audience Spectrum data shows that the most prominent of the 10 Audience Spectrum segments in Uttlesford District are 'Commuterland Culturebuffs', 'Dormitory Dependables' and 'Trips & Treats'. 80% of the Uttlesford population belong to one of these three segments, compared with 59% and 57% of the population in Hertfordshire & Cambridgeshire, and Essex respectively.

Cultural Venues and Organisations in Uttlesford – The Database

- 1.24. Our research has highlighted 392 venues artists and cultural activities of which 168 are physical places ranging from heritage sites, private studios, music venues to multifunctional facilities of which there are 79. The latter are predominantly village halls either run by the Parish Council or the community. They offer venues for all kinds of cultural activities provided by itinerant professionals and local informal groups and appear to fulfil a large proportion of local cultural need.
- 1.25. Saffron Walden is the main cultural centre within Uttlesford with most of the larger museums, galleries, markets, events, and other cultural opportunities located in the town along with strong amateur and community groups and participation. Together with neighbouring towns and cities (outside of the District) including Cambridge, Bishops Stortford, Harlow, Braintree and Chelmsford there is an extended cultural offer for those wishing to travel.
- 1.26. Broadly in terms of the share of physical cultural, arts and heritage assets, 29% of these are located in Saffron Walden, 10% in Great Dunmow, 6% in Thaxted (a total of 45% for the main three locations in the District). 30% of the assets on the list are activities and/or projects that are not fixed or located in any one place (although many will run sessions and events in the main towns at locations such as Fairycroft House).
- 1.27. Key cultural/heritage destinations include Saffron Hall, Fry Art Gallery, Fairycroft House, Audley End, Saffron Walden Museum and Stansted Mountfitchet Castle. There are very few public cultural/heritage attractions that are not in (or close to) urban centres. The main destinations will be the main drivers of visits by audiences from within as well as from outside of the District.

Survey of Cultural Sector Organisations

- 1.28. A bespoke survey achieved 79 responses from cultural, creative and arts organisations.

- 1.29. Respondents were from a wide range of cultural and heritage 'sub sectors' including music/music venues (most popular), arts/creative education, artists, multi-use spaces, theatre/performing arts, craft/heritage craft practitioners, cinemas, museums, archives and heritage buildings.
- 1.30. Many organisations are entirely voluntary led with very little funding, and many use a range of different spaces for activities (as they don't have a core property/space)
- 1.31. Respondents were split on whether their organisations/operations had the funding they needed, and on whether they had access to the advice and support they needed.
- 1.32. Most of the audiences and participants are from the parish or the local area, although there are good numbers of visitors/audiences from other areas as well (particularly for larger organisations). The majority of respondents stated that they did engage their local communities in activities/participation.
- 1.33. There was a broadly positive response from respondents to the potential opportunity to join a District-wide cultural network, but many caveats and comments relating to the purpose, scope and focus.

Themes Emerging from Strategic Conversations and Insight

- 1.34. Meetings and discussions were held with 29 cultural, heritage and community organisations (the majority based in Uttlesford) to understand the local context, challenges and opportunities for culture, arts and heritage in the District. A number of key themes emerged and some of the key issues are summarised under these themes.
- 1.35. Audiences and Participation for Culture, Creativity and the Arts (and Heritage). Only Saffron Walden Museum has an effective local public remit with funding through UDC. Many other creative spaces and organisations are limited in capacity and in their scope is regional and not necessarily local (although all are keen to engage more locally where possible). Fairycroft House is the main multi-purpose cultural space in the District with a very local focus (but is limited by space and funding). Much activity takes place in Church and Village Halls. Audiences and participants are generally made up of older people, particularly for larger organisations including the Museum, Fry Art Gallery, Thaxted Festival and Saffron Hall.
- 1.36. Community Engagement. Many organisations engage their local communities in activities. Higher profile examples include Saffron Hall through programmes focused on arts and wellbeing outcomes and Saffron Walden Museum are collaborating with Essex Cultural Diversity Project (an Arts Council National Portfolio Organisation that supports diverse community engagement in arts and heritage projects) on community outreach relating to the natural history collection.
- 1.37. General Accessibility and Affordability of Space for Cultural Participation. Much of the formal arts/cultural and heritage space is in Saffron Walden, but the most accessible space is Fairycroft House (although this space is heavily oversubscribed and cannot meet all the demand). There are not many formal arts and cultural space options in Saffron Walden
- 1.39. Funding for Culture, Creativity and the Arts. Uttlesford has low levels of investment in arts, culture and heritage from core funders including the Arts Council. Funding for Saffron Walden Museum through UDC is the only major public subsidy. Private sponsorship and membership is important to many cultural organisations. Consideration should be given to the potential role of non-arts funding (i.e. funding that is not targeted at arts provision), particularly health and wellbeing budgets recognising the benefits of arts and cultural activities to health and social outcomes.

- 1.40. Potential for Cultural Networks. There is no cultural network currently in the District; although there are some good examples of local collaboration including Saffron Walden Heritage Development Group. There is also evidence of some mutual support between organisations including Saffron Hall providing assistance to Fairycroft House and Thaxted Festival during the Covid lockdown in 2020. Collaborative consideration needs to be given to the future role, scope and geographic coverage of a cultural network(s).
- 1.41. Governance and Volunteering. Uttlesford appears strong on volunteering through arts, culture and heritage organisations, with experienced volunteers taking on some key roles in established organisations including Fry Art Gallery, Thaxted Festival and Great Dunmow Museum (as well as Saffron Walden Museum Society Ltd). Most village halls and local community spaces are volunteer run which supports opportunities for community and cultural activities. Volunteers tend to be older people, so attention should be given to succession planning in the short and longer-term.
- 1.42. Space for emerging Creative Practitioners and Organisations. The space available for emerging artists, crafters and creative practitioners appears limited. The majority of practitioners seem to operate in private spaces (homes for example). This may be a limiting factor on those wanting to access affordable and flexible space who do not have their own space at home. There may be scope for developing new spaces to be leased on affordable and flexible basis taking inspiration from other examples including Gatehouse Arts and Parndon Mill (Harlow) and Cuckoo Farm (Colchester).
- 1.43. Economic Development and Tourism. The cultural offer of a place makes a significant contribution to the local economy by encouraging visitors, supporting the hospitality sectors, retail and evening economy, as well as through direct employment. This was recognised in many of the discussions with key stakeholders. Some cultural/heritage organisations are a big draw for visits to the District including the Museum, Audley End, Saffron Hall and Thaxted Festival. The Tourist Information Centre in Saffron Walden has 118,000 visitors each year and supports the promotion the cultural/heritage offer. There are no other TICs elsewhere in the District currently. More could be done to promote cultural venues and activities throughout Uttlesford and to link key cultural locations Saffron Hall and Audley End to the economy of Saffron Walden in particular.

Cultural and Creative Skills and Education

- 1.44. The state funded secondary schools in the District seem to offer a good cultural curriculum and extra curricula activities. There is no evidence however of significant Arts Award activity in schools or other organisations.
- 1.45. Access to Youth Services across the District is relatively poor and Covid has made the situation harder. UDC's Youth Initiatives Fund is a the main investment in youth provision, but there appears to be little use of the fund to lever in additional investment and match funding in cultural activities for example. There are a number of Essex County Council owned Youth Centres that are utilised on a very part time basis, and many villages have no formal provision of any kind. Other youth activities appear limited and utilise community spaces. Thaxted has an independent Youth Centre but very limited activity and funding at present.
- 1.46. The Essex County Council managed ACL (Adult Education) College no longer runs courses at the Essex CC-owned building at Fairycroft. ACL have not provided any clear rationale for this. There is limited community provision of arts, cultural and craft courses within the District (and limited in neighbouring areas as well).

- 1.47. Uttlesford has a Youth Council that has been disrupted by Covid although there are plans to develop this further and engage more young people across the District. This could be a good forum for informing cultural provision from young people's perspective. Initiating a Local Cultural Education Partnership (LCEP) could also be investigated (generally led by the Local Authority). An LCEP would bring artists and creative organisations together with school providers to improve cultural provision locally and could secure additional funding from the Arts Council.
- 1.48. Rom Theatre Arts (at Dunmow Arts Centre) are developing a 3-Year Diploma Course in 'Musical Theatre' that will be accredited by Chichester University. The course will be based entirely at the Arts Centre and will be open to students from across the world putting Dunmow on the map for Higher Education.

Parish and Town Councils and the Rural Context

- 1.49. Uttlesford is predominantly a rural District covering around 250 square miles with a patchwork of Parishes all with their own sense of identity and community. It is therefore important to consider the role of Parish Councils and other local groups in relation to the provision of spaces and activities for cultural activities.
- 1.50. There are 51 Parish Councils of varying sizes and capacity, 2 larger Town Councils in Great Dunmow and Saffron Walden, and 4 parishes that have no formal Council structure (but do have local meetings). Together with a wealth of local communities and charities running village halls and other community spaces, this represents an excellent community-centred network covering the whole District with knowledge and insight into the local needs to their communities. They are therefore important partners for maintaining and increasing cultural, arts and heritage provision over the next few years.
- 1.51. A key challenge, which is particularly important in the context of Covid-19, is addressing isolation of communities across the District, particularly younger and older populations in rural areas. Parish Councils and community groups/charities in particular are important in tackling this, primarily through use of their Village Halls for cultural and community activity.
- 1.52. The Baseline (database) identifies that there are at least 79 Village Halls or similarly accessible community spaces, which is a significant number of spaces that are accessible for a range of activities. Not all of the spaces are managed by Parish or Town Councils however. 14 are managed directly by Parish or Town Councils, 44 are run by independent charities for example.
- 1.53. A survey of Parish and Town Councils was undertaken as part of the Baseline work (13 responses). This indicated that a range of cultural activities take place across many parishes including music, arts/crafts, history and performing arts. Most of the activities are taken up by older people and families. There is little experience across Parish Councils of applying for external funding (for cultural or community projects for example).
- 1.54. A review of Neighbourhood Plans within the Uttlesford District was undertaken to inform the Baseline. Four are completed (or 'made'), with a further four at different stages of development. Other than Saffron Walden Neighbourhood Plan (not yet 'made'), **the majority make few if any references to cultural space or provision.** There are many more references to the importance of historic environments and heritage.
- 1.55. Public transport is very limited between rural locations across the District. Reliance upon cars is high in the District (car ownership in Uttlesford is one of the highest rates in England).

1.56. The Recorders of Uttlesford History (RUH) is an important network of experienced individuals with significant resources relating to local history. They are all volunteers and tend to be older people and the resources for shared projects and outreach is limited. However, they could play a key role in sharing local heritage and history with existing and new communities across the District (with additional support/funding as necessary).

Key Opportunities, Challenges and Recommendations

1.57. Through the Planning system it will be important to unlock sources of funding for accessible cultural (and community) facilities, and where possible consider future costs.

1.58. Leverage opportunities for funding and investment, recognising that Uttlesford gets very low levels of public investment. Coordinate existing funding to maximise impact and use it to lever in additional external funding where possible.

1.59. Recognise some existing opportunities that can make a difference to cultural provision, including at Faircroft House (and adjacent Essex CC space).

1.60. Consider forming an Uttlesford-wide cultural network to represent the broader creative/cultural sectors (and heritage) and support networking. The network could also engage with local tourism initiatives.

1.61. Village Halls and community spaces are important for providing space for cultural and community activities in rural areas. Some local committees may need access to support and funding. Encouraging collaboration between local committees may be beneficial.

1.62. Cultural events are important for promoting Uttlesford's cultural and heritage sectors. Initiatives including an open studio programme that includes areas South and East of the District and working with the National Trust to develop a replacement for Wood Festival could be considered.

1.63. There are a number of opportunities to support young people to engage in cultural activities. Initiatives could include developing a Local Cultural Education Partnership, and utilising the Youth Investment Fund to leverage additional funding.

1.64. Recognise the importance of culture/arts to the future of town centres and aim to get those visiting key destinations including Audley End and Saffron Hall to also visit Saffron Walden town centre where possible.

1.65. There is a lack of accessible and affordable studio spaces across the District for artists, creative practitioners and crafters. This is an issue that could be addressed to enable emerging creatives to get established and stay in the District.

2. INTRODUCTION

- 2.1. This report summarises the work undertaken to date (January 2022) on a Baseline Assessment of Culture, Creativity and the Arts for the Uttlesford District. The work was commissioned by Uttlesford District Council (UDC) to support the ongoing work of the Local Plan, and ultimately form part of the evidence base for the Local Plan. The Brief for the Baseline Assessment focused on the following outcomes. **This report relates to Stage 1 only.**
- Stage 1: **Baseline Assessment**
- a. Identifying existing venues, spaces, practitioners, organisations and resources
 - b. Understand the benefits and value of what already exists for different sectors of the community
 - c. Understand challenges and opportunities including engagement with stakeholders
 - d. Identify gaps in provision in relation to other comparable places and the District's geographical location and rural accessibility issues
- Stage 2: **Strategy Development** – Development of a Culture, Creativity & Arts Strategy and implementation, Funding and Action Plan
- 2.2. It is rare for Local Authorities to seek to compile a comprehensive analysis of organisations, practitioners and groups in the creative, cultural and arts sectors in their areas; and rarer still for this to be linked to Planning.
- 2.3. There is not standard system for incorporating cultural asset planning into the Local Plan process, so the approach taken is multi-faceted and is inevitably informed not just by the numbers (i.e. how many spaces and where), but also by insight, ideas and concepts formed through engagement with a wide range of stakeholders. The Baseline Assessment is not a full Cultural Strategy; this will follow in due course based to a large extent on some of the issues, challenges and opportunities captured in this Baseline.
- 2.4. Throughout the analysis of the current situation across the District regarding culture, creativity and the arts (and we have always included heritage due to its close interrelationship with cultural provision), there have been many different takes on why culture is important and what role it plays. We can summarise the three main ways that stakeholders across Uttlesford understand 'culture' and its importance and how they potentially relate to the Local Plan process:
- The importance of **mapping** spaces that can be used for arts/culture and heritage activities, and that in recognising this mapping (and resulting database), ensure that these assets and spaces survive into the future (and secure investment where required). Being clear on what the asset base is provides a strategic basis for Uttlesford District Council (UDC) and other partners as appropriate to identify actions and interventions to improve or maintain provision of spaces
 - The importance of increasing **overall participation** rates in arts/culture and heritage activities. There are many reasons for increasing overall participation including social and health outcomes that stakeholders recognise from their own experience and available research
 - Recognise the role of Arts, Culture, Creativity and Heritage in terms of **placemaking** and supporting local tourism/economic development. The creative sectors are part of an area's 'soft power' when it comes to promoting inward investment, business growth, tourism opportunities and improved infrastructure. This is equally relevant for existing towns, villages and places as well as new proposed settlements (of all sizes) including Garden communities

- 2.5. UDC does not have an Art, Culture or Heritage strategy of any kind. Often creative/arts sectors are referenced and incorporated into wider strategic and documents. However, this does not appear to be the case for UDC with very few references to arts, culture or heritage in wider economic or health and wellbeing strategies for example. Therefore the inclusion of arts, culture and creativity in relation to the Local Plan provides an obvious opportunity to promote their wider strategic importance (and potentially secure investment where it might be needed).
- 2.6. The Baseline Assessment is an attempt not only to map the current provision of spaces, activities, organisations and practitioners, but also to understand the broader cultural context and ecosystem at play across the District. Given the size and rural nature of the District, perceptions and insights vary depending upon the location. The District is dominated by small rural settlements and farmland with a two towns acting to an extent as focal points for retail, hospitality, culture/leisure. The towns are smaller than the main towns in other Essex Districts, limiting their role as destinations for all across the District.
- 2.7. Given the relatively dispersed nature of the main towns and the close proximity of towns in neighbouring Districts, other towns outside of Uttlesford may well play a more important role including Cambridge, Bishops Stortford, Harlow, Chelmsford and Braintree.
- 2.8. Given the challenge of presenting a picture that captures the entire District as a coherent whole (as the wider Local Plan process essentially demands), we have pursued a number of different strategies to build up an initial picture – some data-driven and some more strategic and narrative driven.
 - Audience insight and data (working with the Audience Agency)
 - Surveys with stakeholders (Sector organisations and Parish/Town Councils)
 - Stakeholder interviews and strategic conversations with some of the key providers and organisations in the District
 - Research through online, telephone and word of mouth to build as comprehensive a database as possible (having it will provide the opportunity for long-term updating and refreshing)
 - On the ground research within each parish and settlement, seeing how connected or otherwise places are for example and where some of the key facilities are situated

What do we mean by Culture, Creativity and the Arts?

- 2.9 This has been left open for the Baseline Assessment including different elements of the wider creative and cultural sectors, and importantly including heritage. The refining of the interpretation can be undertaken in due course through the development of a Cultural Strategy. To an extent responders to the survey essentially self-selected, and the interpretation of culture, creativity and the arts was left deliberately open to encourage responses.
- 2.10 The search for organisations, spaces and creative practitioners for inclusion on the Database was **primarily focused on public participation and creative and crafting skills**. Public participation would include any organisation, group, space or individual that is involved in encouraging, supporting or facilitating the public to take part in creative activities. This would be very much in line with the Arts Council's current focus on culture and arts – all about participation and access for all.
- 2.11 Ultimately the Baseline Assessment and resulting Cultural Strategy (which will both inform the Local Plan process longer-term) **will most likely be relevant to what could be described as public good**

interventions – spaces that can be described as ‘infrastructure’ that can support a range of activities and events, and the activities that take place in relation to this. Obvious examples of public good spaces and activities include art galleries, theatres, and cultural hubs.

- 2.12 Ensuring good provision in terms of facilities and access is crucial and will then provide much of the necessary infrastructure for the wider creative sectors to thrive. Specific interventions that may be relevant could include new community halls, local museum/galleries and artist studios. Public art could also be included although there has been very little focus from any stakeholders or responders to the survey on this issue.
- 2.13 In terms of ‘heritage’, although this was deliberately not included within the title of the study and the surveys in particular, heritage-focused activities were very much a key issue for many stakeholders and respondents to the surveys. Not all heritage activities are necessarily ‘creative’, but there is significant scope for this and there is also a great importance in terms of placemaking, community participation, and volunteering through heritage activities. **The heritage offer of the whole of the Uttlesford District is strong in terms of the buildings but also cultural heritage and narratives, and it is a big driver of community participation and volunteering.** Creative activities can be key drivers for community participation in heritage, and some cultural organisations certainly straddle both the arts and heritage (Fry Art Gallery for example).
- 2.14 This report is split into two main sections. The first sets the CONTEXT for the report, coving a range of relevant strategic issues that are important considerations for developing policies for culture, creativity and arts in Uttlesford. The second covers the main research and findings – ASSESSMENT OF CULTURE, CREATIVITY & ARTS IN UTTLESFORD

SECTION ONE

CONTEXT

3. CONTEXT SETTING

- 3.1 In this section we consider some of the important context for the Baseline Assessment – essentially the wider strategic issues that are important considerations for undertaking the Baseline and resulting research, but also thinking beyond this stage relating to planning, economic development, placemaking, tourism, health & wellbeing.

Uttlesford Local Plan

- 3.2 The cultural and creative sectors are part of the wider context for future infrastructure investment as part of the Local Plan process. Development of an evidence base provides an opportunity for the Local Authority to consider at an early stage what investment might be needed in relation to potential development over the Plan period. For Uttlesford there is likely to be significant new development in a number of locations, in the form of new Garden Communities and/or linked to existing settlements including Saffron Walden and Great Chesterford.
- 3.3 Working with existing communities to understand their needs and concerns, as well as aiming to understand future communities is important, and this Baseline sits within this context. **Culture was identified as important from the Community Stakeholder Engagement process undertaken at the earliest stages of the Local Plan process**, so this Baseline seeks to deepen a shared understanding of culture, creativity and the arts (and heritage) so that future decisions and assumptions are not made without considering the current situation.

The National Planning Policy Framework and Culture

- 3.4 The National Planning Policy Framework (NPPF) sets out the Government's Planning Policies for England with guidance for Local Authorities on how these are to be applied (including the production of Local Plans). The NPPF was initially published in March 2012 with a number of updates up to July 2021. As the guidance sets out, 'the purpose of the planning system is to contribute to the achievement of sustainable development' (paragraph 7). To achieve 'sustainable development' the NPPF states that the 'planning system has 3 overarching objectives' (para 8) which are framed as 'economic', 'social' and 'environmental'. **It is under the 'social' objective that culture fits in:**

'A Social Objective - to support strong, vibrant and healthy communities, by ensuring that a sufficient number and range of homes can be provided to meet the needs of present and future generations; and by fostering well-designed beautiful and safe places, with accessible services and open spaces that reflect current and future needs and support communities' health, social and cultural well-being'²

- 3.5 The reference to 'cultural well-being' provides the opportunity for Local Authorities to identify in their Plans the cultural infrastructure that is required to support the 'social objective'.
- 3.6 Further to this the guidance states that to ensure a 'Sustainable Rural Economy' (which is of great relevance to Uttlesford), 'planning policies and decisions should enable...the retention and development of accessible **local services and community facilities, such as local shops, meeting**

² See National Planning Policy Framework

places, sports venues, open space, cultural buildings, public houses and places of worship.’ (Para 84d).

- 3.7 The NPPF also states that ‘Planning policies and decisions should aim to achieve healthy, inclusive and safe places which....promote social interaction, including opportunities for meetings between people who might not otherwise come into contact with each other – for example through mixed-use developments, strong neighbourhood centres, street layouts that allow for easy pedestrian and cycle connections within and between neighbourhoods, and active street frontages..’(para 92a) **Clearly culture, creativity and the arts has much to offer in creating safe and inclusive spaces that support social interaction.**
- 3.8 There is also a need to ‘To provide the social, recreational and cultural facilities and services the community needs’ (para 93). This includes planning ‘positively for the provision and use of shared spaces, community facilities (such as local shops, meeting places, sports venues, open space, **cultural buildings**, public houses and places of worship) and other local services to enhance the sustainability of communities and residential environments;
- 3.9 Ultimately the NPPF recognises that by making a clear provision in Local Plans for preserving, enhancing and building spaces and sites that can be used by communities for cultural activities and pursuits, a clear contribution can be made to ‘sustainable development’.

The Local Economy and Population

- 3.10 The arts, creative and cultural industries and heritage sectors are part of a wider economic and social ecosystem and are interrelated to wider place making and planning considerations. The value of the wider creative and heritage sectors are not only important in terms of direct employment and higher value and skilled workforce required, but also support other sectors including hospitality, retail and wider tourism/visitor economy. This is recognised by the Arts Council for example:

*‘It’s clear that **people want to experience the best of arts and culture when they visit places**, and that the arts and culture offer is something that attracts people to a destination in the first place. At a time when staycations are becoming the new summer holiday for some people, this couldn’t feel more timely as the UK tourism industry experiences a resurgence – **it’s clear that arts and culture have a key role to play in helping places succeed in putting themselves on the map.**’³*

- 3.11 Partnerships between cultural and heritage sectors and tourism sectors (including Local Authorities who often take a lead on tourism strategies and promotions) is important in terms of **presenting a coherent visitor and tourism offer**. Local communities are visitors too, so it is not all about incoming visitors.
- 3.12 Recent research by SQW showed that ‘Arts, Entertainment and Recreation’, a fairly broad cross-section of different sub-sectors, has a 2.3% share in the sectoral distribution across the Uttlesford District. This may not sound particularly high, but it is broadly in line with the East of England (2.2%) and only slightly lower than the national average (2.5%).⁴ It is an important sector therefore and ensuring that

³ Arts Council England: How Culture can play its part in developing local tourism (June 2021) - [How culture can play its part in developing local tourism | Arts Council England](#)

⁴ SQW: The Local Economy of Uttlesford, Developing and Evidence Base to Support the New Local Plan, Section B Socio-Economic Baseline July 2021

there is a thriving arts, cultural and heritage ecosystem is part of a holistic approach with many different stakeholders and partners playing a key role.

- 3.13 The way that the District is perceived based on an understanding of the local economy and related factors by strategic organisations (including Government and regional authorities) and funders is an important issue to understand for partners across Uttlesford. **Collaborative narratives have to emerge that address the importance of investing and developing the arts, culture and heritage sectors over the coming years as part of wider sustainable place-making strategies.** These narratives should be based on the concept of building on assets and opportunity, with investment unlocking wider social and economic benefits. Below we consider some of the economic issues of relevance:
- 3.14 Between 2019 and 2030 the population of the District will increase by over 16,000 (double the growth rate than for East of England/England). This is a significant number of new people who are likely to live in new Garden Communities, or on developments connected to existing settlements (like Saffron Walden and Great Chesterford for example). **Cultural infrastructure must be considered as part of holistic place making.**
- 3.15 There is a higher age profile than the region and neighbouring areas, meaning that there is a need to support older people to engage in activities that increase social interactions (reducing isolation which is a challenge in the District), improve health and wellbeing and tackle increasing challenges including dementia. **The projected population growth in Uttlesford is expected to be driven primarily by growth in the 65+ age group,**⁵ meaning that there is likely to be a high number of retirees with experience and interest in volunteering and taking part in a range of activities (including cultural and heritage).
- 3.16 **There is also a high 0 – 15 age range** who, in a rural District, can also suffer from social and cultural isolation (exacerbated by Covid-19), requiring investment in youth spaces and activities to enable meaningful cultural provision. There are a range of quality spaces across the District (in towns but also in rural areas) where youth activities can take place.
- 3.17 Uttlesford has **a higher skilled workforce than regional/national average, and a high number of businesses are classed as ‘micro’ (91%),** which is higher than neighbouring areas. Clearly there is an enterprising and locally-focused employment context and investment in arts and cultural activity can contribute to this (particularly around tourism, evening economy and wider town/rural placemaking agendas).
- 3.18 Generally Uttlesford is one of the most affluent Districts in England. There is not a single Lower Super Output Area (LSOA) in the most deprived 40% in England (quite unusual particularly in the context of Essex). Social grades A/B/C1 are 65% within the District, significantly higher than the rest of Essex (56%). However, this does not negate the need to invest in quality arts, cultural and heritage provision as part of achieving sustainable and healthy communities now and into the future.

⁵ SQW The Local Economy of Uttlesford, Developing and Evidence Base to Support the New Local Plan, Section B Socio-Economic Baseline July 2021

Health and Wellbeing in Uttlesford

- 3.19 The **Uttlesford Health & Wellbeing Strategy 2019-2022** sets out the priorities that a wide range of partners have for the District, based on a shared understanding of strategic health priorities and issues. It was produced by the Uttlesford Health & Wellbeing Board which includes UDC, voluntary sector organisations, NHS, Active Essex, Essex Fire & Rescue and Essex County Council.
- 3.20 Clearly, as with many Health & Wellbeing Strategies, the document was produced and the priorities identified before Covid-19. However, there is no suggestion that the priorities will change fundamentally over the coming years.
- 3.21 The overall Vision is:
'All children, young people and adults in Uttlesford are able to live healthy, fulfilling and long lives'.
- 3.22 The priorities set out are:
- Combat Loneliness and Social Isolation
 - Plan for Healthy Communities
 - Alleviate Winter Pressures and Fuel Poverty
 - Enable people to eat well and be active
 - Support people to age well in Uttlesford
- 3.23 The document recognises that 'social networks' can have an important impact on health outcomes, and there is clear recognition of the future growth of the District and the need to plan for 'shaping healthy communities'. There is also a reference to the District having 'elevated of rural and social isolation'.
- 3.24 The strategy notes the equal importance of 'mental health' across the population to physical health and the need to broaden the focus to tackle this:

'Improving child and adult mental health and ensuring that it is considered to be of equal importance to physical health is fundamental to unlocking the power and potential of our communities. It is therefore important to facilitate holistic approaches that benefit health and wellbeing in its widest sense.'
- 3.25 Rural isolation is clearly a bigger challenge in Uttlesford than many other parts of Essex, and therefore it is a key focus and priority that the Health & Wellbeing Board aim to better understand (in terms of the causes as well as the health outcomes).

*'Uttlesford is a large, yet sparsely populated district. Its rural nature is an additional factor which can determine that **people live in pockets rather than whole communities**. This can contribute to loneliness and/or social isolation, especially for younger or older people with limited access to transport.'*
- 3.26 The **'loss of hobbies' in older people in particular is identified as one key factor in causes social isolation**, and this is linked to wider health challenges as people get older in rural and isolated areas. There is a role for public, charitable and third sector organisations across the District to tackle this 'even if this is not their primary aim'. The response needs to include supporting and encouraging

‘groups, including establishing new organisations that **promote greater community involvement in every community in the district.**’

3.27 Other challenges from **an increasingly older population include dementia**, a condition that people can live with for a number of years and needs to be better recognised and understood so that organisations can provide more effective support.

3.28 In terms of ‘Planning for Healthy Communities’, the ‘balance of local services and the general feel of an area can all reinforce positive behaviours and a sense of wellbeing.’ This is relevant to the Local Plan process with large areas of new development and some potential for Garden Communities in the District.

‘A person’s sense of community can also influence wellbeing. This is not something that should be overlooked particularly when planning larger developments. Not only is it vital to factor in the matters that might affect new communities but it is equally important to consider the surrounding and existing communities.’

3.29 More recently Essex County Council have compiled statistics comprising the different Districts across the West Essex area from a health perspective. West Essex is Harlow, Epping Forest and Uttlesford. Overall it shows Uttlesford compares well with other Districts and the National Picture in terms of general health of the population and deprivation/economic outcomes (which are of course interrelated). Some examples of this include:

- The life expectancy at birth for Uttlesford (males) is 82.6 which compares to 78.6 in Harlow and 79.4 nationally. For females it is 85.4 in Uttlesford compared to 82.5 for Harlow and 83.8 nationally.
- There are no communities living within the most deprived quintiles and rates of obesity at all ages is lower in Uttlesford compared to West Essex and Nationally.
- The % of adults with no qualifications is lower in Uttlesford compared to West Essex and Nationally
- The number of fast-food outlets per 100,000 population is also significantly lower for Uttlesford compared to West Essex and Nationally

3.30 All of this builds up a picture of **relative affluence and good health compared with other areas in Essex and Nationally**. However, the role of arts and cultural engagement as part of a broader healthy and sustainable community agenda is important in maintaining this, as well as supporting some of the key issues around social isolation and mental health. This is something that can be addressed in partnership between arts/cultural organisations and health providers and commissioners.

3.31 It is worth noting that research commissioned by the Arts Council through Wavehill, ‘Arts and Place Shaping: Evidence Review: May 2020’ found evidence of health benefits from participation in arts and culture.

‘.....cultural organisations able to demonstrate the positive impact they are having across the whole health spectrum, from prevention, to supporting people recovering from ill health, to helping people living with long term conditions.’

*'The evidence base demonstrates the valuable contribution of arts and culture to supporting public health objectives including positive health promotion to prevent periods of ill-health and creating healthy communities through a place-based approach.'*⁶

- 3.32 Related to this evidence there is a broader interest in linking health and wellbeing outcomes to participation in arts and cultural activities, including the Arts Council's collaboration with the National Academy for Social Prescribing on the Thriving Communities Fund which supported voluntary, community, faith and social enterprises to form partnerships with arts/cultural organisations to run a series of projects focused on local **social prescribing collaborations**.⁷
- 3.33 **Saffron Hall are already leading the way locally in developing an arts and wellbeing approach through their community-focused projects Together in Sound and Come Together.** Together in Sound in particular is a partnership with Anglia Ruskin University's Cambridge Institute for Music Therapy Research and will result in new evidence of the impact of music therapy on people living with dementia. This kind of project that brings arts and health practice together should be a focus for future investment to support health and wellbeing outcomes across the District.

Uttlesford Tourism

- 3.34 Tourism and the visitor economy is interlinked with the cultural and heritage sectors, with institutions including Saffron Walden Museum, Fry Art Gallery, Audley End and Saffron Hall important drivers of visitors to the Uttlesford District. Promotion and coordination of cultural and heritage assets is a key part of any economic development programme. There is **no dedicated Visit Uttlesford online presence currently**, although this is planned and is to be commissioned by UDC in 2022. **Uttlesford destinations are not well covered by the Explore Essex site** (managed by Essex County Council)⁸, primarily because Essex CC does not have cultural, heritage or natural space assets in the Uttlesford District. Explore Essex would be a key source of information on cultural (and wider open space and sports) provision for prospective visitors to all Districts/Boroughs in Essex including Uttlesford.
- 3.35 Covid-19 has hit the visitor economy in Uttlesford as it has elsewhere in the UK with cultural and heritage destinations forced to close. In the Uttlesford Economic Recovery Plan document produced by UDC in December 2020 there is reference to UDC **working with Saffron Walden Tourist Information Centre 'on joint projects - development of day / weekend itineraries for visitors.'** The TIC is an important organisation, managed and funded by Saffron Walden Town Council, for encouraging visits to cultural and heritage organisations and spaces across Saffron Walden (although not necessarily the rest of the District). Other than UDC itself, **there is no dedicated body or organisation taking responsibility for overall tourism promotion for the District**, so Saffron Walden will naturally have higher profile than other locations.
- 3.36 There was a part-time **TIC operating within Great Dunmow Library** but this is no longer functioning and would require collaboration of local partners to get this going again (the Essex Library Service is happy to consider fresh proposals).

⁶ 'Arts and Placeshaping Evidence Review' May 2020 – Wavehill Social and Economic Research

⁷ See National Academy for Social Prescribing – socialprescribingacademy.org.uk

⁸ See www.explore-essex.com

- 3.37 Investing in cultural and heritage assets will be important in ensuring that these sectors can contribute to the tourism offer. The Uttlesford District contributes significantly to the culture and heritage offer of Essex and the wider Southeast region, and this is core to tourism. **Investment in Uttlesford's wider tourism offer will also contribute to and strengthens the Essex and wider regional economy.** This means that, despite the relative affluence of the District economically, making a strong case for regional and government investment should still be a priority.

4. RELEVANT POLICY AND STRATEGIC ISSUES

- 4.1. In this section we consider some national and regional policy that is relevant to any study on culture, creativity and the arts. This will become more relevant as progression is made towards a full Cultural Strategy for the District. It is important for Uttlesford District Council and other partners that there is a good understanding of wider strategy and policy in relation to the arts, cultural and heritage sectors. This way support can be given to the sectors to access the funding and support they need, strengthening the cultural ecosystem of the District so it can fully contribute to achieving a vision for sustainable communities set out through the Local Plan.

Arts Council England - Strategy 2020-2030 and Delivery Plan 2021-2024 and Broader Context

- 4.2. Arts Council England is the national creative agency for arts and culture in England, distributing funding drawn mainly from Government (DCMS) and the National Lottery. It is the **largest single funder of arts and cultural projects through open grant programmes** (including National Lottery Project Grants) as well as through its National Portfolio Programme (through which larger organisations have an agreed funding settlement for up to four years). Funding is available for individual artists and creative practitioners, as well as groups and organisations. As well as funding it also provides advocacy for the creative sectors and produces guidance and research on a range of relevant issues and sector insight.
- 4.3. Let's Create 2020-2030 and Delivery Plan 2021-24 In 2020 the Arts Council published a new 10-Year Strategy entitled 'Let's Create' which set out a vision that will focus ever more on supporting organisations and individual practitioners to engage ever more people in cultural experiences, across the whole of England. There was a definite shift away from language that had pervaded for many years including 'arts' and 'excellence', and towards broader principles of participation and the wider benefits of arts and culture (social and economic for example).

'By 2030, we want England to be a country in which the creativity of each is valued and given the chance to flourish, and where every one of us has access to a remarkable range of high quality cultural experiences.'

*'We believe in the inherent value of creativity and culture: in their power to delight and move us, and in their capacity to help us make sense of the world. But we also know that **investment in creativity and culture can deliver broad social benefits**, through the skills they offer to young people and workers, the economic growth they generate, and the part they play in building healthy, closeknit communities. Over the next 10 years, we will work to improve the way we make the case for the social and economic value of investing public money in culture.'*⁹

- 4.4. From an Uttlesford perspective, this emphasis on the wider benefits of **arts and culture fits well with an approach that seeks to integrate these sectors with the wider Planning system within the District**. The Arts Council, as the national agency for creativity, essentially provides greater depth to complement the references to culture in the National Planning Policy Framework.

⁹ 'Let's Create Strategy 2020 – 2030' – Arts Council England

- 4.5. Arts Council England Funding Statistics from Arts Council England show a **very low rate of investment in Uttlesford over the last few years**, with only a small number of projects receiving any funding at all. There are no **core funded National Portfolio Organisations (NPOs) in Uttlesford**, and no apparent plans for any organisations to make applications to become NPOs for 2023-24 onwards. Part of the reason for this appears to be a certain lack of experience and knowhow regarding the process of making applications to the Arts Council (it can be a challenging process with significant information required), a certain lack of awareness, and a clear sense of 'self reliance' that many cultural organisations demonstrate. The relative affluence of the Uttlesford District means that other Districts in Essex and the East of England may be higher priorities for funding (Basildon and Tendring Districts are both identified as Priority Places for investment for example).
- 4.6. It would appear from the Arts Council's own data on Project Grants made within the Uttlesford District that there was only one project grant award April 2019 to March 2020, and two between April 2020 and February 2021 (both under £15,000). This is low and UDC and other partners would be justified in seeking to encourage a greater number of applications, and in considering ways of supporting organisations and individuals to do this.
- 4.7. The Community Infrastructure Levy (CIL) is a planning charge, introduced by the Planning Act 2008, as a tool for local authorities in England and Wales to help deliver infrastructure to support the development of their area. It came into force on 6 April 2010 through the Community Infrastructure Levy Regulations 2010. Larger developments may be liable for CIL depending upon the policies of the local planning authority in the area. CIL can provide much needed funding for important infrastructure in areas where there is development taking place (and increasing the demand for infrastructure of all kinds).
- 4.8. Despite publishing a new Strategy for 2020-2030 'Let's Create', the Arts Council England does not have any recent guidance that creates a link between CIL and cultural/arts/heritage infrastructure (or indeed any other potential development gain including s106). **Other than what is in the National Planning Policy Framework (NPPF), there is no clear guidance from Government (or Department for Culture, Media and Sport in particular).** Cultural Engine are following this up with the Arts Council England and this may lead to Uttlesford District being seen as something of a pioneer in terms of linking cultural/arts to the formal Planning system (ongoing as of February 2022).
- 4.9. In 2012 the Arts Council published some very brief guidance on '**Community Infrastructure Levy: Advice note for culture, arts and planning professionals**' (April 2012). This was produced by Martin J. Elson (Emeritus Professor in Planning, Oxford Brookes University). This guidance no longer appears to be official in terms of current Arts Council policy, and much has changed since the guidance was published in 2012 including tightening of local authority budgets for arts/culture, new Arts Council strategies and policies, Covid-19. However, it does provide some insight and Cultural Engine are currently following up with Arts Council England on updated advice and/or guidance in relation to Planning and Community Infrastructure Levy.
- 4.10. In keeping with what is likely to be needed in Uttlesford over the coming years, and very much in keeping with current uses of Village Halls and Fairycroft House in Saffron Walden, as well as Saffron Hall and Saffron Screen, the guidance states:

*'There is a growing trend **towards shared or multi-use facilities**. These include **flexible multi-use arts venues** and arts space within educational establishments, wider **civic complexes or local community facilities**.'*

- 4.11. In relation to what the guidance refers to as 'Arts Space', these include galleries, multi-use venues and theatres, and production, rehearsal and education space for arts.

'As the population grows, the provision of high quality modern arts facilities may involve:

- New buildings, extensions and reconfigurations of site layouts to improve and maximise publicly useable space*
- The reorganisation of internal space within an existing building to allow for improved public accessibility, better space for educational purposes, and more convenient back office space*
- Space for production, education and rehearsal uses, in addition to that for public performances*

- 4.12. Essentially, where there is scope for new arts/cultural buildings these are obviously welcome, but there is also generally scope for improving existing assets for to support ongoing running of space and public access. This is certainly the case in Uttlesford where there are some key opportunities in existing spaces (in public ownership).

- 4.13. Museums are also included as a specific reference in relation to CIL:

*'Museums **capture local experience and history and foster shared community**, identity and understanding. They also have a **role in economic development**, providing important visitor attractions and helping to generate income. Entirely new museums are rare. More visits and greater access and use will normally be fostered by constructing extensions, re-organising internal spaces and by access improvements. As the **population grows there will be a need for increased space for collections**, more storage space and increased education and learning spaces for local schools and communities generally. Where new provision is involved it may take the form of a **co-located facility**.'*

- 4.14. Essentially, Museums are important spaces for community cohesion, education, place making and economic development/tourism. As places grow in population, in theory there will be more demand on the important services and functions that museums can provide. If this demand can be met then there will be benefits from a social perspective (shared community, identity and understanding) as well as economic.

National Lottery Heritage Fund

- 4.15. The National Lottery Heritage Fund (previously the Heritage Lottery Fund) is the largest single funder of heritage projects and activities in England, and runs an ongoing grants programme that is primarily aimed at not-for-profit organisations. Funding can be for capital and revenue and projects from under £10,000 to up to £5m for larger nationally significant initiatives. For capital investment (buildings, landscapes) projects it is expected that there will be significant investment in activities that engage communities.
- 4.16. Although there are some smaller revenue projects that have been funded through the National Lottery Heritage Fund (NLHF) (including the ongoing 'Saffron Story' project), **there has been very little investment in Uttlesford over the last decade and more (revenue and capital)**. This may change in

the next few years as Saffron Walden Museum have made some initial progress with a potential bid for major work at the Museum (building, site and wider outreach with a total budget around £4m).

- 4.17. Heritage Funding is managed differently from Arts Council funding as there is obviously a greater emphasis on engaging with heritage of all kinds, but there is significant scope for creative output as many projects have shown, particularly when engaging with communities. This can include performance, theatre, dance and music, so there is much to be gained for the local creative scene from NLHF projects. NLHF does not have an ongoing 'portfolio' or funded organisations as the Arts Council does, so all funding is project focused.
- 4.18. The outcomes that have to be considered by projects are set out below. The higher the level of funding requested, the more outcomes projects are expected to meet:
- A wider range of people will be involved in heritage (mandatory outcome)
 - The funded organisation will be more resilient
 - People will have greater wellbeing
 - People will have developed skills
 - The local area will be a better place to live, work or visit
 - The local economy will be boosted
 - Heritage will be in a better condition
 - Heritage will be identified and better explained
 - People will have learnt about heritage, leading to change in ideas and actions
- 4.19. The **Heritage Fund is an important part of the funding ecology for heritage assets and activities, funding both revenue and capital for smaller and larger projects.** For projects of a larger scale there is a need to undertake research and development (feasibility) prior to making any applications, and this can be prohibitive without access to funding/resources that are outside of everyday running costs. However, where this work can be undertaken it will generally consider engagement of future audiences, contributions to the local area (economy and social outcomes), capital investment needs and the interpretation of heritage. This then increases the chances of projects or programmes securing investment from a range of sources, increasing awareness of the opportunity.

RSA Heritage Index

- 4.20. The Heritage Index is a programme developed in partnership between the Royal Society of Arts (RSA) and the National Lottery Heritage Fund in England. It compiled utilising data from over 100 different sources on heritage assets and activities that take place at local authority level in England. The Heritage Index is a unique tool for understanding both the absolute and relative activities and assets across local areas, with data sources ranging from listed buildings, to funding streams, to participation in heritage for example.
- 4.21. All Local Authority areas are ranked from 1 (highest score) to 316 (Lowest Score). The last iteration of the Heritage Index is from 2020. The Uttlesford District is ranked 177 out of 316, which given the wealth of heritage across the District is not particularly high. However, it is higher than Braintree (287), Harlow (222), and Chelmsford (211). East Hertfordshire is higher however at 147 and Cambridge City is ranked 9 (very high).
- 4.22. The overall ranking is based on a Local Authority area's ranking on a range of indicators. For Historic Built Environment Uttlesford is ranked 68, which is not surprising given the wealth of historic listed

buildings in the District. However, it is the indicators that focus on other elements of heritage and participation of the community in activities relating to it which score less high for Uttlesford. Museums, Archives and Artefacts has a low ranking of 195 overall, with the activities relating to these ranking even lower at 238. What this indicates is a lack of evidence of community engagement with this heritage including funded projects, volunteering, visiting heritage locations and other types of engagement.

Arts, Culture, High Streets and Town Centres

- 4.23. There is ever more interest in the value of arts, culture and heritage to place making agendas, and particular the current challenges for town centres across the UK. Uttlesford's key town centres of Saffron Walden, Great Dunmow (as well as smaller centres of Thaxted and Stansted Mountfitchet) appear to be resilient in terms of their retail and hospitality offer (certainly in comparison to some other town centres across Essex), and they still have a good mix of independent businesses for example. The fact that there are fewer larger towns in Uttlesford than all other Districts in Essex (and other neighbouring areas), only makes their relevance greater as centres for retail, employment, leisure and tourism. They are also likely to grow in size over the Local Plan period, so **planning ahead for future sustainability and economic vibrancy is important. Culture plays a key part in this.**
- 4.24. Businesses in town centre locations have been **hit by Covid as well as the ongoing challenges from online retail and changing leisure patterns**, so certainly nothing can be taken for granted in terms of the long-term success of local town centre economies. The important role that is played by the arts/cultural and heritage offer in relation to town centres needs to be considered strategically (as it is being through the Local Plan). This includes core established destinations including galleries and museums, as well as events and festivals, **ensuring that they are sustainable and able to play a key role** as part of an interesting town centre offer for visitors and local communities.
- 4.25. There is an increasing focus on **the importance of experiences which is challenging the traditional role of town centres as centres for retail and other core services**, and it is clear that a strong arts and cultural offer can support this.
- 4.26. There is significant literature and research in this area, and it is growing all of the time as new ideas and insights emerge to tackle the challenges of ensuring town centre sustainability.

*'.....72 per cent of millennials (aged 24 to 38) would **rather spend their money on an experience or an event than buying things**, and this is reflected in the shift towards leisure, arts, culture and dining on high streets. Social media is a key driver. Posting pictures on Instagram of new experiences is de rigour.'*¹⁰

*'High streets that are exclusively places to spend money are at risk of decline and failing to build this civic pride. **Culture makes high streets more than places to spend money and – especially when deployed in effective partnership with other amenities – can retain local vibrancy, footfall, and pride.***¹¹

¹⁰ Grimsey Review 'Build Back Better: Covid-19 Supplement for Town Centres' June 2020

¹¹ 'A High Street Renaissance – How arts and culture bring people and pride back to our High Streets' BOP Consulting commissioned by Arts Council England August 2021

- 4.27. The Arts Council and South East Local Enterprise Partnership commissioned in 2021 a Creative High Streets report that was undertaken by We Made That. The report was launched in February 2022 with the findings and case studies furthering the case for culture's role in revitalising high streets across the South East. There is no focus on Uttlesford, but there are case studies covering a number of towns in the region.
- 4.28. *'The way we engage with our high streets has changed, and high streets must adapt to the diverse new trends for shopping, which are increasingly driven by customer experience and perception. Culture is a vital way in which town centres can develop their 'brand' and become unique and attractive places.'*¹²

Essex County Council

- 4.29. Essex County Council are the upper-tier authority for Uttlesford and therefore have a significant stake in issues relating to transport, infrastructure, education, youth provision, health and wellbeing as well as arts, culture and heritage (including the Essex Record Office). In terms of arts, culture and heritage, Essex CC for a number of years provided direct investment through a grants programme for organisations and projects across the county, but very little of this has reached Uttlesford. Essex CC do not have any cultural, heritage or country park assets in Uttlesford so they are unlikely to invest directly through their own capital programme as they might in other areas (for example Jaywick Martello Tower in Tendring, Hadleigh Country Park in Castle Point or Cressing Temple in Braintree).
- 4.30. Although the grants programme for culture and arts was withdrawn around 2019-20 and for 2020-21 (it was incorporated into the broader focused community funds), from January 2022 a new Arts & Cultural Fund is being launched by Essex CC which is linked to the new 'Everyone's Essex: The Plan for Essex 2021-2025'
- 4.31. The introduction to the new funding sets out the importance of arts and culture to the future of Essex, and in particular the role that arts and culture can play in delivering wider outcomes:
- 'Essex's cultural organisations and practitioners makes it a great place to live, work and visit. ECC recognises that we need to think imaginatively about how to achieve our outcomes, that is why we are placing a heavier emphasis on the arts, not only because we believe that a thriving cultural sector is part of a strong economy, but also because we believe the arts can help us achieve outcomes in many areas, from employment to social care.'***
- 4.32. Applications for the Arts & Cultural Fund opened on the 4th January 2022 with projects to be delivered in 2022-23 (with an emphasis on activities and participation in the summer 2022). There will be a total of 5 years, with the total pot of funding for the 5 years being £1m.
- 4.33. The Cultural Engine in putting together this Baseline has engaged directly with Essex CC to help them understand the key opportunities in Uttlesford, share insight into the work on creating an evidence base for the Local Plan, and in making contacts to key partners in the District.

¹² 'Creative High Streets', Arts Council England and South East Local Enterprise Partnership, January 2022
<https://www.artscouncil.org.uk/news/creative-future-high-streets>

Levelling-Up

- 4.34. Although Uttlesford is unlikely to be a priority area for Government or Regional investment directly through Levelling-Up Funds, there is some relevance to an emerging Cultural Strategy in the national Levelling-Up narrative. Levelling-Up frames much of the current Government's approach to investment, so recognising the core themes and concepts can be important for stakeholders in the District. Levelling-Up is also being referenced through Arts Council strategies and priorities, and by Essex County Council as well, so it is **pervading many areas of national and regional policy**.
- 4.35. For Local Authorities and their partners it is obviously important to reflect current national policy priorities, and Levelling-Up (even though not currently well defined as a concept) is a policy/theory thread that runs through much of current Government policy and funding. As can be seen from the Essex County Council example above, the new Cultural and Arts Funding coming through is being seen as a key example of their 'Levelling-Up' agenda as well as their post-Covid revival of places across the country.
- 4.36. Although our key focus has been on 'culture, creativity and arts', what we have seen across the District in compiling the Baseline is a significant amount of activity and community engagement in heritage (which form a key part of every area's cultural activity and offer). Heritage is seen in the March 2021 'Levelling-Up Prospectus' in the context of the current Government's stated ambitions for 'levelling-up' as important local infrastructure. This is a clear recognition of the **importance of heritage from a regeneration perspective, and that it relates to 'everyday life'**.

'Upgrades in local heritage sites strengthen the local economy and build civic identity. These are things that people rely on every day in communities up and down the country – the infrastructure of everyday life.'

'Cultural investment maintaining, regenerating, or creatively repurposing museums, galleries, visitor attractions (and associated green spaces) and heritage assets as well as creating new community-owned spaces to support the arts and serve as cultural spaces.'

'In short, culture and heritage are things that people up and down the country bring people together and strengthen communities.' In keeping with our core theme of heritage and its importance to place and communities, the Levelling-Up Fund Prospective recognises that heritage can be instrumental in this respect.

*'Many towns already have a **strong heritage and sense of place, and benefit from their cultural and civic assets both directly, from tourism and visitor revenue**, and indirectly, by inspiring a sense of local pride and community cohesion, making places more attractive to live and work in.'*

- 4.37. This **perception of the importance of heritage** to local regeneration is backed-up through Government initiatives including the 'Towns Fund'. The prospectus for the Towns Fund states:
'Perception of place is an important 'pull' factor in business location decisions and can affect a place's capacity to attract and retain workers. Many towns already have a strong heritage and sense of place, and benefit from their cultural and civic assets which may make places more attractive to live, work, visit and invest in

5. NEIGHBOURING AUTHORITIES - APPROACH TO CULTURE & CULTURAL STRATEGIES

- 5.1. As part of the research for the Baseline Assessment the Cultural Engine and UDC Planning staff reviewed a number of neighbouring Local Authority strategies for arts and culture. Partly this was driven by an interest in how neighbouring Authorities are undertaking strategy development in relation to culture and arts as this may be relevant to how UDC takes forward a cultural strategy beyond the Baseline stage, and partly it was an opportunity to start new conversations which could lead to joint working, sharing of information and collaborative tourism promotion (for example).
- 5.2. Meetings were held with a number of neighbouring Local Authority representatives, and the Cultural Engine also attended the East Herts Your Lives Your Culture Conversation in at Southern Maltings in Ware on the 21st October 2021.

East Hertfordshire District Council

- 5.3. As part of the work on the Baseline the Cultural Engine and UDC staff engaged directly with staff at East Hertfordshire responsible for leading on the ongoing development of the East Herts Cultural Strategy
- 5.4. Based on public consultation in November 2020 and ongoing liaison with cultural sector stakeholders, including an event in October with over 60 cultural and public sector stakeholders – ‘Your Lives Your Culture Conversation’ at Southern Maltings in Ware. East Herts Council have compiled a list of around 200 organisations that are engaged in arts and culture, and there is a Cultural Delivery Group managed by the Council that involves around 40 representatives. This group is tasked with developing an implementation plan for the key priorities set out in the East Herts Cultural Strategy 2021-25). The key elements of the strategy, for which actions are being developed by the Cultural Delivery Group, are set out below:
 - a. East Herts’ population is changing and new neighbourhoods and garden villages are bringing new opportunities
 - b. Relative deprivation can hamper access to arts and culture
 - c. Arts and culture can alleviate loneliness and so have a positive impact on health and wellbeing
 - d. Arts and culture can promote community safety and civic pride
 - e. Young people thrive when they are involved in arts and culture
 - f. Just getting to an arts venue can be a challenge
 - g. COVID19 has made a big impact
 - h. Cultural activities are not immune to the challenges of climate change
 - i. This strategy will be judged by the impact it has
- 5.5. The East Herts Cultural Strategy is not strategically linked to planning or the Local Plan in the District (in that it is not part of the evidence base), although there are clear references to growth and the Local Plan period up to 2033. **One opportunity is to consider future developments as a way of securing new investment in facilities**, although there are no clear targets or additional context regarding this.

'In a context of finite funding for public and community-based arts, new development offers the opportunity to create cultural facilities that can fund themselves in the long term and to establish stewardship structures to oversee the management of these facilities.'

'Embed arts and culture within new neighbourhoods and garden towns in the district, creating cultural opportunities residents.'

- 5.6. Similarly to Uttlesford the East Herts Cultural Strategy considers the relative rural context of the East Herts District and the challenges this poses to access for all communities. There is reference to ensuring provision is accessible across the District, and making use of existing community assets.

'Support all partners to develop cultural opportunities in all corners of our district, allowing our residents to participate in a rich cultural life in their own communities, whether in the rural villages or the bustling town centres'

'Identify how the potential of the district's assets, such as village and community halls, can be maximised to achieve its cultural vision, bringing in the relevant partners to identify projects and deliver initiatives that benefit residents in East Herts.'

- 5.7. There are no references to Uttlesford or towns in Uttlesford District or references to collaboration on promotion for example. However, Council officers and local Members expressed a keen interest to continue sharing information and considering future opportunities to collaborate.

Cambridge City Council

- 5.8. A meeting was held between Cultural Engine, UDC and Cambridge City Council staff on the 19th October 2021 where the City Council's strategic approach to supporting arts and culture was discussed. As with East Hertfordshire the **City Council does play a key role recognising the importance of culture to the Cambridge place brand** (which drives significant tourism into the City each year). The City Council does not deliver many direct services or events, but **plays a facilitation role recognising that it can be challenging for organisations to put on events or run projects without support on a range of issues (legal, funding etc.)**.

- 5.9. There are a number of groups and initiatives that the City Council are involved with:

The Cambridge Core Stakeholders Partnership:

- 5.10. This is a forum for key organisations with responsibilities for planning and funding culture/arts in Cambridge City. The City Council sit alongside the University, Cambridgeshire County Council and the Arts Council. This is an important group given the number of core funded arts/cultural organisations that the City has (National Portfolio Organisations for example)

The Cambridge Arts Network:

- 5.11. This is a city-based network that is supported and administered by the City Council, and has around 1100 members. It is the key sharing and information network for the City. There is a website and members can post information and updates on [Cambridge Arts Network](#)

Festivals and Events Liaison Group:

- 5.12. This is an important forum convened by the City Council to support a balanced and diverse range of quality cultural, social and community festivals and events each year. Information is shared, partnerships are formed and challenges can be flagged up and resolved.

Culture Task Group:

- 5.13. This is a Cambridgeshire-wide group that includes all of the local authorities, arts/culture and sport organisations, English Heritage, Arts Council England, Sport England and other key bodies relevant to culture and sport in the county. This group is led by Cambridge County Council.
- 5.14. In relation to development in the City, the City Council is encouraging developers of all sites **to include a cultural element in their plans**, and they have undertaken a high-level audit of community spaces and other spaces available for cultural activity and how they are used (this is ongoing).

Chelmsford City Council

- 5.15. A meeting was held with Chelmsford City Council staff, Cultural Engine and UDC on the 25th October 2021, to discuss Chelmsford City Council's progress with a **City-wide Cultural Strategy and other related initiatives**. The Council have led on engaging with a wide range of stakeholders since 2018 and produced a 'Chelmsford Towards 2040' which was a shared-cultural vision and outline strategy forming the basis of further work to establish clear priorities and actions. A cultural partnership, **Ignite Chelmsford**, is the key engagement and consultation mechanism. Ignite is also a
- 5.16. The Priorities set out in the 2040 Vision were:
- A growing Creative Economy for everyone - Advocate for a creative workforce across all sectors. Map and connect to better support the Creative & Cultural Industries.
 - Increased opportunities for young people - Broaden Horizons to reach our creative potential and help prevent a rise in youth related crime
 - Build better connected communities - Use Arts & Culture to ensure those often marginalised from society feel welcome and at home.
 - Strengthen a sense of identity and belonging - Tell Chelmsford's full story, building on our strength in science and innovation and Increasing participation of minority and hard-to-reach groups.
 - Improved Health & Wellbeing - Prioritise issues identified in the joint Health and Wellbeing plan for Essex, including Mental Health, Obesity and Inactivity
 - Embrace our green spaces and waterways - Celebrating nature as part of the culture of Chelmsford. Finding ways to improve access and encouraging thinking about ecosystems and sustainability. Use rivers/nature to connect across the district and celebrate our rural/agricultural connections.
- 5.17. In July 2021 a 'Summit' was held with a wide range of stakeholders to consider further the key themes from the 2040 Vision and to identify any issues or actions that needed to be considered and

developed further (the Summit was facilitated by the Cultural Engine). This then formed the basis for 4 'Labs' based on 4 top issues (or 'provocations') with invited participants who will identify key actions and initiatives that can be funded and taken forward. The first of the Labs focused on the City Centre and High Street and the role that arts and culture can play in ensuring a vibrant future. [From the Summit to Ignite Chelmsford Labs - Ignite Chelmsford](#)

- 5.18. The team leading the Cultural Strategy has **positioned the arts, cultural and creativity as critical to achieving broader Council priorities and outcomes relating to the economy, health and wellbeing and a reduction in social isolation**, increasing opportunities for younger people and the City place brand or narrative. As Chelmsford was awarded official 'City Status' in 2012, the latter point is particularly relevant as many local partners still consider that Chelmsford needs to develop and refine a **key Vision or Narrative**.
- 5.19. Chelmsford City also has the Chelmsford Cultural Development Trust which is independent of the Council and works to secure funding and takes on other strategic issues. In 2022 the Trust will consider whether the City should bid for official UK City of Culture Status for 2029, and what investment, planning and partnership work will be required along with the wider economic and social benefits of bidding. The Trust is also supporting work to establish Local Cultural Education Partnership and other local initiatives that require funding and local partnership support. Work is also taking place to identify an opportunity space in the City Centre for a community-run/owned cultural hub space (for working, events etc.).
- 5.20. Although the Chelmsford Cultural Development Trust and other cultural priorities are identified in the adopted Local Plan, there is no clear link currently between the planning system locally and the cultural strategy development. This could change as the strategy and key initiatives are identified. The intention is that the final cultural strategy will be informed by all of the partnership working and particularly the 'Labs' and be key to the wider growth and regeneration agenda across the City (and wider district).

Stevenage Borough Council

- 5.21 A meeting was held with Stevenage Borough staff as part of the work on the Baseline, as with other meetings with neighbouring (or at least geographically close) authorities, the purpose was to share information and to consider future collaboration as relevant. The meeting was held on the 30th November 2021 and included both Cultural Engine and UDC.
- 5.22 Stevenage Borough Council published a Cultural Strategy in 2018 to cover the period up to 2022. As a 'New Town' with limited rural context, it is quite a different place ~~to~~ from Uttlesford (similar to Harlow in many ways).
- 5.23 The Vision set out in 'Stevenage Re-Imagined: A ten-year arts and heritage (cultural) strategy for Stevenage' states:

'As the first New Town Re-Imagined, Stevenage aims to offer:
 - *Flagship performing arts, museum and heritage facilities*
 - *An iconic public realm arts programme*

- *Extensive creative industries spaces and hubs, including digital, to attract and develop talent and to support skills development and economic growth'*

5.24 There is clear reference throughout to the **cultural offer complementing 'town centre regeneration' and improving local health outcomes, supporting the economy and engaging children and young people**. There is also reference to attracting 'visitors from the County, London and beyond to a thriving, busy and accessible creative environment.' Interestingly there is also a **significant emphasis on the Borough's cycling infrastructure as being key to the area's culture and vibrancy. This demonstrates Stevenage's holistic understanding of culture and wider placemaking**. The Council is engaged in a £1bn regeneration programme and the cultural strategy is clearly linked to this. The Cultural Strategy was supported with £10,000 from the Arts Council and had support from the Assistant Director for Communities and Neighbourhoods (who had experience from a culture-led regeneration programme in Great Yarmouth).

'There is an important opportunity to redress the underuse of the cycle network, encouraging a new approach to public art and stimulating substantial new engagement with walkways and cycle paths, enhancing cultural contribution to health and well-being.'

- 5.25 As with Chelmsford and the establishment of the Chelmsford Cultural Development Trust, Stevenage Borough Council supported the **establishment of an independent community interest company called Junction 7 Creative CIC**. This new organisation would have independent lobbying and advocacy abilities that are not necessarily available to the Council. Junction 7 Creative also take a lead on utilising empty shop units for example, making use of Council Estates assets where possible. Junction 7 Creative started as a 'core partners' group and continue to provide a useful conduit to local groups and communities for the Council.
- 5.26 Stevenage Museum is directly managed and funded by Stevenage Borough Council and features in the cultural strategy. **There is an ambition to relocate the Museum to a town-centre location and develop the country's first 'New Town Museum'**. Other key local cultural assets including the Theatre are outsourced currently (although these arrangements are under review). The Stevenage Cultural Strategy appears to be a good example of Local Authority working with its partners and recognising an opportunity that is locally specific and could support a wider place making and tourism agenda.

Considerations for Uttlesford District Council from the Cultural Strategy Review

- 5.27 As set out above, there is no one format or system for undertaking a Cultural Strategy and related action plan. The opportunities and way forward are very much related to the local situation, how the Local Authorities sees the role of culture (and heritage) strategically, and the local arts and cultural scene.
- 5.28 **Having a cultural strategy (or in the process of co-producing one) is a good way of pulling different partners together** to gain consensus on key issues, challenges and opportunities. This is not something that is happening naturally across the Uttlesford District currently (although there are good examples of collaboration locally like the Saffron Walden Heritage Development Group). Organisations that have an interest will feel that they can influence the agenda and take part if there is a cultural strategy and action plan that may identify and support specific initiatives, funding opportunities and strategic interventions.

- 5.29 None of the cultural strategy approaches undertaken by neighbouring authorities see culture, arts and heritage as separate from wider issues relating to economic development, place-making, regeneration and social/wellbeing outcomes. **Having a cultural strategy therefore enables culture/art and heritage to seen in a broader context and are therefore more likely to have their importance recognised strategically** (and therefore secure funding for example).
- 5.30 There is a case to be made based on the neighbouring authority approaches for some kind of **independent partnership and/or organisation that can be proactive and lead on taking action to support the development of the creative ecology**. In Chelmsford and Stevenage there are specific external organisations tasked with taking forward key issues (funding, engaging communities, developing projects).
- 5.31 Chelmsford and Stevenage are also working on **new ‘narratives’ that will frame how culture/arts plays a key role in placemaking, regeneration and place brand**. This can be important for making a clear case for investment and identifying how cultural investment can contribute to successful outcomes – economic and social in particular. In particular, Chelmsford and Stevenage (as well as East Herts) clearly frame culture/arts as key to town and city centre vibrancy (and renewal). Cambridge City Council has a very clear understanding of the importance of arts/culture to the city and the networks that are established to support the cultural/arts sectors demonstrate this. The fact that they have regular liaison with the Arts Council and other bodies puts them in a different position to smaller areas and able to influence the local agenda (Cambridge also has many National Portfolio Organisations making it a good strategic location for Arts Council direct engagement).
- 5.32 **None of the other areas have attempted a comprehensive ‘baseline assessment’ as Uttlesford has**, and none of the other cultural strategy processes are clearly related to the planning system (or clearly informing the local plan process). It would appear that Uttlesford District is something of a pioneer and outlier in this respect, and this can only then strengthen the evidence base to support future decision making through the Local Plan and other strategic issues including economic development (towns and rural), tourism, public health and transport.
- 5.33 **Recognition has to be given to those involved in the Uttlesford Community Stakeholder Forum during 2020 and 2021 (chaired by Angela Dixon) which provided the momentum for this and raised the importance of culture and heritage to the wider placemaking and planning agenda.**

6. ADOPTED LOCAL PLANS FROM OTHER LOCAL AUTHORITIES – REFERENCES TO CULTURE, CREATIVITY AND THE ARTS

- 6.1. In this section we consider how other Local Authorities have included references to culture, creativity and the arts in their adopted Local Plans. Some of these are relatively close to Essex and others are in other areas of England and there are various geographic contexts (some rural and others more urban in nature). There are relatively few references to arts or culture in the National Planning Policy Framework (NPPF) and this means that interpretations of the guidance by Local Authorities will vary (as will the significance of arts and culture in the Local Plan documents).
- 6.2. The fact of being ‘adopted’ demonstrates that these Local Plans have been found to be sound and legally compliant, so they provide good insight that may be of relevance to UDC, potentially influencing what can be achieved in relation to supporting culture, creativity and the arts through the Planning system. It should be noted however that we found **no real evidence of other Local Authorities undertaking a Baseline Review or similar process for their cultural or arts sectors (as part of the evidence base). Evidence, where it does exist, tends to be in the form of a broader Tourism or Leisure strategy, and often these are over 5 years old meaning the situation may well have changed** (through Covid or significant cuts to Local Authority budgets for example).

Chelmsford City Council Local Plan

- 6.3. The Chelmsford City District neighbours Uttlesford to the South. Chelmsford City Local Plan is for the period 2013 – 2036. The District is approximately half the size of the Uttlesford District but with almost double the population (172,000). 112,000 people live within the City of Chelmsford (the historic ‘County Town’ of Essex). Chelmsford was awarded ‘City Status’ in 2012 and there are significant growth plans set out in the Local Plan.
- 6.4. There are a number of clear policies that set a strong context for investing in culture over the Plan period.
- 6.5. Strategic Priority 9 – Reinforcing Chelmsford’s regional role as ‘Capital of Essex’. The ‘capital’ role is central to this vision. *‘The Council is keen to ensure that all parts of the **City are vibrant and successful with continued new facilities and by encouraging investment in Chelmsford's arts and culture.**’*
- 6.6. Also under Strategic Priority 9 - *‘**A Cultural Development Trust has also been established to work in partnership with the Council to strengthen Chelmsford’s cultural identity.** Through close engagement with the public, the mutual objective is to inspire participation in the arts and culture, to build awareness of the City’s historic heritage and to ignite interest in developing creative and cultural legacies for the future. The Trust will contribute to the ideas for a shared Cultural Vision “Towards 2040” and participate in encouraging investment in the City’s museums and theatres.’*
- 6.7. The above reference to the new ‘Trust’ demonstrates the Council’s commitment to **finding mechanisms to put culture/arts and heritage at the centre of the place-making and growth agenda**, and indeed the Trust is now playing a more active role in taking forward projects, strategy and funding applications (although not integrated with the Planning system).

- 6.8. Strategic Policy S5 recognises arts and cultural facilities as a key part of the ‘community facilities’ that are *‘an integral part of any proposals for new residential and employment development’*. *‘New facilities will be accessible to the community, and will be secured by a range of funding measures including planning obligations, Community Infrastructure Levy (CIL), and/or its successor, and other relevant funding streams.’* This policy clearly links investment in a wide range of community infrastructure (including cultural/arts) through CIL and other development-related funding. **Investment through CIL has been secured for the Museum for example in previous years.**
- 6.9. Strategic Policy S12 recognises the primary importance of **Chelmsford City Centre for ‘arts, culture and leisure’** and focuses on strengthening the role of the City Centre and other small neighbourhood centres across the District.
- 6.10. There is a special focus on Sandford Mill through Policy SPA5 which recognises its cultural role in the District. *‘Development will be permitted for proposals for a mix of uses to support Sandford Mill’s cultural, leisure and recreational focus.’* Sandford Mill is in a rural area to the east of Chelmsford City and is home to a large store and museum of industrial and waterways heritage.
- 6.11. The Chelmsford Local Plan has no specific evidence base to support the above policies promoting arts and cultural investment. There is a Sport & Arts Strategy 2012 – 2016 listed in the evidence base. This strategy makes reference to a number of mainly sporting related priorities, also referencing the importance of theatres and festivals for example.

Staffordshire Moorlands District Council Local Plan

- 6.12. The Staffordshire Moorlands Local Plan is for the period 2014 – 2033 (adopted in 2020). There are similarities with Uttlesford with **Leek being the largest town with a population of 21,000** (not dissimilar to Saffron Walden), a population of 98,000 slightly larger than Uttlesford and an area that is largely rural but slightly smaller in size.
- 6.13. Unlike Chelmsford there are far fewer direct references to arts and culture in the Local Plan. Rather there is more focus on the importance of tourism. **Culture is linked to tourism in the main relevant policy E4 – Tourism and Cultural Development**, and there is concern that new tourism or cultural facilities should be accessible. There should be *‘good connectivity with other **tourist destinations and amenities, particularly by public transport, walking and cycling**’, or ‘in locations in or close to settlements where local services, facilities and public transport are available’, or in specific areas identified for tourism development including the Churnet Valley (an area of importance for nature and cultural heritage popular with visitors).*
- 6.14. One of the Plan’s Spatial Objectives is SO7 which to *‘protect, provide and enhance the tourism, cultural, sport and recreation and leisure opportunities for the District’s **residents and visitors**’*.
- 6.15. The main reference point in the Evidence Base is a Staffordshire Moorlands Visitor Strategy which has a number of references to the importance of culture as part of the tourism offer of the area.

*‘Tourists are looking for immersion in a culture, unique experiences, authenticity, exploration, adventure and personal fulfilment from their holiday experience. **The ‘what’ is more important than***

the 'where'.¹³ Essentially it is not just about where tourists might go, but more about the unique experience they might have when they get there, perhaps with a sense of 'authenticity' that is linked to place.

Harlow Council Local Plan

6.16. Harlow is another District close to Uttlesford although much smaller in size but with a population not significantly smaller than Uttlesford (85,000). The Local Plan period is 2011 – 2033 (adopted Dec 2020).

6.17. There are a number of direct references to the importance of culture/arts in the Harlow Plan. However, 'culture and recreational facilities' are listed as potential 'needs for provision' in relation to new development alongside 'public art'. **Public art is of significant interest in Harlow given the 'Sculpture Town' brand that the town has cultivated over the years**, with the Harlow Art Trust taking on responsibility for many of the towns' impressive collection. The Trust does not have access to significant funding or capacity for this role however.

'Since the designation of Harlow New Town in 1947, the district has been collecting and creating works of art for the enjoyment of the residents and visitors to the district in order to enhance the public realm. Most of the pieces are sculpture based, hence the branding of Harlow as a Sculpture Town'

6.18. Policy L3 relates entirely to public art provision in Harlow – *'Provision of Public Art in Major Developments In major developments, public art should be provided and maintained. The form of public art in each case should be discussed with the Council at the earliest opportunity.'* There is recognition that public art 'improves the environmental and cultural quality of the district.'

6.19. The Strategic Objective concerned with Lifestyles focuses on sustainable provision of leisure, recreational and cultural requirements, with a key aim to *'Provide and enhance sporting, leisure, recreational facilities and cultural opportunities in the district'*.

6.20. It is clear that the cultural priority in Harlow Local Plan is to invest in the Sculpture Town through new development, and that this is linked to the original development of the New Town which had public art at its core through the vision of architect Frederick Gibberd. **This focus on public art is unusual for a Local Plan and Harlow Council are clearly focusing their cultural provision through the Planning System on this.**

East Hertfordshire District Local Plan

6.21. East Herts borders Uttlesford to the west and Bishops Stortford in particular will be the main town centre for many of the Uttlesford population living in the south and west of the District. The Local Plan for East Herts is for 2011 – 2033 (adopted October 2018). The District is slightly smaller in size than Uttlesford with a population of 148,000 (higher than Uttlesford). There is a similar rural context. The main town of Bishops Stortford has a population of over 41,000 and is therefore twice the size of Saffron Walden. Hertford and Ware are of a similar size to Saffron Walden.

¹³ Staffordshire Moorlands Tourism Study (Team Consultants, May 2011)

- 6.22. Cultural facilities are mentioned in relation to Community Facilities. *‘Community facilities provide for the health and wellbeing, social, educational, recreational, leisure and cultural needs of the community.’* Included in the description of ‘community facilities’ are art galleries, cinemas, museums and libraries, music and concert halls, and public houses. Under the Policy CFLR7 the *‘provision of adequate and appropriately located community facilities will be sought in conjunction with new development.’*
- 6.23. Policy CFLR7 is clear that provision **of facilities should be ‘on site’ as a priority, or a ‘financial contribution towards either off-site provision, or the enhancement of existing off-site facilities.’** Interestingly there is also a **demand for applicants to detail how these facilities ‘will be maintained in the long term.’**
- 6.24. This last point is an important consideration for ensuring that **new facilities have a sustainable future** (identifying where ongoing funding and revenue generation may be generated for example). Capital development of a new community asset (cultural or otherwise) is not the only important factor.

Summary of Issues from Adopted Local Plans

- 6.25. Adopted Local Plans from across England vary in how they prioritise culture and arts provision, with some focusing on town and city centres as key locations for cultural provision, while others focus on specific locations or issues (like the Sculpture Town in Harlow). The National Planning Policy Framework does make specific references to cultural provision (as set out above), but the guidance is limited and open to local interpretation.
- 6.26. None of the Local Plans reviewed for this report has a dedicated arts and cultural evidence base to support the Local Plans, and where documentation does exist it is not always recent (often over 5 years old) and does not have a technical assessment of need.
- 6.27. In terms of references to arts and culture in adopted Local Plans, the key issue appears to be the wider strategic view that the Local Authority (and its partners) has of its importance as a key element of placemaking or place brand. For example, Harlow has a clear commitment to continuing the ‘Sculpture Town’ concept that has become a core part of the town’s cultural and architectural make up. There is no compelling technical evidence base that demonstrates how important sculpture is to the town, but public art in the form of sculpture is very much linked to its original New Town vision (led by Frederick Gibberd). The importance of the Sculpture Collection is promoted by Harlow Art Trust in particular (the Art Trust have also previously managed the Gibberd Gallery).
- 6.28. For Staffordshire Moorland, the main issue relating to culture is tourism. Accessible cultural facilities are part of a strong tourism and visitor offer. A different concept of the importance of culture/arts from Harlow (although the sculpture collection in Harlow does for a trail for residents and visitors alike), but tourism is clearly the main strategic priority for Staffordshire Moorland District Council and its partners so cultural will be set in this context.

SECTION TWO
**ASSESSMENT OF CULTURE,
CREATIVITY & ARTS IN
UTTLESFORD**

7. AUDIENCES AND ENGAGEMENT WITH CULTURE IN UTTLESFORD

Cultural Trends and Behaviours – Uttlesford Wide

- 7.1. Cultural Engine collaborated with the Audience Agency to analyse available data on a range of cultural trends and 'behaviours' associated with communities living in Uttlesford, and comparing these to other local areas (Essex and Hertfordshire/Cambridgeshire). The information is gathered by the Audience Agency from a number of different sources including surveys/data from arts/cultural organisations and surveys of individuals. A key information source is the Audience Spectrum which has been created by the Audience Agency to support cultural organisations to understand the existing audience profiles and support investment decisions across England.
- 7.2. Audience Spectrum segments the English population by their attitudes towards a broad interpretation of culture, and by what they like to see and do. There are 10 different Audience Spectrum profiles that can be used to understand who lives in particular locations in terms of their likely cultural preferences. It is informed by many different data sources and trends including from arts organisations and non-personalised information on spend for example. Audience Spectrum is the most accurate tool the sector has ever had to help target audiences, and include a wider public.
- 7.3. An assessment of the Audience spectrum data shows that the most prominent of the 10 Audience Spectrum segments in Uttlesford district are Commuterland Culturebuffs, Dormitory Dependables and Trips & Treats. 80% of the Uttlesford population belong to one of these three segments, compared with 59% and 57% of the population in Hertfordshire & Cambridgeshire, and Essex respectively. These segments show the following traits:

Commuterland Culturebuffs:

- 7.4. This segment has higher engagement in cultural activities and tend to be affluent suburban and greenbelt consumers of culture as part of their social lives. They tend to be **keen consumers of culture**, with broad tastes but a leaning towards heritage and more classical or traditional offerings. They are often mature families or retirees, living largely in leafy provincial suburban or greenbelt comfort.
Uttlesford 34%, Essex 17%, Hertfordshire, Cambridgeshire 22%

Dormitory Dependables:

- 7.5. This segment tends to have medium engagement in cultural activities. Whilst regular they are not frequent cultural attenders. **A significant proportion of arts audiences are made up of this dependably regular if not frequently engaging group.** Most live in suburban or small towns and show a preference for heritage activities alongside popular and more traditional mainstream arts. Many are thriving, well off mature couples or busy older families. Life stage coupled with more limited access to an extensive cultural offer means that culture is more an occasional treat or family or social outing than an integral part of their lifestyle
Uttlesford 32%, Essex 25%, Hertfordshire, Cambridgeshire 23%

Trips & Treats:

- 7.6. This segment also tends to have medium engagement in cultural activities. While this group may not view arts and culture as a passion, **they are reasonably culturally active**, despite being particularly busy with a wide range of leisure interests. They tend to be comfortably off with children ranging in ages and include young people still living at home. With a strong preference for mainstream arts and popular culture like musicals and familiar drama, mixed in with days out to museums and heritage sites, this group are led by their children's interests and strongly influenced by friends and family. Uttlesford 14%, Essex 15%, Hertfordshire, Cambridgeshire 14%
- 7.7. The above data highlights that **overall engagement levels in arts/culture is likely to be significantly higher in Uttlesford than it is for the rest of Essex and or Hertfordshire/Cambridgeshire** as a whole. There certainly appears to be higher levels of affluence resulting (potentially) in high engagement, as well as more medium engagers in arts/cultural activity. However, this does not necessarily guarantee engagement with arts/culture activities, rather a propensity to engage. The propensity may well be affected by location, opportunity and the nature of the cultural offer locally.
- 7.8. Data is also available from the Audience Agency on cultural attendance for a range of popular cultural activities in the District and surrounding areas. As with the Audience Segmentation, this is informed by a range of data sources including Mosaic (reflecting actual spend by consumers), and wider surveys (Arts Council for example). It differs from Audience Segmentation as it aims to show 'actual' participation based on data rather than a populations' 'propensity' to engage or attend. We will refer to this as 'Actual Engagement Data' below.
- 7.9. **Uttlesford appears to have higher levels of cultural engagement than Essex**, but slightly lower levels of cultural engagement than the population of Hertfordshire & Cambridgeshire.
- 7.10. In the table below we have presented the cultural activities that have the highest level of engagement in Uttlesford (comparing them to Essex and Herts/Cambs). **This data is for 2019 so is pre-Covid** (long-term impacts of Covid on audience engagement in a range of cultural activities is not yet available obviously). Pre-Covid data is therefore the best indication we can get of what 'normal' engagement is likely to be.

Attended	Uttlesford	Essex	Hertfordshire & Cambridgeshire
	%	%	%
Art galleries	29%	27%	29%
Ballet	13%	12%	14%
Classical concerts	17%	15%	17%
Comedy shows	23%	21%	23%
Contemporary dance	10%	10%	12%
Jazz concerts	10%	10%	12%
Opera	10%	9%	11%
Plays	37%	33%	37%

Popular/rock concert	40%	38%	40%
Theatre	50%	47%	50%
Museums	26%	25%	28%
Archaeological sites	6%	5%	6%
Stately homes/castles	22%	19%	21%
Go to the Cinema every two or three months	16%	16%	17%
Adults 15+ estimate 2019 (Pre Covid)			

- 7.11. As can be seen from the above, the percentage of attendance varies slightly between the areas, there is no major difference between attendance in any one of the activities between Uttlesford, Essex and Hertfordshire & Cambridgeshire. It can be seen however that Uttlesford tends to have slightly higher attendance percentages than the rest of Essex in particular. The consistency of this last point **would suggest that cultural engagement is generally slightly higher in Uttlesford than other areas of Essex.**
- 7.12. Bearing in mind the Uttlesford population's apparent higher propensity to engage in cultural activities (based on Audience Spectrum insight), one reason for the limited differences between Uttlesford and the other areas could be a lack of available local activities or facilities, particularly as Uttlesford is dispersed over a large rural area. Our research has highlighted that (perhaps unsurprisingly) most of the cultural opportunities/facilities are in or around Saffron Walden closely followed by Thaxted, Great Dunmow, Stansted Mountfitchet and Wimbish (Wimbish although small has an interesting cluster of artists). However, the good general spread of community and village hall spaces should ensure that space is available across the whole District for broader community activity (including culture).
- 7.13. **There is no particular trend or correlation between facilities and participation, possibly due to the District's general affluence and ability that people have to travel by car** (there are very high car ownership rates in Uttlesford compared to England average). There is however, **slightly higher participation in the west of the District** which could be linked to its proximity and relatively easy access to Cambridge, Bishops Stortford and Harlow (and M11 links to London potentially as well). The one trainline that runs through the District does so through the west as well (connections to London and Cambridge).

8. CULTURAL VENUES AND ORGANISATIONS IN UTTLESFORD – THE DATABASE

- 8.1. The key task for the Baseline Assessment of Culture, Creativity and the Arts was to compile a comprehensive list on all of the activity, spaces, organisations, individuals and practitioners taking place or working within the District. This was a major undertaking given the geographic scale of the District and the vast number of small settlements and parishes. The Cultural Engine approached the compiling of the List (or database) through:
- Gathering information through discussions and meetings with key strategic organisations
 - Internet searches (and following up with phone calls for example)
 - Visiting towns and villages to identify any spaces, organisations or groups that may exist
 - Undertaking the Baseline Survey (as covered above) and incorporating key information from the responses into the Database
- 8.2. **The database is a separate document (based on Excel) and covers about physical spaces as it which is important considering the need to plan ahead for such spaces through the Planning process.** However the database also covers a significant number of arts activities and organisations/groups that do not operate out of one core building (or do not own/rent spaces). All such activities and groups are on the database with some basic information about the nature of their operation and activities as possible.
- 8.3. As the Local Plan emerges it will become easier to consider where there may be gaps in provision in terms of spaces for cultural activities, particularly when potential sites come forward for development (for example in a large new settlement or Garden Community). However, a database is a good place to start in terms of being able to understand what the culture/arts and heritage sectors look like in the District (a snapshot for January 2022 as the scene is dynamic and constantly shifting and changing). In terms of developing and ultimately delivering a District-wide Cultural Strategy, the Baseline List provides a good source of information including locations, facilities, contact information, company type (charity etc.).
- 8.4. Together with an analysis of audiences and cultural trends across the District, the database provides part of a picture for future planning.

Cultural venues and organisations in Uttlesford – The Database

- 8.5. Our research has highlighted 392 venues artists and cultural activities of which 168 are physical places ranging from heritage sites, private studios, music venues to multifunctional facilities of which there are 79. The latter are predominantly village halls either run by the Parish Council or the community. They offer venues for all kinds of cultural activities provided by itinerant professionals and local informal groups and appear to fulfil a large proportion of local cultural need (or the opportunity if they are underutilised).
- 8.6. Saffron Walden is the main cultural centre within Uttlesford with most of the larger museums, galleries, markets, events and other cultural opportunities located in the town. Together with neighbouring towns and cities (outside of the District) including Cambridge, Bishops Stortford, Harlow, Braintree and Chelmsford there is an extended cultural offer for those wishing to travel.

- 8.7. Broadly in terms of the **share of physical cultural, arts and heritage assets we found that around 29% of these are located in Saffron Walden, 10% in Great Dunmow, 6% in Thaxted (a total of 45% for the main three locations in the District)**. 30% of the assets on the databased are activities and/or projects that are not fixed or located in any one place (although many will run sessions and events in the main towns at locations such as Fairycroft House).
- 8.8. Key cultural/heritage destinations include Saffron Hall, Fry Art Gallery, Fairycroft House, Audley End, Saffron Walden Museum, Stansted Mountfitchet Castle. **There are very few public cultural/heritage attractions that are not in (or close to) urban centres**. These will be the main drivers of visits by audiences from within as well as from outside of the District.
- 8.9. There is **very little accessible/affordable artist studio space within the District**, potentially limiting artists/creative practitioner start-ups and people with fewer resources accessing suitable space. There are also several very popular activities that perhaps reflect the core interest of key demographic groups in the District. For example, Theatre and Dance are very strong in the District with over 40 groups, and many different music-focused groups and organisations. Unsurprisingly arts, crafts and individual artists is a strength, and there are 7 art galleries. There are many historical societies (and the Recorders of Uttlesford History are represented in the majority of parishes). There are at least 21 historic attractions and museums.
- 8.10. The majority of the cultural and heritage attractions are relatively small in scale and will relate to local populations (although contributing to the overall tourism context). **Saffron Hall is notable as one world class facility in the District with critically acclaimed acoustic and state-of-the-art facilities**. Audley End is one of the most important heritage attractions in the East of England (one of English Heritage's most popular).

Area Profiles Analysis – Baseline Data and Audiences

- 8.11. In this section we draw upon the Audience profile data by local area (broken down into Post Code areas), as well as drawing upon the Database and to a lesser extent the Sector Survey (see Section 8 for more on the Survey). We therefore bring the various sources of information and data we have together. The total population in Uttlesford is approximately 90,000 and through analysis of 14 areas (based on post codes), we provide some high-level analysis of trends.
- 8.12. There is information on the population of each area, the multi-functional spaces the areas have available within them, and other reflections in relevant issues to likely participation in arts/cultural activities. There is also some reflection on social grade information, particularly the social grades that will tend to engage the least.
- 8.13. Saffron Walden is the largest settlement in the District. In the Area Profiles the population of Saffron Walden has been split to reflect the four postcode areas covering the town, meaning parts of the town are included with surrounding areas. At the end of the analysis of the 13 areas below, **we also include a separate analysis of Saffron Walden and the immediate surrounding areas as a whole**.

Takeley, Elsenham, Henham

- 8.14. The Takeley, Elsenham & Henham area is a cluster of villages based just east of Stansted Airport with an area population of just over 7000 between them (3367, 2466, 1233, respectively). They are approximately 5 miles from Bishops Stortford (15 minutes by car) and are heavily influenced by this main town just outside of the Uttlesford District. The area has 9 multifunctional venues (6 run by the community) which provide a host of cultural activities ranging from dance, drama and local history to flower arranging. They are within easy reach of Hatfield Forest and many cultural activities in Bishops Stortford.
- 8.15. The population's propensity to engage in cultural activity is 9% higher than the rest of Uttlesford and around 30% higher than Essex and Cambridge & Hertfordshire. Its high engagement Audience Segments are in line with the rest of Uttlesford, but its medium engagement groups are much higher. Typically, this group is represented by thriving, well off mature couples or busy older families whose life stage coupled with more limited access to an extensive cultural offer means that culture is more an occasional treat or family or social outing than an integral part of their lifestyle. This is reflected in the actual engagement data which is less than the rest of Uttlesford and Cambridge & Hertfordshire but is still higher than Essex which has the lowest propensity to engage and is less culturally active.
- 8.16. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is within the middle of the range signifying other areas would benefit more from cultural investment.

Stansted (Incl Burton End) & London Stansted Airport

- 8.17. The Stansted (inc. Burton End) & London Stansted Airport area includes the airport and land to the northwest of the airport. This rural area includes Stansted Mountfitchet which is a large well served village and Burton End which is very small. The combined population is just under 8500. They are approximately 4 miles from Bishops Stortford (15 minutes by car) and are heavily influenced by this main town just outside of Uttlesford.
- 8.18. The main cultural/heritage attractors are Stanstead Mountfitchet Castle, Toy Museum (which is in the grounds of the Castle site) and Historic Windmill. Stanstead Mountfitchet has a library and 2 multifunctional halls (both run by the community) providing a mixture of cultural workshops, classes, and activities. Bishops Stortford likely caters for much of the population's additional need.
- 8.19. The population's propensity to engage in cultural activity is about the same as the rest of Uttlesford as a whole and around 20% higher than Essex and Cambridge & Hertfordshire. This is based on very high levels of medium engagement segments. Typically, the area is represented by thriving, well off mature couples or busy older families whose life stage coupled with more limited access to an extensive cultural offer means that culture is more an occasional treat or family or social outing than an integral part of their lifestyle. Unlike other areas in Uttlesford with predominantly medium propensity to engage in culture, the actual engagement data shows a higher participation rate than the rest of Uttlesford, Essex and Cambridge & Hertfordshire
- 8.20. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is within the middle to top of the range. Excluding attractions like Mountfitchet Castle and the Toy Museum the results would be much lower. As such it could benefit from further cultural investment.

Saffron Walden (Inc: Wimbish, Ashdon, Radwinter)

- 8.21. Saffron Walden (Inc: Wimbish, Ashdon, Radwinter) is the eastern area of Uttlesford's major town of Saffron Walden and the villages to its east. With a population of approximately 10,000 about half residing close to Saffron Walden itself, with villages like Wimbish, Ashdon and Radwinter having populations of 1629, 893 and 612 respectively. Saffron Walden offers a wealth of cultural activities and is essentially the cultural hub of Uttlesford (based on the cultural offer), whilst the villages to its east are rural and small in population.
- 8.22. The cultural offer within the villages is primarily through 7 multifunctional village halls (5 run by the community) offering an array of activities, workshops, and informal group meetings. Many host local artists who are involved in Saffron Walden's cultural provision. Saffron Walden itself hosts galleries, Uttlesford's main museum, fetes, music events, craft workshops, society, music venues and is the district's main retail hub (with many independent shops).
- 8.23. The population's propensity to engage also reflects Uttlesford as a whole but tends to have more medium cultural engagement rather than higher cultural engagement. Typically, this is represented by thriving, well off mature couples or busy older families and younger families who are led by their children's interests. The actual engagement data shows lower levels of engagement than Uttlesford and Cambridge & Hertfordshire but higher than Essex.
- 8.24. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is within the middle of the range signifying other areas would benefit more from cultural investment.

Saffron Walden (Inc: Great Chesterford)

- 8.25. Saffron Walden (Inc: Great Chesterford) includes the north of Uttlesford's major town of Saffron Walden and the villages directly to the north. With a population of approximately 5200 over 70% of these reside within Saffron Walden itself, with the village of Great Chesterford having a population of 1494. Saffron Walden is urban and offers a wealth of cultural activities and is essentially the cultural hub of the Uttlesford District. Great Chesterford, to the north of Saffron Walden, is only 16 miles from the heart of Cambridge so communities there are likely to relate to Cambridge as much as any location in Uttlesford.
- 8.26. The cultural offer within the villages is primarily through 4 multifunctional village halls (3 run by the community) offering an array of activities, workshops, and informal group meetings. Many host local artists who are involved in Saffron Walden's cultural provision. Saffron Walden itself hosts galleries, Uttlesford's museum, fetes, music events, craft workshops, society, music venues and the District's main retail centre. Cambridge is close by car and provides a wealth of cultural activities.
- 8.27. The propensity to engage in culture in this area is less than Uttlesford as a whole and 10% higher than Essex and Cambridge & Hertfordshire. However, the actual participation data shows higher participation than Uttlesford, Essex and Cambridge & Hertfordshire.
- 8.28. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is within the middle to top of the range signifying other areas would benefit more from cultural investment.

Saffron Walden (Inc: Clavering)

- 8.29. Saffron Walden (Inc: Clavering) includes the west of Uttlesford's major town of Saffron Walden and the villages directly to the west. With a population of approximately 9200, 25% of these reside within the boundary of Saffron Walden itself, with the village of Clavering having a population of 1494 and the remaining in several smaller villages. The Clavering district of this area is within 8 miles of Saffron Walden, 7 miles (15 minutes' drive) and the whole area is only 20 Miles (40 minutes' drive) from Cambridge.
- 8.30. The cultural offer within the villages is primarily through 10 multifunctional village halls (7 run by the community) offering an array of activities, workshops, and informal group meetings. Many host local artists who are involved in Saffron Walden's or Cambridgeshire's cultural provision. Residents can access the cultural offer in Saffron Walden, Cambridge, and Bishops Stortford
- 8.31. The area's propensity to engage in culture is greater than Uttlesford as a whole, 29% higher than Essex and 27% higher than Cambridge & Hertfordshire. The actual participation data shows greater participation than Uttlesford and Essex but less than Cambridge & Hertfordshire.
- 8.32. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the top of the range signifying other areas would benefit more from cultural investment.

Saffron Walden (Inc: Newport)

- 8.33. The Saffron Walden (Inc: Newport) area includes the town of Saffron Walden and the villages to the south including Newport (which is one of the larger villages in the District). With a population of approximately 10300, 25% reside within Saffron Walden itself, with the village of Newport having a population of 2353 and the rest in several smaller villages. The centre point of the area is within 4 miles (10 minutes' drive) of Saffron Walden, 9 miles (20 minutes' drive) from Bishops Stortford and 21 Miles (40 minutes' drive) from Cambridge.
- 8.34. The cultural offer within the villages is primarily through 5 multifunctional village halls (3 run by the community) offering an array of activities, workshops, and informal group meetings. Many host local artists who are involved in Saffron Walden's or Cambridges cultural provision. Residents can access cultural opportunities in Saffron Walden, Bishops Stortford, as well as Cambridgeshire.
- 8.35. The population's propensity to engage in culture is 5% less than Uttlesford as a whole, 18% higher than Essex and 16% higher than Cambridge & Hertfordshire. The actual participation data shows a higher participation than Uttlesford, Essex and Cambridge & Hertfordshire.
- 8.36. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is within the lower of the range. As such it would benefit from further cultural investment.

Manuden, Berden, Farnham

- 8.37. Manuden, Berden & Farnham are rural villages based in the west of Uttlesford north of Bishops Stortford. With a population of just over 1800 between them, the centre of the area is approximately 10 miles (23 minutes by car) from Saffron Walden but only 5 miles (10 minutes by car) from Bishops Stortford.

- 8.38. The villages have 3 multifunctional venues (2 run by the community) which provide a host of cultural activities ranging from dance, drama and local history to flower arranging. They are within easy reach of Bishops Stortford and its many cultural activities and not far from Stansted Mountfitchet.
- 8.39. The population's propensity to engage in cultural activity is the same as Uttlesford as a whole, 27% higher than Essex and 21% higher than Cambridge & Hertfordshire. Its high engagement sector is greater than most other areas within Uttlesford and represents affluent groups with mature families or retirees. The actual participation data shows higher participation than Uttlesford, Essex and Cambridge & Hertfordshire.
- 8.40. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the top of the range signifying other areas would benefit more from cultural investment.

Little Canfield

- 8.41. Little Canfield is a rural village based to the southeast of Stansted Airport. It has a population of 500 and is 3.5 miles from Great Dunmow. The village has a sole village hall (operated by the community) and access to other halls in the adjacent villages.
- 8.42. The population's propensity to engage in cultural activity is 13% higher than Uttlesford as a whole, 36% higher than Essex, and 34% higher than Cambridge & Hertfordshire. It has no high engagement sectors but exceeds the level of medium engagement sectors compared to Uttlesford as a whole, Essex and Cambridge & Hertfordshire. The actual participation data shows higher participation than Uttlesford and Essex but less than Cambridge & Hertfordshire.
- 8.43. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the bottom of the range signifying other it would benefit more from cultural investment.

High Easter

- 8.44. The High Easter area is mainly rural based in the southern part of Uttlesford and to the northwest of Chelmsford. The centre of the area is over 20 miles from Saffron Walden and as such their cultural hub is more likely to be Chelmsford (10 miles away) or Great Dunmow which is 8 miles away. The population here is 1500. The village has a sole village hall (operated by the community).
- 8.45. The population's propensity to engage in cultural activity is 16% lower than the rest of Uttlesford and around 6% higher than Essex and Cambridge & Hertfordshire. The area's cultural audience is made up of both high and medium engagers. This lower propensity to engage is demonstrated in the actual participation data on which is lower than the rest of Uttlesford and Cambridge & Hertfordshire but higher than Essex.
- 8.46. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the bottom of the range signifying it would benefit more from cultural investment.

Hatfield Heath

- 8.47. The Hatfield Heath area is mainly rural villages based in the southwestern part of Uttlesford, to the south of Stanstead Airport and northwest of Chelmsford which is 15 miles away (25 minutes by car). Both Bishops Stortford and Harlow are 6 miles away (12 minutes by car). The population is 6800, 1930 in Hatfield Heath and the remaining in smaller villages.
- 8.48. The area has 4 multifunctional spaces (all run by the community) which offer a range of cultural activities including dance, drama and local history. Bishops Stortford and Harlow are accessible and also offer a variety of cultural attractions.
- 8.49. The population's propensity to engage in cultural activity is equal to Uttlesford as a whole and 24% higher than Essex, 22% higher than Cambridge & Hertfordshire. Its cultural audience has a large amount of high cultural engagers predominantly affluent groups with mature families or retirees. This is reflected in the data on actual participation, which is higher than the rest of Uttlesford, Cambridge & Hertfordshire and Essex.
- 8.50. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the bottom of the range signifying it would benefit more from cultural investment.

Thaxted & Broxton

- 8.51. The Thaxted & Broxton area is in central Uttlesford to the northeast of Stansted Airport and southeast of Saffron Walden which is 8 miles away (10 minutes by car). The area's population is around 6700 with Thaxted & Broxton being 2845 and 512 respectively.
- 8.52. The area has 11 multifunctional venues (10 run by the community) which provide a host of cultural activities ranging from dance, drama and local history to arts and crafts. Thaxted has a reasonable cultural offer of its own with historic buildings, gardens, festivals, and resident artists. The area is also within relatively easy reach of Saffron Walden and Great Dunmow.
- 8.53. The population's propensity to engage in cultural activity is 3% lower than Uttlesford as a whole and 20% higher than Essex, 18% higher than Cambridge & Hertfordshire. This is reflected in the data on actual participation, which is lower than the rest of Uttlesford, Cambridge & Hertfordshire but higher than Essex.
- 8.54. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is at the top of the range signifying other areas would benefit more from cultural investment.

Great Dunmow (Inc: Barnston, Leaden Roding)

- 8.55. The Great Dunmow (Inc: Barnston, Leaden Roding) area is to the South of Uttlesford and directly east of Stanstead Airport. It is directly central between Chelmsford and Saffron Walden which are about 12 Miles away (25 minutes by car). The population of the area is 13600 with the population of Great Dunmow being 8830 the majority of the remainder living in villages including Barnston & Leaden Roding.

- 8.56. Great Dunmow is famous for its Flitch Festival and is the largest settlement (town) in the South of the District with a good cultural and heritage offer. It has 5 multifunctional halls with a further 6 in the surrounding villages (9 run by the community) all offering an array of cultural and other community activities. There are historic buildings, museums, markets and fetes within the area and a particularly strong dance & drama contingent.
- 8.57. The populations propensity to engage in cultural activity is 6% lower than Uttlesford but 17% higher than Essex and 15% higher than Cambridge & Hertfordshire. This is reflected in the data on actual participation which is lower than the rest of Uttlesford and Cambridge & Hertfordshire but higher than Essex.
- 8.58. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is in the middle of the range signifying other areas would benefit more from cultural investment.

Felsted, Stebbing, Little Dunmow

- 8.59. The Felsted, Stebbing, and Little Dunmow area is east of Great Dunmow and extends to the eastern border of the Uttlesford District. The area is quite large and rural with a population of 9200 spread between a number of small villages with Felsted, Stebbing and Little Dunmow having populations of 3051, 1300, 284 respectively. Stebbing in the centre of the area is 15 miles from both Saffron Walden and Chelmsford
- 8.60. The area is well served with 7 multifunctional venues (4 run by the community) which provide a host of cultural activities ranging from dance, drama to local history.
- 8.61. The populations propensity to engage in cultural activity is 6% higher than Uttlesford as a whole and 29% higher than Essex, 27% higher than Cambridge & Hertfordshire. This is not reflected in the data on actual participation showing lower participation rates than the rest of Uttlesford and Cambridge & Hertfordshire but higher than Essex.
- 8.62. Comparing this area with Uttlesford as a whole, the density of population per cultural establishment is in the middle of the range signifying other areas would benefit more from cultural investment.

Summary of Data for all areas

- 8.63. The analysis into the relationship between the populations propensity to engage and the facilities available fails to show any coherent trend or link between the two in the majority of the areas.
- 8.64. Analysis of the population against the number of multifunctional facilities produces some interesting insights however. A 'multi-functional space' is one that is available to use for a range of uses including cultural. It could be a village hall or other community/parish run space. Over the whole District, according to the information on facilities developed through the Baseline, the average population per multi-functional space is 1,188.
- 8.65. Below is a summary table of 13 areas of different sizes, organised into postcode areas. The different sizes of the populations and the relative isolation of some locations compared to others makes direct comparisons challenging. Despite this we have ordered the population against the number of multi-functional spaces that are available for use/hire in each location.

Uttlesford art Comparison of venues per head of population	Population	No Of Population Per Multifunctional Space	Ranking
Uttlesford as a whole	93,859	1,188	
Manuden, Berden, Farnham	1,819	606	1
Thaxted, Broxton	6,708	610	2
Saffron Walden (Incl Clavering)	9,149	915	3
Takeley, Elsenham, Henham	9,228	1025	4
Dunmow (Incl Barnston, Leaden Roding)	13,676	1243	5
Saffron Walden (Incl Great Chesterford)	5,191	1298	6
Felsted, Stebbing, Little Dunmow	9,118	1303	7
Saffron Walden (Incl Wimbish, Ashdon, Radwinter)	10,155	1451	8
High Easter	1,500	1500	9
Hatfield Heath	6,800	1700	10
Little Canfield	1,819	1819	11
Saffron Walden (Incl Newport)	10,284	2057	12
Stansted (Incl Burton End & Stansted Airport)	8,412	4206	13

8.66. The **above table clearly demonstrates that the areas that have fewer multifunctional spaces/facilities per head of population and therefore could benefit with cultural investment (in the form of multi-functional spaces) are Stansted (Incl Burton End & Stansted Airport), Newport, Little Canfield, Hatfield Heath.** However this would require further consultation with local parish representatives and further analysis of use trends as local populations may travel to neighbouring areas for activities and to use local village halls for example. For example, the new facilities at Manuden do attract users from across a wider area given the quality of the space.

8.67. This figure reflects existing population profiles and will not take into account new growth areas across the District. Where the new growth areas are (including any new Garden Communities) will affect the population in relation to multi-use cultural provision.

Additional Analysis of Saffron Walden and Surrounding Area

8.68. Saffron Walden is one of the finest examples of a medieval market town in the East of England, with a wealth of listed buildings in the town centre and Conservation Areas. The area's propensity to engage in cultural activity is 2% higher than the rest of Uttlesford and around 24% higher than Essex and Cambridge & Hertfordshire. However, Saffron Walden is at the heart of the Uttlesford cultural and tourism scene accommodating the area's major museum, central library, galleries, music venues, as well as its many historic attractions, markets, and annual festivals.

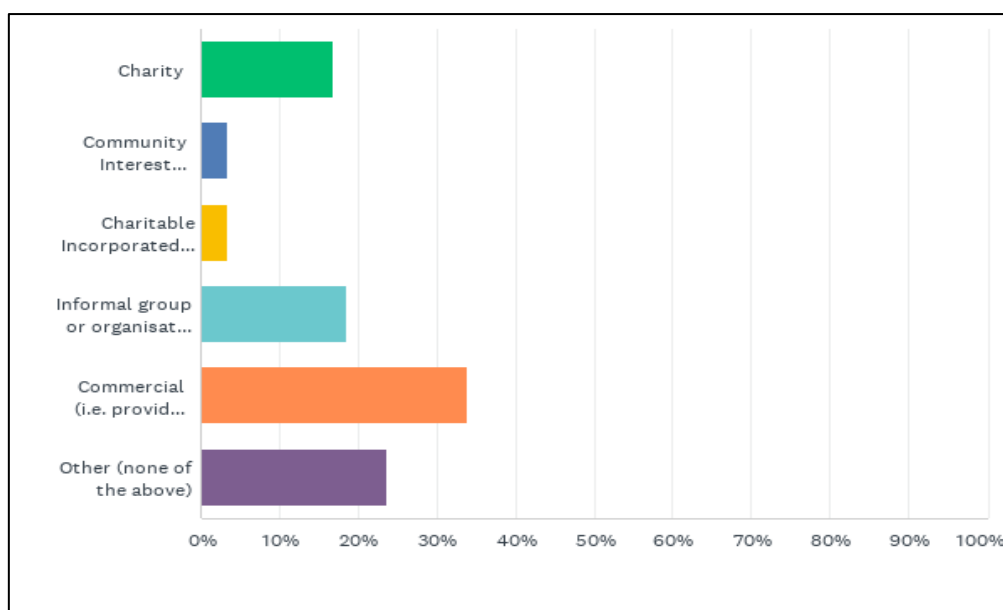
- 8.69. Saffron Walden is positioned 12 miles from Bishop's Stortford, and just 15 miles from Cambridge. Cambridge in particular provides competition for the town's cultural attractions and attract visitors from Saffron Walden and across Uttlesford. Saffron Walden and surrounding area has 5 multifunctional venues. There are 60 cultural and heritage venues and spaces, and the town is home to 186 of the District's itinerant creative practitioners (those who operate across and beyond the District).
- 8.70. Appendix 1 is a table that shows the distribution of cultural, arts and heritage assets (spaces, activities and practitioners) in some of the most populated parishes in the District. The information confirms that Saffron Walden has the majority of cultural (including galleries and artists) and heritage spaces. Great Dunmow is well provided for in terms of multi-use spaces and arts groups. There is also an interest cluster of artists/crafters located at Wimbish.

9. SURVEY OF CULTURAL SECTOR ORGANISATIONS

- 9.1. A bespoke survey was developed by Cultural Engine utilising SurveyMonkey to support the gathering of information for the Baseline Assessment, as well as to provide some insight and information from practitioners and organisations working across the cultural/creative sectors in Uttlesford. The survey was published on the Local Plan page of the UDC website, and UDC encouraged Parish Councils to put up posters on their notice boards. A short article also appeared in Saffron Walden Reporter in September 2021.
- 9.2. There were 79 responses in total which is a good number when considering we have identified just under 400 organisations, individuals and groups which would be a target audience for such a survey (a success rate of approximately 20%). There was some interesting feedback from across different sub-sectors including commercial and charitable. It was decided not to push the survey too hard at this Baseline stage given the potential for 'consultation fatigue' locally (other surveys from UDC had been issued in late Summer/Autumn 2021 including business, and Council spending plans). Given the need to develop a Cultural Strategy utilising the information collected during this Baseline stage, there is likely to be a need to engage further with cultural sectors during 2022.
- 9.3. There was no clear incentive to organisations, groups or individuals to sharing their thoughts and insights, although many indicated that they would like to stay in touch with the process and potentially be part of a future cultural network (more on this below). We did follow up with a number of respondents to clarify issues or to seek a 'strategic conversation' (see Section 9), so there is clear potential for UDC to engage further and offer information and support in the future (on funding opportunities for example). Collecting information for the Baseline was not reliant upon the Survey, but did help to augment the information being gathered by the Cultural Engine.
- 9.4. Below we provide some high-level insight into the responses to the Survey. The analysis is essentially looking for general trends and insights Uttlesford-wide so is intentionally fairly high-level.

Who has responded to the Survey?

- 9.5. Around half (39) of the respondents were 'on behalf of an organisation/group'. 22 respondents were 'an individual practitioner/artist', 8 were 'amateur/personal interest' and 5 were a 'commercial company or practice'. The remainder (5) were 'other', but these are basically on behalf of an organisation.
- 9.6. Although only 39 indicated they were answering on behalf of an organisation, 59 respondents answered the question about how the organisation is constituted.



9.7. The most popular response (20) was 'commercial' with all other responses (including Charity) making up the remainder (all of the other responses will be non-commercial and working in the public interest in some way)

9.8. The Survey provided a wide range of options for respondents to choose from that best describes the particular sub-sector of the creative/cultural/arts sector. It is worth noting that respondents could provide multiple responses (the total number of responses was 167 from the 79 that completed the survey). The range of activities are listed below and give some insight into the relative strengths of sub-sectors within the District.

- 21 'Music Venue/Music Studio or Music organisation/musician
- 20 'Arts/Creative education (i.e. skills training, courses or workshops – Using arts/culture to support learning outcomes)
- 17 'Artist (including visual art, sound, performance art and installation)
- 13 'Multi-Use Space (i.e. used for arts/cultural uses and other uses)
- 11 'Community/Voluntary sector arts group or organisation'
- 11 Theatre or Performing arts space (including dance) or theatre/dance practitioners
- 9 'Cinema'
- 8 'Craft, heritage craft, artisan practitioner or craft workshop space'
- 5 'Museum'
- 6 'Creative/arts professional development support (support for arts/creative sector i.e. funding or project development)
- 6 'Temporary spaces for culture/arts (including outdoor spaces)
- 5 'Retail (selling arts/cultural products)
- 5 'Art Gallery or public art location'
- 4 'Local History Group'
- 3 'Archive'
- 3 'Heritage Building'
- 2 'Art Trail, fair, festival or open studio event'
- 2 'Art studio space (providing studio spaces for artists)

'It would be great to have a teaching/learning space for all ages to get involved with arts & crafts. ECC once held good adult day & evening classes in Saffron Walden but don't any more. A decline since 1980's & 90's. PITY' (Craft Practitioner)

'I am a potter. I used to teach workshops from my studio but since the pandemic I have decided to just work on my own work which I sell predominantly online.'

- 9.9. It is clear from the above that Music is well represented in the District, as well as Arts and Cultural Education. Theatre and Artists of various specialisms are also well represented which is to be expected in a District where participation rates seem high in amateur creative pursuits.

Q7 Please provide any more information about your organisation or practice here. For example, describe how you run activities or who you work with on a regular basis

Saffron Hall music school classes regular work talks events put artists
open schools times run Society art weekly group
Saffron Walden local performing music ages workshops organise year
studio CONCERTS experienced community

Social Media Presence?

- 9.10. Given the informal nature of the groups that some of the respondents are answering for, it is perhaps not particularly surprising that 16 (21%) stated that they did not have a website or social media presence of any kind. That includes not only a website but also Facebook, Instagram and Twitter (for example). In our research for the Baseline database we did find it challenging to get any kind of information online regarding a number of groups or practitioners.

- 9.11. Still, **the majority of responses show a social media presence** (59 or 79%).

Do organisations or practitioners use a regular space or spaces?

- 9.12. The majority of respondents stated that they did have access to and used regular spaces within the District. There was a wide range of comments regarding the space uses of different organisations and individuals with many using spaces across the District and beyond on an ad-hoc basis. There are references to church buildings, using home spaces, renting, and farm buildings.

*'We use space as and when we need it. Sometimes locally and sometimes in situ to show. And sometimes London. **Fyi it is more expensive to use locally than London.** Fyi also, I made a lot of enquires as to using empty buildings as we work on an ad hoc basis, have our own insurance and could use them instead of them going stagnant.'* (Theatre Company)

'I host an annual poetry weekend at my home. But it's only for 6 people, by invitation only.'

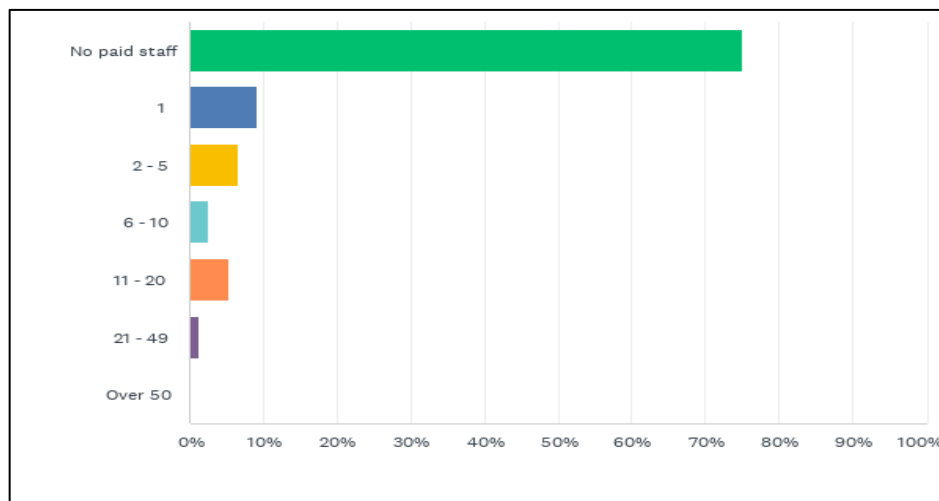
'We hire junior school halls and church halls.'

Q9 Do you use a regular space or spaces?

Saffron buildings Village Hall room Rehearsals performances Saffron Walden
centres Hall public use Parish home community Church school
space meetings office sometimes rent St Mary hire studio

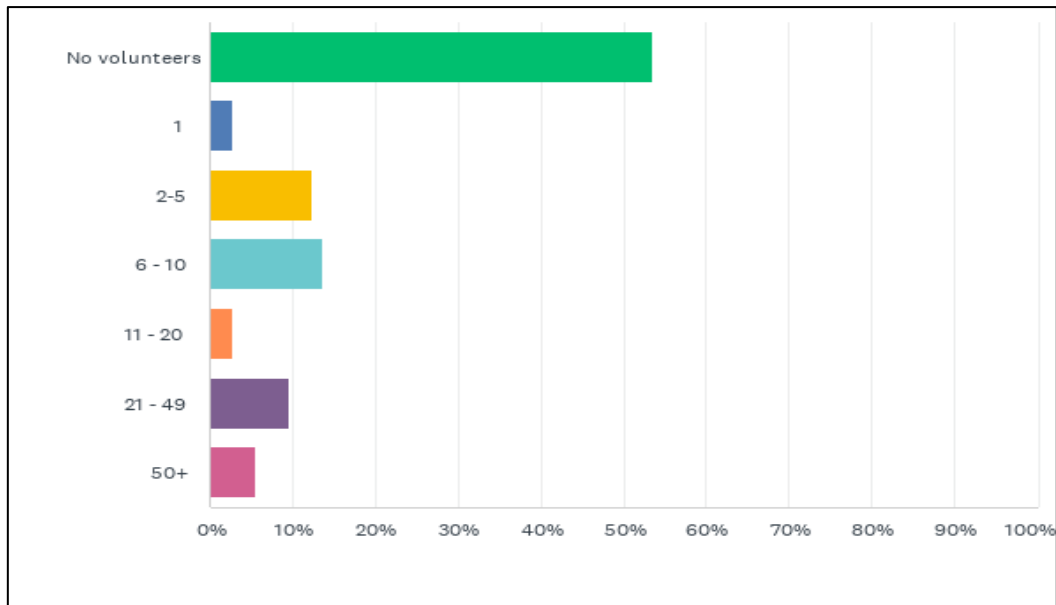
Do Organisations or Groups have Paid Staff?

9.13. On the whole the organisations/individuals who responded did not tend to have any paid staff. This reflects the **keen amateur and participatory nature of much of the arts and cultural scene across the District**, with a relatively small number of larger organisations who do have staff.



Do the organisations/groups have volunteers?

9.14. The majority of respondents (39) stated that they had no volunteers. However, given the voluntary nature of many of the respondent's groups, this is likely to be a little misleading. Many of the respondents will themselves be volunteers, so they may mean that they have no other volunteers. However, the responses clearly show that the **nature of the cultural scene is very reliant upon a core and unpaid group of individuals** (and this is indeed backed up by discussions with local groups).

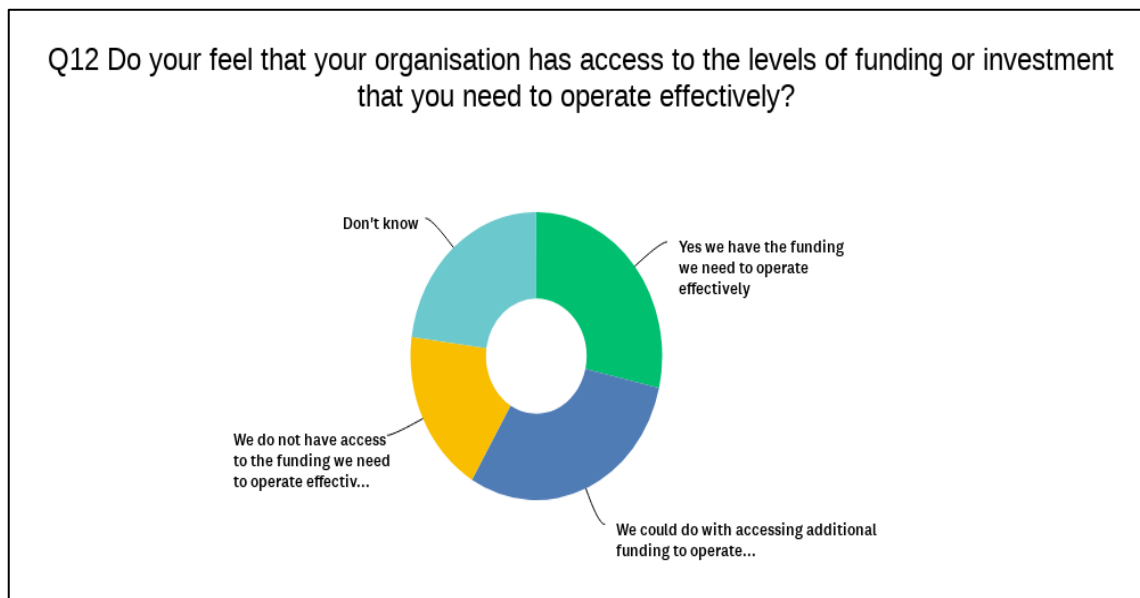


'As a society we are a not for profit organisation. No one is paid. Many give their time freely to aid and support events and the running of the society.' (Local Art Society).

'We have a pool of around 90 volunteers but there is a smaller hard core.'

Do You Have Access to the Funding You Need?

9.15. The responses to this question were mixed which is probably broadly encouraging from a financial sustainability point of view.



9.16. 20 responses stated that they do have the funding they need. 21 stated they could do with 'additional funding'. 12 stated that they 'do not have access to the funding they need'. A further 16 stated that they 'don't know'.

- 9.17. This range of responses is no doubt a **reflection of the informal and volunteer-led nature of the organisations** responding to the survey. From wider research it is clear that there is not a significant amount of arts, cultural or indeed heritage related funding going into organisations and communities across Uttlesford, so there **does not seem to be a culture of regular applications from local organisations or practitioners** (as might exist in other Districts). Supporting organisations/groups to access external funding does seem to be an area of opportunity. Commercial organisations however will not necessarily be interested or eligible.

'We have received charitable support from various local charities through which we have improved our equipment, facilities, and accessibility. Members' fees cover our every day running costs.'

'Our ability to carry out outreach and engagement activities has been severely curtailed in recent years due to increasing challenging budget positions within local government.'

*'There is a **need for affordable exhibition space for artists to display and sell their work.**'*

'As we entirely voluntary based, it is difficult to find time and people to apply for grants.'

*'We **generate our own funds** and recently raised over £600,000 for a building extension. Income is generally from visitors and other arts organisations.'*

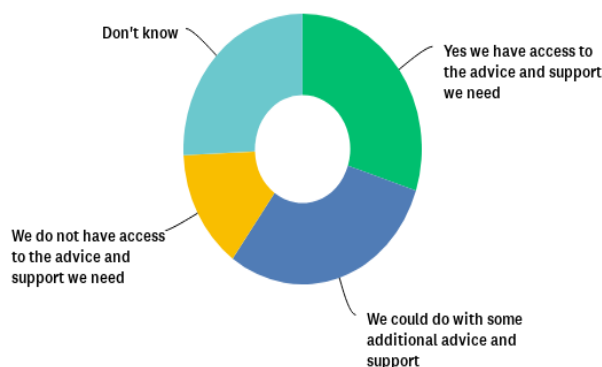
*'We are a small company and **accessing funding is so time consuming that it takes more finance than we have in order to pay a fair wage for the hours it would take to fill out all the forms.** Often local funding is in such small amounts that hours to access negates any benefit.'*

- 9.18. It is worth noting that, despite the significant pressure faced nationally by the creative and arts sectors during the Covid-19 pandemic and resultant lockdowns, **there were not many references to financial or funding disruption caused by Covid-19 in the responses to this survey.** From broader research we know that for some of the larger organisation's membership remained strong which provided some financial stability through the pandemic, and less formal groups will have limited their activities thereby reducing demand for income (from not hiring spaces for example).

Do You Have Access to Advice and Support?

- 9.19. As with the funding response above, this is a varied response with no overall consensus. This of course not unexpected given the range of organisations responding and in some ways is reassuring that there is not necessarily a significant demand for more support. Reflecting on wider research, many organisations and individuals are aware that UDC in particular has not been in a position to offer an Arts/Cultural support role since 2008, and therefore the expectations of securing advice and support from UDC in particular are low. Equally, unlike some other Districts/Boroughs in Essex where there are active strategic cultural organisations (including those that are part of the Arts Council's National Portfolio) which offer support programmes and advocacy, Uttlesford has very little of this (although it does have organisations that would be capable of providing some support to others).
- 9.20. The responses were equally split (21 each) between 'We have access to advice and support we need' and 'We could do with some additional advice and support.' There were fewer responses (9) for 'We do not have access to the advice and support we need'. A further 18 responded that they 'Don't Know'.

Q13 Do you feel that you have the access to the support and advice you need? For example funding, business planning, interpretation, forming partnerships etc.



'We are always open to business support and advice. Being a creative isn't always the best starting point to successfully run a business. Its only through Covid that we have become aware of some of the funding available to small businesses. gaining knowledge of what's out there is always really useful.'

'I have always self taught and seeked out help myself. I feel that business advisors and practitioners that are outside the commercial space are perhaps a bit behind to offer support I need.'

'We tried to find out more from the council & while they were very helpful, we came away none the wiser on which funds we would be eligible for. We are planning to become a CIO at some point to widen our funding potential.'

Where are Audiences and Participants From?

9.21. Arts, cultural and heritage organisations can operate at different levels in terms of outreach, ambition and capacity. Given the high number of smaller informal and voluntary groups that exist across Uttlesford it is perhaps not surprising that a high number of respondents said that their audiences and participants are essentially local.

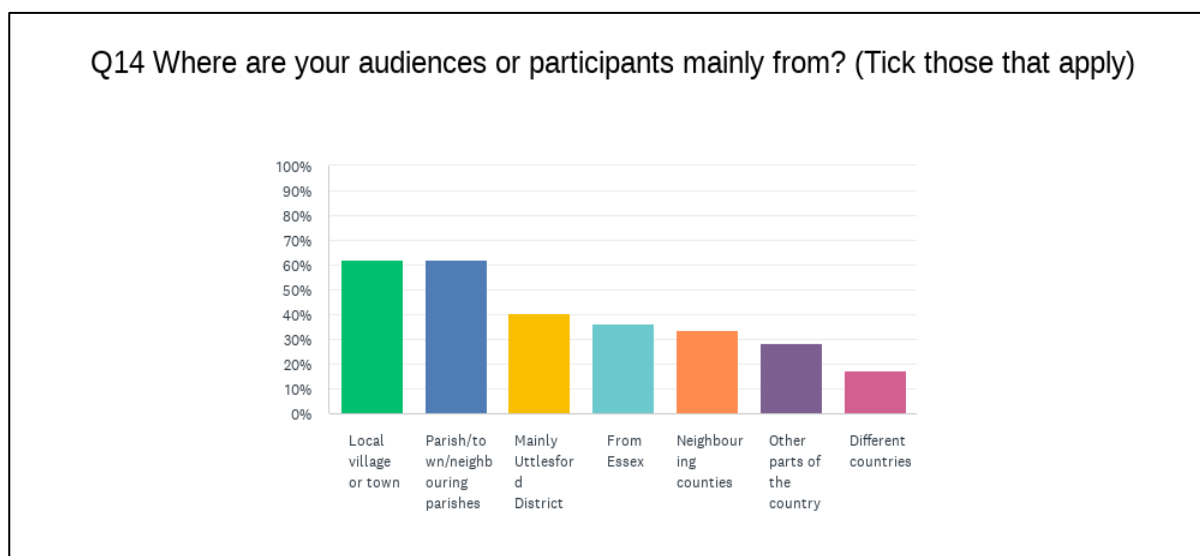
9.22. Respondents could choose more than one option as we are aware that audiences and participants for culture can be from different areas (local and from outside of Essex for example). 45 (62% of the respondents – not 62% of all of the responses to the question) stated that their audiences/participants were mainly 'Local, from the town/village'. 46 (63%) stated that their audiences/participants were from the 'Parish/Town and Neighbouring parishes'. 29 (49%) stated they were 'Mainly from Uttlesford District'. Out of the 206 responses (including multiple choices from respondents), this means that 120 (58%) stated a mostly local audience. 'From Essex (outside of Uttlesford)' 27 (37%), 'From Neighbouring Counties' 25 (34%), 'From Other Parts of the Country' 21 (29%) and 'From Different Countries' 13 (17%).

9.23. This shows that although the majority have audiences and participants from the local area, there is a good reach out into neighbouring areas and even internationally. Some of the international references are from commercial organisations reflecting the make up of their customer base.

'Many of our staff are very local, however, our customer base is global with the majority of our audience from the USA.'

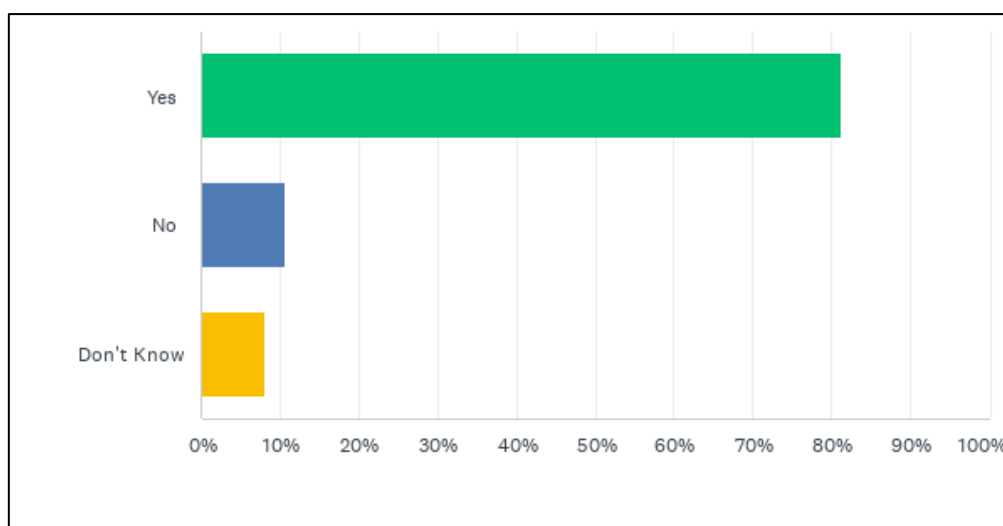
'As Stansted is a 'border' town, we derive a proportion of our audience from the Bishop's Stortford area.'

'I get more visitors from CAMBRIDGE than I do from Saffron Walden. The general public are not interested in any art projects. They are in fact uneducated in such activities.'



Do Organisations/Practitioners Engage Their Local Communities?

9.24. There was an overwhelmingly positive response to this question with **61 (81%) of respondents stating that they do engage locally**. Of course this will mean different things in different settings and contexts, but it does demonstrate a **good local connectivity between organisations operating and their communities**. The fact that many are run by local volunteers will increase the bonds between smaller groups/organisations and the local community.



'Extensive work on, for example, Dementia. Also a wonderful venue for local amateur arts organisations.'

'We are able to perform at events that take place locally as well as school fetes etc. We hold two of our own concerts every year, the profits from which we donate to local charities.'

'When starting new projects we always engage with the village residents via our Google Group and Facebook pages. We do the same when putting on activities.'

'We have always had strong recruitment from within the village or local communities. We enjoy people joining us locally as it aids the work-life balance we try to help our staff achieve.'

'We try to engage with the local community, but as we don't have enough resources financially this proves very difficult. We do promote via social media and where there are local events we are there promoting the centre.'

Would You be Interested in Joining an Uttlesford-focused arts/creative network in the future (if one was established)?

9.25. There is no current District-wide network for arts/cultural organisations, and as far as can be ascertained from discussions with sector representatives there has never been one. Not all Local Authorities have such networks, and where they do exist they vary depending upon the stated purpose, management and oversight, terms of references and whether they are related to a clear action plan or strategy. **Uttlesford is a large rural district and the different towns or locations do not necessarily make for a coherent geographic context for such a network.**

9.26. The responses to this question are interesting as there is clearly some good interest in joining a group, but there are caveats to this in many responses. 30 (39%) said they would 'definitely' be interested. 34 (44%) said they 'might be interested'. Only 3 said they were 'not interested' and 11 said they 'didn't know'. This would suggest that efforts could be made (through the development of a 'Cultural Strategy' perhaps) to **form a group or groupings/networks that can represent the interests of the arts/creative sectors effectively** (particularly if linked to development and the Local Plan process), support networking and promotion.

- 9.27. Some of the responses demonstrated a potential interest in joining a group, but recognised some of the potential challenges, for example **different interests from across the sub-sectors or art forms making it difficult to achieve consensus**. There are many different reasons that individuals or organisations might have for wanting to network.

'From my experience such forums struggle to meet the needs when there is diversity between group members.'

'We have very few opportunities for networking locally and would be very interested in this....More opportunities for engagement with other creatives locally would be wonderful.'

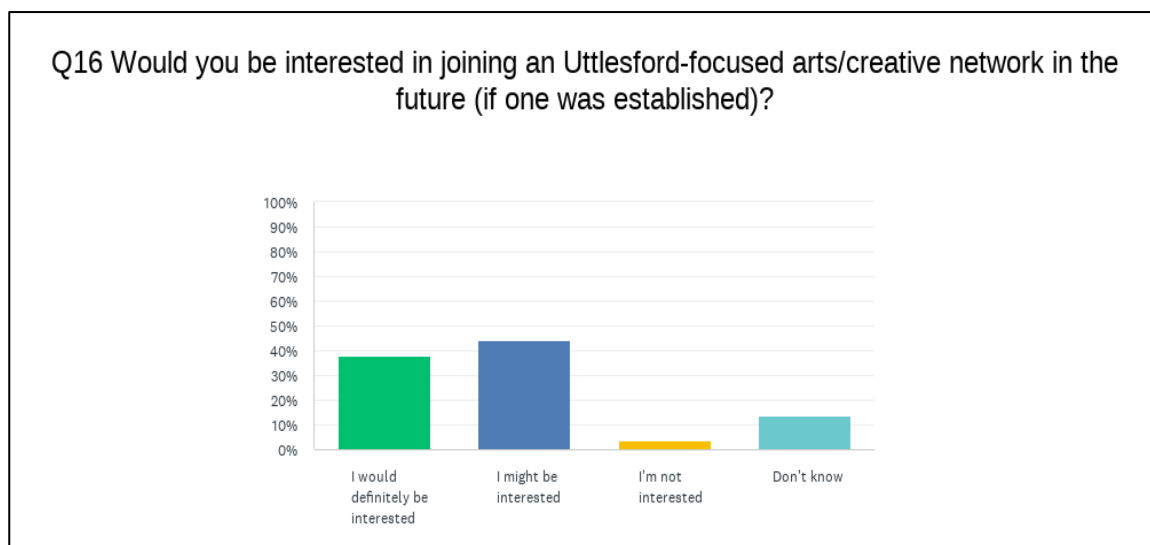
'It depends on how it would work for our business. The arts is a hugely broad term used for many industries; if it was set up to help young, talented individuals go into a business and start a career in a creative industry they love, through training schemes and work experience, we would be interested.'

'This rather depends on what it is set up to do. If there is synergy in the form of exchanges of ideas for funding that would be of considerable interest.'

'Having been involved very briefly in discussions about the putative Uttlesford Arts Festival a couple of years ago, I would need to be persuaded that a clear and reasonably detailed proposal was in place to identify the mechanisms and benefits of any scheme.'

'I would hope that the network would be more than a talking shop. It would be good if it could lead to some good partnership work and increased paid opportunities for skilled professional artists and creatives.'

'I really think this is needed. I communicate regularly with other performing arts leaders but we all feel that there is a huge lack of performance space, workshop venues etc and no real motivation to change this.'



10. THEMES EMERGING FROM STRATEGIC CONVERSATIONS AND INSIGHT

- 10.1. To support the information gathering for the Baseline Assessment, the Cultural Engine organised and held a number of meetings with key strategic organisations across the District who are responsible for arts, cultural and heritage provision. This included a workshop and presentation with a number of representatives at Saffron Walden Museum on the 30th November 2021.
- 10.2. With the exception of Saffron Walden Museum, the running of which is funded directly by UDC (although UDC does not own the building or collection), **none of the organisations or groups provide their services supported by ongoing public funding or subsidy.** This is actually quite unusual compared to other areas of Essex. For the majority of cultural/arts/heritage institutions therefore their responsibility is to their audiences (not all local), their members and their sponsors; and this does not necessarily overlap neatly with the Uttlesford District boundary (i.e. they see their responsibilities and role as going beyond the District). However, all are keen advocates of the cultural and heritage scene in Uttlesford and are certainly not against extending their engagement locally where possible, but this is not always a key driver.
- 10.3. Understanding the strategic context for culture, creativity and the arts in Uttlesford is an important part of building an evidence base to support future decisions around policy, investment and networking/promotions for example. The organisations that are based across the District and who work to develop, promote and support culture, arts and heritage are likely to be well placed to identify issues, challenges and opportunities. This insight is likely to be as meaningful as what emerges from mapping and statistics. The organisations have daily experiences of operating within the District, often in very different contexts and situations. **The current culture/heritage scene is fundamentally the base upon which future growth in the creative/heritage sectors can be established. There is so much experience, knowledge and expertise within the local scene.** New investment, where it may be needed, should be initially focused on supporting existing organisations and groups as many have the potential to expand their services, grow their operations and provide more of a mutual support network.
- 10.4. Between September and December 2021 Cultural Engine met with (often on more than one occasion) with 30 organisations/individuals, all having an interest in the cultural, arts and heritage sectors. This included some of the major players including Saffron Hall, Saffron Walden Museum, Fairycroft House, Fry Art Gallery and Thaxted Festival, as well representatives of a number of small organisations.
- 10.5. This provides a good basis from which to understand the cultural sector opportunities and challenges across the Uttlesford District. It should be said that the majority of the those consulted, although not necessarily publicly funded, are very much in the 'third sector' category (charities, not for profits, locally funded). Many of them interact on a regular basis with a wide range of audiences, participants and volunteers, providing a good understanding of local grass roots needs and issues.
- 10.6. Clearly a significant number of the organisations engaged are located in and around Saffron Walden. This is not surprising given the high number of organisations based in what is the largest town in the District. It does reflect our findings from the Baseline work that **Saffron Walden and the west of the District is where the majority of the cultural offer and activities are based.**

- 10.7. In the sections below we consider some of the key issues of relevance to the Baseline work and a future Uttlesford Cultural Strategy and Local Plan. These are brief summaries covering some of the main points and more analysis and detailed assessment will be needed to support a full Uttlesford Cultural Strategy in due course. All of the notes relate specifically to issues raised or discussed through meetings and discussions with the organisations/individuals listed above. This covers a lot of important and relevant ground, but will not cover all potentially relevant issues.
- 10.8. The approach to the 'strategic conversations' was to engage directly the larger arts, cultural and heritage organisations operating in the District, as well as other smaller groups and individuals that could give an insight into the issues, opportunities and challenges as they see it. This was an interesting time to be undertaking such discussions with Covid-19 having been a major factor for over 12-months but at the time of the discussions much had returned to as normal as was possible. So there is reflection on broader trends over a longer period (before and after Covid), although Covid has obviously had an impact on some.

Audiences and Participants for Culture, Creativity, Arts and Heritage

- 10.9. Culture, arts and heritage play a key role in engaging audiences and visitors from across a wider area, and this can contribute to local economic development (tourism, hospitality, evening economy etc.) as well as health and wellbeing.
- 10.10. Given the wide range of organisations consulted there are obviously differences in terms of the types of audiences that engage and participate depending upon a range of factors. Some **larger cultural and heritage institutions are securing audiences from a wider area than Uttlesford** (and in some cases national or international). **Other smaller groups or organisations engage primarily with a very local audience.** This is backed up by our findings from the Sector Survey which showed community-based organisations tend to engage with audiences and participants from their town, village, Parish or neighbouring parishes. Larger organisations including Saffron Hall, Fry Art Gallery, Saffron Walden Museum, Audley End and Thaxted Festival (based primarily at Thaxted Parish Church) **attract visitors/audiences from the wider region** and beyond.
- 10.11. From a mapping point of view, having cultural organisations of a larger scale within the District will give a strong impression that there is a good local offer for communities within the District (and this would indeed be on the whole correct). However, **out of the larger organisations it is really only Saffron Walden Museum that has a clear local remit** given its funding support through UDC, and even then there is a perception from elsewhere in the District that the Museum is really focused on Saffron Walden as a town (which is not in fact the case).
- 10.12. Larger and well-established organisations including **Saffron Hall, Audley End and the Fry Art Gallery are regionally and nationally significant in terms of their high-quality cultural offer** and they are not reliant upon local audiences. Scope for local engagement by the larger organisations is limited due to a number of factors including
- Inaccessibility/limited space - Saffron Hall for example is based on a school site which limits community engagement activity on site throughout the week. Thaxted Festival has no permanent venue and has very limited capacity. Fry Art Gallery is improving its space through an ongoing capital programme but **space will still be limited**, and Saffron Walden Museum

likewise has limited internal space for larger events/workshops (although does use what space it has to good effect)

- Limited funding – **None of the larger organisations have any significant revenue funding for outreach programmes in the community** to engage/increase local audiences/participants (Saffron Hall have developed some more recently explored below)
- Capacity – There is a large **reliance upon volunteers** even within the larger organisations which limits outreach and staffing capacity is tight. Even where there is an appetite to outreach to local communities or run/develop specific programmes, the capacity limitations are generally prohibitive.
- Not a strategic priority – Audley End’s events programme for example is tailored around **securing visitors from a wide area** (to support revenue generation) and the concepts/development are driven largely by the national English Heritage team (not locally). Engaging local audiences and providing space for participation/local events is not a priority therefore.

10.13. **This then leaves Fairycroft House as essentially the default (and affordable) multi-purpose arts and culture centre in the District** with activities covering everything from arts/craft, U3A workshops and youth activities, live music and rehearsal/recording space, health and wellbeing, and dance/performance (where space allows). This is an excellent achievement by Fairycroft House CIC and its partners, but the nature of the building does restrict usage (space, configuration of rooms/spaces, conflicting uses, significant staff/volunteer capacity demands to provide support for events/workshops). Fairycroft House CIC is run as not-for-profit with significant volunteer time (and highly experienced volunteers) dedicated to its effective running and operation. **Securing funding to enable improvements to the Fairycroft House building does appear to be a priority** for improving the overall cultural offer (and therefore directly supporting the cultural/arts scene in the District). Almost as importantly however, is the apparent opportunity for the **expansion of the Fairycroft House operation (in partnership with Saffron Walden Town Council) into the Essex County Council owned space** adjacent on Fairycroft Road (used infrequently for Youth Services but otherwise totally under-utilised throughout the week).

10.14. As well as Fairycroft House, **Dunmow Arts Centre similarly is run on a not-for-profit basis with affordable space for a range of activities** in Great Dunmow (fully accessible from the town centre). The Arts Centre includes space for community radio and houses dance and theatre workshops throughout the week (including through the Rom Theatre Arts – effectively the in-house Performing Arts Company). It would appear that Dunmow Arts Centre is **relatively isolated from the local cultural scene** with few local organisations aware of its offer despite the availability of affordable space for a range of activities. Foakes Hall, managed by Great Dunmow Town Council, is regularly booked out for a range of activities by local communities and is therefore a crucial space for supporting participation in a range of activities (as well as culture through performances/comedy etc.)

10.15. Audiences and participants are not only taking part at formal arts/cultural or heritage settings, whether local or otherwise. A **network of spaces across the District provide accessible space for a range of activities including Village and Church Halls**. Local theatre/dance groups in Saffron Walden regularly use the Baptist Church in Saffron Walden for example (including Theatre Unboxed), but there is **apparent demand for a dedicated arts/cultural space that is accessible and provides facilities that are required** for such activities (this demand could partly be met through the Essex CC owned space proposal from Fairycroft House).

- 10.16. Utilising outdoor spaces including for events and festivals (and markets) is an opportunity for local organisations and creative practitioners to get involved in supporting engagement and raising their own profile. Major **events including those organised through the Saffron Walden Initiative have participation (in dance for example) at the core**, and there are many events being planned for 2022 including those linked to the 'Saffron Story' programme (partnership of a number of local organisations). Saffron Walden Town Council is engaged in consultation in an effort to ensure the Town Square is available more often throughout the week for outdoor events, markets etc. **Parish and Town Councils clearly play in important role in rural areas supporting local festivals and events** (although Covid has been disruptive over the last couple of years).
- 10.17. Relevant to the utilisation of outdoor space, the National Trust at Hatfield Forest **are no longer planning to run the popular Wood Festival** due to the short and longer-term impacts of Covid-19. The space remains available and the Trust would consider a third party taking on responsibility for a new festival (although it would not have the same name and branding). Wood Festival provided opportunities for local audiences (as well as visitors from across the wider region) to have a quality cultural experience in a unique setting.
- 10.18. There is not a strong culture of organisations/groups going for public/charitable funding to engage new audiences and participants. This includes **Arts Council England funding which is negligible in Uttlesford** compared to many other Districts in Essex and Hertfordshire for example. Although this speaks to the relative strength and independence of the creative/arts and heritage sectors in the District, **external funding for specific programmes can provide impetus for engaging participants and securing new audiences for creative output** and programming which can then increase confidence within organisations/staff/volunteers and have lasting positive impacts. High Stile projects, based in Great Dunmow, are a good example of a local arts organisation that does secure regular funding for community-engaged arts projects from the Arts Council and is able to employ artists on specific projects.
- 10.19. The proposed major capital and revenue application by Saffron Walden Museum to the National Lottery Heritage Fund will (potentially) provide an opportunity for significantly more engagement of audiences and participants in activities and learning. There is a comprehensive Audience Development Plan that sets out the main opportunities during proposed capital works and longer-term. This includes off-site work and engagement during proposed future capital works.
- 10.20. **Audiences are also often made up of older people**, particularly for some of the key cultural attractions and events including the Fry Art Gallery (mainly over 60s), Thaxted Festival (49% of 2019 audiences over 70), Saffron Hall (high booking rate from 'Commuterland Culturebuffs' who tend to be older than the general population). Audley End also has an older audience profile (although also strong for families). Voluntary participatory groups including the Recorders of Uttlesford Heritage (RUH) also tend to be much older people, as do volunteers for the Great Dunmow Museum for example and participants in the Dunmow Arts Group. This is not necessarily unusual, but it does point to the need to support accessible engagement opportunities across the district for younger people and families. As audiences age (and have more time) they will tend to get interested in the kinds of cultural offering that Uttlesford is strong in, although this can never be guaranteed over the next decade and beyond.

Community Engagement

- 10.21. This overlaps to an extent with Audiences and Participation set out above. By ‘community engagement’ we mean specific and focused programmes of activity and outreach by organisations with the specific aim of engaging local communities/community groups in a range of activities. This is not only good for outcomes for communities (health, wellbeing) but also good for growing new audiences for arts/culture and heritage.
- 10.22. Saffron Hall provides some excellent **local engagement opportunities for participants on programmes including Together in Sound and Come Together**. Together in Sound is a partnership between Saffron Hall Trust and Anglia Ruskin University (ARU), offering music therapy groups for people living with dementia and their carers/companions. As well as offering excellent music making and collaborative singing for local people, it is also a research project with ARU participating through their ‘Cambridge Institute for Museum Therapy Research’. Saffron Hall intend to complete an evaluation of ‘Together in Sound’ and roll out the programme into other areas (where funding allows). For early 2022 this will be in Braintree in partnership with Braintree Museum and other local organisations. The ‘Come Together’ project is a multi-arts programme for local people, facilitated by a team of professional writers, visual artists, theatre-makers and musicians (open for people living in Uttlesford age 14+). This has been taking place Friends Meeting House in Saffron Walden.
- 10.23. Saffron Walden Museum run regular programmes aimed at engaging communities. For example the ongoing Lost Language of Nature project that aims to conserve a large number of specimens from the Museum’s natural history collections, whilst working with the public to discover new narratives through storytelling and language. There is a planned collaboration with Essex Cultural Diversity Project (ECDP) to increase diverse community engagement with this project and the Museum more generally. www.essexcdp.com
- 10.24. Fairycroft House, although often used by many organisations through the hire of the space, directly runs music events including regular Thursday evening All Star Jam Night where a full backline is provided for bands or performers to turn up and play at least 2 songs to a live audience. **This kind of initiative gives people in the community the chance to participate on a level not usually possible without access to significant kit and space** and is a strong contribution to the local popular music scene.
- 10.25. Thaxted Festival run a school programme every year as part of the Thaxted Festival, with opportunities for local school children to engage with world-class musicians. For example the Pasadena Roof Orchestra will work with a local primary school in 2022. This is relatively small scale and limited to Thaxted. **2024 is a major anniversary opportunity for Thaxted Festival (150th anniversary of the birth of Gustav Holst)** with plans to significantly increase engagement and participation locally for which additional funding will be required.
- 10.26. The majority of community engagement with arts and culture will be informal through local groups, organisations and sessions taking place in non-formal arts settings, as well as through voluntary-run spaces including Dunmow Museum (and other local museums). There does appear to be significant scope to increase levels of formal engagement with arts and culture and heritage in Uttlesford. One way of securing this would be to recognise more formally in health, wellbeing and social strategies

(at District and County level) the importance of **culture/arts as a way of achieving long-term health outcomes across the community** (as demonstrated by the Saffron Hall examples above).

General Accessibility and Affordability of Space for Cultural Participation

- 10.27. **Formal arts, cultural and heritage space is at a premium in Uttlesford** (and Saffron Walden in particular). The spaces that are dedicated to this include Saffron Hall, Audley End, Fairycroft House, Saffron Walden Museum, Dunmow Arts Centre and Fry Art Gallery, and they vary in their ability to house community activities and availability for hire by cultural groups/organisations. Notwithstanding the fact that the majority of these are in Saffron Walden, **only Fairycroft House is regularly used for a range of arts, cultural and craft events and workshops**. Saffron Hall is limited by its location at Saffron Walden Community High School (which is also the home of Saffron Screen), Saffron Walden Museum has limited available space (although plans to address this), Audley End is not generally accessible by local groups to host their events, and Fry Art Gallery also has limited space and volunteer capacity to support this.
- 10.28. Smaller arts/cultural groups including performing arts often use non-arts spaces including church halls and other community spaces. As discussed elsewhere in this document the **network of village halls is a strong point and they are used for a variety of sessions** throughout the week. Newport Village Hall being a good example, along with Foakes Hall (Dunmow) and Manuden (the first £1m Village Hall). Pubs are also used regularly for music and some community participation (for example the Railway Arms in Saffron Walden is community owned and has plans to develop some of the outbuildings for greater community use). Greater use could be made of Dunmow Arts Centre throughout the week as there are generally affordable spaces available (awareness appears low in Dunmow of the Arts Centre facility generally).
- 10.29. Therefore, **despite the apparent strength of the creative/arts/heritage sectors in terms of well-established organisations with dedicated buildings and spaces, the actual accessible and affordable space is limited. This only goes to demonstrate the need (and certainly the apparent demand) for more dedicated spaces for arts and culture in particular** (of all forms) in Saffron Walden and possibly elsewhere (although a business plan and suitable space may be more of a challenge outside of the main town). How this space might be developed and managed would have to be considered longer-term, but an immediate opportunity appears to be the Essex CC space adjacent to Fairycroft House (an outline business plan has been submitted to Essex CC by Saffron Walden Town Council and Fairycroft House CIC). This needs to be considered as a matter of priority to establish whether there is any real chance of Essex CC entertaining current outline proposals (Cultural Engine did engage directly with Essex CC on this issue but clarity in terms of their intentions was difficult to establish).
- 10.30. The improvements to the spaces inside and outside of Saffron Walden Museum clearly also represent an opportunity to increase community activity and participation, and **the Museum wants to move closer to being the 'heritage hub' for North West Essex** (serving the whole of Uttlesford more effectively, including being an access point for Essex Record Office, as well as into Braintree and Harlow areas). The plans for a major National Lottery Heritage Fund bid (in the region of £3.5m with match funding taking it over £4m) are ambitious and there is some way to go before any actual capital work can go ahead (at least 3 years). Should this option not be feasible, then it might not be

unreasonable to link the development of the Museum to potential sources of infrastructure funding through the Local Plan period.

- 10.31. Audley End (English Heritage) is clearly an important cultural and heritage location and destination for audiences from the local area and beyond to have quality experiences either through the core offer (House and Gardens) or through specific events including the summer Proms programme and winter events such as the Enchanted Audley End (through December 2021). Audley End has over 170,000 visitors each year, mostly from outside of Uttlesford. **English Heritage are currently scoping an outline Masterplan for the Audley End site which could see significant investment to improve facilities, access, and unlock more spaces** for interpretation and smaller events. This could unlock additional space on the site for community-use, although this is yet to be established.

Funding for Culture, Creativity and the Arts

- 10.32. From the analysis of funding through the major funders for arts, culture and heritage (Arts Council England and National Lottery Heritage Fund) over the last few years, **it is clear that Uttlesford District has significantly lower levels than some other Districts/Boroughs in Essex**. There are no National Portfolio Organisations (NPOs) of the Arts Council in Uttlesford and no apparent appetite for any organisations to make an application for the new round in early 2022 (for 2023-24 onwards). Through the Cultural Recovery Fund administered by the Arts Council Saffron Hall were able to secure some important investment to replace lost revenue through Covid-19, although this fund is likely to be a one-off and doesn't necessarily relate to core Arts Council funding trends.
- 10.33. External funding from these sources, and other charitable trusts and foundations, for revenue activity can provide the investment and impetus needed for organisations to engage more broadly and reach out to local communities.
- 10.34. Other than the commitment to Saffron Walden Museum (which is a big commitment to a non-statutory service), UDC does not directly fund a lot of arts and cultural activity across the District. In terms of local funding there is some important albeit small scale support for local organisations including Great Dunmow Museum who get around £7,000 each year split between UDC and the Town Council. Saffron Walden Town Council support for the Tourist Information Centre (which is important for wayfinding and promotion of cultural/heritage opportunities with around 118,000 visits each year) is an important contribution, and they also support other events throughout the year. Essex County Council launched a 5-year £1m fund for culture in January 2022 (for 2022-23 onwards), so Uttlesford-based cultural organisations should certainly consider this for specific projects (Uttlesford has seen low funding through Essex CC cultural and community grants programmes in the past – compared with some other Districts/Boroughs).
- 10.35. A key challenge is likely to be **the time and effort it takes for organisations and individuals to make applications to core funders including the Arts Council**. Given the largely volunteer nature of local capacity, dedicating significant time to application writing, forming new partnerships and associated research is likely to be beyond what many organisations and individuals can achieve. There is also the issue of general awareness of what funding opportunities are out there. **Providing coordinated support (potentially through the District Council) is one solution that could be considered**, or enabling more established institutions to provide support for others could be another.

- 10.36. Funding is not only relevant to project and programme delivery (activities, outreach etc.) and capital (building improvements), **it is also a very important consideration for scoping and planning for capital works**. Saffron Walden Museum was able to commission a fairly comprehensive Audience Development plan to support an initial application to the National Lottery Heritage Fund (NLHF) due to a £51,200 grant from the NLHF (Resilient Heritage Programme). Without this external funding it would have been difficult for the Museum to make the initial case for funding of this scale, and this may be a limiting factor for other cultural, arts and heritage organisations and groups across the District (and would also be relevant to Village Hall and other rural community spaces for example).
- 10.37. There are some very good examples of organisations and events securing private sponsorship (including from local businesses), **and membership schemes is also an important generator of revenue** – Thaxted Festival, Saffron Hall, Fry Art Gallery for example all have members that pay an annual (or lifetime) fee. Members are not always local. The Fry Art Gallery for example has around 1300 members who come from all over the UK and internationally in some cases. The Fry Art Gallery also secured around £600,000 of capital funding for a major overhaul of the gallery space, and this was achieved without recourse to the Arts Council or Heritage Fund for example.
- 10.38. Funding for arts, culture and heritage does not only have to come through sector specific routes. For example, funding through health and wellbeing related sources can be important. **The work of Saffron Hall on the ‘Come Together’ and ‘Together in Song’ programmes demonstrates the effectiveness of an arts-based approach to health and social outcomes**. Earlier in 2021 the Arts Council collaborated with the National Academy for Social Prescribing on a fund to support more arts/cultural organisations engage with local social prescribing networks. This only goes to demonstrate the importance of arts/cultural organisations looking at different sources of funding and a strategic recognition of the importance of the cultural/arts sectors in delivery health and wellbeing outcomes (from Essex CC and UDC for example).

Potential for Cultural Networks

- 10.39. There is **not a District-wide network for arts/culture organisations or practitioners in Uttlesford** (as there is for some other Districts/Boroughs in Essex). Although establishing such a network does not seem to be a major priority for many, it is nonetheless something that interests people across the sector (and through the survey undertaken to support the Baseline). There is evidence of organisations collaborating and providing support for others, with good examples being Saffron Walden Museum and Saffron Hall. Saffron Hall have provided support, particularly during Covid, for Faircroft House (including technical advice on sound equipment and access to space for rehearsals and events), and Thaxted Festival.
- 10.40. Saffron Walden Heritage Development Group is a good example of a local network that includes Saffron Walden Museum, Saffron Walden Town Council/Tourist Information Centre, enabling some collaboration that has resulted in a National Lottery Heritage Funded project ‘Saffron Story’ which will support activities and events in 2022 around the origins of ‘Saffron’ and its historic relevance to the town. **The Town Team in Great Dunmow with the support of the Town Council and other partners are key players in organising events and initiatives** (not a network as such but demonstrates partnership potential in Dunmow).

- 10.41. The Curator at Saffron Walden Museum also provides support as a Museum Mentor for Fry Art Gallery and Great Dunmow Museum, as well as supporting other local Museums, and Museum staff support other events including at Hadstock, Thaxted and the Gardens of Easton Lodge. Staff at the Museum also engage with other organisations/groups including Essex Wildlife Trust and Essex Field Club.
- 10.42. There is no collaborative network of Village Halls across the District. Whilst this might not seem a major priority, and members of Rural Community Council of Essex (RCCE) do have recourse to support, **recognising the challenges that these spaces and the volunteers that run them face is part of thinking a strategically about local cultural/heritage provision.** Village Hall Committees and volunteers face financial pressures, health & safety and accessibility challenges, and have limited scope for promotion. Supporting Village Halls and other community spaces across rural areas of the District share information, expertise and insight might be beneficial.
- 10.43. There is no overall consensus on whether a wider cultural/arts network is needed for Uttlesford, although there is recognition that there could be greater levels of collaboration within the District. A key concern is representation for the arts/cultural (and heritage) sectors which does not seem to have been a major consideration to date within UDC corporate strategies (for example), although this may change through a new Cultural Strategy. The fact that the Community Stakeholder Forum (that informed the early stages of the Local Plan) was chaired by Angela Dixon from Saffron Hall was an interesting and important development in this respect.
- 10.44. The geographic coverage of any future network is not necessarily a straightforward issue. **There is no consensus on whether a network should be across the whole District, whether localised (for example around Dunmow, Saffron Walden), or thematic.** This is also something that has emerged through the sector survey. The lack of collaboration across the District could be the result of limited formal (or informal) networking, or could be because it is unrealistic to expect this to happen across different geographic locations and contexts. This needs to be considered further through a Cultural Strategy (and perhaps in preparation for further engagement and consultation on its development). **An initial 'stakeholder forum' or some kind of initial and informal network might be a good place to start in terms of securing some consensus on this issue,** and this group could be formed in preparation for development of a cultural strategy (and in this way would have a clear remit and reason to meet).

Governance and Volunteering

- 10.45. Volunteering is important to arts, cultural and heritage organisations and activities across the UK and Uttlesford appears to be very strong in this respect, at least in relation to the organisations and groups engaged with through the Baseline work. The lack of any significant core funding for many organisations/groups means that there is a real **demand for skilled, experienced committed volunteers to take on key roles.** Important cultural institutions that have very little paid staff capacity (if any) yet deliver an important cultural offer include Fry Art Gallery (only have a part-time freelance 'Keeper'), and Thaxted Festival (only recently secured 1 Day a Week Administrator). Fairycroft House has very little core staff capacity and the leadership is essentially voluntary (although highly experienced).

- 10.46. Great Dunmow Museum is run entirely by volunteers and the Saffron Walden Museum Society (which owns the collection and the Museum building) is also an entirely voluntary charitable trust (the Museum staff and ongoing revenue is funded separately by UDC). The Recorders of Uttlesford History (RUH) are all volunteers and funding is limited to support this important network (although they have managed an impressive output including publications in different subjects over the last decade). With other local museums and groups also being voluntary, this highlights how the heritage sector in Uttlesford across the board is more or less entirely volunteer focused, and older age groups are (unsurprisingly) most prominent. In the case of the RUH there is no clear succession planning for active individuals or for artefacts/legacies that are stored often within domestic settings.
- 10.47. With the exception of Saffron Walden Town Council and Great Dunmow Town Council run community spaces/halls, **the majority of accessible space for community/arts/culture in Uttlesford is managed by voluntary committees who also tend to be older people**. This does not necessarily pose any obvious problems as there is a perception that roles will be filled in the future by new retirees for example. However, ensuring a good network of accessible village spaces should be a priority to support cultural/heritage participation, and so the reliance upon older volunteers is a potential risk for the future.
- 10.48. Considering the broad issue of Governance across the District for arts/cultural and heritage organisations, it appears that this is very strong with **a good number of very experienced individuals acting as Trustees**. There was one interesting reference to the strength of this voluntary system across the District – ‘Good Governance is important and it is the invisible backbone of much of what is important to communities in Uttlesford’. This certainly appears to be the case, but it cannot be taken for granted into the future, and providing networked and collaborative support (from a cultural/heritage perspective) could be an important issue to consider through a Cultural Strategy.

Space for Emerging Creative Practitioners and Organisations

- 10.49. The focus of engagement through the Baseline was primarily on publicly and charitable-funded or voluntary organisations operating in the Uttlesford District. There are **however many professional artists, crafters and practitioners contributing to the wealth of creative activity across the District**. There are regular craft fairs throughout the year held at Village Halls and spaces including Fairycroft House, and practitioners run workshops for others to learn new skills. In consulting with many different organisations, one issue that did emerge a number of times is the apparent lack of space available for emerging artists and creative practitioners. The majority of existing creative practitioners appear to be working out of their own homes, outhouses and barns (for example).
- 10.50. There is a thriving arts and craft scene in the District, and there are local spaces for artists to sell work, for example the Church Street Gallery in Saffron Walden (there is a quality threshold that has to be met). The Smithy in Saffron Walden (located in the Cockpit off the Market Square), is a good example of a small craft/art business (jewellery) that is both a workshop and a retail space. However the Smithy is too small a space to run workshops and hiring space in Saffron Walden tends to be expensive, so they will run workshops in Cambridgeshire (which they say is more affordable for them and accessible to their audiences/participants).
- 10.51. Overall it appears that smaller and affordable spaces on flexible terms, often seen in the form of **‘artist studios’ are in very short supply across the District meaning that much of the arts/crafts**

sectors is dominated by those that have greater resources. One idea coming from the Fry Art Gallery was that their current temporary space at 'Fry Art Gallery Too' on Museum Street could be **converted to artist studios** (given the building is effectively in public ownership and had been endowed with an artistic use over the last year).

- 10.52. Spaces for studios do not have to be permanent and can use the 'pop up' or 'meanwhile' principles particularly in town centre locations (consider Gatehouse Arts in Harlow). Other **examples that were noted during discussions included Parndon Mill (Harlow) and Cuckoo Farm Studios (Colchester)**. There are many farm buildings across the District that might be suitable for conversion as well as spaces in the town centres.
- 10.53. **In terms of planning ahead for creative/cultural infrastructure, ensuring provision of flexible creative spaces may be something to consider.** This issue is of relevance to younger people who may be looking to start a creative practice or small business in the arts/cultural sectors and who may not be able to find space in Uttlesford (due to price or lack of space – or both). This was an issue raised by a number of stakeholders.

Economic Development and Tourism

- 10.54. The creative and cultural sectors are important to all towns across the UK, and it is no different for towns and villages in Uttlesford. The cultural (and heritage) offer of a place makes a big difference to the economy by encouraging visitors, supporting the hospitality sectors, retail and evening economy, as well as through direct employment. This was recognised in many of the discussions with key stakeholders and indeed the Fry Art Gallery had a calculation that, through their activities and presence in Saffron Walden, **they contribute around £380,000 per annum to the local economy** (according the Economic Impact Calculator from the Association of Independent Museums). The Museum, Fairycroft House, Saffron Hall, Audley End could also make similar claims for Saffron Walden, as could Thaxted Festival, Dunmow Arts Centre and Great Dunmow Museum for Dunmow.
- 10.55. Visitor numbers vary depending upon the organisation/location, with the Museum seeing around 11,000 visitors each year (pre-Covid), almost 6,500 to Saffron Hall between August 2020 and August 2021 (a very strong performance given the challenges of Covid with 35% new attendees). Thaxted Festival can get around 500 for some of the most popular performances during its Festival programme, and although there are no official figures from Fairycroft House there are around 300 people accessing and using the space for a range of activities each week.
- 10.56. Promotion of the cultural and heritage offer is important and this role is played well for Saffron Walden by the Tourist Information Centre (funded and managed directly by Saffron Walden Town Council since 2008). The **TIC in Saffron Walden has around 118,000 visitors each year** who are then provided with information about the local offer and supported with wayfinding. UDC used to fund the TIC in Saffron Walden and other locations until 2008, but due to financial constraints this ended along with funding for an Arts Development Officer. There has been a local initiative in Great Dunmow to have a part-time TIC (or equivalent) located at Great Dunmow Library, but this is not currently operational and the space it occupied is empty (the Essex CC Library team would be happy to consider this again if support were available).

- 10.57. It appears there are plans for a new Visit Uttlesford site, separate from any Essex County Council initiative, that will be commissioned and funded by UDC in 2022. This is a **clear opportunity to effectively promote the wider culture and heritage offer across the District and to engage with any future cultural/heritage network that may become established through a future Cultural Strategy**. Currently the main online resource for visitor information/tourism is linked to Saffron Walden TIC (visitsaffronwalden.gov.uk), meaning **only Saffron Walden is promoted effectively**.
- 10.58. A clear economic challenge, as well as an opportunity, is to aim to secure more visitors to Saffron Walden (and other locations where possible) when they are visiting Saffron Hall, Saffron Screen and Audley End. Audley End is seen very much by English Heritage as a regional asset and there is not a clear strategy (or indeed an apparent revenue need) to appeal to local visitors (currently over 170,000 visitors each year). This therefore limits Audley End's connectivity to Saffron Walden and Uttlesford with visitors apparently unlikely to make a visit to other locations/destinations when visiting Audley End. This is recognised by some stakeholders and indeed the Saffron Walden BID did run a carriage and horses connection for visitors for a short period in summer 2017 (not continued and not on the radar currently of the BID), with over 1000 people taking the trip. The work led by the BID to promote the Saffron Hall pantomime (Wizard of Oz) during November and December 2021 with window displays in local shops is another effort to connect Saffron Hall to the town centre, as visitors will generally (although not exclusively) travel directly to the Saffron Hall site (on the edge of town at Saffron Walden County High School) and not visit the town centre.
- 10.59. The apparent underperformance of Saffron Walden's evening economy (hospitality) was referenced by a number of stakeholders. There was a view that more **coordinated cultural events and promotions after 5pm (particularly in the summer months) could support the evening economy in the town**. Saffron Walden Town Council were keen to see this happen and would be supportive (in terms of potential liaison between stakeholders and businesses or through promotion for example).

11. CULTURAL AND CREATIVE SKILLS AND EDUCATION

- 11.1. In this section we briefly examine the current offer for creative skills in Uttlesford. Engaging younger people as well as adults in creative learning and skills development opportunities is all part of ensuring there a vibrant creative ecosystem at all levels (professional and voluntary). The challenge is to ensure there is funding and capacity to deliver activities and learning opportunities, and that spaces are utilised effectively.

Schools and Colleges

- 11.2. Below we provide a brief overview of the cultural/arts offer within the local secondary schools. There is nothing particularly remarkable about the offer for pupils, but still a good set of creative options at Key Stage 4 (GCSE). We also reflect on the situation regarding Adult Education.

Helena Romanes School Great Dunmow

- 11.3. Art, Dance and Drama are all offered at KS4. The extra-curricular clubs and activities include Art & Design, Drama, Media, Dance and Music.

Saffron Walden County High School

- 11.4. Saffron Walden Community High School houses both Saffron Hall and Saffron Screen so has a good association with the creative arts. The benefactor responsible for funding Saffron Hall intended there to be educational benefits to the school from the building of the world-class facility.
- 11.5. The County High School offers Art & Design, Drama and Music for KS4 (GCSE). There is also a 'Music Academy' run in partnership with Saffron Hall.

Joyce Frankland Academy Newport

- 11.6. The curriculum offer for Key Stage 4 includes Art, Music, and Drama. Music clubs also run throughout the week.

Forest Hall School Stansted Mountfitchet

- 11.7. The curriculum includes Art at Key Stage 3 and 4 and for GCSE there are the choices of Art, Dance, Music and Photography. There are also after school 'enrichment' activities including drama and dance.

Arts Award

- 11.8. Arts Award is a national programme to engage more young people in creative activities and pursuits, supported by the Arts Council and Trinity College London. Arts Award is led by trained practitioners linked to cultural and community organisations and schools. The aims are:
- to offer learning and qualifications which support individual creative development in any setting
 - to place young people at the heart of the Arts Award process

- to increase young people's experience and understanding of arts practitioners and cultural organisations
- to embrace new art forms and technologies
- to reach the widest possible range of young people

11.9. There is no great evidence of engagement with Arts Award through local schools or other cultural or heritage organisations in the District. Arts Award is something that could be considered to increase cultural participation and learning opportunities for young people.

Adult Education

11.10. ACL is an Essex County Council associated adult-education provider that runs courses at key locations and online across Essex. ACL have sites in many Districts including in Harlow, Rayleigh, Maldon, Brentwood and Basildon. ACL Essex used to run courses out of the Essex CC-owned facility adjacent to Fairycroft House (on Fairycroft Road) in Saffron Walden. In engagement with Essex CC on this issue no reason could be identified as to why there was **no longer any activity in this building through ACL other than possible lack of take up before the Covid-19 pandemic** (and clearly during the pandemic). Indeed a scan of the current offer through ACL for creative courses across Essex demonstrates that they may well be in decline (perhaps a casualty of Covid-19). ACL have no plans to restart courses at the Fairycroft site.

11.11. There is no other major Adult Education space in the District and cultural/craft skills provision tends to be informal in nature, with courses running in locations including Fairycroft House (run by Fairycroft House CIC). Creative courses for culture/craft at other locations including Braintree (part of Colchester Institute) appear to be very limited, and a similar situation at Harlow College. Access to Adult Education for culture/craft within and beyond into some neighbouring areas does seem to be very limited.

11.12. It should be noted that significant **learning opportunities for courses of all kinds have shifted online** due to Covid. However, for arts/craft and technical courses this format is not always likely to be suitable (and in any case there are few creative courses offered through online provision in colleges close to the Uttlesford District).

Saffron Centre for Young Musicians

11.13. Although not linked to Saffron Walden County High, the Saffron Centre for Young Musicians is based at Saffron Hall and operates throughout term-times on Saturdays. The Centre attracts young musicians from beyond Uttlesford (as well as locally) and is an important and highly respected cultural initiative running in the District.

11.14. The Centre provides emerging musicians aged 5-18 across the East of England with an opportunity to play in an ensemble, participate in workshops and have individual tuition for instruments including woodwind, brass, strings, piano, guitars as well as singing. In addition to these practical lessons, students can opt for more academic subjects; composition, musical history, theory and aural perception. The Centre operates every Saturday in term-time from 9.30 am to 12.30 for 30 Saturdays over the academic year, and is suitable for any young musician who is already able to sing or play an instrument. Places are offered on the basis of potential, taking into account the candidate's age,

musical education and experiences to date. Those with sufficient potential can be accepted at any stage of their musical development, and there is no minimum standard.

- 11.15. The Centre has been a division of the Guildhall School of Music & Drama since 2009, and plays a part in the Guildhall Young Artists progression routes, from primary education through to graduate and post-graduate studies in music.

The Arts Centre - Great Dunmow

- 11.16. As well as offering a range of clubs and activities delivered through Rom Theatre Arts and other partners, there is an interesting formal education development. Rom Theatre Arts are now developing a 3-Year Diploma Course in 'Musical Theatre' that will be accredited by Chichester University. The course will be based entirely at the Arts Centre and will be open to students from across the world. Rom Theatre Arts are currently touring other colleges and locations to recruit students. Investment from students (around £9000 per year each) will provide a significant boost to both Rom Theatre Arts and the Arts Centre, enabling investment in infrastructure/building work and facilities (they have recently taken on new space attached to the current site). This would also be a major boost for **Great Dunmow with a University Degree Course in the town putting it on the map for Musical Theatre** and becoming a student destination.

Youth Services and Formal Activities/Clubs

- 11.17. Dedicated spaces are limited and underfunded it would appear at present and have been heavily disrupted by Covid-19. Although not all Youth Services are necessarily 'cultural' in nature there are various activities that run on a regular basis, some of which are funded through UDC (Youth Initiative Fund) and Town Council support. There are some dedicated Youth Centres in the District, but not all are well used currently. They are all however potential spaces for cultural and arts engagement and activity. Below we summarise the kinds of activities that take place in a number of key locations across Uttlesford. The Youth Centres in Saffron Walden, Stansted Mountfitchet and Great Dunmow are all owned by Essex County Council.

Saffron Walden

- 11.18. Youth Centre Fairycroft - The main Youth Centre space is at the Essex CC-owned facility adjacent to Fairycroft House. The Youth Outreach Project is supported by funding from UDC Youth Initiatives Fund and Saffron Walden Town Council and delivered by the Saffron Walden Youth Outreach project (independent charity). Year 9 upwards and on Friday evenings (once a week). The budget available for activities is around £20,000, but this budget is not entirely dedicated to supporting the Youth Outreach Project as other groups and organisations can bid into this.
- Scouts – Located on the High Street/Castle Street
Guides – Baptist Church / St. Mary's Church
Boys Brigade - Baptist Church

Great Dunmow

- 11.19. Youth Centre Great Dunmow – Located by Doctors Pond in the town centre. This is a two-nights per week Youth Outreach Project supported by UDC Youth Initiatives Fund and Great Dunmow Town

Council. Run by Old Skool (£10,000 in total. £5,000 from Town Council and £5,000 from UDC Youth Initiatives Fund)

Scouts and Guides – Mill Lane (Scout Hut)

Air Cadets Hall – High Street

Stansted Mountfitchet

- 11.20. Youth Centre – Located on Lower Street, run by Gemini Youth Services with funding from the Youth Initiative Fund and Stansted Mountfitchet Parish Council. One night per week currently. Scouts and Guides also operate in Stansted Mountfitchet

Thaxted

- 11.21. Youth Centre – There is a dedicated Youth Centre on Park Street. There are limited youth services operating on a totally voluntary run basis. There is no funding currently from the Youth Initiative Fund. Currently only operating on Friday evenings, but opportunities to expand provision. The Thaxted Youth Club is owned by the Youth Club and money is raised through services and local donations to supports its operation (very limited currently).
Scouts and Guides - Bardfield Road

Newport

- 11.22. Dedicated Youth Centre owned by the Youth Club. Limited services currently. No funding from Youth Initiatives Fund. Located at the Recreation Ground Frambury Lane (next to the Sports Pavilion).

Great Chesterford

- 11.23. Youth Club - At the Community Centre Fridays (term time). On the recreation ground, Chesterfords Community Centre. Voluntary run club not currently active.
Scouts and Guides – Take place in the local school Hall

Great Sampford

- 11.24. Youth Centre in the School Hall – infrequent activities currently and no core funding. Longstanding voluntary group has run activities (no paid staff).

Langley

- 11.25. There is some limited youth activity in the Community Centre supported by volunteers. Voluntary groups have run activities and were supported to get established by UDC.

Uttlesford Youth Council

- 11.26. The Youth Council was an initiative to directly engage young people in Uttlesford in the democratic process, enabling them to be part of Full Council Meetings for example (although not with voting rights). Two young people have been formally invited to be part of the Climate Change Working

Group at UDC (Council committee) for example. Since Covid the Youth Council has been hit quite hard as older young people have left and it has not been possible to recruit replacements. The Youth Council can attract around 6 – 10 young people to meetings. However, given transport connectivity challenges, it is often necessary to pay for taxis for around 6 young people from across the District. From a consultation and engagement perspective, having an operational and effective Youth Council would be a good forum to discuss local cultural and heritage provision for young people (and inform future services and projects). Meetings can be held digitally when necessary.

Local Cultural Education Partnership

- 11.27. Local Cultural Education Partnerships (LCEPs) are an Arts Council-led initiative focused on Districts/Boroughs that aim to bring cultural providers together with local education/school systems. In Essex and the wider sub-region they have been supported to date through the Royal Opera House Bridge organisation (funded by the Arts Council as a ‘bridge’ between education and creative sectors). There is an LCEP in Braintree for example as well as in Southend and Colchester. There is no LCEP in Uttlesford and no apparent moves to establish one. Given the likely changes to the strategic support offered to LCEPs from 2023 onwards as all existing National Portfolio Organisations currently funded by the Arts Council will have to reapply for 2023-24 funding onwards, it may be difficult to get a LCEP formally established in Uttlesford, but inspiration could be taken from other areas and support requested from Royal Opera House Bridge while they maintain their current role.
- 11.28. An LCEP would provide an opportunity for partners to identify clear opportunities for supporting young people to engage in cultural and creative activities on a regular basis. In Southend for example the LCEP secured funding (£25,000 from the Bridge and £25,000 from Southend Borough Council) to establish the 99 by 19 programme that encourages young people to try different cultural experiences in their local area (which not only encourages exploration but also necessitates a clearer strategic understanding of the local cultural offer from a young person’s perspective).

12. PARISH AND TOWN COUNCILS AND THE RURAL CONTEXT

- 12.1. In this section we explore the importance of Town and Parish Councils, as well as local community groups and organisations, to the cultural scene across the Uttlesford District. Uttlesford is predominantly rural District covering around 250 square miles with a wealth of Parishes with their own identities, sense of place, heritage and community. There are 51 Parish Councils of varying sizes and capacity and 2 larger Town Councils in Great Dunmow and Saffron Walden. 4 parishes no formal Council structure (but do have local meetings).
- 12.2. The main towns of Saffron Walden, Great Dunmow, Stansted Mountfitchet and Thaxted account for less than a third of the population of the District (estimated to be around 91,000), **meaning that the majority of the population live in one of the many rural parishes.** The majority of the villages appear to be in good economic health with a wealth of well-maintained built heritage (majority in private ownership), local amenities (including pubs and shops) and community assets (including Village Halls). Connectivity between locations within the District is obviously a challenge with limited bus services and a heavily reliance upon car ownership (one of the highest rates of car ownership in England and Wales). **Cycling infrastructure is generally poor between locations and walking is not a viable option for most journeys between villages and towns.**
- 12.3. Across the parishes there are 3,700 Listed Buildings and 36 Conservation Areas, 73 Scheduled Monuments and over 4,000 records of archaeological sites and finds. **This is a wealth of cultural heritage and an asset base that provides an excellent basis for interpretation, community participation and engagement, a sense of place and for supporting local/rural tourism and the local economy.** The historic rural character of the many parishes across Uttlesford is rightly valued by local communities and Town/Parish Councils and they want to see it protected for the future. To this end a number of Town and Parish Councils have developed Neighbourhood Plans (explored in more detail below), and there is a clear sense from current engagement and consultation taking place for the Local Plan that planning policies should place heritage, character and landscape protection as key factors in decision making.
- 12.4. In terms of culture and the arts across a rural District the size of Uttlesford, it is clearly not possible to provide the same level of access for communities or facilities for practitioners in each location. **Cultural groups, activities, organisations and activities are dynamic in the sense that they can emerge, change and end.** Some of this relates to access to appropriate spaces where groups can gather for cultural activities, lessons, workshops and events. **Issues including access to funding and support/advice is also important as is digital connectivity.** When Arts Council England states that it wants to 'shape stronger cultural provision in villages, towns and cities', (ACE – Let's Create) it is recognising the need to engage and support local communities and organisations to achieve this. The Arts Council cannot achieve this across all rural areas and Districts, so Local Authorities and many other organisations and support organisations have a role to play here.

The Importance of Town and Parish Councils – Culture and Heritage

- 12.5. The number of Parish and Town Councils across the District poses **a major opportunity for supporting cultural engagement and participation. Each of the Parish/Town Councils has a clear understanding of their local area, community, issues and infrastructure needs, the local heritage and context.** In theory this is an excellent network with which to plan for improved cultural

infrastructure where it is needed, support projects to secure funding and get communities actively involved in shaping the local cultural offer and scene, recognising the wider social and economic benefits that stem from this. Providing support and advice to Parish Councils in developing (or updating) Neighbourhood or Village Plans is likely to be a good strategy in developing the local evidence base of need (as it can be for demonstrating a need for more affordable housing for example). Their role in supporting the development of the arts and culture (and heritage) across the District should not be underestimated.

- 12.6. The large number of Parish/Town Councils is also a challenge however as across Uttlesford they do not appear to operate as an effective network, and the relationship with UDC can often be strained (or at least remote). UDC do organise and facilitate the Local Council's Liaison Forum with Parish/Town Councils to discuss relevant issues and strategy, but attendance is often fairly poor.
- 12.7. The varying size, resources and capacity of Parish and Town Councils means that they cannot all take part in meetings, networks, initiatives or project development. External advice and support is available through Rural Community Council of Essex (RCCE) although not all Parishes or community groups who run facilities (including Village Halls) are members. Notwithstanding these challenges, it should be recognised that **Parish/Town Councils are important components in terms of local infrastructure provision, key stakeholders for the development of cultural initiatives and activities, and are immersed in the local context and community.** Finding ways of empowering them will be key in the longer-term strategy of maintaining existing assets that can be utilised for culture/arts activities, and where necessary to improve the infrastructure to ensure the offer is District-wide (as far as is possible) and not concentrated in Saffron Walden.
- 12.8. A key challenge, which is particularly important in the context of Covid-19, is **addressing isolation of communities across the District, particularly younger and older populations in the rural areas.** The is something recognised as an issue in the Uttlesford Health & Wellbeing Strategy. Parish Councils and local organisations are likely to be important to tackling this, including through use of their Village Halls for cultural and community activity.
- 12.9. Relating to the key role of Parish Councils in England, a recent report from the Thinktank Onwards is an interesting intervention in the whole issue of localism and local representation. It argues that in the national debate on devolution there has been too much focus on regions and local enterprise partnerships as well as city deals (for example), and not enough on the **hyper-local and therefore 'one of the oldest and most effective structures of local governance – the town and parish council...'**

*'The vision we set out is not revolutionary but it is vital: for every neighbourhood, no matter where it is located, to be able to establish its own local democratic governance, and, if a sufficient share of residents wills it, to take greater control of local functions.'*¹⁴

- 12.10. As the Government develops its broader 'Levelling-Up' agenda with indications that there may be reorganisation of local government focused on larger unitaries (potentially covering existing county areas like Essex), there is a potential risk of local representation suffering (particularly in rural areas and smaller towns which tend to be represented by parish and town councils). The Localism Act 2011 made it easier for communities to establish a new Parish or Town Council and brought in specific

¹⁴ 'Double Devo: The Case for Empowering Neighbourhoods as well as Regions' Onwards Thinktank 2021

powers around Neighbourhood Planning (explored more later in this Section). The Onwards report suggests that Government should increase the powers of Town and Parish Councils still further:

*'The Government should radically increase the powers available to town and parish councils, by extending the General Power of Competence on the same terms as the rest of local government and by creating new powers for town and parish councils to "pull down" responsibility for neighbourhood functions if they believe they could do a better job than the district or unitary council. These functions should include: maintenance of green space; management of civic assets, such as libraries, community hubs and sports facilities; and street cleaning and sweeping. It could even extend to licensing of markets and street trading and power should be clarified to give town and parish the ability to invest in church buildings too'*¹⁵

- 12.11. There is no guarantee that these new powers will be forthcoming, and the Onwards intervention in the policy debate is notable due to the relative rarity of strategic focuses on the role and importance of parish and town councils in England. The **immediate issue of relevance to arts, cultural and heritage provision in Uttlesford District is ensuring a good relationship between the District Council and parish/town councils, and supporting local efforts to improve facilities or community programmes recognising the unique role that this hyper-local tier of local government has.**

Village Halls and Community Spaces

- 12.12. Village Halls and other community spaces are likely to be one of the most important facilities in rural Parishes/Villages across Uttlesford. They can be used for a wide range of activities throughout the week for a reasonable cost and they are of varying ages, sizes and facilities. Not all Village Halls and Community Spaces are managed by Parish or Town Councils in Uttlesford (or elsewhere in England), as **local community groups often take responsibility.**
- 12.13. Parish and Town Councils can potentially play an important role in the development of Village Hall and Community Spaces. One mechanism is preferential borrowing through the Government-backed Public Works Loan Board (PWLB), something which is not available to local community groups or charities. The borrowing through the Parish or Town Council does not need to be related to a property that it owns; it can borrow to support investment in their local area including community spaces. Borrowing by the Parish or Town Council can be repaid through recourse to their proportion of the Council Tax precept (which would need to be raised to account for the borrowing). A Parish/Town Council is rated as a first-class borrower based on the security of future Council Tax revenues, and the PWLB understand the statutory nature of Local Authorities at all levels.
- 12.14. Through the Parish and Town Council-focused survey for the Baseline we found that various activities take place regularly in Village Halls. Previous cultural programmes have been run in Village Halls across Essex including 'Essex on Tour' which was a match-funded programme through Essex County Council (2006-2010), supporting Village Hall committees to stage cultural events through access to hands-on practical and commissioning advice. This kind of programme could be revived in Uttlesford and would certainly be in line with current Arts Council priorities. Cultural Engine consulted with Essex Music Development Agency (Tony Morrison runs EMDA and was the lead for

¹⁵ Double Devo: The Case for Empowering Neighbourhoods as well as Regions' Onwards Thinktank 2021

Essex on Tour). Learning from the previous Essex on Tour programme and securing funding through local and national sources could see a similar programme emerge (not necessarily led by EMDA).

- 12.15. We found from the Baseline Assessment that there were 79 Village Halls or similarly accessible community spaces, which is a significant number of spaces that are accessible for a range of activities. Not all of the spaces are managed by Parish or Town Councils however. **14 are managed directly by Parish or Town Councils, 44 are run by independent charities, 2 Community Interest Companies, 2 are commercial, 1 community trust, 2 on school sites (run by the school).**
- 12.16. **Newport Village Hall is a good example of a space that is well used by the local community for regular community and cultural events.** For example, the Newport Amateur Dramatics Society (NATS) uses the space for production and rehearsals, as do the well-established Saffron Walden Symphony Orchestra. There are a wide range of other uses throughout the week and the space is well publicised with good modern facilities and parking. The Hall is also very close to Newport Train Station.
- 12.17. Another consideration is that of Churches that are often located at the very centre of villages and in some very remote areas. Some church spaces will be included in the Baseline Assessment as they are known to be utilised for cultural/arts and other community activities. Across the country there is some concern about the future of many parish churches with congregations becoming smaller and funding tight for upkeep and repairs of what are very often Listed Buildings¹⁶. Even if local parish churches are not currently used for cultural or community activities on a regular basis, it may be possible for them to become so and this may provide an opportunity for securing some investment in building maintenance and running costs. This issue would need further investigation and consultation with relevant stakeholders (including Parochial Church Councils).

Parish Councils and Assets of Community Value

- 12.18. The Localism Act 2011 introduces 'Assets of Community Value' (also known as the Community Right to Bid). The legislation allows local groups, including parish councils, to nominate assets (buildings and land) for inclusion on a register or list of Assets of Community Value. If a property is included on the ACV List, then the owner of the asset must inform the Local Authority of their intention to sell. If a local group want to buy the asset to ensure it remains a local asset of community value, this can trigger a six-month moratorium on the sale, giving the group an opportunity raise the money to meet the asking price.
- 12.19. ACV processes are managed by the relevant Local Authority (in this case Uttlesford District Council) who must keep an up-to-date list of ACVs in their area, publicise notices of disposal of assets on the list, act as an intermediary between owners and community bidders (those who applied for the ACV – or other local groups if interested). Local Authorities cannot add properties or land to the list on their own initiative; rather they must receive a nomination from a Parish Council, Neighbourhood Forum or another unincorporated local group (of at least 21 local people who appear on the electoral roll with the local authority or a neighbouring local authority).

¹⁶ 'House of Good' National Churches Trust (October 2020)

- 12.20. Once a property or space has been listed as an ACV and the owner wishes to sell, then an initial moratorium period of 6 weeks is initiated during which the owner cannot sell and the local group or Parish Council can express an interest in purchasing. If this proceeds then a full moratorium period of six months is initiated during which time owner may not enter into a sale of the asset, unless such a sale falls within one of the exemptions or is to a local community interest group. Essentially the **ACV process provides an opportunity for Parish Councils and other local groups to bring buildings and spaces they consider have real value to the local community into public/community ownership.**
- 12.21. Assets of Community Value do not have to be cultural assets, and so the use of this particular system for recognising the value of assets is not in itself essential for preserving and enhancing local cultural and heritage infrastructure. However, many of the spaces and places recognised are playing a key role at the heart of the community (whether they are in community ownership or not), and many could be utilised for cultural and heritage activities if they remained accessible by the community.
- 12.22. On the current register **of ACV held by UDC there appears to be 79 including a number of pubs, playing fields, allotments, community spaces** (including the Rowena Davey Day Centre in Great Dunmow), golf courses and even schools. This is one of the largest ACV lists of Essex Local Authorities, **although a critical reflection on whether all merit inclusion as ACVs is probably required by UDC and local stakeholders.** Examples of ACVs that were registered and then brought into community ownership and use are the Railway Arms (Station Road in Saffron Walden) which now operates as a community-owned pub and music/events venue, and Fairycroft House which is now a thriving arts/cultural venue. It is worth noting also that the Essex County Council owned 'ACL' (college) building adjacent to Fairycroft House has been registered as an ACV. This is one building that has been clearly identified by Saffron Walden Town Council and Fairycroft House CIC as having potential for arts, cultural and community use. **The ACV system therefore has demonstrated tangible results in Uttlesford over the last few years.**

Town and Parish Council Survey

- 12.23. To support the Baseline Study and in recognition of the importance of Town and Parish Councils to cultural and community infrastructure across the District, Cultural Engine and UDC created a bespoke digital survey to gain some information and insight from Town and Parish Councils. This was introduced at a Local Council Liaison Forum on the 14th September 2021 and circulated through UDC contacts with a direct link to the survey. There were 13 responses from Birchanger, Broxted, Elsenham, Farnham, Great Canfield, Henham, Quendon & Rickling, Stebbing, Thaxted, Widdington. Newport Parish Council responded to the sector survey, so their responses are a different format so are only referenced in the summary below where relevant. This provides a good range of information at a very local level representing around 25% of the total that could have responded. As well as providing a summary below, the responses have informed the gathering of information on each Parish for the Baseline Assessment.

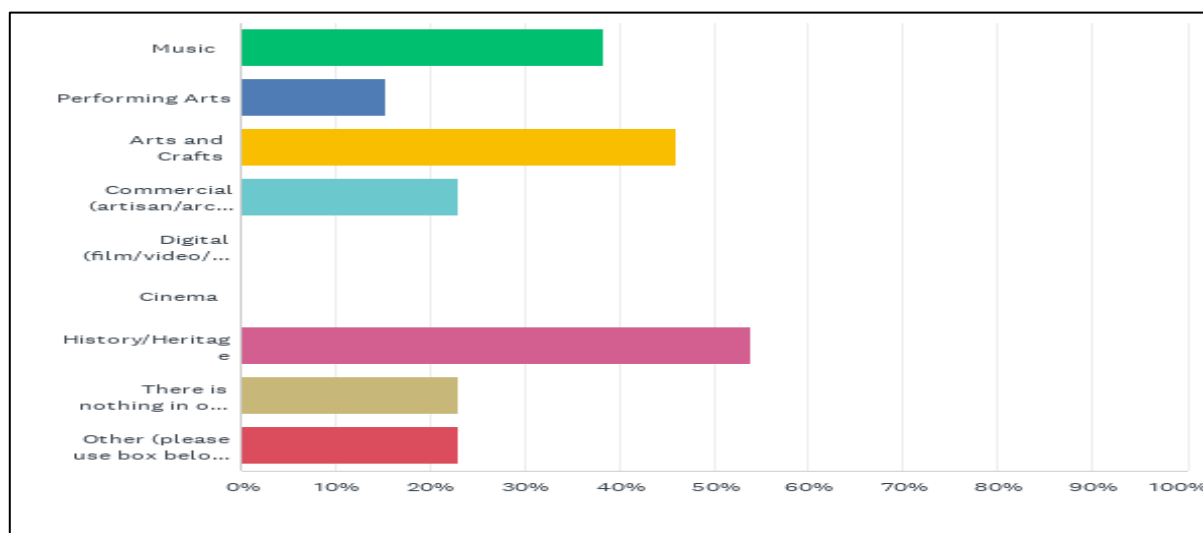
What Takes Place in the Parish?

- 12.24. When it comes to the range of activities that the Parish Councils say take place in their areas, there is a fair range with History/Heritage, Arts/Crafts and Music being the most popular.

12.25. One response summed up the challenge in terms of rural connectivity and local capacity:

'a small rural community with limited facilities and no public transport. Whilst none of the above [cultural activities] take part on a regular basis, some village groups will cover elements.'

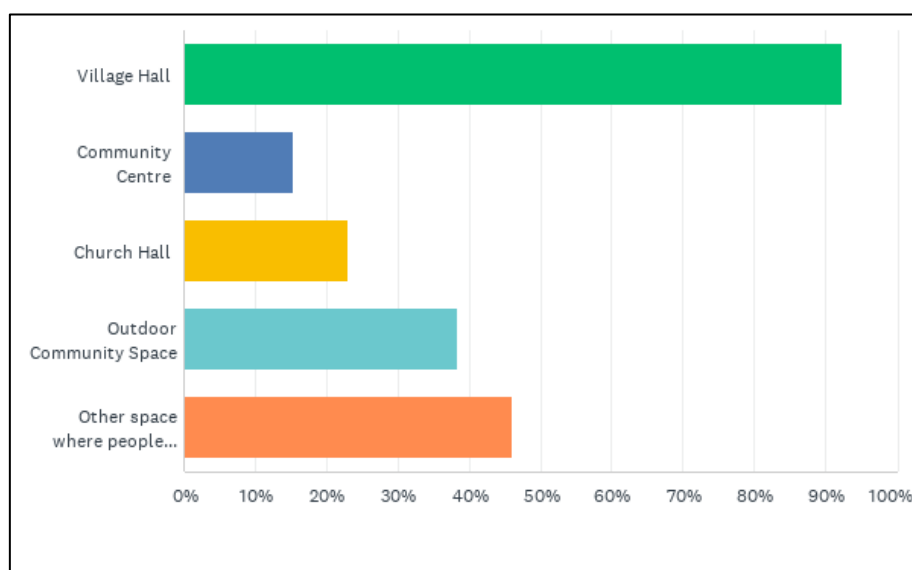
'Our activities are run by volunteers and advertised through our website and local magazine. But we do not have one person responsible for all activities in this sector.'



12.26. It is worth noting that all the Parish Council respondents stated that the Parish Council **does not directly organise any of the arts/cultural events**. There were two references to the Parish Council making grants for local activities.

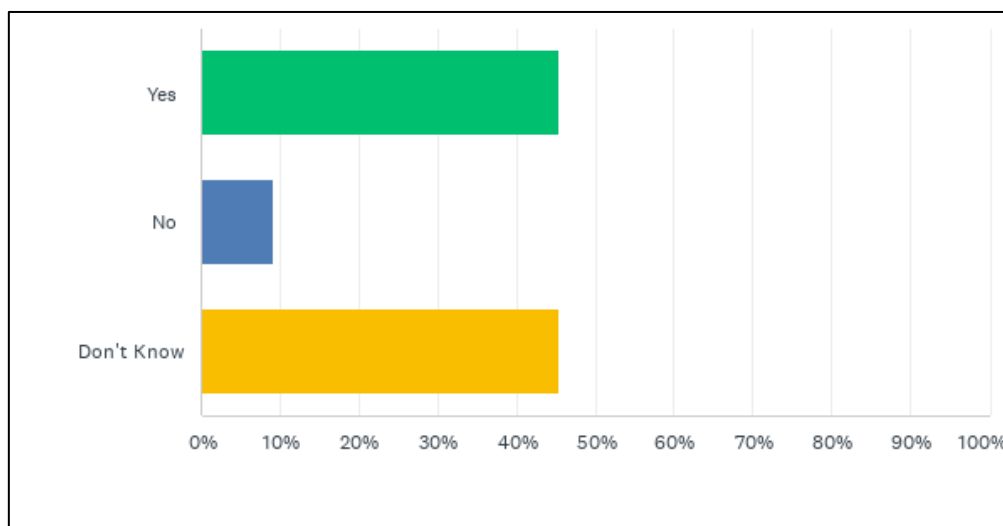
'The Parish Council makes grants available to any group who provides resources to benefit the community.'

Is there a Village Hall, Community Centre or Other Community Space in the Parish?



12.27. All of the Parishes, perhaps unsurprisingly, had spaces for community gatherings and often more than one space. Not all of the spaces have cultural activities taking place in them. Some of the spaces are managed and owned by the Parish Council and others are independent (i.e. managed by a separate charity/committee).

Are there any gaps in provision Locally?



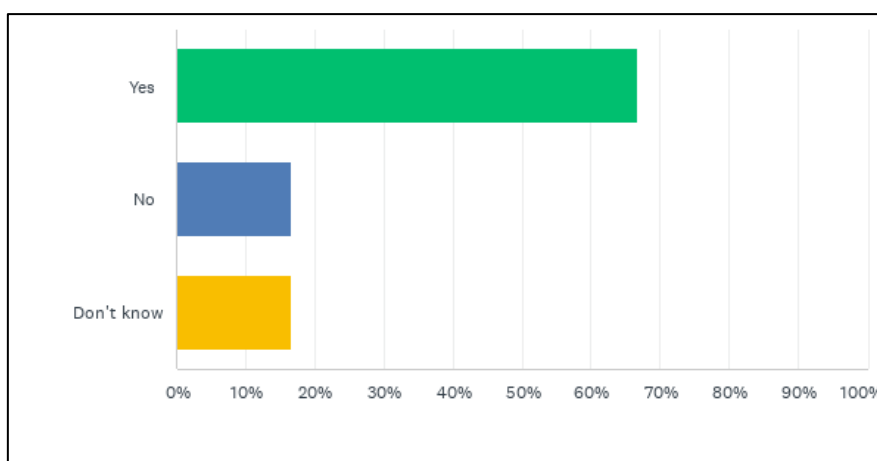
12.28. There were a range of views expressed in relation to gaps in provision as might be expected given the likely subjective nature of responses. 5 answered 'Don't Know' and 5 answered 'Yes'.

'No theatre no cinema. Lots of interest however hard to get people committed.' (Widdington)

'It would be useful to offer more in the Village Hall eg Stagecoach. The Village School is expanding and more cultural and creative opportunities will be needed. Currently the Village Hall is lacking amenities eg WiFi which would make it more useable.' (Quendon & Rickling)

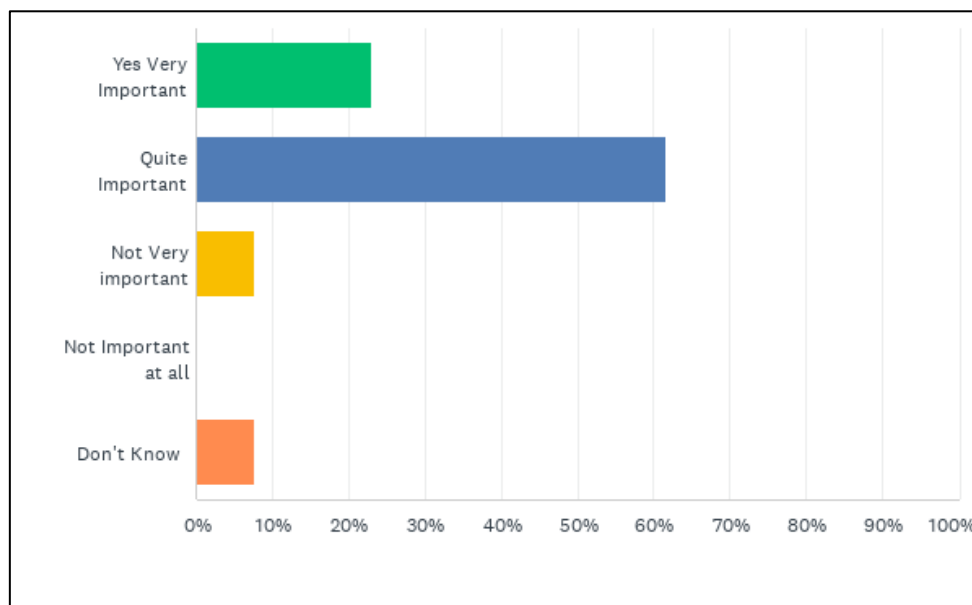
*'**Lack of provision for young people**, access and availability visual arts, outdoor sculpture, indoor exhibition space. Theatrical and cinematic provision. Contemporary music provision.'*

Are there some spaces that need investment?



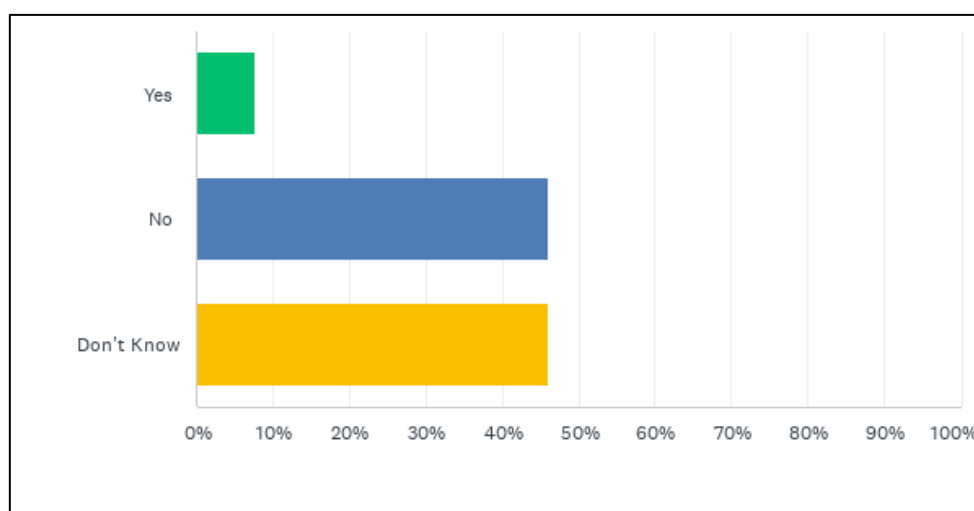
12.29. 8 respondents stated that there were spaces that needed investment. The spaces referenced varied and included local pubs, meeting spaces and village halls. Improvements needed include basic redecoration through to a need for wifi and improved disability access.

Is cultural, creative and arts activity important to the local identity of the Parish?



12.30. A broadly positive response to a question that could be interpreted (quite deliberately) in different ways. On the whole the response is positive. The response to this question would very much depend upon the attitude of the person responding and potentially their level of engagement (or non-engagement) in the creative sectors.

Does Culture, Creativity and the Arts Support Tourism and the Visitor Economy?

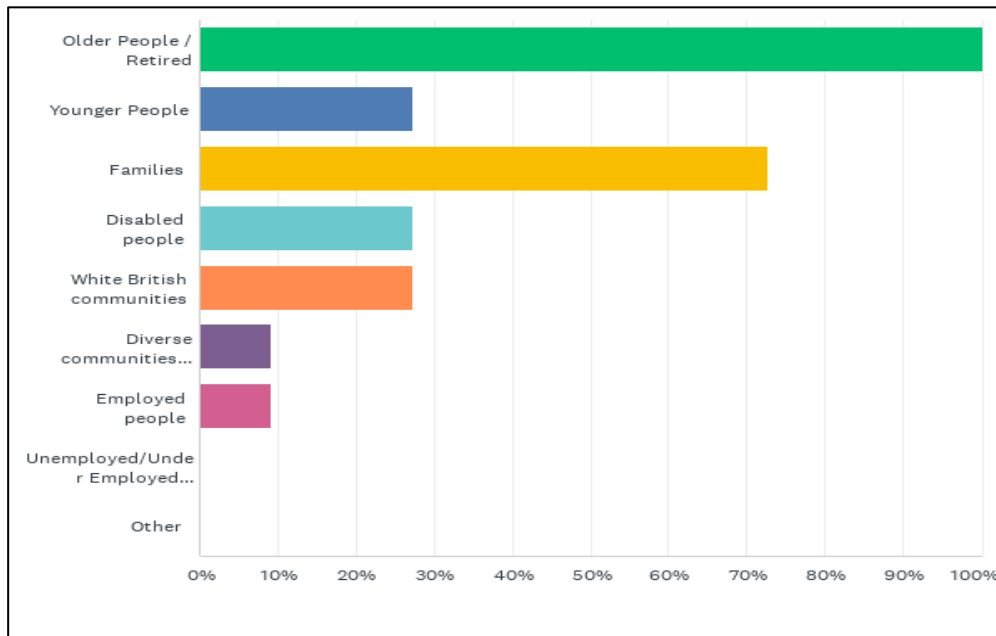


12.31. Negative and 'Don't Know' responses were equal, and there was only one positive response. Again the question is open to be interpreted in different ways, but there is clearly a **distinction being drawn here between cultural activities which are essentially for the local community, and built heritage for example which would appeal to a wider audience/visitor profile**. The one positive

comment reflects the importance of events that attract people from across a wider area and are part of the town's cultural heritage and traditions.

'Thaxted Festival and Morris Weekend support large numbers of visitors'.

Which Groups are Mainly Being Served by Cultural Activities in the Parish?



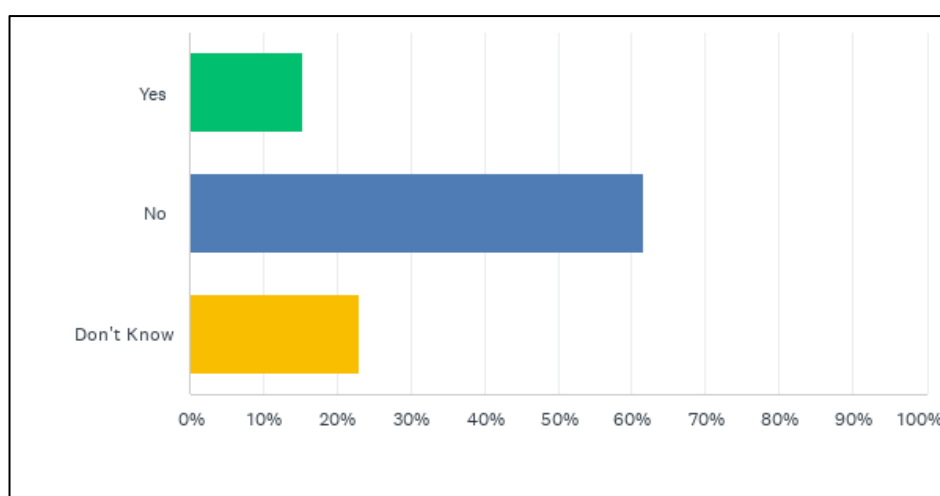
- 12.32. It is **older people/retired people** that appear to be the main focus, mostly because they tend to be **the ones who get involved in organising village/parish events and activities**. It is encouraging to see that 'families' are also referenced. However, '**younger people**' are less of a focus.

'Given the current mood of the country anything that can help people feel better about themselves and their community is of real benefit.'

'Helps to create a sense of community and prevent social isolation.'

'Developing people's creativity and enhancing their critical facilities, enabling a broader perspective on modern life and culture our changing region.'

Do Parish Councils have experience of applying for funding?



- 12.33. The majority of respondents indicated that they **did not have experience of applying for external funding** to Trusts and Foundations as well as the Arts Council or National Lottery Heritage Fund. One positive response was in relation to raising funding for a local playground. Although this is only a snapshot from a limited number of Parish Councils, it does suggest that support for local fund raising (at least from grant makers) could be valuable for cultural infrastructure (as well as for other local priorities). The Rural Community Council of Essex (RCCE) does provide some support for making a case for social housing and improvements to Village Hall for their members. However for **arts, culture and heritage there is not really a resource or any capacity to provide support** where it might be wanted or needed.

Current Neighbourhood Planning Context in Uttlesford – Arts and Culture

- 12.34. As part of the Baseline work the Cultural Engine undertook a review of all published Neighbourhood Plans for Parishes/Towns in Uttlesford, as well as any other less formal 'Plans' (like a Village Plan for example). As noted above, a Neighbourhood Plan is potentially a good strategic initiative undertaken at a local level that could be utilised to identify gaps in provision for community space and infrastructure. Access to local, accessible and affordable space is important for community activities of all kinds, including arts, culture and craft. Nationally there is **provision through the Community Infrastructure Levy (CIL) for Parish Councils to receive a proportion of the funds secured related to developments in their areas, and funding can be allocated for priorities identified in Neighbourhood Plans**. There is greater certainty over the allocation of funding to Parish Councils if there is a Neighbourhood Plan in place ([Community Infrastructure Levy - GOV.UK \(www.gov.uk\)](https://www.gov.uk/government/policies/community-infrastructure-levy)). **This makes Neighbourhood Plans important for areas that are likely to see significant development and growth over the coming decades**. Uttlesford District Council currently does not have a Community Infrastructure Levy strategy at present.
- 12.35. Many of the parishes in Uttlesford are very small in terms of population (if not geography) and therefore undertaking a full Neighbourhood Plan is probably not realistic. However, some Parishes have produced some detailed plans including Stebbing which has a population of around 1300.
- 12.36. There are a number of Neighbourhood Plans at varying stages of completeness. Where a Neighbourhood Plan has been through all of the regulatory stages and is found to be sound, it is

deemed to be 'Made' and is therefore complete. There are a number of stages before a Neighbourhood Plan can reach this stage, including Regulation 17 (Independent Evaluation) and Regulation 18 (Referendum of all in the defined area to vote for or against).

- Stebbing (Regulation 17 Stage)
- Saffron Walden (Regulation 17 Stage).
- Great Dunmow (Completed – A Made Neighbourhood Plan)
- Ashdon (Regulation 14 – Public consultation, so pre-submission)
- Felstead (Completed - Made Neighbourhood Plan)
- Great and Little Chesterford (Early-stage development pre-submission)
- Newport Quendon & Rickling (Completed – Made Neighbourhood Plan)
- Thaxted (Completed – Made Neighbourhood Plan)

12.37. Other Parish Councils are planning to develop plans including Radwinter, Little Easton and Little Dunmow. Some Parish Councils have other documents including a Design Statement (Little Bardfield).

12.38. There are **few direct references to culture and the arts across the Neighbourhood Plans that have been completed**. Below we provide a brief analysis of three neighbourhood Plan in the context of culture, arts and heritage.

Stebbing Neighbourhood Plan

12.39. The Stebbing Neighbourhood Plan is not yet 'Made' and was updated in July 2021 so is the most recent of all plans, and there has clearly been concern across the parish over the potential development of the West of Braintree Garden Community (WoBGC) which was included in the previous (now withdrawn) draft of the Uttlesford Local Plan (and indeed in Braintree District Council's Local Plan). The emphasis therefore throughout the plan is on the preservation of the historic character of the Parish and village, and the identification of a number of small scale potential housing development areas. There is a significant focus on 'Heritage and Conservation' throughout.

12.40. A key objective of the Plan is *'to balance meeting both the present needs of the Parish with the needs of the future in order to support a vibrant rural community by contributing towards promoting and achieving sustainable development.'* This includes ensuring that there is a mix of housing available including 'starter homes'.

12.41. Through the consultation process for the Local Plan 81% of respondents identified that there 'was not enough for teenagers to do in the Parish' (532 responses to the survey were received so this is a significant number). This is not surprising given the rural location, but there is no clear strategy for resolving this through the Plan, albeit an ambition to attract some funding.

'...the Parish Council will consider seeking funding from various sources, eg. sports funding bodies and community fund-raising activities, to provide a Youth Shelter and/or other facilities at an appropriate location within the village.'

12.42. There is however reference to the range of clubs and activities that take place in Stebbing, in particular in the Church and the Village Hall. Clubs and Societies are referenced as being important for *'maintaining the social cohesion and providing the mutual support which exists within the Parish and is appreciated as part of our rural village life.'*

- 12.43. There is a clear reference to cultural activities in relation to the Church (St. Mary's The Virgin) which appears to be an important and accessible space for use by the community:

'The availability of community buildings for a diverse range of activities is particularly important in rural communities. In particular community buildings in the Parish are available to all including the target groups; of particular importance is the Church which will be important for religious groups while a variety of cultural activities take place in other community buildings and on other sites.'

- 12.44. There are no specific initiatives identified in the Neighbourhood Plan that relate directly to culture/arts or new facilities. This is not unreasonable given the relatively small scale of development that the Plan itself proposes on 6 separate sites across the Parish. This may need to be reviewed in the future as the Uttlesford Local Plan progresses.

- 12.45. In relation to small business space which could be utilised for creative and craft practitioners, there is a specific policy reference to supporting new small or homeworking spaces. This is Policy STEB15 and includes potential support for conversion of existing buildings, new small scale Class E buildings (subject to parking, access), home working in new housing, and 'proposals for larger scale employment space will be considered on their individual merits and in accordance with other relevant policies.'

- 12.46. The Plan recognises that tourism is also important to the area with many walkers for example visiting throughout the year, making use of the good path networks. The Plan has a specific policy to support Tourism through STEB 18:

'Proposals that contribute to the tourism appeal of the immediate area and create and/or enhance visitor attractions will be supported, together with the provision of new facilities that can benefit local residents, and where they are consistent and do not conflict with the overall policies in this Neighbourhood Plan.'

Saffron Walden Neighbourhood Plan

- 12.47. The Plan is for the period 2021-2026 so is up to date (although not a 'made' plan). It has the clearest focus on culture of all the Neighbourhood Plans given Saffron Walden is the largest settlement and is a destination for visitors/tourism on a regular basis throughout the year. The (very long) Vision for the future of Saffron Walden clearly recognises the importance of arts and culture, although strongly from a tourism perspective.

'....The traditional long-established links with the artistic community will be maintained and its proximity to Cambridge will enable it to become a popular tourist destination.'

- 12.48. The public consultation that was undertaken to develop the Plan clearly identified the importance of the arts to Saffron Walden – 'Saffron Walden has a strong offer of art-related activities which support health and a community spirit.' There is also recognition that the strong local 'performance art community which could be built upon as a revenue source', suggesting that this could support tourism. There is recognition that the evening economy in Saffron Walden 'could be more vibrant and there is support for a more café-style culture', which can be interrelated with a wider cultural and arts offer.

- 12.49. There are three key points from the consultation that relate to the cultural offer and facilities in the town:
- *'Saffron Walden does not have an arts performance space that is large enough, or that can be booked for long enough, for full staged productions to be viable*
 - *Saffron Walden does not have a space to host large arts exhibitions.*
 - *Cost of hire of rooms and availability of storage space is an issue for arts groups.'*
- 12.50. Two of the main cultural assets in town are referenced:
- *Signage to Saffron Hall and Saffron Screen is not clear enough for out of town visitors.*
 - *Saffron Screen and Saffron Hall are out of the centre and therefore events held there do not generate a positive knock-on impact on the evening economic activity of the town centre'*
- 12.51. Saffron Hall and Saffron Screen are both important cultural assets and destinations for the local area. However, as the Neighbourhood Plan recognises, their wider economic impact is limited due to their location outside of Saffron Walden town centre and their audiences not visiting the town centre in any great number.
- 12.52. Although not directly related to arts, culture and the creative industries, there is a reference under 'Commercial Objectives' to *'encourage development of facilities for new start-up businesses'* and to *'support proposals that enhance the attractiveness and competitiveness of commercial units, both in use and vacant, for existing and new businesses.'* The relevance here is to the **creative industries which often need access to affordable and flexible business space which is definitely in short supply in Saffron Walden** (and across the wider Uttlesford District). Further to this the Plan supports proposals *'that provide a means for temporary office working spaces, light industrial units and pop-up shops to open to test new business concepts.'*
- 12.53. In a clear reference to one of the most important cultural and heritage assets in Uttlesford and its apparent lack of contribution to the wider Saffron Walden economy, the Plan states that ***'Measures to encourage visitors to Audley End House to visit Saffron Walden town centre will be supported. This could include initiatives such as free shuttle bus services'***. There is also a clear reference to support the increased use of the **Market Square as a 'social gathering space'**.
- 12.54. The Plan has a dedicated section under 'Infrastructure' on 'Arts and Cultural Facilities' – ***'The strong arts and culture community in Saffron Walden is an asset to the town and continuing support for it meets the objectives of the SWNP.'***
- 12.55. *'On an economic note, public art and cultural events can and do boost and build upon the town's aesthetic appeal, increasing local and visitor footfall and providing commercial opportunities for local businesses'*
- 12.56. In terms of identifying specific initiatives, the Plan identifies a number which would further contribute to the cultural offer of the town – *'The arts and culture groups have identified gaps in infrastructure which, if filled, would enable them to further broaden their offer. These gaps include more space for studio bookings, art and cultural exhibitions, stage shows and concerts, and more capacity for film screenings.'* The identified projects include:

- Developing and Improving the Saffron Walden Museum
- A new town centre site for Saffron Screen where it can have 160, 120 and 60 seater cinema spaces along with a café/bar offer
- Fairycroft House 'arts and media centre' expansion given that the existing space is limited and very well utilised throughout the week, led by the Fairycroft House CIC
- A possibility of expanding the Tourist Information Centre offer (currently located in the Town Hall)

12.57. The main statement from the Plan however sets out a vision for a new town centre space.

*'As a way of filling the gaps in the cultural infrastructure as identified by the arts groups, and to meet with current planning policy thought, the SWNP would welcome the construction of **additional multi-purpose arts centre space in Saffron Walden. A town centre location for this would be essential to encourage cross-usage with other arts venues and local businesses and to ensure that the town centre as a whole can gain a maximum benefit from the project.** Applications for change of use from A or B class uses to a publicly accessible arts centre (D1/D2) will be supported in the Town Centre.'*

12.58. The above statement is key as it commits to a town centre location, recognising that the current cultural offer does not necessarily contribute significantly to the town centre economy (including the evening economy), and there is a reference to utilising existing spaces (retail or office) through change of use.

12.59. As an effective summary of key priorities the Plan contains the following policies:

1. *'Proposals for new public art will generally be supported, subject to any site-specific considerations.*
2. *A community cinema and/or an arts centre would be supported, subject to it being in a town centre location or at or next to the Fairycroft site*
3. ***Contributions from development will be sought towards arts and arts facilities.'***

Great Dunmow Neighbourhood Plan

12.60. The Great Dunmow Local Plan (2015 - 2032) provides a comprehensive analysis of many of the key issues of relevance to ensuring the continued vibrancy and sustainability of Dunmow, including the town centre and high street. There is a focus on ensuring the historic character and rural setting and context of the town is maintained over the coming decades as development takes place. There is very little focus on

12.61. According to a survey undertaken of visitors to the town centre, **'independent shops and craft fayres are important pull factors for Dunmow'**. There are regular craft events and activities in Dunmow, often located in Foakes Hall (managed by the Town Council).

12.62. The key cultural issue that is clearly referenced a number of times in the Neighbourhood Plan relates to the historic Flitch Trials that take place every four years in the town (records of which can be traced back to the Middle Ages and referenced in Chaucer). The Flitch Trials are a key local cultural and community event, and are also important for cultural tourism.

*'The Town Council commits to continue to support the Flitch Trials which are held in the town, and to seek support and funding from other sources, wherever necessary and appropriate. The Town Council will seek to **build a brand identity based on the Flitch Trials for the benefit of the town's tourist industry.**'*

Public Transport

- 12.63. Public transport within the District is not necessarily directly related to cultural provision. However, given the very rural nature of the District and the relative isolation of many of the 57 parishes and villages/hamlets, it is worth a brief reflection on the general picture for bus and train travel within the District.
- 12.64. Saffron Walden is the main location for arts and cultural provision and to a lesser extent Great Dunmow and Stanstead Mountfitchet as well as Thaxted. There are limited bus services that run from a number of the villages to Saffron Walden in particular and through to other larger destinations including Bishops Stortford. There are **currently 18 Essex CC contracted bus services that operate in Uttlesford.**
- 12.65. The Essex County Council Bus Service Improvement Plan 2021-26 does not focus in any significant way on Uttlesford which is perhaps not surprising given the District has the lowest population density of all Essex Districts and Boroughs. (1 person per square hectare compared to 25 in Harlow and 5 in Chelmsford). However, some investment is referenced
- Bus Stop Improvements at Priors Green (Takeley)
 - Investment of £746,500 for a digital demand response service supported by electric minibuses
- 12.66. The Digital Demand Response Service (D-DRT) is something that Essex CC intends to invest in over the next few years (especially across rural areas of the County). The strategy reflects on the relatively poor uptake of the existing Demand Response Transport Services (DART) in Uttlesford and Braintree Districts which undermines a public subsidy model.¹⁷
- 12.67. The Great Anglia train service within and through the District does not connect to the main urban settlements effectively, and only runs through the west of the District through Great Chesterford, Audley End, Newport, Elsenham and Stansted Airport as well as Stansted Mountfitchet.
- 12.68. The train station at Audley End is on the edge of the village of Wendens Ambo which is a fairly long (and not particularly pleasant) walk to Saffron Walden Town Centre. Saffron Walden, Great Dunmow, and Thaxted therefore do not have train services. The train service in Uttlesford cannot therefore be used by residents or visitors for travelling between local places. Improved connectivity from stations to urban areas is a challenge, but there are examples. For example **Saffron Hall engage Uttlesford Community Transport to provide a dedicated shuttle bus service for visitors to performances, picking them up at Audley End Station and taking them to Saffron Hall (and back).** The Saffron Walden BID also organised coach and horse trips between Audley End and Saffron Walden town centre as a trial to encourage more people to visit the town centre (in 2017).

¹⁷ The Essex County Council Bus Service Improvement Plan 2021 – 2026 - [ecc bsip 2021 to 2026.pdf \(essexhighways.org\)](#)

- 12.69. Given the challenges of using public transport, it is perhaps not surprising that **Uttlesford has one of the highest rates of car ownership of any Local Authority** area in England and Wales (according to the RAC in 2012).¹⁸
- 12.70. There is no evidence of significant travelling on public transport between different areas of the District by communities for Culture/Arts participation. There is some evidence from Saffron Hall statistics that some of their audiences travel from areas of the Borough that are fairly close to Saffron Walden (Debden, Newport, Chesterfords, Ashdon as well as within Saffron Walden). People living in communities in Great Dunmow for example are probably more likely to look south towards Chelmsford or west towards Bishops Stortford for a cultural experience than towards Saffron Walden. Those living in Stansted and Takeley areas are far more likely to look to Bishops Stortford given the geographic and relatively easy road connectivity. Cambridge and the wider Cambridgeshire area has a significant cultural, heritage and wider tourism offer that will attract audiences from the west of the District.
- 12.71. Cycling infrastructure is relatively poor across Uttlesford, particularly in terms of connectivity between key areas/locations. The nature of the rural roads would mean that unless there were significant safety measures put in place, or dedicated cycle highways; cycling between destinations across the District would not be particularly safe. Routes that are promoted tend to be more recreational and through natural spaces (including part of the Flitch Way).
- 12.72. The Essex Highways Uttlesford District Cycling Action Plan references some ambitions for investment in new schemes, principally measures to link Audley End Station more effectively to and through Saffron Walden Town Centre. There are other potential improvements around Stansted, Dunmow and Great Chesterford (but these appear to be a lower priority).¹⁹ Cycling is not only a means of transport, but can also encourage sustainable tourism and exploration of the District's cultural, heritage and hospitality offer.

The Role of Rural Community Council of Essex (RCCE)

- 12.73. The Rural Community Council of Essex (RCCE) is an independent charity that is part of the wider RCC network in England through their membership of ACRE (Action for Communities in Rural England). Their role is to provide support for rural communities across Essex, representing their interest and needs to Government and Local Authorities for example.
- 12.74. RCCE play a key role in providing support for Parish Councils, local charities and groups in improving, securing investment in and re-developing their village halls and community spaces. This is generally done through a membership scheme (cost is £60 per annum). They have specialist Community Building and Village Hall advisors who can provide hands-on support for the development of visions, design briefs, specifications, engaging architects, securing funding, local consultation and legal issues relating to charity law and legislation (of particular interest to Trustees of charities for village halls who may have personal liabilities related to a new development).

¹⁸ RAC Foundation Car Ownership Rates per Local Authority Dec 2012 - [car ownership rates by local authority - december 2012.pdf \(racfoundation.org\)](https://www.racfoundation.org/deceMBER2012.pdf)

¹⁹ Essex Highways Uttlesford District Cycling Action Plan, March 2018

- 12.75. RCCE also runs the Hallmark Scheme, a nationally recognised quality standards scheme for Village Halls and Community Buildings.
- 12.76. RCCE has 42 member organisations across Uttlesford and therefore already plays a significant role in supporting local charities, parishes and churches (through Parochial Church Councils), and this should not be underestimated when considering the importance of local spaces for arts, cultural and heritage experiences of all kinds that require good quality and accessible spaces.

The Recorders of Uttlesford History

- 12.77. The Recorders of Uttlesford History (RUH) is a grass roots network of local history societies operating across the District's 57 Parishes. They take a lead on recording the local history of each parish and collecting and looking after local archives of artefacts and documents. Saffron Walden Museum or the Essex Record Office cannot take all of the information, artefacts and documents that might be relevant to each parish, so the RUH ensure that they are made accessible to local history researchers. Storage is a concern for many of the RUH and poses an immediate and longer-term challenge. Some of the Recorders work in small groups, or as part of a larger local history society in a parish, while others operate largely on their own. Local History Society membership in parishes varies from between 30 and 100 people.
- 12.78. The RUH are separate from Saffron Walden Museum but they are open to a closer association given they have the same geographic coverage. The Museum Curator does provide support and advice to the RUH.
- 12.79. The RUH have a website²⁰ with pages of information and picture/photographs, all of which is freely available to anyone. There are also a number of published books that cover different aspects of the District's history and heritage. RUH do not organise many events, although there has been one History Fair organised in 2009 in Saffron Walden Town Hall which attracted hundreds of visitors.
- 12.80. The **RUH are important in the cultural life of the parishes through sharing history resources, recording past events and information as well as recording current events and helping to organise community events**. Because of its extensive nature and geographic coverage and the strong commitment to the network by the RUH, the RUH and their work has been the subject of a Masters thesis (Aberystwyth University) which is currently nearing completion.
- 12.81. The RUH do not meet on a regular basis, but do hold meetings and sessions on different subjects. They would be keen to hold more regular network meetings via Zoom in the future as travelling fairly long distances across the District is prohibitive. They would also consider taking part in a wider cultural network for the District online.
- 12.82. There is the ongoing challenge that many of the RUH are older people and there is a **general shortage of volunteers to take on roles and help to organise events**, meetings etc. Many of the RUH and the Local History Societies are finding that communities are not as engaged with each other within parishes as they used to be, with fewer people willing to volunteer or take an interest. The RUH would therefore be open to being supported more formally by an established institution or

²⁰ <http://www.recordinguttlesfordhistory.org.uk/>

organisation in the District such as the Museum in Saffron Walden, Great Dunmow Museum, Gibson Library or Thaxted Society.

- 12.83. The RUH play an interesting and important role in relation to the District's wealth of heritage, providing support for researchers (locally, nationally and internationally), collaborating with the Museum Service and Essex Record Office, providing local communities with an opportunity to learn about and engage with their local history. RUH also record each year's events across the Parish which they then share with the Essex Record Office for future reference and research.
- 12.84. Their main challenge is a shortage of volunteers to run these things – **many RUH find that community life is not as active or thriving as it has been in previous times**. Therefore, such a network might best be organised centrally by Saffron Walden Museum or some other established institution and could involve the Gibson Library, Dunmow Museum, Thaxted etc. There is limited succession planning to replace RUH across the District, and there is the ongoing challenge of legacy succession as many artefacts and documents are held at RUH own homes rather than at the Essex Record Office or Museum.

13. KEY OPPORTUNITIES, CHALLENGES AND RECOMMENDATIONS

- 13.1. Drawing on the research for the Baseline including surveys, strategic conversations and compiling the database, in this section we summarise the key headline issues and specific opportunities and challenges that relate to them. Where there are possible actions and recommendations that could be taken, these are also set out and could be taken further through a Cultural Strategy where appropriate.
- 13.2. Seven key themes identified are which are discussed in the sections below:
- Planning: identifying cultural (and community) infrastructure need
 - Leverage Opportunities for funding and investment
 - Focus on maintaining existing cultural infrastructure
 - Young People – supporting their cultural and social wellbeing through culture
 - Extending spatial access to culture and heritage assets
 - Utilising cultural and heritage assets to support a vibrant economy
 - Meeting Future Provision

Planning: identifying cultural (and community) infrastructure need

- 13.3. Planning Policy through Local Plans is often a reflection of wider strategic priorities of the Local Authority and strategic organisations in the area. As seen from a review of a number of Adopted Local Plans, the references and policies relating to culture reflect local priorities, for example public sculpture in Harlow or tourism in Staffordshire Moorlands. Local Plans set the context for future placemaking and a local response to 'sustainable communities', and culture, arts and heritage are important to this (as recognised in the National Planning Policy Framework).
- 13.4. The Baseline mapping undertaken that complements this report has identified that there is generally fairly good provision across the District in terms of accessible community space (mainly in the form of village hall and community spaces). This is important for a rural District, and there are good local structures set up to run them (some part of a Parish Council and others independent). From a Planning perspective, it will be important to ensure that new development and growth can:
- Unlock new sources of funding for accessible community facilities where necessary, and that there is a clear sense of how sustainable a new space might be (how can revenue be generated, low running costs etc.). It appears that, although most villages have access to some kind of accessible space, that to the west of the District there is likely to be greater need if new developments and/or garden communities emerged.
 - Unlock resources to invest in improving existing village halls and community spaces to ensure they can provide well for existing and new communities. These multi-use spaces are important to village and rural life for many different groups and provide the essential infrastructure for existing and future cultural engagement and activity. Ongoing funding can be a challenge, so this should also be considered.
- 13.5. **Regarding the provision of existing cultural and arts infrastructure (including heritage spaces), there is a definite need and opportunity to invest in existing spaces** including Fairycroft House (existing and adjacent space), as well as Saffron Walden Museum. This will become ever more important as new development takes place and the population grows. Cultural and heritage

organisations should be encouraged, perhaps through a new cultural network and the development of a Cultural Strategy, to contribute directly to policies and priorities for development gain funding, including Community Infrastructure Levy.

Leverage Opportunities for Funding and Investment

Funding

- 13.6. Funding for arts, cultural and heritage organisations is clearly very important and can come from various sources including public sector, charitable, commercial, sponsorship and membership. There is a relatively low reliance in Uttlesford upon public sector funding (which would include core funding from the Arts Council for example) compared to some other areas across Essex. **This does represent relative core strength and resilience of many organisations, but it can also limit ambition in terms of both capital (buildings and spaces) and engagement (of audiences, participants).** This can then limit the impact that arts, cultural and heritage organisations can have locally. Many organisations that are reliant upon volunteers (some entirely) will not necessarily require significant funding to support their operations, but similarly they will be limited in terms of their ability to develop new programmes and initiatives, as well as engage new audiences or those less likely to engage in arts/culture.
- 13.7. Uttlesford District has received **very low levels of public subsidy in arts, culture and heritage over a sustained period** – primarily based on an understanding of investment from the Arts Council and National Lottery Heritage Fund. Essex County Council funding for culture or wider infrastructure has also been low (confirmed by Essex CC in relation to grants to Uttlesford-based cultural/heritage organisations).
- 13.8. Organisations working in culture and heritage sectors should be supported and encouraged to bid for funding where possible. Focused funded projects can build confidence and a skill set in the local cultural ecosystem that is self-sustaining, potentially creating new opportunities.
- 13.9. There is also a need to consider the importance of other sources of funding that are not arts/culture/heritage related. Saffron Hall are leading the way on this to an extent, **running projects that utilise arts engagement and practice to address social isolation, improve mental health and tackle dementia.** Engaging with agendas including 'social prescribing' for example across the District could secure new investment into the cultural/heritage sectors while also achieving significant social and health gains.
- 13.10. Linking investment in culture/heritage to wider economic benefits including tourism and the future viability of town centres and public spaces will be an important issue relating to planning and development.
- 13.11. Investing in quality spaces that are accessible to all across the District will be important in the future to ensure everyone has access to cultural, heritage and community experiences without having to travel by car (some travel by car will always be required of course). This includes village halls that are run by communities and Parish Councils. There is **not a strong culture of collaboration between UDC and Parishes Councils in particular at present which may limit collaboration around identifying funding and building an evidence base to support funding applications.**
- 13.12. Encouraging all organisations to **keep records of engagement, audience data and event information will help with building an evidence base for future investment.** Unique sources of information and

data can inform narratives (that applications for funding can be framed around). This is something that could be developed through a cultural/heritage network of organisations (some of the larger organisations already do this well).

- 13.13. Building local consensus on local needs for investment in culture (or other community) infrastructure, space and activities also provides confidence for funders that there is evidence of local support. This can be done on a project-by-project basis, can be recorded/publicised by local partners (including town/parish councils), or more formally through a Neighbourhood Plan for example (as is demonstrated by Saffron Walden Town Council).

Possible Actions and Recommendations

- 13.14. R1 - Address the current apparent deficit in applications to core funders including the Arts Council and National Lottery Heritage Fund, as well as Essex County Council and other trust and foundations. Funding of this kind can fund some important **capital interventions and will stimulate new initiatives, projects and programmes and build confidence in the cultural, arts and heritage sectors** (as well as new capacity). Support could be through UDC (where experience exists in external funding), or through mutual support networks for example. Seed funding to enable local groups and organisations to develop project ideas and concepts should also be considered.
- 13.15. R2 - UDC does provide some significant support for culture and heritage within the District through Saffron Walden Museum, Great Dunmow Museum, and through the Youth Initiatives Fund for example. Often this funding is matched by Town or Parish Council investment. **Coordination of funding should be encouraged to maximise impact, and smaller pots of investment could also be utilised to lever in additional external funding.**
- 13.16. R3 - **Identify mechanisms to support investment into the sector through the Planning System (including Section 106 contributions and Community Infrastructure Levy).** In relation to future planning policy, particularly in areas of significant future growth, it would make sense to consider the capacity of existing infrastructure including Village Halls and other community spaces to hold a range of cultural activities, and ensure where there is likely to be pressure on existing facilities that **funding is made available or new facilities established**. It is worth noting however that funding should also focus on long-term sustainability (ongoing revenue, staffing, maintenance etc.) and not only capital as the majority of such spaces are volunteer run through small local committees.
- 13.17. R4 - UDC should ensure that opportunities to secure investment for the wider creative sectors through **Government or Regional initiatives** are not missed. Uttlesford District will not be a priority for 'Levelling-Up' for example, but as part of the South East Local Enterprise Partnership area should seek to promote opportunities for future investment.
- 13.18. R5 - **Consider non-arts and cultural funding for arts and cultural activities and programmes.** Interest in the benefits of participation in cultural and creative activities for health benefits is growing, and there is good evidence emerging from Saffron Hall of the importance of cultural activities to health and social outcomes. In a District that has relatively high levels of social isolation, and older population (and a large younger population), commissioning cultural and creative activities utilising public health or other similar budgets should be a core consideration.
- 13.19. R6 - Collect data and seek to quantify **the value of arts, culture and heritage to the District** to build up a comprehensive picture of current (and potential performance). As would be expected, some organisations including Saffron Hall, Thaxted Festival and Audley End have good data collecting

systems and an ability to analyse this. This is time consuming and requires good processes and capacity, so collaboration through a Cultural Network (for example) may be necessary for mutual support. Funders including the Arts Council (and other charitable and Government sources) expect to see some evidence of potential wider impact from their investment.

Some capital and property opportunities

- 13.20. It is clear from the research undertaken on the Baseline that there are a number of opportunities that could be taken forward over the next 12-18 months that relate to properties in public (or effective) public ownership. All of the opportunities could make a significant difference to cultural/heritage sectors locally, benefitting participants and audiences (local and visitors). Forming partnerships to progress these opportunities will be important to demonstrate support where funding (including external funding) is required or where strategic partners need to make key decisions.
- 13.21. Fairycroft House CIC is running **Fairycroft House as a very effective cultural hub for Saffron Walden**, with minimal funding and very limited staff capacity. This is a success that should be recognised and has been achieved despite the ongoing challenges of internal spaces that are not necessary fully fit for purpose. **The demand for the space throughout the week and weekends cannot be met.** Two key interventions would unlock new space and improve the functioning of existing spaces
- **Expansion of the operation into the Essex CC-owned facility adjacent to Fairycroft House.** This is used infrequently for youth activities (and occasionally for other community/health uses), and is therefore underutilised space close to the centre of town with car parking and good accessibility. Engagement with Essex CC is required. To support this Fairycroft House CIC and Saffron Walden Town Council have collaborated to produce an outline 'business plan' for the future use of the facility. Support from other partners including UDC and awareness raising of the opportunity with local cultural groups may support the process
 - Investment in improving facilities in the existing Fairycroft House. Most significantly removing the wall that limits space in the main function room/hall which is used regularly for gatherings, workshops and events (including music performances/live music).
- 13.22. Saffron Walden Museum has made progress in 2021 towards making a major application to the National Lottery Heritage Fund (NLHF) for investment in the Museum building and grounds. Audience Development research has been completed which will support an application. The various elements including in the current proposed outline of capital works would significantly enhance the operation and enable more activities and engagement of audiences and participants. Securing over £3.5m in funding from NLHF will be a major challenge and will require additional match-funding and the support of stakeholders. This should be a collaborative effort that presents investment in the Museum as a transformative opportunity not just for Saffron Walden (with the economic development and social benefits) but also for the wider North West Essex area with the Museum becoming an accessible 'heritage hub'. It is worth noting that while Saffron Walden Museum's operations (staffing etc.) are funded through UDC, the building and collections are owned by the Saffron Walden Museum Society Ltd (and independent charity). Should, for whatever reason, the funding application not succeed, then other options could be considered including linking to future development through the Local Plan (as a key part of the District's cultural/heritage infrastructure and an important facility).

- 13.23. There are four Day Centres across the District which have been focused on provision of services for people over the age of 55. However, UDC are actively considering a broader role for these quality spaces which could include them being utilised as wider community ‘hubs’. Cultural activity could be important and UDC and other partners could work collaboratively to look at opportunities for this, perhaps working with existing programmes to establish more regular activities for families and older people. Existing budgets could be targeted towards unlocking additional funding to generate regular activities or specific heritage/cultural programmes. As with Fairycroft House, Saffron Walden Town Council has produced an outline business plan and vision for use of the Day Centre at Jubilee Gardens in Saffron Walden.
- 13.24. The ongoing capital improvements to the Fry Art Gallery on Castle Street will be completed during 2022, and this will mean the Fry Art Gallery Too building (Museum Street) that is owned by Saffron Walden Museum Society (UDC manage the lease arrangements) will be empty. Partners could collaborate to consider how this building can continue to contribute to the local cultural scene, perhaps through use for artist/creative studios.
- 13.25. Further to the above, **there is identification of need for a new arts/cultural space in Saffron Walden** in the Town Council’s Neighbourhood Plan for example (the Neighbourhood Plan is not yet ‘Made’). The above expansion of Fairycroft House would address this to an extent, but there does seem to be a very high reliance on non-specialist community and church spaces. Saffron Hall is not particularly accessible being located on a school site out of the town centre. Saffron Screen may also need to consider moving to a larger more dedicated space (this is noted in the Saffron Walden Neighbourhood Plan). Can a case be made for a new Theatre/Performance space in Saffron Walden? There are no obvious existing spaces of the scale required for this, so it may be a new build (which would require significant investment – perhaps linked to future development in the area).

Possible Actions and Recommendations

- 13.26. R7 - Support Fairycroft House CIC and Saffron Walden Town Council to **progress current outline proposals for regular use of the Essex CC-owned community building adjacent to Fairycroft House**. Space of this kind could significantly enhance cultural provision including for younger people and the partnership between the CIC and the Town Council makes a future business plan likely to be sustainable.
- 13.27. R8 - Support **Fairycroft House in securing some necessary capital funding for internal works** that will improve the functioning of the main hall to support greater levels of use throughout the week (day and evenings).
- 13.28. R9 - The proposed **major application to the National Lottery Heritage Fund (NLHF) by Saffron Walden Museum** is a major opportunity to enhance heritage/cultural infrastructure in Saffron Walden and across the District (and beyond). Partners should support the process
- 13.29. R10 - In considering the **future of the four Day Centres in the District, UDC could work with a range of organisations (including cultural and heritage) to identify opportunities for regular activities** that could engage local communities. Existing budgets could then be targeted at matching external funding (or matched to health and wellbeing budgets for example). All Day Centres have excellent and accessible facilities and could be real local hubs of activity.

- 13.30. R11 - Consider the future of **the Fry Art Gallery Too building on Museum Street as an arts/craft and creative space for studios for emerging creative practitioners**, taking inspiration from other studio spaces including Cuckoo Farm (Colchester) and Gatehouse Arts (Harlow). If this is not suitable there are other empty spaces in Saffron Walden and elsewhere that could be utilised in this way. Some public funding may be required (or external funding).

Focus on Maintaining Existing Cultural Infrastructure

Networks, Advocacy and Representation

- 13.31. There is not a coherent network or local system of collaboration between cultural/heritage organisations in Uttlesford. This is not necessarily a problem for individual operations and organisations as many are quite self-reliant and not necessarily focused entirely on Uttlesford. However, maintaining interest in investment in arts/culture and heritage with the many benefits this can bring to the District will be an ongoing challenge as there is more focus on specific development sites and broader infrastructure challenges.
- 13.32. Responses from the sector organisations to the survey indicated that there was reasonably strong support for a network or networks of some kind, recognising the opportunity to bring different organisations and groups together. The chance to influence a Cultural Strategy, share expertise and knowledge, and potentially get involved in shaping the future of cultural/arts and heritage provision in the context of significant development and growth in the District over the coming decades; all of this should be of interest to many. Other areas including Chelmsford City and East Herts that do have cultural networks and partnerships are seeing them continually evolve over time, and they are generally overseen and supported by the Local Authority.

Possible Actions and Recommendations

- 13.33. R12 - **Consider forming an Uttlesford-wide Cultural Network**. Not to suggest that this will be a long-term solution (as things can evolve), but it would potentially strengthen advocacy of the cultural, arts and heritage sectors in the District and support partnership working, collaboration. Ideally a formative grouping could be initiated to inform the development of a Cultural Strategy that would identify priorities for investment, what kinds of support are needed for the sectors, and could further underpin any emerging policies through the Local Plan. Networks tend to need resourcing with administration, coordination and strategic input and oversight (often played by the Local Authority). A network could also take responsibility for updating the Baseline of culture, creativity and the arts on a regular basis. Ultimately the Network would have to decide the best long-term focus and structure with considerations relating to whether it remains District-wide (or localised), thematic, or related to specific development sites/opportunities.
- 13.34. R13 - **Outdoor events can be important cultural occasions** with opportunities for performances and collaboration between local organisations. The District is relatively strong on in this area and over many years there have been successful community festivals and fetes across the District. Ensure there is good support for organisations of all kinds to organise safe and engaging events that promote local culture and heritage. This could be organised through a Cultural Network with sharing of expertise and knowledge.

- 13.35. R14 - There are plans for a new **Visit Uttlesford tourism-related programme** which should result in new online and promotional resources that promotes the whole of the District. A major part of the tourism offer is related to the District's heritage and cultural scene. This should be seen as a real opportunity to bring different cultural, arts and heritage organisations together and **to work collaboratively on a core offer and narrative for Uttlesford**. Currently individual areas/town have strong identities but there isn't any clarity on the Uttlesford 'identity' (the diversity of the offer and distinct identities across the District can be a strong part of the tourism offer). This then could form a key collaborative grouping that could be sustained and involved longer-term in updating the Visit Uttlesford site and related information and promotional material. Through oversight from UDC, data on audiences and other evaluative material can be brought together to build up a picture over time of the performance of the District and its many assets, and any areas that need strengthening and investing in to support wider economic and cultural/heritage outcomes. This information would also support funding applications. Local communities are also audiences, so it should not only be about promoting externally.

Parish and Community Support

- 13.36. The Uttlesford District has a wealth of community assets which include village halls and other community spaces across rural areas. There does not appear to be a supportive or collaborative network between Parishes and local community organisations to share expertise, knowledge and information despite the importance of these spaces to their local communities (and for cultural/heritage related activities).
- 13.37. There are some very good examples of excellent facilities being secured on the back of local developments (on rural Exception Sites for example - Manuden). Consideration should be given to how Parishes and local community groups can secure investment where it is needed, or how to develop new facilities where opportunities emerge.
- 13.38. Ensuring that Neighbourhood Plans are produced with evidence/insight on the need for investment in community and cultural infrastructure, or even a simple record of need in local meeting records or specific reports on related issues is important. This could be an invaluable evidence base to inform future development in local areas through the Local Plan process. Many Parish Councils across the District have limited capacity, and many did not see the importance of engaging proactively with the Baseline Assessment process (consultation fatigue and a less than productive relationship with UDC partly responsible).
- 13.39. Concepts including a rural touring programme could work very well in Uttlesford, and would not only bring audiences in to community spaces for quality cultural events, but would also identify new opportunities for investment and any existing or hidden challenges. The relatively poor relationship between the District Council and parishes should not be a limiting factor in terms of initiatives of this kind.
- 13.40. The role of the Recorders of Uttlesford History should be better understood and appreciated strategically and concern given to current facilities and resources available for the storage of artefacts, documents as well as interpretation and outreach. Heritage is an important consideration in relation to placemaking and how connected people might feel to the places in which they live (something recognised by the National Lottery Heritage Fund and Historic England for example). The role of RUH in ensuring that local heritage remains relevant and accessible to existing and new

communities is important. Saffron Walden Museum offers some support where capacity allows, although the RUH are independent from other organisations or groups. There is a potential challenge with the sustainability of the RUH in some parishes given the age of many and the resources for undertaking activities and new initiatives is limited.

Possible Actions and Recommendations

- 13.41. R15 - Many village halls and spaces hold regular cultural and heritage related activities, and there is often a real commitment from local groups and Parish Councils to seeing this happen. With such a wealth and diversity of spaces and local knowledge, it would appear that **a collaborative network (or at least a way of sharing good practice relating to funding/development/investment for example)** should be investigated. Not all spaces are thriving and many could do with support.
- 13.42. R16 - Encourage Village Hall committees and other groups responsible for rural community buildings to join the **Rural Community Council of Essex (RCCE)**. This way they can access experienced advice and support on a range of issues relating to village halls (planning and funding).
- 13.43. R17 - Seek to engage representatives from the **Recorders of Uttlesford History in a future Cultural Network** to fully understand their importance and contribution their local communities (there is good research relating to this), and to identify any immediate and future challenges that could be addressed (through funding, projects, supportive networks for example).
- 13.44. R18 - Consider a collaborative **Rural Touring programme for Uttlesford** that focuses on accessible (and potentially participatory) performances in rural locations (including Village Halls). Not only could be a good way of engaging new audiences and participants for cultural activities, it can also leave a legacy of more technical knowhow with local groups in staging events on a more regular basis and identify improvements required to community space to support more cultural activity.

Enabling and Supporting Cultural and Social Events

- 13.45. Hatfield Forest has been a major cultural location in the District due to Wood Festival taking place there. There are also opportunities to utilise the built spaces including Shell House more effectively for events, learning, workshops etc. Wood Festival will not happen again, but the National Trust are open to conversations about a new annual festival. A productive relationship with the National Trust to (perhaps through a network or through a focus on Tourism) could be important to identifying future cultural opportunities. It is the case however that Hatfield Forest is also under pressure ecologically as essentially the only major publicly accessible open space in the District (also serving large populations in East Hertfordshire).
- 13.46. Some areas to the west of the Uttlesford District are included in the Cambridge Open Studios programme each year (Saffron Walden and Newport). However, there is no programme to open up creative spaces (public and private) across the Uttlesford District and therefore probably a fair amount of unawareness of the creative ecology locally. Being linked to Cambridge Open Studios is obviously of great benefit to those studios and practitioners can take part, but the branding does not necessarily promote Uttlesford as a key creative hub or destination. Dunmow Art Group for example would be very interested in collaborating with others to secure investment (although they have limited capacity to lead a major programme).

- 13.47. The above are two specific opportunities, but through collaboration and a potential network of organisations across the cultural, heritage and tourism sectors, new opportunities may emerge or more effective support for existing programmes.

Possible Actions and Recommendations

- 13.48. R19 - Partners to work collaboratively with the **National Trust to consider a new festival or large-scale event that can not only offer audiences a great experience but that can also generate opportunities for the District's many creative practitioners and cultural organisations** to develop outreach, performances, and promotions. Essentially this is a good opportunity for a more locally-focused programme that supports the local creative and cultural sectors (in Uttlesford and Hertfordshire). This would replace the successful Wood Festival which will no longer run due to the impact of Covid and changing National Trust priorities.
- 13.49. R20 - **Support the National Trust in securing future investment for Shell House**, a unique heritage building that could provide new cultural participation space (craft for example) as well as for formal functions.
- 13.50. R21 - **Consider an 'open studios' programme that focused on all areas of the District**, or potentially beyond into Braintree District for example, could be a good way of promoting the varied and skilled cultural/craft sectors which, outside of events and fetes, are not generally accessible to the public given most practitioners operate in private spaces. This links to tourism opportunities. Some initial funding could be secured to support this with a lead organisation identified.

Young People – Supporting their Cultural and Social Wellbeing through Culture

- 13.51. Uttlesford has a relatively high percentage of both older and younger people than other areas of Essex. It is also a rural and dispersed District with very patchy youth service provision. Even in Saffron Walden there is very little formal activity at the main youth centre space (Essex CC building on Faircroft Road). Although there is a Youth Council it is limited in terms of its impact and voice (particularly since Covid), so the ability for young people to advocate for investment in facilities and services is relatively limited (although the situation may improve). Investing in multi-use spaces in rural areas and supporting the provision of cultural programming will continue to be important (and could be stepped up). This could be achieved through working with existing cultural organisations to undertake broader outreach programmes (would need funding). The UDC Youth Initiatives Fund could be targeted to lever in additional external funding (it is already fairly well matched to Town/Parish funding in some areas).
- 13.52. There is no Local Cultural Education Partnership in Uttlesford as there is for other areas of Essex and the East of England. Looking to put this kind of initiative in place with support from strategic organisations including the Royal Opera House Bridge (or whichever organisation emerges to provide this function) should be considered and can unlock potential sources of funding. Arts Award (a programme to encourage young people to take up cultural activities) does not appear to be prevalent in Uttlesford, although some state-funded secondary school extra-curricula activities appear reasonably strong on arts/culture.

Possible Actions and Recommendations

- 13.53. R22 - Consider opportunities in **Uttlesford for a Local Cultural Education Partnership**. This could be a key initiative to bring partners together with experience and interest in working with young people and schools. This is often initiated by the Local Authority with input from other partners and educational representatives and funding can come from the Arts Council to support the initiative. Collaboration through a LCEP can help partners to clearly identify cultural opportunities and challenges relating to young people, and can engage schools productively.
- 13.54. R23 - Although the pandemic has had a fairly negative impact on youth activities and participation across the District, funding has been made available annually through the UDC Youth Initiative Fund (YIF). This **funding could be utilised to support additional external match funding (through cultural organisations' core funding or through external funding bids) to improve further cultural participation for young people** and make more regular use of existing youth spaces.
- 13.55. R24 - A lot of youth activity takes place at Fairycroft House supported by the Fairycroft House CIC team who have a great range of experience and knowledge. Some **capital investment (particularly in the main function room on the ground floor) in the existing building would ensure more activities throughout the week**.
- 13.56. R25 - Seek to **reinvigorate the Uttlesford Youth Council** to engage them in a Cultural Strategy and potentially enabling them to engage in the Local Plan process (young people are important stakeholders for future planning and placemaking). Smaller localised 'Councils' may be a way to support engagement (as young people may well associate more with their local area and will have a better understanding of it).
- 13.57. R26 - Encourage the taking up of **Arts Award** within schools and or local community and cultural organisations. This could support young people to engage more in arts and cultural activities across the District.

Extending Spatial Access to Culture and Heritage Assets

- 13.58. It is clear that people living in or around Saffron Walden have much higher levels of access to cultural and heritage experiences than those living elsewhere in the District. This is not only due to Saffron Walden having a good offer, but also close proximity to Cambridge. Other more urban areas of the District (around Stansted for example) clearly have access to Bishops Stortford and Harlow (as well as easy access to M11 and Cambridge and London). Communities in the West of the District also have easier access to a national train line (to London and Cambridge).
- 13.59. The centre of culture, arts and heritage within the District is Saffron Walden, which is the largest town and has the highest population. However, there are some good local success stories in terms of facilities that do have good levels of community engagement in cultural activity including Newport Village Hall and Manuden (which is probably the best purpose-built community hall in the District). Learning from the Manuden example, in particular how the local community made a case for investment related to a specific development site on the edge of the village, would be a good way of

sharing the learning and supporting other communities to achieve something similar (where relevant and where a similar case can be made).

- 13.60. Along with ensuring good local provision across the District, there should also be consideration of how communities will access key centres for culture in the future (public transport, outreach, special offers for residents etc.) This will become ever more important as new sites are identified and development starts. It will be difficult to make a case for investment in public transport links to cultural destinations, but this can be considered as part of a wider case for investment in public transport on the back of development and growth through the Local Plan period. Considering promoting sustainable travel (by bicycle for example) as part of a wider cultural and heritage experience of the District could also be considered (would require further investment in cycle routes).

Possible Actions and Recommendations

- 13.61. R27 - **Utilise the Uttlesford District Council Geographic Information System (GIS) to map cultural assets**, taking information from the Baseline Database. This can be a specific information or data 'layer' that can then be overlaid with other information or data sources, as information on new development sites and potential transport improvements.
- 13.62. R28 - **Consider access to culture, arts and heritage activities and locations as part of the process of identifying strategic public transport initiatives** (including cycling which can be part of a cultural/environmental offer)

Utilising cultural and heritage assets to support a vibrant economy

- 13.63. Town Centres are at the forefront of many changes in the retail and leisure sectors with many across the UK facing significant challenges to their traditional roles. There are many ways for people to access the services, retail and experiences they want without visiting a town centre. Saffron Walden and Great Dunmow are the two largest towns, and along with Thaxted, Stansted Mountfitchet and Newport, appear to be doing well (certainly to many other towns across Essex). However, nothing can be taken for granted across Uttlesford and the importance of the heritage and cultural offer to town and larger villages is a key part of the appeal for visitors and residents.
- 13.64. For Saffron Walden in particular more could be done to attract visitors to some of the larger cultural/heritage destinations into the town centre. Saffron Hall, Saffron Screen and (probably most notable) Audley End tend to attract audiences directly to their sites, and these audiences may not necessarily visit Saffron Walden Town Centre (or indeed any other locations) as part of their visit. Around 180,000 people visit Audley End each year, so this is a big economic opportunity. Improved promotion and connectivity should be considered.
- 13.65. It is important to recognise the role of the Tourist Information Centre (TIC) in Saffron Walden and its importance to the town as a key asset that promotes the local heritage and cultural scene well. Much experience has been gained by Saffron Walden Town Council in funding and managing the TIC since 2008, including promoting and supporting cultural and heritage events and spaces. Great Dunmow had a part-time TIC operating from the Library until 2020, but this no longer functions, so there is an opportunity to bring this back as the Library Service are happy to see this happen.

Possible Actions and Recommendations

- 13.66. R29 - Planning policies should recognise **the changing nature of town centre economies, with a shift away from traditional retail-focused sectors towards leisure, hospitality and experiences**. Along with good quality public realm and a historic environment, arts/culture and heritage can play an important role in a sustainable and diverse town centre offer. This should be a key feature in local economic, tourism and potentially planning policy.
- 13.67. R30 - The good work through Saffron Walden Business Improvement District (BID) Saffron Walden Initiative and the TIC (for example) in organising promotions and events should be recognised and supported, and key strategies developed that can support **efforts to get more visitors to some of the largest cultural/heritage organisations (Saffron Hall, Audley End in particular) to visit Saffron Walden town centre as part of their visit**.
- 13.68. R31 - Consider a **programme of regular evening events that engage local businesses in Saffron Walden to support the evening economy**. Cultural and heritage organisations can be key attractors or initiators and local partners including Saffron Walden Town Council can play a key role. A similar programme could take place in Great Dunmow as there is significant expertise through the Town Team, Town Council, local groups including the Dunmow Art Group and Dunmow Arts Centre.
- 13.69. R32 – Consider **re-establishing a Tourist Information Centre in Great Dunmow** (at the Library again or elsewhere in the Town Centre). A wider partnership of organisations from the South and West of the District could collaborate to better promote this part of the District (recognising that Saffron Walden is well catered for in this respect). More partners could mean funding requirements are shared more broadly.
- 13.70. R33 - The **facilities available for cultural/arts activities in both Dunmow Arts Centre and Dunmow Maltings (home to the Museum) appear relatively underutilised** (as well as the knowledge and expertise associated with both). Efforts should be made to promote them which would support their resilience and their cultural contribution to the town.

Meeting Future Provision

Vision and Narrative Development

- 13.71. **It is important to position culture, arts and heritage as central to Uttlesford's vision for sustainable and healthy communities now and in the future**. Given likely challenges around securing Government and other investment, strong new 'narratives' have to emerge that present the opportunities to a local and wider audience, based on a position of opportunity but also recognising the challenges of rural and social isolation. Strong and compelling narratives and place 'brands' can be utilised by many to support a strong case for funding (particularly for cultural and heritage infrastructure and programmes). This could link to tourism promotion (Visit Uttlesford for example) and something could be learned from neighbouring authorities taking a similar approach where investment in culture is strategically placed as a key enabler of wider economic outcomes (Chelmsford for example).
- 13.72. The narrative could well focus on diversity of the cultural, heritage and environmental offer across the District. By positioning culture and heritage as strategic priorities for place-making and place-

marketing, this should strengthen the potential for funding (from a range of sources), encourage collaboration between sector partners and the public sector, and position culture and heritage strongly in planning policies as they emerge through the Local Plan. Uttlesford isn't really a place; it is a local government construct from the 1970s. The key question therefore for partners and stakeholders is whether this is a good starting point to develop an effective District-wide place brand with culture and heritage (and environment) at the core, or whether it is better to focus on individual assets and places with their own strong identities. Diversity is certainly a strength however.

- 13.73. When considering the place narrative (or place brand) it is important to present the diversity of cultural and heritage offer (natural, rural and urban), play up key destinations and their links to surrounding areas, and ensure that the cultural and creative industries come through strongly (something distinct and different from other areas). Promote cultural and heritage destinations as part of a coherent offer to encourage visitors to take in more than one place (longer visits generate more local spend). It will be important to consider the 'audiences' for this (reflecting on information from Audience Finder for example).
- 13.74. Equally it can be important to create narrative and place-based concepts for new settlements, interpreting the cultural heritage and distinctive landscapes and identities. From a practical point of view this process should also include working with local communities to identify cultural and social infrastructure needs in any new developments/settlements.

Possible Actions and Recommendations

- 13.75. R34 - Potentially through a cultural network (and recognising the importance of the ongoing Visit Uttlesford work), **create a strong narrative for Uttlesford that positions arts, culture, heritage (including natural heritage) at the centre**, promoting a diversity of offer that is distinct

Smaller spaces for creatives that are flexible and affordable

- 13.76. It is notable that there are no artist studio spaces (or similar affordable workshop spaces) in the District that are available for low and flexible rents to emerging artists and creative practitioners (or more established but still needing space). This is not to suggest that there is not a vibrant creative and craft ecosystem with many different practitioners working across the District (and some selling products in local galleries or at craft fairs etc.) However, it would appear that the majority of practitioners utilise their own spaces at home, and this would indicate that many of the existing practitioners are probably more affluent and have access to the spaces and resources they need (although it could also suggest limited alternative options).
- 13.77. Space to develop and grow a creative, arts, or craft enterprise is an important part of any cultural and creative ecosystem, and will contribute to the local cultural scene and potentially generate employment (as well as keeping creative practitioners within the District). Ensuring spaces for less affluent and ambitious practitioners and groups could be a priority, and may require intervention in the market by the public sector (UDC or Town/Parish Council for example). Currently it is likely that those looking for space (including young people) would look outside of the District to find accommodation. Promoting the development of suitable spaces through the Planning system, or identifying opportunities for conversion of existing spaces could be a good strategy (this could include town centre spaces or rural/farm buildings). There are some opportunities to consider immediately including Fry Art Gallery Too (Museum Street) and the Essex CC-owned building at Faircroft.

- 13.78. Ensuring that parishes have a good understanding of the local need and challenges relating to creative spaces is important, as this can inform formal documents including Neighbourhood Plans and also their responses to development proposals through the Planning system.
- 13.79. Examples studio spaces in Essex that could help to inform a strategy in Saffron Walden include Gatehouse Arts in Harlow (town centre retail space), and Cuckoo Farm in Colchester (conversion of older farm buildings).

Possible Actions and Recommendations

- 13.80. R35 - Consider **identifying a location for flexible and affordable studio space within the District**, and work with partners including local arts and cultural organisations to progress a feasibility study that considers capital requirements and ongoing revenue, governance and management.
- 13.81. R36 - Ensure that policies emerging through the Local Plan are flexible to recognise opportunities for the **conversion of rural or farm related buildings to other uses including culture/creative space**.
- 13.82. R37 - **UDC to work with parishes/communities to identify need for creative/cultural spaces** of all kinds. This process could be linked to a Neighbourhood Plan (or in a less local parish plan) or officially recorded in Parish meeting minutes. This will support a local evidence base of need, support the case for investment.

Succession Planning

- 13.83. Governance is very strong in Uttlesford in relation to arts, culture and heritage sectors (as well as other sectors), and this is most likely to be down to a wealth of retirees with significant industry experience with time and resources to contribute something valuable and needed to the local scene. On the whole this does tend to be older people, and a strategic understanding of succession planning and an ability to engage younger people will be important. It appears from research and meetings with a range of organisations that this is not a major concern for many, but the situation should be better understood.
- 13.84. The same situation exists for many audiences, for example for Thaxted Festival, Saffron Hall and Fry Art Gallery. Will older people always come to events and concerts? Or does more have to be done to encourage younger audiences now (so they stay interested and engaged as they get older)? To some extent these are national challenges to do with classical music and formal art spaces (galleries), but better understanding of local communities and their existing and future interests will be necessary (as well thinking about future communities and how they are likely to be made up).
- 13.85. Is the purpose of the cultural offer to provide with greater levels of certainty and sustainability for those who are already attending events and cultural activities regularly? Or to mainly focus on engaging new audiences (younger people and those less inclined to take part/attend)? Probably both, but those already attending and playing an active role will tend to have a louder voice currently. To an extent some of these issues can be addressed through increased engagement with younger people and improved cultural provision (see above).

Possible Actions and Recommendations

- 13.86. R38 - Through a future cultural network and Cultural Strategy, further **analyse the make-up of Governance of arts, culture and heritage organisations and groups in the District**, and identify any strategic challenges that may undermine their long-term success and sustainability. Support for community outreach and promotion may be opportunities to explore.

14. CONTEXT FOR THE DEVELOPMENT OF A FULL CULTURAL STRATEGY

- 14.1. This Baseline provides much of the information and context required to take forward a comprehensive Cultural Strategy for the Uttlesford District, as well as supporting the development of policies in the emerging Local Plan. A full Cultural Strategy for the Uttlesford District will enable partners to take forward and develop some of the issues identified in this Baseline, as well as other issues and opportunities that emerge. It should enable not only the identification of clear priorities over the next few years to support and enhance the cultural, arts and heritage sectors, but also be clear on who is responsible and where funding and or additional capacity will emerge.
- 14.2. At this stage the recommendations and key issues identified in this Baseline report are only recommendations, based on research and engagement with cultural practitioners and organisations. They need to be progressed (or perhaps not progressed), refined and where action takes place they need to be monitored.
- 14.3. Successful Cultural Strategies will have been progressed through meaningful collaboration between a range of stakeholders, and will often be initiated and supported by the Local Authority. They should also be informed by wider community consultation with the aim of really understanding how local communities see the future of arts, cultural and heritage provision and related activities in the District, and how they can be involved and engaged (where they want to be). **Communities need to have a say on the current provision of cultural infrastructure** (museums, galleries, multi-functional spaces etc), and creative practitioners of all kinds should be able to have a say on the accessibility and affordability (or otherwise) of **studio and commercially available space for making and exhibiting** for example.
- 14.4. Given how important the cultural and heritage offer of the District is to tourism promotion (this includes physical spaces like galleries and museums, but also broader cultural heritage and traditions including Dunmow's Flitch Trials), it is probably worth thinking **about aligning tourism strategies to cultural strategies**. This would recognise that investment in culture and heritage is good for the local visitor economy and hospitality sectors, as well as providing a useful economic case for investment in culture and heritage.
- 14.5. As explored in this document, a **Cultural Strategy should also take into account the important role that arts, culture and heritage can have on health outcomes**, particularly for older people and younger people. Saffron Hall's recent examples should provide some evidence for this, as should the wider interest **in arts and social prescribing** for example across the UK right now.
- 14.6. This last point also reflects the need for the cultural and heritage sectors to be able to collect and analyse **data sources on a range of factors that can point to trends and issues that could be used to influence investment decisions**.
- 14.7. A Cultural Strategy can also be a good opportunity for **partners and stakeholders to collaborate around creating a cultural vision or narrative for the District (or perhaps for local areas)**. This could link to wider tourism promotions and place-brand initiatives. No such coherent narrative exists, perhaps because of the dispersed nature of the main settlements and strong local identities. But this diversity is also a strength. Narratives and place-brands can frame and support the challenging

process of securing investment from a range of sources (something that Uttlesford is not currently strong on in relation to culture and heritage at least).

- 14.8. Now that there is a Baseline database that has been completed as part of this stage of work, this can inform future planning for the Local Plan process as well as provide insight into the range of spaces, activities and organisations that exist. However, such a **database has to adapt and be updated to reflect the dynamic nature of local cultural and heritage ecosystems and sectors**. This is also a potential focus for a Cultural Strategy and network.
- 14.9. And, perhaps most importantly, the potential to develop a Cultural Strategy for the Uttlesford District for the very first time provides a **great opportunity to bring together a District-wide cultural (and heritage) network**. This network should be formed with representation from some of the larger cultural and heritage organisations (recognising their scale and ability to have impact), as well as smaller voluntary run groups and individuals from across the rural parishes. This network may change over time, perhaps focusing around localised networks/groups feeding into to a smaller core District-wide network. A network is an opportunity to gain some much needed consensus on priorities for culture/arts and heritage – investment in spaces, activities, training, volunteering and promotions (perhaps linked to tourism).
- 14.10. From a Local Plan perspective, a well-functioning and resourced Cultural Network should be able to engage regularly with the planning process, continuing to identify new cultural infrastructure needs alongside new development (including at new Garden Communities), **advocating for the creative and heritage sectors and ensuring that culture remains central to achieving successful, vibrant and resilient communities**. This might include engaging with the development of a Community Infrastructure Levy strategy or scheme. It might also include influencing wider policies and strategies that are linked to culture, heritage and tourism – cycling and public transport for example.

Appendix 1 – Spatial Distribution of Cultural, Arts and Heritage Assets across largest Parishes

The table is a summary taken from the Baseline Database that has been created specially to support this report.

	Saffron Walden	Gt Dunmow	Elsenham	Clavering	Great Chesterford	Newport	Stansted Mountfitchet	Takeley	Thaxted	Felsted	Wimbish
Multi-use space (i.e. used for arts/cultural uses and other uses)	5	9	2	1	1	2	2	2	5	3	1
Museum	1	2	0	0	1	0	2	0	0	0	0
Local History Group or practitioner	4	0	1	3	1	2	1	1	2	0	0
Archive	3	0	0	0	0	0	0	0	0	0	0
Heritage Building / Garden	9	2	0	0	0	0	2	2	2	0	0
Art gallery or public art location	11	0	0	0	0	0	0	0	0	0	1
Art trail, fair, festival, or open studio event	4	7	2	1	0	0	1	0	1	0	1
Artist (including visual art, sound, performing art and instillation)	21	3	0	2	0	1	1	0	1	0	7
Art studio space (providing studio spaces for artists)	1	0	0	0	0	0	0	0	0	0	0

Music Venue/Music Studio or Music organisation / musician	24	4	1	0	0	0	4	0	0	3	3
Theatre or performing arts space (including dance) or theatre/dance practitioners	13	7	1	1	0	3	0	1	2	1	0
Craft, heritage craft, artisan practitioner or craft works space	13	1	0	1	1	0	0	0	2	0	5
Digital arts/creativity - animation, film, video, gaming	6	0	0	0	0	0	0	0	0	0	0
Cinema	2	2	0	0	0	0	0	0	0	0	0
Community / voluntary sector arts group or organisation (i.e. multi-arts focus)	8	4	1	0	0	1	1	0	2	1	1
Temporary Space for culture / arts (including outdoor spaces)	2	0	0	0	0	1	0	0	0	0	0

Commercial Organisation or individual (i.e. design, architecture, digital/graphic business)	0	0	0	0	0	0	0	0	0	0	1
Retail (Selling arts / cultural products)	9	1	0	0	0	0	0	1	2	0	5
Creative arts professional development support (support for arts / creative sector i.e. funding or project development)	1	2	0	1	0	0	0	0	0	0	1
Arts / creative education (i.e. skills training, courses or workshops- using arts / culture to support learning outcomes)	9	3	0	2	0	0	2	0	1	1	2
Other	17	6	1	1	0	1	5	1	4	0	1

Agenda Item 5

Committee: Local Plan Leadership Group

Date:

Title: Motion to council on an evaluation framework for the Local Plan – discussion paper

Wednesday, 9
March 2022

Report Author: Stephen Miles, Local Plans and New Communities Manager
smiles@uttlesford.gov.uk

Summary

1. An opportunity for Local Plan Leadership Group to discuss the motion to Full Council on an evaluation framework for the Local Plan.

Recommendations

2. That members discuss the possibility of an evaluation framework for the Local Plan.

Financial Implications

3. None.

Background Papers

4. None.

Impact

- 5.

Communication/Consultation	The timetable builds in three stages for people to make representations on the draft Local Plan.
Community Safety	N/a
Equalities	Forthcoming policies will be subject to an Equalities and Healthy Impact Assessment (EqHIA).
Health and Safety	N/a
Human Rights/Legal Implications	Preparation of a local plan is a statutory duty. It needs to meet legal tests and comply with regulations.

Sustainability	Forthcoming policies will need to meet the sustainability objectives of the Council and the Local Plan will be subject to a Sustainability Appraisal.
Ward-specific impacts	All
Workforce/Workplace	This work is not included in the officer work plan.

Situation

6. Full Council on 22 February considered a motion on a possible evaluation framework for the Local Plan. The motion was lost, but some members agreed with the sentiment. The chair of Local Plan Leadership Group has asked that a paper be brought to the group to facilitate member discussion.
7. Members are reminded that the framework that the inspector examining the plan will use will be the National Planning Policy Framework and the associated soundness tests found at paragraph 35. Plans are 'sound' if they are:
 - a. **Positively prepared** – providing a strategy which, as a minimum, seeks to meet the area's objectively assessed needs¹; and is informed by agreements with other authorities, so that unmet need from neighbouring areas is accommodated where it is practical to do so and is consistent with achieving sustainable development;
 - b. **Justified** – an appropriate strategy, taking into account the reasonable alternatives, and based on proportionate evidence;
 - c. **Effective** – deliverable over the plan period, and based on effective joint working on cross-boundary strategic matters that have been dealt with rather than deferred, as evidenced by the statement of common ground; and
 - d. **Consistent with national policy** – enabling the delivery of sustainable development in accordance with the policies in this Framework and other statements of national planning policy, where relevant.
8. Any evaluation framework developed by the Council must not cut across the evaluation framework the inspector examining the plan will use, it otherwise risks the plan being found sound.
9. Members are also reminded of the draft vision and objectives that the group put together in the spring and was endorsed by Cabinet. This vision and objectives were developed using:

■ _____

- ¹ Where this relates to housing, such needs should be assessed using a clear and justified method, as set out in paragraph 61 of this Framework

- a. National Planning Policy Framework (plans must be consistent with the NPPF to be sound);
 - b. The approved Uttlesford District Council Corporate Plan;
 - c. The Inspectors' findings on the withdrawn local plan;
 - d. Feedback from the Issues and Options Stage; and
 - e. Other relevant sources (for instance best practice that arises from the longer-term planning response to Covid-19)
10. Officers are currently working hard to bring a draft regulation 18 Local Plan to members in time for the proposed consultation in mid-May. Developing an evaluation framework for the Local Plan is not built into the timetable, and risks drawing away officer resource from developing the Local Plan.
11. It is suggested if the group want to pursue its own evaluation framework and has already developed a draft vision and objectives that these are used as a starting point. It could be that a workshop separate outside of this LPLG is the best forum to allow for good discussion of the merits of a framework.

Risk Analysis

12.

Risk	Likelihood	Impact	Mitigating actions
Developing an evaluation framework draws officer resource away from the Local Plan, risking the timetable	3 – dependant on the amount of time	3 – a delay to the Local Plan timetable increases the period of speculative development and risks government intervention on the Local Plan	This report sets out the risks clearly to members.

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.

■

Committee:	Local Plan Leadership Group	Date:
Title:	First Homes Planning Advisory Note	Wednesday, 9 March 2022
Portfolio Holder:	Portfolio Holder for Planning, Stansted Airport, Infrastructure Strategy and the Local Plan	
Report Author:	Stephen Miles, Local Plans and New Communities Manager smiles@uttlesford.gov.uk	Key decision: N

Summary

1. This paper provides local guidance relating to the government's requirement to include First Homes as an element of affordable housing.

Recommendations

2. That the group consider the draft guidance and recommend to Cabinet they endorse the guidance as a material consideration to inform decision making.

Financial Implications

3. None.

Background Papers

4. None

Impact

- 5.

Communication/Consultation	The First Homes policy has been introduced by government, and government will have carried out appropriate consultation.
Community Safety	N/a
Equalities	The government will have carried out an equalities impact assessment of their policy.
Health and Safety	N/a
Human Rights/Legal	The government will have looked at the legal and human rights aspects of their

Implications	policy
Sustainability	N/a
Ward-specific impacts	All
Workforce/Workplace	None.

Situation

6. On 24th May 2021, the Government published a Written Ministerial Statement¹ that set out plans for delivery of a new type of affordable home ownership product called First Homes. To support the future development of First Homes, the Government also set out changes to national planning policy.²
7. The policy changes come fully into effect from 28 March, and Uttlesford needs to have appropriate guidance to assist with decision making for planning applications.
8. Appended to this paper is draft guidance for the group to consider. Colleagues in the Housing Strategy Team have drafted this guidance in consultation with the Local Plans team and Development Management.

Risk Analysis

9.

Risk	Likelihood	Impact	Mitigating actions
That appropriate guidance is not in place to support decisions making on planning applications	1	3 – delays to decisions on planning applications and increased risk of appeal	This guidance is being brought before the group prior to the government's policy coming into full effect

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.

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¹ <https://questions-statements.parliament.uk/written-statements/detail/2021-05-24/hlws48>

² <https://www.gov.uk/guidance/first-homes>

First Homes: Planning Advice Note

1. Background

1.1 On 24th May 2021, the Government published a Written Ministerial Statement¹ that set out plans for delivery of a new type of affordable home ownership product called First Homes. To support the future development of First Homes, the Government also set out changes to national planning policy.²

1.2 First Homes are a specific kind of discounted market sale housing which must:

- be discounted by a minimum of 30% against the market value; and
- can only be sold to a person or persons meeting the First Homes eligibility criteria (see below); and
- after the discount has been applied, the first sale must be at a price no higher than £250,000 outside of London; and
- on the first sale, a First Home will have a restriction registered on the title of the property at HM Land Registry to ensure the discount (percentage of current market value) and certain other restrictions are passed on at each subsequent title transfer.

1.3 This is the minimum criteria a First Home must meet and would be considered to meet the definition of 'affordable housing' for planning purposes.

1.4 The national eligibility criteria for purchasers of First Homes includes the following:

- a purchaser (or, if joint purchase, all the purchasers) of a First Home should be a first-time buyer³;
- and purchasers of First Homes, whether individuals, couples or group purchasers should have a combined annual household income not exceeding £80,000 in the tax year immediately preceding the year of purchase;
- and a purchaser of a First Home should have a mortgage or home purchase plan (if required to comply with Islamic Law) to fund a minimum of 50% of the discounted purchase price;
- and the First Home must be the buyer's main residence with restrictions on lettings being applied.

1.5 The First Homes Written Ministerial Statement does give local authorities or neighbourhood planning groups discretion to:

- Require a higher minimum discount of either 40% or 50% if they can demonstrate a need for this.
- Set lower price caps if they can demonstrate a need for this.
- Apply time limited eligibility criteria in addition to the national criteria described above, for example a local connection test, or criteria based on employment status.

¹ <https://questions-statements.parliament.uk/written-statements/detail/2021-05-24/hlws48>

² <https://www.gov.uk/guidance/first-homes>

³ As defined in paragraph 6 of schedule 6ZA of the Finance Act 2003 for the purposes of Stamp Duty Relief for first time buyers.

1.6 First Homes are the Government's preferred discounted market tenure and should account for a minimum 25% of affordable housing secured through planning obligations.

1.7 Uttlesford District Council requires the provision of 40% of the total number of residential units to meet the national definition of 'affordable housing' within all new residential developments that comprise 15 or more residential units or a site of 0.5 hectares and above.

1.8 To meet housing need the 40% affordable housing policy requirement must incorporate 70% affordable housing for rent, provided as either social or affordable rented housing. The remaining 30% required to meet demand for affordable home ownership and comply with national planning policy, which requires that at least 10% of homes should be available for affordable homes ownership. It was assumed to be provided as shared ownership housing where buyers purchase a share in a home and pay a below market rent on the share that they do not own.

1.9 The First Homes Written Ministerial Statement also introduced a First Homes exceptions site policy to encourage First Homes-led development on land that is not currently allocated for housing, replacing the entry-level exception site policy.

1.10 First Homes exception sites should be on land which is not already allocated for housing and should:

- a) comprise First Homes (as defined in the Written Ministerial Statement); and
- b) be adjacent to existing settlements, proportionate in size to them, not compromise the protection given to areas or assets of particular importance in the National Planning Policy Framework⁴, and comply with any local design policies and standards.

1.11 The First Homes exceptions site policy also allows a small proportion of market homes on the site at the local authority's discretion.

2. Purpose

2.1 The purpose of this advice note is to:

2.1.1. Clarify what a policy compliant affordable housing requirement on developments of 15 or more dwellings or a site of 0.5 hectares and above is following the implementation of the First Homes Written Ministerial Statement.

2.1.2 Set out the Council's position regarding those elements of the National criteria that can be amended by local authorities relating to the homes and purchasers of First Homes.

⁴ They should not be permitted in National Parks, Areas of Outstanding Natural Beauty, land designated as Green Belt, or designated as rural under s.157 of the Housing Act 1985.

2.1.3 Clarify the Council's interpretation and position regarding the terms 'proportionate to the settlement' and 'small proportion of market homes' in relation to First Homes exceptions sites.

2.2 This Planning Advice Note will be reviewed in line with the review of the Local Plan, which is currently being undertaken to enable the new Local Plan to be adopted in 2024.

3. Policy Compliant Affordable Housing Mix

3.1 A minimum of 25% of all affordable housing units secured through developer contributions should be First Homes, subject to the transitional arrangements (see below).

3.2 Once a minimum of 25% of First Homes has been accounted for, social rent should be delivered in the same percentage as set out in the Local Plan.

3.3 The remainder of the affordable housing tenures should be delivered in line with the proportions set out in Local Plan policy.

3.4 The First Homes Planning Practice Guidance states that a policy compliant planning application should seek to capture the same amount of value as would be captured under a local authority's up-to-date published policy. It sets out that where a plan viability assessment shows the amount of value captured, this allows the total value captured under the policy to be calculated. This value can then be reallocated to a different affordable housing mix under the new policy⁵.

3.5 Currently the 40% affordable housing policy requirement consists of 70% affordable housing for rent and 30% affordable home ownership – assumed to be provided as shared ownership housing. As the 25% First Homes requirement can be accounted for within the 30% affordable home ownership element of the contribution, The following affordable housing contribution will be considered policy compliant:

70% of the affordable units on new residential developments of 15 or more residential units or on a site of 0.5 hectares and above will be required as affordable housing for rent.

25% of the affordable units on new residential developments of 15 or more residential units or with a site of 0.5 hectares or more will be required as First Homes.

5% of the affordable units on new residential developments of 15 or more residential units or with a site of 0.5 hectares or more will be required as Shared Ownership Housing to continue to meet demand for affordable home ownership homes and from purchasers that do not meet the qualification criteria applied to First Homes.

⁵ First Homes Planning Practice Guidance, Paragraph: 014 Reference ID: 70-014-20210521

3.6 To ensure a compliant planning application captures the same amount of value as would be captured under the Local Plan:

First Homes will be required at the 30% discount against the market value and the national price cap of £250,000 will apply.

4. Local Eligibility Criteria

4.1 As part of planning obligations secured through section 106 agreements, local authorities can apply eligibility criteria to First Homes in addition to the national criteria described above.

In Uttlesford, the following additional local criteria will apply to all First Homes on initial sales and resales for a period of 3 months from when a home is first marketed:

Households with an adult that at the time of marketing the First Home lives or works⁷ in the Uttlesford district; or

Households with an adult that at the time of marketing the First Home is due to commence employment in the Uttlesford district: or

Households with an adult that at the time of marketing the First Home has a close family connection to the Uttlesford district (*parents, grandparents, children, siblings*)

4.2 If a suitable buyer has not reserved a home after 3 months, the eligibility criteria will revert to the national criteria to widen the consumer base.⁶

4.3 In accordance with national Planning Practice Guidance, the local eligibility criteria will be disapplied for all active members of the Armed Forces, divorced/separated spouses or civil partners of current members of the Armed Forces, spouses or civil partners of a deceased member of the armed forces (if their death was wholly or partly caused by their services) and veterans within 5 years of leaving the armed forces.

5. First Homes Exceptions Sites

5.1 The First Homes Written Ministerial Statement and associated planning guidance allows for First Homes exceptions sites to come forward on unallocated land outside of a development plan so long as it meets the criteria set out above. As well as being adjacent to existing settlements, the criteria states that these sites must be 'proportionate in size' to the existing settlements.

5.2 National Planning Practice Guidance states that for decision making, what constitutes a proportionate development will vary depending on local circumstances

⁶ Rural exception sites which are only allowed when there is a clearly identified need in the Parish in which they are located, will continue to have a local eligibility criterion that favours residents with a defined connection to the Parish for a set period of time.

and encourages local authorities to set policies which specify their approach to determining the proportionality of First Homes exceptions site proposals.

5.3 Uttlesford District Council will consider whether First Homes exceptions site proposals are 'proportionate' to an existing settlement as part of the assessment process for each First Homes exception site application which is submitted. In all instances this will not exceed 15 units or 0.5 hectares, and in smaller settlements⁷ 15 units is likely to not be proportionate.

5.5 The First Homes exceptions site policy also allows a small proportion of market homes on the site at the local authority's discretion.

5.6 The starting point is that market homes are not required, especially given First Homes are not required to be discounted beyond the 30% minimum, however: Where it can be demonstrated to the satisfaction of the Council that market housing is essential to cross-subsidise the delivery of First Homes on First Homes exceptions sites: the proportion of market housing must not exceed 20% of the total number of homes; and the market and affordable homes must be indistinguishable in design and quality.

5.7 National Planning Policy Guidance allows small quantities of affordable housing products for one or more other form of affordable housing on a proposed First Homes exceptions site where evidence suggests that a significant local need exists. This evidence can be in the form of a local Housing Needs Assessment or the local authority Housing Register.

5.8 As Uttlesford District Council has significant local need for more affordable housing for rent to meet the needs of households on the Council's Housing Register, we expect **at least 25% of First Homes exceptions sites to provide affordable housing for rent to meet the needs of those households in the greatest housing need on the Council's Housing Register.**

6. Transitional Arrangements

6.1 National Planning Practice Guidance sets out that the First Homes policy requirement does not apply to decision making for the following:

- sites with full or outline planning permissions already in place or determined (or where a right to appeal against non-determination has arisen) before 28 December 2021;
- applications for full or outline planning permission where there has been significant preapplication engagement which are determined before 28 March 2022; and
- sites where neighbourhood plans are adopted/made under the transitional arrangements -submitted for examination before 28 June 2021 or have

⁷ Smaller settlements are defined as those settlements not identified 2.2.1, 2.2.3 and 2.2.3 of the Local Plan 2005, i.e. not Saffron Walden, Great Dunmow, Stansted Mountfitchet, Elsenham, Great Chesterford, Newport, Takeley/Priors Green and Thaxted.

reached publication stage and subsequently submitted for examination by 28 December 2021.

6.2 These transitional arrangements also apply to permissions and applications for entry-level exception sites.

6.3 The First Homes requirement does not apply to applications made under section 73 of the Town and Country Planning Act 1990 to amend or vary an existing planning permission unless the amendment or variation in question relates to the proposed quantity or tenure mix of affordable housing for the development.

7. Key Documents

Uttlesford Local Plan (2005)

7.1 Policies H9, H10 and H11 set out the affordable housing and rural exceptions site policies.

7.2 The Council is in the process of producing a new Local Plan for adoption in 2024.

Housing Strategy (2021-2026)

7.4 The Council's Housing Strategy 2021-2026 establishes the key priorities relating to housing for the Uttlesford district and the actions to be taken to address these priorities.

Committee: Local Plan Leadership Group

Date:

Title: Authority Monitoring Report

Wednesday, 9
March 2022

Report Author: Sarah Jones, Planning Policy Officer (Interim)
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Summary

1. The Authority Monitoring Report for 2020/21 has been prepared to meet the Councils statutory obligations in respect of monitoring requirements.

Recommendations

2. That the Local Plan Leadership Group notes the findings of the Authority Monitoring Report (2020/21) prior to publication.

Financial Implications

3. None. This work is within the 2021/22 budget.

Background Papers

4. The following papers were referred to by the author in the preparation of this report and are available for inspection from the author of the report.
 - Authority Monitoring Report (2014)

Impact

- 5.

Communication/Consultation	N/a (consultation is not required for an Authority Monitoring Report)
Community Safety	N/a
Equalities	The Authority Monitoring Report can form part of the evidence base for the Local Plan and its policies. The Local Plan will be subject to an Equalities and Health Impact Assessment (EqHIA)
Health and Safety	N/a
Human Rights/Legal Implications	Preparation of an Authority Monitoring Report is a statutory duty. It needs to fulfil the legislative requirements for monitoring.

Sustainability	The Authority Monitoring Report can form part of the evidence base for the Local Plan and its policies. The Local Plan will be subject to a Sustainability Appraisal.
Ward-specific impacts	All
Workforce/Workplace	N/a

Situation

6. The purpose of an Authority Monitoring Report (AMR) is to review the progress against Local Plan policy objectives and targets as well as other key planning matters (e.g., progress in preparing new Local Plans). Monitoring information can be used to assess the effectiveness of planning policy and decision making and can help inform the need for a review of policies and/or their implementation in practice. This AMR has been prepared in accordance with the requirements of national legislation (the Planning and Compulsory Purchase Act (2004), the Localism Act (2011), and the Town and Country Planning (Local Planning) (England) Regulations 2012) and takes account of the national Planning Practice Guidance (PPG).
7. The AMR is required to report on specific topics and outline progress on key matters, as specified at Section 35 of the Planning and Compulsory Purchase Act (2004, as amended) and Regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations (2012, as amended). These requirements are reflected in the PPG, which advises that information on other matters can be included e.g., demand for Self and Custom Housebuilding.
8. The AMR meets the legislative requirements, and reflects the PPG, by reporting on:
 - Progress in the production of key planning policy documents as set out in the Local Development Scheme, and supplementary planning documents;
 - Monitoring of key Local Plan policies relating to the economy, environment, housing, leisure, retail and transport. Progress in respect of Self and Custom Building and housing for older and disabled persons is also reported;
 - Activities in respect of the Duty to Co-operate;
 - Progress in the preparation of Neighbourhood Plans and Development Orders; and
 - The Community Infrastructure Levy (CIL).
9. The AMR proposed for publication provides data as of 1st April 2021 for the monitoring year 2020/21, unless otherwise stated. It follows on from the most recently published AMR in 2014 (for the 2013/14 monitoring year).
10. The AMR monitors progress against the saved policies of the adopted Local Plan (2005) in the first instance. As the Local Plan (2005) period only

extended to 2011, several of the relevant policy targets are now out of date and/or the original indicator data is no longer collected. Appendix 1 of the AMR identifies which Local Plan (2005) policies are being monitored and which indicators are now being used for monitoring. Where the Local Plan (2005) policies and/or targets are out of date and/or the original indicator data is no longer collected, the AMR continues to monitor overall performance in relation to the principles of the Local Plan (2005) objectives and policies, using additional performance indicators and up to date monitoring information that has become available since the Local Plan (2005).

11. The AMR also monitors against the most up to date targets and indicators in respect of local housing needs and delivery which post-date the Local Plan (2005) saved policies, namely the standard method for assessing local housing needs and the Housing Delivery Test. Regard is had to the emerging Local Plan evidence base where this is available. The extent to which the needs identified for Gypsy and Travellers and Self and Custom Build developments are being met is also monitored, using more recent evidence.
12. A range of targets are monitored against for each topic area, which are detailed in each relevant section. The AMR provides a summary of the key findings for each topic area and identifies whether targets have been achieved or not.
13. The content of the AMR can be kept under review for future iterations. Additional targets and indicators to those required by legislation which may be considered locally important can be reported upon, as appropriate.

Risk Analysis

14.

Risk	Likelihood	Impact	Mitigating actions
The Council does not publish an Authority Monitoring Report	1	2 - the Council would not be meeting its statutory duties. There are no specific penalties, but some potential for adverse reputational impacts.	The Authority Monitoring Report for 2020/21 is approved for publication and future reports are published on an annual basis.

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.



UTTLESFORD DISTRICT COUNCIL

LOCAL PLAN

AUTHORITY MONITORING

REPORT

2020/21



Contents

Executive Summary	1
1. Introduction	10
2. Key Characteristics of Uttlesford	13
3. The Local Development Scheme and planning guidance	17
4. Economy	19
5. Environment	33
6. Housing	48
7. Leisure and Cultural Provision	69
8. Retailing and Services	72
9. Transport and Telecommunications	83
10. Duty to Cooperate	87
11. Neighbourhood Plans and Development Orders	93
12. Community Infrastructure Levy	96

Appendix 1: Local Plan (2005) Performance indicators and targets

Appendix 2: Employment Floorspace Completions 2011-2020

Appendix 3: Built and Outstanding Employment Floorspace for 2020/21

Appendix 4: Summary of local facilities

Figure 1	Access to Bus and Rail Network Stops with 1 service per hour (0800-0900)	86
Table 1	Key Characteristics of Uttlesford	14
Table 2	Local Development Scheme	18
Table 3	Supplementary Planning Documents	18
Table 4	Economy- Performance Indicators and Targets	20
Table 5	Sites allocated for employment use in the Local Plan (2005)	21
Table 6	Employment sites safeguarded in the Local Plan (2005)	24
Table 7	Summary of farm diversification proposals	27
Table 8	Completed employment floorspace (2011-2021)	30
Table 9	Employment floorspace with outstanding planning permission/under construction (2020/2021)	31
Table 10	Summary of total number of employee jobs	32
Table 11	Environment- Performance Indicators and Targets	34
Table 12	Summary of Heritage at Risk Register	37
Table 13	Summary of SSSI condition status	38
Table 14	Summary of planning approvals within/close to noise contour zone (2020/21)	41
Table 15	Summary of Planning Applications the subject of Environment Agency objections	44

Table 16	Summary of planning approvals within poor air quality areas	46
Table 17	Housing- Performance Indicators and Targets	49
Table 18	Net Additional Dwellings and Affordable Housing (2000-2011)	53
Table 19	Proportion of new dwellings with 3 or less bedrooms (2000-2011)	54
Table 20	Net Additional Dwellings and Affordable Housing (2011-2021)	56
Table 21	Proportion of dwellings built of previously developed land (2011-2021)	57
Table 22	Proportion of new dwellings with 3 or less bedrooms (2011-2021)	58
Table 23	Summary of housing trajectory (2021-2040)	59
Table 24	Five Year Housing Land Supply Calculation	62
Table 25	Communal accommodation completions and commitments since 2011/21	63
Table 26	Summary of Gypsy and Traveller Needs up to 2033	65
Table 27	Summary of Gypsy and Traveller Provision to date	66
Table 28	Summary of Self and Custom Build Demand and Provision	68
Table 29	Leisure and Cultural Provision- Performance Indicators and Targets	69
Table 30	Summary of outstanding leisure and cultural facilities (as of 1 st April 2021)	71

Table 31	Retailing and Services- Performance Indicators and Targets	73
Table 32	Summary of Town and Local Centre Health Checks (2006 and 2011)	74
Table 33	Summary of Town and Local Centre Health Checks (2010 and 2021)	75
Table 34	Summary of Key Findings: Town and Local Centre Health Check (2021)	76
Table 35	Allocated Sites in the Local Plan (2005)	78
Table 36	Outstanding planning permissions for town centre use floorspace (2021)	81
Table 37	Completed town centre use floorspace (2011-2021)	82
Table 38	Transport and Telecommunications- Performance Indicators and Targets	84
Table 39	Summary of enforcement cases in connection with airport car parking (as of 1 st April 2021)	85
Table 40	Summary of Duty to Cooperate Activities	88
Table 41	Designated Neighbourhood Areas	94
Table 42	'Made' Neighbourhood Plans	95
Table 43	Neighbourhood Plans in Progress	95

EXECUTIVE SUMMARY

The Council must produce an Authority Monitoring Report (AMR) that meets the legislative requirements (as set out in the Planning and Compulsory Purchase Act (2004), the Localism Act (2011) and the Town and Country Planning (Local Planning) (England) Regulations (2012). Guidance is also provided on the role and content of an AMR within the national Planning Practice Guidance (2014, as updated).

This AMR covers the period of 31st March 2020-1st April 2021 (unless stated otherwise). It reports on the progress against targets set for the adopted Uttlesford Local Plan (2005) saved policies and other key matters that the Council is required to monitor. The Local Plan (2005) period extended to 2011; therefore, the AMR reports the progress for up to 2011 and post 2011 for completeness. Where targets are only applicable up to 2011 and/or the original indicator data is no longer collected, commentary is provided on the post 2011 period and additional indicators are used as appropriate. A positive or negative trend in performance is identified wherever possible from the data. Regard is also had to the emerging Local Plan evidence base in terms of potential future growth requirements.

A summary of the key findings and progress against targets is provided below.

Local Plan Policy/ Key Matter	Key Findings	Progress
Economy		
Policy E1 Distribution of Employment Land	17.35ha of employment land allocations. 3.7ha completed. 10.25ha lost to other uses. 3.4ha remains outstanding.	Target not met (up to 2011) Employment land allocations remain outstanding and/or have been lost to other uses post 2011
Policy E2 Safeguarding Employment Land	Loss of 17.34ha of safeguarded employment land mainly to residential development (post 2011)	Target met (up to 2011) Loss of safeguarded employment land post 2011
Policy E4 Farm Diversification Policy E5 Re-use of rural buildings	There have been several planning permission approvals for farm diversification proposals in this monitoring year.	Target met
Employment Land Supply post 2011	Gain in overall employment floorspace since 2011 (2,203sqm) 23,563sqm of employment floorspace remains outstanding	Positive trend
Number of total employee jobs	The number of employee jobs has increased since 2015. There were 4,000 more jobs in 2020. There was a slight decrease between 2019 and 2020.	Positive trend

Local Plan Policy/ Key Matter	Key Findings	Progress
Environment		
Policy ENV1 Design of Development within Conservation Areas	There are no Conservation Areas on the Heritage at Risk Register.	Positive trend
Policy ENV2 Development affecting Listed Buildings	There are 5 Listed Buildings on the Heritage at Risk Register, representing a very small proportion of the total number of Listed Buildings in the district.	Positive trend
Policy ENV3 Open Spaces & Trees	No planning approvals on protected open spaces in 2020/21.	Target met
Policy ENV4 Ancient Monuments and Sites of Archaeological Importance	There are 2 Scheduled Ancient Monuments on the Heritage at Risk Register, representing a very small proportion of the total number of Scheduled Ancient Monuments in the district.	Positive trend
Policy ENV7 The protection of the natural environment- designated sites	Most of the nationally designated sites in the district are in a favourable or unfavourable recovering condition. Work on the Hatfield Forest mitigation strategy is underway.	Positive trend

Local Plan Policy/ Key Matter	Key Findings	Progress
Policy ENV8 Other landscape elements of importance for nature conservation	No planning approvals on Ancient Woodland or Local Wildlife Sites in 2020/21.	Target met
Policy ENV9 Historic Landscapes	There is 1 Registered Park and Garden on the Heritage at Risk Register (out of 7 Registered Parks and Gardens in the district).	Positive trend
Policy ENV10 Noise sensitive development and disturbance from aircraft & Policy ENV11 Noise generators and exposure to noise	Number of minor residential developments approved within the relevant noise contour for Stansted Airport, all requiring noise mitigation measures to be incorporated into their design.	Target met
Policy ENV12 Groundwater protection	One planning approval within groundwater protection zone. No applications have been granted planning permission contrary to Environment Agency advice.	Target met Positive trend
Policy ENV13 Exposure to poor air quality	One planning approval lying partly within poor air quality area. No air quality objective exceedances and no increase in the number of Air Quality Management Areas.	Target met Positive trend
Flood Risk	No applications have been granted planning permission contrary to Environment Agency advice.	Positive trend

Local Plan Policy/ Key Matter	Key Findings	Progress
Housing		
Policy H1 Housing Development	4,559 dwellings completed. Shortfall of 61 dwellings against Local Plan requirements up to 2011.	Target not met (up to 2011)
	52% of dwellings completed on previously developed land up to 2011 (against 40% Local Plan requirement).	Target met (up to 2011)
Policy H9 Affordable Housing	883 affordable dwellings completed. Shortfall of 97 dwellings against Local Plan requirements up to 2011.	Target not met (up to 2011)
Policy H10 Housing Mix	2,656 dwellings completed with 3 or less bedrooms up to 2011, against Local Plan requirement of 1,000 dwellings.	Target met (up to 2011)
Housing Land Supply post 2011	Completions have fallen below the local housing need requirements in 2019/20 and 2020/21 primarily because of the COVID-19 pandemic and associated national/regional lockdowns.	Target partially met
	There have been an additional 1,765 affordable homes provided 2011-2021.	Positive trend

Local Plan Policy/ Key Matter	Key Findings	Progress
	33% of dwellings completed in 2020/21 were on previously developed land (against 40% Local Plan requirement).	Negative trend in 2020/21
	Dwellings of 3 or less bedrooms continue to form an important part of the overall housing mix.	Positive trend
Housing Delivery Test	The Council has delivered 99% of its housing requirement for the last three years.	Target met
Five Year Housing Land Supply	The Council cannot demonstrate a five-year housing land supply. There is 3.52 years of housing land supply.	Target not met
Housing for Older and Disabled Persons	Additional provision of primarily care home spaces since 2011.	Positive trend
Gypsy and Traveller Provision	Needs for traveller pitches have been met to date. 2 pitches have been delivered. The Council has a five-year land supply.	Target met
Self and Custom Build	The demand for self and custom build plots has been met to date.	Target met
Leisure and Cultural Provision		
LC1 Loss of Sports Fields and recreational facilities	No planning approvals on protected open spaces in 2020/21.	Target met

Local Plan Policy/ Key Matter	Key Findings	Progress
LC3 Community Facilities	No applications refused in 2020/21. Outstanding approvals for new provision.	Target met
LC4 Provision of outdoor sport and recreational facilities beyond settlement boundaries	No relevant applications in 2020/21.	N/A
LC5 Hotels and Bed & Breakfast Accommodation	No applications refused in 2020/21. Outstanding approvals for new provision.	Target met
Retailing and Services		
RS2 Town and Local Centres	The number of units has generally remained the same across the town and local centres.	Target met (up to 2011) and positive trend post 2011
RS3 Retention of retail and other services in rural areas	No losses of rural services identified via planning applications/completions in the monitoring year. Assessments of current facilities identify variations in provision across the district.	Positive trend from planning applications data for 2020/21. No trend for overall facilities provision.
Town Centre Use Floorspace Land Supply post 2011	1,296sqm of additional A1/A2 floorspace since 2011. However, there has been a loss of floorspace in the most recent years.	Positive trend overall, but negative trend in most recent years

Local Plan Policy/ Key Matter	Key Findings	Progress
Transport and Telecommunications		
T4 Car Parking associated with Stansted Airport	No planning applications/permissions in 2020/21 for airport car parking. Reduction in enforcement cases investigated in 2020/21.	Target met
Access to public transport	A large proportion of the district has access to a public transport stop within 40-minutes walking distance. Larger rural areas to the east and west do not have this access.	No target/trend

Other key findings for the AMR are:

- Local Development Scheme (LDS) and planning guidance:** the key milestones for producing the emerging Local Plan have been met to date. The next stage of consultation (Regulation 18 Preferred Options) has been slightly delayed from the programmed March/April 2022 and is now scheduled to take place in May/June 2022. An update to the LDS will be published to reflect this change. The Council has adopted one Supplementary Planning Document in this monitoring year: the Essex Coast Recreational Disturbance Avoidance and Mitigation Strategy (September 2020).
- Duty to Cooperate:** The Council has continued to engage with a range of prescribed bodies on various strategic matters. In this monitoring year, the focus of these activities has related to the emerging Local Plan Issues and Options consultation (November 2020-April 2021). The Council continually engages with prescribed bodies on strategic issues via existing forums, including the Cooperation for Sustainable Development Board.

- **Neighbourhood Plans:** The Parish of Little Easton has been designated a Neighbourhood Area (July 2020) in this monitoring year. No Neighbourhood Plans or Neighbourhood Development Orders have been 'made' in this monitoring year. Outside the current monitoring year (as at 31st December 2021) the Neighbourhood Plan for Newport Quendon and Rickling (June 2021) has been 'made' and the Neighbourhood Areas for Little Dunmow (May 2021) and Takely (September 2021) have been designated.
- **Community Infrastructure Levy (CIL):** The Council has not adopted a CIL Charging Schedule and therefore has not collected or spent any CIL receipts.

1. INTRODUCTION

- 1.1. The purpose of an AMR is to review the progress against Local Plan policy objectives and targets as well as other key planning matters (e.g., progress in preparing new Local Plans). Monitoring information can be used to assess the effectiveness of planning policy and decision making and can help inform the need for a review of policies and/or their implementation in practice. This AMR has been prepared in accordance with the requirements of national legislation (the Planning and Compulsory Purchase Act (2004), the Localism Act (2011), and the Town and Country Planning (Local Planning) (England) Regulations 2012) and takes account of the national Planning Practice Guidance (PPG).
- 1.2. The AMR is required to report on specific topics and outline progress on key matters, as specified at Section 35 of the Planning and Compulsory Purchase Act (2004, as amended) and Regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations (2012, as amended). These requirements are reflected in the PPG, which also advises that information on other matters can be included e.g., the implementation of Neighbourhood Plans and the provision of housing for older and disabled persons¹. The PPG encourages the reporting of demand for Self-Build and Custom Housebuilding².
- 1.3. This report meets the legislative requirements, and reflects the PPG, by reporting on:
 - a. Progress in the production of key planning policy documents as set out in the Local Development Scheme (LDS) and supplementary planning documents (see Section 3);
 - b. Monitoring of key Local Plan policies relating to the economy, environment, housing, leisure, retail and transport (see Sections 4-9). Progress in respect of Self and Custom Building and housing for older and disabled persons is also reported;
 - c. Activities in respect of the Duty to Co-operate (see Section 10);
 - d. Progress in the preparation of Neighbourhood Plans and Development Orders (see Section 11); and
 - e. The Community Infrastructure Levy (CIL) (see Section 12).

¹ Paragraph: 073 Reference ID: 61-073-20190315

² Paragraph: 012 Reference ID: 57-012-20210508

- 1.4. This monitoring report provides data as of 1st April 2021 for the monitoring year 2020/21, unless otherwise stated. It follows on from the most recently published AMR in 2014 (for the 2013/14 monitoring year).
- 1.5. The AMR monitors progress against the saved policies of the adopted Local Plan (2005) in the first instance. The Council made an application in July 2007 to save the Local Plan (2005) policies and the Secretary of State's direction in respect of this request was received in December 2007. All the Local Plan (2005) policies except two, which relate to completed development sites in Takeley, have been saved.
- 1.6. In July 2012, the Council undertook a review of the Local Plan (2005) policies against the NPPF (2012) to assess policies which were consistent with the updated national planning policy³. This found that most of the policies were consistent or generally consistent with the NPPF. Where policies were generally or partly consistent the review recommends that reference is also made to the NPPF in decision making or to local circumstances which justify the divergence from the NPPF. Those policies which were not at all consistent with the NPPF include those related to the housing requirements (Policy H1 and H2) as they only extended to 2011 and did not reference the need for a 5% or 20% buffer to the five-year housing land supply. Policy LC5 Hotels and Bed and Breakfast Accommodation is considered inconsistent with the NPPF as it is more restrictive on proposals outside development limits. Policy T4 Telecommunications Equipment is also inconsistent with the NPPF as it does not recognise the need for high quality communications infrastructure.
- 1.7. As the Local Plan (2005) period only extended to 2011, several of the relevant policy targets are now out of date and/or the original indicator data is no longer collected. Appendix 1 identifies which Local Plan (2005) policies are being monitored and which indicators are being used for monitoring in this AMR. Where the Local Plan (2005) policies and/or targets are out of date and/or the original indicator data is no longer collected, this AMR continues to monitor overall performance in relation to the principles of the Local Plan (2005) objectives and policies, using additional performance indicators and up to date monitoring information that has become available since the Local Plan (2005) as appropriate. Commentary is provided on the post 2011 period, and a positive or negative trend in performance is identified wherever possible from the data.

³ [Microsoft Word - Local Plan NPPF Review.doc \(uttlesford.gov.uk\)](#)

- 1.8. The AMR monitors against the most up to date targets and indicators in respect of local housing needs and delivery which post-date the Local Plan (2005) saved policies, namely the standard method for assessing local housing needs and the Housing Delivery Test. The Council is preparing an up-to-date Local Plan which will replace the saved Local Plan (2005) policies. This will identify growth requirements (and other policy targets) for the district for the period 2020-2040. Regard is had to the emerging Local Plan evidence base where this is available. The extent to which the needs identified for Gypsy and Travellers and Self and Custom Build developments are being met is also monitored, using more recent evidence.
- 1.9. A range of targets are monitored against for each topic area, which are detailed in each relevant section. The AMR provides a summary of the key findings for each topic area and identifies whether targets have been achieved or not. The following ratings are applied:

Target met	Target has been achieved in full
Target partially met	Target has not been achieved in full, but elements of it have been achieved and/or the target is on track to be achieved
Target not met	Target has not been achieved to date and/or is not on track to be achieved
No target or data unavailable.	There is no target to be achieved and/or there is no data available to monitor the target. Where possible, a positive or negative trend is identified from the data.
Positive/negative trend	

- 1.10. A summary of the key characteristics of Uttlesford (Section 3) is provided firstly, followed by the detailed monitoring information and summaries of key findings for each topic area (Sections 4-12 and accompanying Appendices).

2. KEY CHARACTERISTICS OF UTTLESFORD

- 2.1. Uttlesford is a large rural District in Northwest Essex covering approximately 250 square miles. The district includes two market towns that serve extensive rural hinterlands and has 60 parishes. A number of larger villages also provide services to their surrounding catchment areas.
- 2.2. The two major settlements, Saffron Walden and Great Dunmow, are market towns with town centres providing a range of services to an extensive rural catchment area. These towns provide vital facilities for the district such as schools, health services and nearly all the district's food shopping needs. They are also important cultural and leisure destinations for the district and beyond. There are a number of larger villages: Stansted Mountfitchet, Thaxted, Elsenham, Great Chesterford, Hatfield Heath, Newport and Takeley. Stansted Mountfitchet and Thaxted provide local centres, while the other villages also provide a range of services to the surrounding rural areas. There are a large number of smaller villages which mainly provide services for their local communities. Smaller hamlets, groups of cottages and isolated homes and farmsteads are scattered across the district. About 70% of the district's population live in the villages and countryside outside Saffron Walden and Great Dunmow. The distinct rural character of the district with its attractive and historic market towns and villages is widely recognised.
- 2.3. Beyond the District the nearest towns are Bishop's Stortford and Braintree which both lie close to the district's southern boundaries, whilst Cambridge and Chelmsford are also accessible and provide a greater range of services. Further afield is London with good transport links to the district by both road and rail. The southwest of the district includes the outer edge of the Metropolitan Green Belt around Bishop's Stortford. London Stansted Airport is located in the south of the district surrounded by a designated Countryside Protection Zone.
- 2.4. There is one major employment centre in the south of the District at London Stansted Airport. Chesterford Research Park is also a key employment area in the north. The district is central to the London Stansted Cambridge Corridor economic growth area and in particular the importance of London Stansted Airport and its role within the South Cambridgeshire research and bio-technology cluster focused on Chesterford Research Park. Other employment is focused on smaller industrial estates or premises in Saffron Walden and Great Dunmow.

- 2.5. The district has a limited transport network with the best infrastructure along the M11 and A120 corridors and rail links to London and Cambridge. Transport connections in the district are focused on the M11, A120 and train stations on its western and southern edges. The M11 J8 interchange is a key junction in the district providing access to London Stansted Airport and the M11 and A120 transport corridors. The B184 forms an important north/ south spine for the district connecting its two largest settlements. In the rest of the district the highway network and transport connections in general are very limited.
- 2.6. The summary table below provides a summary of the key characteristics of the district.

Table 1: Key Characteristics of Uttlesford
<i>Population</i>
<ul style="list-style-type: none"> • Total population of 92,800 people (ONS 2020 population estimates). • The average age is 42. Nearly 30% of the population is within the 45-64 age group: a larger percentage than that for England and Wales overall. The proportion of older people (65+) is similar to that for England and Wales overall (Census 2011). • However, in line with national trends the number of older people in the district is expected to rise and the ratio of working age to older people is expected to fall. • Around 3% of the district population is from black and ethnic minority groups; this is substantially lower than that for England overall which is 15% (Census 2011). • There are a small number of people from travelling communities.
<i>Economy</i>
<ul style="list-style-type: none"> • Unemployment in the District is lower than the national average: 4.4% for the district compared with 5% for Great Britain (NOMIS July 2020-June 2021). However, this has almost doubled from 2.4% in the previous year (NOMIS July 2019-June 2020). This is most likely reflecting the impact of the COVID-19 pandemic. • Majority of employment is in the SOC 2010 Major Group 1-3 of Managers, Directors, Professional and Technical occupations (53%) which is above the national average (NOMIS, July 2020-June 2021). • Largest proportion of employee jobs are within the Transportation and Storage industry (21%) which is significantly above the national

average (5%) and can be related to the growth of London Stansted Airport (NOMIS, 2020).

- Average weekly earnings (£728 for full time Uttlesford residents) are above the national average of £613 (NOMIS, 2021).
- Levels of out commuting are comparatively high (18,110 persons commute out of Uttlesford to other local authorities); there is a link between the high level of out commuting and associated high incomes with residents commuting longer distances to highly paid jobs elsewhere, particularly London (Census 2011, and see Local Plan employment evidence base 2016 onwards). The level of out commuting is however broadly matched by the comparatively high level of in-commuting (17,618 persons commute into Uttlesford from other local authorities); this can be partly attributed to the presence of Stansted Airport.

Housing

- Uttlesford has previously been identified as lying within the West Essex and East Hertfordshire Housing Market Area. It has also been previously identified as part of two other sub-market housing areas - the northern part of the district lies within the Cambridge sub-market area and the south-eastern edge of the district is within the Chelmsford sub-market area. These housing market relationships continue to be relevant to the emerging Local Plan.
- The median house price in Uttlesford is £410,000 and the median gross annual earnings are £32,533 (as at September 2020). This means that the average house price is 12.6 times higher than the average earnings (ONS Ratio of median house price to median gross annual workplace-based earnings, March 2021).
- There are currently 1,286 applicants on the Housing Register (January 2022) which is a 20% increase from 1,032 in January 2019.
- There are higher than national average levels of home ownership with around 72% of homes being owner-occupied (Census, 2011).

Natural and Historic Environment

- More than twenty distinct and often sensitive landscapes punctuated by historic settlements, protected lanes, and historic parks and gardens.

- 3,700 Listed Buildings, 36 Conservation Areas and 7 Registered Parks and Gardens, as well as 73 Scheduled Monuments and more than 4,000 records of archaeological sites and finds in the district.
- Significant proportion of ancient woodland including the Hatfield Forest which is an important remnant of a medieval forest.
- Two National Nature Reserves, 12 Sites of Special Scientific Interest (SSSIs) and 281 Local Wildlife Sites as well as more than 100 designated Special Roadside Verges which are important for their ecological value.

Social Deprivation and Isolation

- Uttlesford is one of the 20% least deprived districts/unitary authorities in England, however about 7.1% (1,050) children live in low-income families. Life expectancy for both men and women are higher than the England average. The health of people in Uttlesford is generally better than the England average (Local Authority Health Profile for Uttlesford, 2019).
- There are pockets of deprivation as a result of rural isolation and lack of access to services and facilities, particularly for the elderly. Life expectancy is 4.1 years lower for men and 0.4 years lower for women in the most deprived areas of Uttlesford (when compared to life expectancy rates for the least deprived areas) (Local Authority Health Profile for Uttlesford, 2019).

Transport

- Travel to work is heavily car based (as driver and as passenger) at 75% of trips (above the national average for England of 65%), with journeys by train and by foot around 10% each. Levels of cycling and bus journey are negligible and below the national averages for England (Census, 2011).
- Road transport is a major contributor to the districts carbon emissions which is exacerbated by the presence of the M11 motorway in the area. Carbon dioxide emissions per capita (8 tonnes per person for Uttlesford) are relatively high compared to the national average (4.9 tonnes per person for England) (BEIS, Carbon Emissions Estimates per capita 2019).

3. THE LOCAL DEVELOPMENT SCHEME (LDS) AND PLANNING GUIDANCE

Key Findings

- The LDS milestones for the emerging Local Plan have been met to date. The next stage of consultation (Preferred Options) is scheduled for May/June 2022, slightly later than the programmed schedule (March/April 2022).
- The Council has adopted one Supplementary Planning Document in this monitoring year related to the Essex Coast protected birds and habitats. Additional non-statutory guidance related to climate change has been published by the Council. Whilst outside the current monitoring year, additional design guidance has also been recently endorsed by the Council.

- 3.1. The Local Development Scheme (LDS) is the project plan for producing the documents which will form the Uttlesford Local Plan. It sets out which documents the Council intends to prepare, and when the main consultation stages are likely to be. The first LDS was brought into effect from April 2005. There have been a series of revisions since then to take account of changes in legislation, the methods and timing of consultations and the documents to be produced.
- 3.2. Following the withdrawal of the Submission Uttlesford Local Plan (2019) in April 2020, the Council produced an updated LDS in 2020 (Revision 15) in October 2020 which superseded the LDS (Revision 14) from October 2018. The 2020 LDS sets out that the Council is to produce one Development Plan Document at this time- the Local Plan (2020-2040). The Local Plan key milestones and progress against them are detailed below. An update to the current LDS will be published in due course to reflect the minor change to the programme for the Local Plan (Preferred Options).

Table 2: Local Development Scheme	
Key Milestone	Progress
Regulation 18 Issues and Options Consultation (October 2020-April 2021)	Completed on time (November 2020- April 2021)
Regulation 18 Preferred Options Consultation (March- April 2022)	Scheduled for May/June 2022
Regulation 19 Proposed Submission Consultation (March-April 2023)	On track
Submission for Examination (August 2023)	On track
Examination (September 2023-June 2024)	On track
Adoption (July 2024)	On track

- 3.3 The Supplementary Planning Documents (SPDs) that the Council has adopted in this monitoring year are detailed below. Whilst not an SPD, the Council also published non-statutory development management guidance on climate change via the 'Interim Climate Change Planning Policy' in February 2021. This draws upon a range of established policies, guidance and good practice to help ensure that development contributes to climate change mitigation and adaption.
- 3.4 Outside the current monitoring year (as of 31st December 2021), the Council has also recently endorsed Building for a Healthy Life design guidance (November 2021) which is based upon the government-endorsed industry standard and will be used to inform decisions on planning applications.

Table 3: Supplementary Planning Documents		
SPD	Adopted	Key Matters covered
Essex Coast Recreational disturbance and Avoidance Mitigation Strategy	May 2020	Guidance on the implementation of mitigation measures required to protect the internationally protected birds of the Essex coast and their habitats from the increased visitor pressure associated with new residential development in the Zone of Influence of the designated sites.

4. ECONOMY

Key Findings

- **Local Plan (2005):** The employment land allocations for up to 2011 have not been delivered due to within the district for other land uses. There has been a loss of employment land allocations and safeguarded employment land to non-employment uses post 2011 because of these pressures.
- **Post 2011 Employment Land Requirements and Supply:** The emerging Local Plan evidence base identifies the need for a net increase in employment land provision (2020-2040). Monitoring of employment land supply post 2011 demonstrates that there has been a slight gain in employment floorspace since 2011 (2,203sqm) and there is the potential for a further 23,563sqm of employment floorspace to be delivered. There is a general pattern of gains in Office, Research & Development and Warehousing floorspace and a loss of industrial floorspace.

4.1. This section monitors performance against the Local Plan (2005) economic objectives and policies. The AMR (2014) identified that in relation to the plan period up to 2011 the relevant targets for the Local Plan policies had not been met in full. This AMR continues to monitor overall performance in relation to the Local Plan (2005) economic objectives and policies with reference to monitoring information post 2011. Regard is had to the emerging Local Plan evidence base in terms of future growth requirements. The availability of employment land within the district in terms of allocated land from the Local Plan (2005) is monitored and the latest position with regards to the overall employment land supply (completions and planning permissions) is assessed. For the purposes of this report employment land is defined as⁴:

- Offices, Research & Development and Light Industrial (Use Classes E(g)(i)(ii)(iii)) (formerly Use Class B1a, b & c)
- Industrial and Warehouse uses (Use Class B2 & B8)

⁴ The Town and Country Use Classes Order (1987) (as amended) was updated on 1st September 2020. This revoked the former B1 use classes and replaced them with use classes E(g)(i)(ii)(iii). Monitoring for 2020/21 primarily reflects the previous B1 use classes given the change was implemented part way through the monitoring year.

Table 4: Economy– Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
E1 Distribution of Employment Land	Amount, location and rate of employment land provision in Great Dunmow and Saffron Walden between 2000 and 2011, monitored annually.	Net employment land increase of 16 hectares by 2011.	Target not met (up to 2011) 3.7ha completed up to 2011 (and 2021) 10.25ha lost to other uses (2011- 21) 3.4ha outstanding.
E2 Safeguarding Employment Land	Area of identified safeguarded employment land between 2000 and 2011.	No net decrease in identified safeguarded land.	Target met (up to 2011) Loss of 17.34ha (2011- 21).
Policy E4 Farm Diversification & Policy E5 Reuse of Rural Buildings	Number of permissions for employment uses in rural areas	No appropriate proposals refused.	Target met (up to 2011 and for 2020/21) Several planning approvals in 2020/21
-	Additional Indicator: Employment Land Supply post 2011	-	Positive trend Gain in employment floorspace since 2011 (2,203sqm) 23,563sqm of employment floorspace remains outstanding
-	Additional Indicator: Number of total employee jobs	-	Positive trend 4,000 jobs increase in the district (2015-2020)

Adopted Local Plan 2005 – Performance Indicators and Targets*Policy E1 Distribution of Employment Land*

- 4.2. The relevant Local Plan (2005) target is a net employment land increase of 16 hectares by 2011. Policy E1 makes provision for a net increase of around 17.35 hectares of land for business, general industry, storage or distribution development, excluding land within the Stansted Airport boundary. This 17.35 hectares is to be delivered via several site allocations for employment development (there is no distinction by type of use on a site-by-site basis). These site allocations are detailed below with a commentary on progress provided.

Table 5: Sites Allocated for Employment Use in the Local Plan (2005)		
Site	Area (ha)	Comment
Great Dunmow Business Park	9.60	<ul style="list-style-type: none"> • UTT/0669/04/FUL- Proposed construction of new Police Station (granted Nov 2005). Implemented (0.7ha of employment land allocation completed). • UTT/13/1684/OP - Planning permission granted for 370 dwellings with Phase 1 comprising detailed consent for 115 dwellings with no matters reserved and Phase 2 with all matters reserved (granted 4 Nov 2014). • Development to include 2.1 ha employment land. 6.8ha of allocated employment land lost to other uses. Technical start made
Land adjoining Saffron Business Centre	1.00	<ul style="list-style-type: none"> • UTT/0400/09/OP - Mixed use development comprising the construction of 130 residential units and approximately 3,800 square metres of Class B1 employment land with associated access points, play areas, open space, landscaping and associated ancillary works (granted 24 July 2012). • Residential development implemented. Employment element unimplemented. 1ha of allocated employment land lost to other uses.

Table 5: Sites Allocated for Employment Use in the Local Plan (2005)

Site	Area (ha)	Comment
Thaxted Road, Saffron Walden	3.76	<ul style="list-style-type: none"> • UTT/0256/06/CC - Change of use to a highway depot on part of site (granted March 2006). Implemented (approx. 0.3ha of employment land allocation completed). • UTT/0710/05/CC - Redevelopment to provide a new Civic Amenity & Recycling Centre on part of site (granted September 2007). Implemented (approx. 0.6ha of employment land allocation completed). • UTT/13/0268/FUL- Demolition of the existing buildings and redevelopment to comprise retail warehouse units and associated garden centre (Class A1), a discount foodstore (Class A1), and a cafe (Class A3) on part of site (granted May 2013). Implemented (approx. 1ha of employment land allocation lost). • UTT/18/0470/FUL - Extension to existing warehouse (use class B8 with trade counter) (granted April 2018). Implemented (approx. 0.01ha of employment land allocation completed). • UTT/18/2366/FUL- Construction of Use Class C1 hotel with ancillary restaurant; provision of car parking; landscaping; relocation of substation; and associated development on part of site (granted February 2019). Implemented (approx. 0.56ha of employment land allocation lost). • Approx.1.1ha at the northern part of the employment land allocation remains undeveloped. Southern area of employment land allocation is already occupied by existing uses including Howden trade counter use (approx. 0.2ha).

Table 5: Sites Allocated for Employment Use in the Local Plan (2005)		
Site	Area (ha)	Comment
London Road, Great Chesterford	0.89	<ul style="list-style-type: none"> • UTT/14/0174/FUL - Residential development of 42 dwellings (granted December 2014) on large part of site. Implemented. Remainder of allocation occupied by existing residential and garden nursery use- unlikely to come forward for employment development. • 0.89 ha of allocated employment land lost to other uses.
Stansted Distribution Centre Expansion (Start Hill)	2.10	<ul style="list-style-type: none"> • 2.10 ha completed • UTT/1515/03/FUL - Erection of warehousing (use class B8) (granted December 2003). Implemented. • UTT/1426/04/FUL - Change of use in Warehouse development from B8 (Storage/Distribution) to B1 (Business Use/Light Industrial) (granted October 2004). Implemented.
Local Plan (2005) allocations	17.35	
Total completed up to 2011 (and 2021)	3.7 (3.7)	<ul style="list-style-type: none"> • Great Dunmow Business Park (0.7ha) • Stansted Distribution Centre (2.1ha) • Thaxted Road, Saffron Walden (0.9ha)
Total lost to other uses (post 2011)	10.25	<ul style="list-style-type: none"> • Great Dunmow Business Park (6.8ha) • Land adjoining Saffron Business Centre (1ha) • Thaxted Road, Saffron Walden (1.56ha) • London Road, Great Chesterford (0.89ha)
Total outstanding (as at 2021)	3.4	<ul style="list-style-type: none"> • Great Dunmow Business Park (2.1ha) • Thaxted Road, Saffron Walden (1.3ha)

- 4.3. Of the above sites only 21% of the potential area has been development for employment uses (B class and sui generis). 59% of the land has been released for non-employment uses (residential and non-B class retail/leisure uses). Around 20% of the land remains available for employment use. Paragraph 22 in the 2012 National Planning Policy Framework (NPPF) stated that⁵ 'planning policies should avoid the long-term protection of sites allocated for employment use where there is no reasonable prospect of a site being used for that purpose'. Taking this into account, along with the evidence of the Employment Land Review (2011) and the Strategic Land Availability Assessment (which were the key evidence base documents at the relevant time of the applications) and the fact that the Local Plan dates from 2005, the residential development of sites in Great Dunmow, Saffron Walden and Great Chesterford was not unexpected.

Policy E2 Safeguarded Employment Land

- 4.4. The relevant Local Plan (2005) target is no net decrease in safeguarded land by 2011. Policy E2 safeguards several key employment areas from redevelopment or change of use to other land uses. These areas totalled nearly 78 hectares. These safeguarded employment sites are detailed below with a commentary on progress provided.

Table 6: Employment Sites Safeguarded in the Local Plan (2005)		
Location	Site Area (Ha)	Comment
Chesterford Research Park	15.59	No losses
Golds Enterprise Zone and Old Mead Road, Elsenham	2.20	No losses
Station Road, Great Chesterford	2.46	Approx. 0.4ha lost to residential development UTT/14/0174/FUL UTT/17/3018/PAP3O

⁵ Now reflected in Paragraph 122 of the NPPF (2021) which states 'Planning policies and decisions need to reflect changes in the demand for land. They should be informed by regular reviews of both the land allocated for development in plans, and of land availability.'

Table 6: Employment Sites Safeguarded in the Local Plan (2005)		
Location	Site Area (Ha)	Comment
Chelmsford Road Industrial Estate, Great Dunmow	4.23	No losses
Flitch Industrial Estate, Great Dunmow	2.10	No losses
Hoblongs Industrial Estate, Great Dunmow	2.60	No losses
Oak Industrial Estate, Great Dunmow	2.10	No losses
Ongar Road Industrial Estate, Great Dunmow	1.52	Approx. 0.06ha lost to gym uses UTT/19/0343/FUL UTT/14/2194/FUL
Ashdon Road Commercial Centre, Saffron Walden	12.83	Approx. 9.5ha ha lost to residential development UTT/13/2423/OP UTT/17/3413/OP
Printpack Factory, Radwinter Road, Saffron Walden	2.00	No losses
Shire Hill Industrial Estate, Saffron Walden	11.25	No losses
SIA Factory, Radwinter Road, Saffron Walden	3.00	3 ha lost to residential and extra care development UTT/13/3406/FUL UTT/14/3182/FUL
Thaxted Road, Saffron Walden	2.10	2.10 ha lost to retail warehousing and residential

Table 6: Employment Sites Safeguarded in the Local Plan (2005)		
Location	Site Area (Ha)	Comment
		development (including live/work units) UTT/1382/01/FUL UTT/0040/04/FUL UTT/2103/03/FUL UTT/13/0268/FUL UTT/15/0418/DFO UTT/15/1955/FUL UTT/17/3038/DFO
Parsonage Farm, Birchanger	2.09	No losses
Start Hill, Takeley	5.61	No losses
Parsonage Road, Takeley	1.00	No losses
Chemical Works, Thaxted	0.86	0.86 ha lost to residential development UTT/17/1444/FUL UTT/16/0171/FUL
Sampford Road, Thaxted	1.42	1.42 ha developed as residential live/work units UTT/2134/03/OP UTT/0977/06/DFO
Elsenham Industrial Estate	2.99	No losses
Total	77.94	
Total lost		17.34ha (22%)

- 4.5. The AMR (2014) identifies that the Local Plan (2005) target was met up to 2011 with no losses of safeguarded employment land. The Sampford Road site in Thaxted was allocated for and has been developed for live work units.

It is however primarily residential in character and use and is therefore no longer considered to be an employment site which needs to be safeguarded. Whilst the target was met up to 2011, for similar reasons as set out above a number of these sites have been redeveloped for non-employment purposes post 2011 (representing around 22% of the total safeguarded land area).

Policies E4 and E5 (Farm Diversification and Reuse of Rural Buildings)

- 4.6. These policies are supportive of the appropriate alternative use and reuse of agricultural land and buildings for non-farming employment purposes. The AMR (2014) identified that the policy targets had been met for the plan period. The table below summarises planning approvals/prior notifications for this monitoring year which relate to former agricultural land and buildings within the rural areas.

Table 7: Summary of farm diversification proposals approved/prior notifications 2020/21		
Planning Reference	Site	Proposal
UTT/19/1864/FUL	Terriers Farm, Boyton End, Thaxted	Construction and operation of solar farm
UTT/20/0712/PAR3	Stevens Farm, Wicken Road, Clavering	Prior Notification of change of use of agricultural building to flexible use within Shops, Financial and Professional Services, Restaurants and Cafes, Business, Storage or Distribution, Hotels, or Assembly or Leisure
UTT/20/1236/PAR3 UTT/20/2540/PAR3	Dunmow Farmyard, The Broadway, Dunmow	Prior Notification of change of use of agricultural building to flexible use within Shops, Financial and Professional Services, Restaurants and Cafes, Business, Storage or Distribution, Hotels, or Assembly or Leisure

Table 7: Summary of farm diversification proposals approved/prior notifications 2020/21

Planning Reference	Site	Proposal
UTT/20/3280/FUL	Woodside Green Farm, Woodside Green, Great Hallingbury	Change of use of agricultural building to offices and storage
UTT/20/1031/FUL	Langley Lawn, Langley Lower Green, Langley	Change of use of building from agriculture to D1 (Physiotherapy) use
UTT/20/3428/FUL	Moat Farm High Cross Lane Little Canfield	Demolition of agricultural building and construction of a new building for use as an indoor gym
Source: UDC Planning Approvals		

Emerging Local Plan Evidence Base

- 4.7. The Council has recently published a draft version of an up-to-date assessment of economic development needs to support the production of the emerging Local Plan. The Uttlesford Employment Needs and Economic Development Evidence (Iceni, November 2021) has been published outside the current monitoring year and is not currently being directly monitored against; however, it provides up-to-date information on the emerging future economic growth requirements for the district.
- 4.8. The draft report identifies future employment land needs for the period 2020-2040. It considers a range of scenarios and takes account of margins for flexibility, vacancy, and replacement demand. It projects a need for between 9.7 hectares- 12 hectares for Office and Research & Development. Of this, 4 hectares- 6.3 hectares can be identified for Offices alone. In relation to Industrial land, the report recommends that 18.9 hectares should be considered the minimum net requirement with 27.2 hectares being a pragmatic level of growth to accommodate new business premises.

- 4.9. This up-to-date evidence base therefore demonstrates a continued need to cater for a net increase in employment land within the district for the emerging Local Plan period up to 2040.

Additional Indicator: Employment Land Supply post 2011 (planning permissions and completions)

- 4.10. The Council monitors planning permissions for non-residential use annually for the relevant monitoring year (1st April to 31st March). In addition to any new permissions during the year it records outstanding employment floorspace, employment floorspace which has been completed, and employment floorspace lost to other uses.
- 4.11. Only schemes above 100sqm (gross) are included in the monitoring. This threshold reflects local circumstances by monitoring schemes which are smaller than the 500sqm threshold suggested in the PPG for identifying sites in land availability assessments⁶. Considering the characteristics of the district, smaller scale developments in the urban and rural areas can represent an important part of the local employment land supply so a lower threshold is appropriate.
- 4.12. The tables below provide a summary of the completed employment floorspace from 2011-2021 and the outstanding employment floorspace as of April 2021. The Town and Country Use Classes Order (1987) (as amended) was updated on 1st September 2020. This revoked the former B1 use classes and replaced them with use classes E(g)(i)(ii)(iii). Following on from this, the Town and Country Planning (General Permitted Development) Order 2021 (Amendment No. 2 Order 2021) came into force on 1st August 2021 and introduced a wide range of changes to the General Permitted Development Order.
- 4.13. The use class changes are reflected in monitoring from 2020/21 onwards; however, monitoring for 2020/21 primarily reflects the previous B1 use classes given the change was only implemented part way through the monitoring year. The new E use class also includes a range of other uses e.g. retail and other town centre uses. Given that any changes between uses within the new E use class can generally be undertaken with the need for planning permission (unless restricted by planning conditions, for example) it

⁶ Paragraph: 009 Reference ID: 3-009-20190722. The PPG states that plan makers may wish to consider alternative site size thresholds.

may be difficult to accurately monitor the net loss and gains of employment floorspace uses within existing units via planning permissions going forward. This will be kept under review and explored further in the next AMR.

Table 8: Completed Employment Floorspace 2011-2021 (net) (sqm)			
	Completions 2011-2020*	Completions 2020/21**	Total
B1(a)/E(g)(i) Offices	-312	3,317	3,005
B1(b)/E(g)(ii) Research and Development	5,853	0	5,853
B1(c)/E(g)(iii) Light Industrial	-1,377	-1,275	-2,652
B2 General Industrial	-19,959	0	-19,959
B8 Storage and Distribution	19,815	877	20,692
B1,E(g)/B2/B8	-8,567	3,831	-4,736
Total	-4,547	6,750	2,203
Source: Essex County Council (up to 2014) and UDC (post 2014) Annual Monitoring			

*Details of annual completions for 2011/12 – 2019/20 are available in Appendix 2

** Details of sites completed in 2020/21 are available in Appendix 3

Table 9: Employment Floorspace with Outstanding Planning Permission/Under Construction as of April 2021*	
	Outstanding Floorspace (net) (sqm)
B1(a)/E(g)(i) Offices	6,408
B1(b)/E(g)(ii) Research and Development	0
B1(c)/E(g)(iii) Light Industrial	1,888
B2 General Industrial	-1,029
B8 Storage and Distribution	12,194
B1,E(g)/B2/B8	4,102
TOTAL	23,563
Source: Essex County Council (up to 2014) and UDC (post 2014) Annual Monitoring	

**Details of sites with outstanding planning permission/under construction are available in Appendix 3*

- 4.14. The data shows that between 2011 and 2021 there has been an increase in Office, Research & Development, and Warehousing floorspace but a loss of light and general industrial floorspace. A similar pattern exists with regards to outstanding planning permissions. Overall, there has been a slight gain in employment floorspace since 2011 (2,203sqm) and there is the potential for a further 23,563sqm of employment floorspace to be delivered from outstanding planning permissions/sites under construction. The losses of employment floorspace reflect the situation with losses of allocated employment land and safeguarded employment. Pressures for residential development within the district, as well as the extension of permitted development rights (e.g. for the conversion of offices to residential) have contributed towards the losses observed.

Additional Indicator: Number of total employee jobs

- 4.15. The Council monitors the number of total employee jobs within the district to provide an indication of the strength of the local economy and as an indirect indicator of the impact of employment land provision upon the local economy.
- 4.16. The table below shows that from 2018 onwards the previous job growth observed (in 2015-2017) plateaued with a slight decline then observed between 2019 and 2020. The 2019-2020 decline reflects a national decline at the same time. However, there are still 4,000 more jobs in the district in 2020 than there were in 2015, indicating a positive trend overall.

Table 10: Summary of total number of employee jobs		
Year	Uttlesford (and + or – or = from previous year)	Great Britain (and + or – or = from previous year)
2015	38,000	28,565,000
2016	39,000 (+)	29,045,000 (+)
2017	43,000 (+)	29,368,000 (+)
2018	43,000 (=)	29,546,000 (+)
2019	43,000 (=)	29,894,000 (+)
2020	42,000 (-)	29,326,000 (-)
Source: NOMIS Labour Market Profile (January 2021)		

5. ENVIRONMENT

Key Findings

- **Historic Environment:** There are a total of 8 assets on the Heritage at Risk Register, representing a very small proportion of the total number of assets within the district. 5 of these assets are Listed Buildings; 2 are Scheduled Ancient Monuments; and 1 is a Registered Park and Garden.
- **Natural Environment:** The majority of the nationally designated biodiversity sites in the district are in a 'favourable' or 'unfavourable recovering' condition. There have been no developments granted planning permission on Protected Open Spaces, Local Wildlife Sites or Ancient Woodlands in 2020/21.
- **Noise:** Number of minor residential developments granted planning permission within the relevant noise contour for Stansted Airport in this monitoring year. No major development schemes were granted planning permission. All the approved schemes are required to incorporate noise mitigation measures.
- **Water Quality:** No applications were granted planning permission contrary to Environment Agency advice in this monitoring year.
- **Air Quality:** There were no exceedances of the air quality objectives for pollutants in 2020. There remains one AQMA at Saffron Walden; no further AQMAs have been designated in 2020.
- **Flood Risk:** No applications were granted planning permission contrary to Environment Agency advice in this monitoring year.

- 5.1. This section monitors performance against the Local Plan (2005) environment objectives and policies. The AMR (2014) identified that in relation to the plan period up to 2011 the relevant targets for the Local Plan policies (ENV1-ENV13) had been met. This AMR continues to monitor overall performance in relation to the Local Plan (2005) environmental objectives having regard to additional performance indicators and monitoring information that has become available since the Local Plan (2005).

Table 11: Environment – Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
ENV1 Design of Development in Conservation Areas	Additional Indicator: Heritage at Risk Register	-	Positive trend No assets at risk.
ENV2 Development affecting Listed Buildings	Additional Indicator: Heritage at Risk Register	-	Positive trend 5 assets at risk.
ENV3 Open Spaces and Trees	Number of developments resulting loss of open spaces and trees	No loss of open spaces or trees through inappropriate development	Target met- No planning approvals on protected open spaces in 2020/21.
ENV4 Ancient Monuments and Sites of Archaeological Importance	Additional Indicator: Heritage at Risk Register	-	Positive trend 2 assets at risk.
ENV7 The protection of the natural environment	Additional Indicator: SSSI Condition Summary	-	Positive trend- Most sites in a favourable/unfavourable recovering condition.
Policy ENV8 Other landscape elements of importance for nature conservation	Number of developments on other sites of importance for nature conservation	No departures from the Plan	Target met- No planning approvals on Ancient Woodland/Local Wildlife Sites in 2020/21.
	Area of ancient woodland	No reduction in area	

Table 11: Environment – Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
ENV9 Historic Landscapes	Additional Indicator: Heritage at Risk Register	-	Positive trend 1 asset at risk
ENV10 Noise sensitive development and disturbance from aircraft & ENV11 Noise generators	Number and type of development permitted in specified zones	No departures from the Plan	Target met- Number of minor residential developments approved, all requiring noise mitigation measures.
ENV12 Groundwater Protection	Number and type of development permitted within groundwater protection zones	No departures from the Plan	Target met- One planning approval for new development within a designated groundwater protection zone. No objections on water protection raised.
	Additional Indicator: applications granted contrary to Environment Agency advice on water quality grounds.	-	Positive trend- No applications granted contrary to Environment Agency advice.
ENV13 Exposure to Poor Air Quality	Number and type of development permitted	No departures from the Plan	Target met- One planning approval for a site which was partly within a designated poor air quality area.

Table 11: Environment – Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
	Additional Indicator: number of AQMAs and air quality objective exceedances.	-	Positive trend 1 AQMA at Saffron Walden- no additional AQMAs designated. No air quality objective exceedances.
-	Additional Indicator: Flood Risk- applications granted contrary to Environment Agency advice on flood risk.	-	Positive trend No applications granted contrary to Environment Agency advice.

Adopted Local Plan 2005 – Performance indicators and Targets*Policies ENV1, ENV2, ENV4 and ENV9*

- 5.2. These policies all seek to ensure that there are no adverse impacts from new developments upon sites or areas of heritage importance within the district; new development should preserve these assets and contribute to the enhancement of their character and appearance. Policy ENV1 relates to Conservation Areas; Policy ENV2 relates to Listed Buildings; Policy ENV4 relates to Scheduled Ancient Monuments and archaeological sites; and Policy ENV9 relates to significant local historic landscapes, historic parks and gardens and protected lanes.
- 5.3. Historic England monitors the condition of heritage assets via its Heritage at Risk Register annually. The latest position for heritage assets within the district is summarised in the table below.

Table 12: Summary of Heritage at Risk Register		
Asset name and location	Type of asset	Condition
Church of St Mary the Virgin, Church End, Stebbing	Listed Building Grade I	Poor
Church of St Mary the Virgin, The Street, Manuden	Listed Building Grade II*	Poor
Easton Lodge, Little Easton	Registered Park and Garden Grade II	Generally satisfactory but with significant localised problems
Romano-Celtic temple 400metres south of Dell's Farm, Great Chesterford	Scheduled Monument	Generally satisfactory but with significant localised problems
Site of Waltham Hall	Scheduled Monument	Extensive significant problems
Tilty Mill, Tilty	Listed Building Grade II*	Very bad
Windmill, Thaxted	Listed Building Grade II*	Very bad
Stone Hall, Little Canfield	Listed Building Grade II*	Poor
Source: Historic England, Heritage at Risk Register (December 2021)		

- 5.4. There are a total of 8 assets currently identified as 'at risk', which represents a very small proportion of the district's assets overall (see Section 2). There are no Conservation Areas at risk; 5 Listed Buildings are at risk; 2 Scheduled Ancient Monuments are at risk; and 1 Registered Park and Garden is at risk.

None of the assets are identified as at risk because of planning related activities; the sources of risk primarily relate to the quality of the fabric of the buildings, maintenance issues or as a result of arable farming.

Policy ENV3 Open Spaces and Trees

- 5.5. This policy seeks to prevent the loss of important open spaces and trees due to new development. The Local Plan (2005) policies map identifies 'Protected Open Spaces'. There were no planning approvals for new development proposals on these protected open spaces in the current monitoring year.

Policy EN7 The protection of the natural environment- designated sites

- 5.6. This policy aims to ensure that there are no adverse impacts upon nationally or locally designated ecological sites within the district arising from new developments. Monitoring of the condition status of SSSIs is undertaken by Natural England, and the latest position for SSSIs within the District is summarised in the table below.
- 5.7. Natural England's objective is to achieve 'favourable condition' status for all SSSIs. Favourable condition means that the SSSI's habitats and features are in a healthy state and are being conserved by appropriate management. Unfavourable (recovering) means that if current management measures are sustained the site will recover over time. Unfavourable (no change or declining) means that special features are not being conserved or are being lost, so without appropriate management the site will never reach a favourable or recovering condition.

Table 13: Summary of SSSI Condition Status			
SSSI	Percentage meeting area of favourable or unfavourable recovering	Unfavourable-No Change	Unfavourable-Declining
Ashdon Meadows		100% (1.43ha)	
Debden Water	60.13% (12.79ha) (60.13% Unfavourable Recovering)		39.87% (8.48ha)

Table 13: Summary of SSSI Condition Status			
SSSI	Percentage meeting area of favourable or unfavourable recovering	Unfavourable-No Change	Unfavourable-Declining
Elsenham Woods	100% (44.42ha) (100% Favourable)		
Garnetts Wood/Barnston Lays	100% (24.99ha) (100% Favourable)		
Hales and Shadwell Woods	100% (15.35ha) (100% Favourable)		
Hall's Quarry	64.97% (0.46ha) (64.97% Favourable)		35.03% (0.25ha)
Hatfield Forest	100% (410.78ha) (6.19% Favourable) (93.82% Unfavourable-Recovering)		
High Wood, Dunmow		100% (41.53ha)	
Little Hallingbury Marsh	100% (4.46ha) (100% Favourable)		
Nunn Wood	100% (9.51ha) (100% Favourable)		

Table 13: Summary of SSSI Condition Status			
SSSI	Percentage meeting area of favourable or unfavourable recovering	Unfavourable-No Change	Unfavourable-Declining
Quendon Wood	100% (33.51ha) (100% Favourable)		
West Wood, Little Sampford	100% (23.8ha) (100% Favourable)		
Source: Natural England, SSSI Condition Summary (December 2021)			

- 5.8. This condition summary demonstrates that overall, the vast majority of SSSIs within the District are in a favourable or unfavourable recovering state. This includes the largest SSSI within the District of Hatfield Forest (411ha), which is also a designated National Nature Reserve.
- 5.9. In relation to Hatfield Forest, the Council is working with relevant partners including neighbouring local authorities and Natural England on a Mitigation Strategy to address the adverse impacts of recreational pressures upon this site (see also Section 9 in respect of the Duty to Cooperate). A 'Zone of Influence' is being identified (from the boundary of Hatfield Forest) which will represent the area within which new developments are likely to give rise to additional recreational pressures and adverse impacts upon the SSSI. The forthcoming Mitigation Strategy will set out a series of strategic mitigation measures to be funded by developer contributions from new developments within the zone. A policy that reflects this Zone of Influence is to be included within the emerging Local Plan, which will be consequently monitored by the Council going forward.
- 5.10. As part of the evidence base for the emerging Local Plan, Essex County Council is undertaking a review of the districts' designated Local Wildlife Sites (LWS). This will (as far as possible) provide a current condition assessment for each site and an assessment of whether the site is improving, stable or declining. This is due to be finalised by end of March 2022. Its findings can be reported in the next AMR to give an overview of the current state of LWS.

Policy ENV8 Other Landscape Elements of Importance for Nature Conservation

- 5.11. This policy seeks to prevent the loss of and adverse impacts upon specified landscape elements due to new developments, including ancient woodlands and local sites of importance for nature conservation. The Local Plan (2005) policies map identifies ancient woodlands and Local Wildlife Sites. There were no planning approvals for new development proposals on these designated sites in the current monitoring year.

Polices ENV10 and ENV11

- 5.11. These polices seek to ensure that noise sensitive developments are separated from major sources of noise such as road, rail and air transport and certain types of industrial development. Aircraft movements from Stansted Airport are a particular major source of noise in Uttlesford. The Council applies the airport's 57db noise contour for sixteen hours during the day to help determine if proposals will be adversely affected by aircraft noise (the 57dB threshold represents the approximate onset of significant noise nuisance). Policy ENV10 requires appropriate noise mitigation and sound proofing to noise sensitive development in this zone, and potentially in other locations dependent upon the specific circumstances.
- 5.12. In the current monitoring year there have been a number of minor residential developments granted planning permission within and in proximity to the relevant noise contour (see table below). These have all required noise mitigation measures against aircraft noise to ensure they are acceptable in planning terms. There have been no major noise sensitive developments permitted within this zone in 2020/21.

Table 14: Summary of planning approvals within/close to noise contour zone (2020/21)

Planning Reference	Site	Proposal
UTT/19/2614/FUL	Apple Tree Yard, Fullers End, Tye Green Road, Elsenham	Demolition of existing commercial buildings & erection of 2no. detached and 2no. semi-detached dwellings

Table 14: Summary of planning approvals within/close to noise contour zone (2020/21)		
UTT/20/1022/FUL	Land Adj Green Corners, New Barn Lane, Little Hallingbury	Erection of 1 no. 4 bedroom dwelling
UTT/19/2311/OP	Pleasant View, Gaston Green, Sawbridgeworth Road, Little Hallingbury	Outline application with all matters reserved, except for access, for the demolition of existing industrial buildings and the erection of 3 no. detached dwellings
UTT/19/2666/OP	Marlensdale, Burton End, Stansted	Outline application with all matters reserved for the demolition of existing agricultural buildings and erection of 5 no. dwellings
UTT/20/2386/FUL	66 Woodside Green, Great Hallingbury	Demolition of existing dwelling and construction of a replacement dwelling and attached cartlodge
UTT/20/1560/FUL	Barn At Home Farm, Gaunts End. Green Street, Elsenham	Retention of partly constructed storage barn for use as a single 4 bed detached dwelling with associated detached cartlodge
UTT/20/2710/FUL	Start House, Bedlars Green Road, Tilekiln Green, Great Hallingbury	Erection of detached chalet style dwelling and garage complete with widened access and related infrastructure.
UTT/20/1380/FUL	Colt Bungalow, Stanbrook Road, Thaxted	Erection of 2 no. dwellings and cart lodge

Table 14: Summary of planning approvals within/close to noise contour zone (2020/21)		
UTT/19/2892/FUL	Land Adjacent To Leswins, Chapel End, Broxton	Erection of 1 no. detached dwelling house
UTT/19/2898/FUL	Land Adjacent Wrens Nest, Chapel End, Broxton	Erection of 1 no. detached dwelling house
UTT/20/1900/FUL	Crouchmead Bungalow, Lower Road, Little Hallingbury	Demolition of existing dwelling and erection of 2 no. 4 bedroom dwellings
UTT/20/2861/FUL	Millfield Cottage, Browns End Road, Broxton	Erection of 1 no. detached dwelling
UTT/20/0083/FUL	Elmswood, Brick End, Broxton	1 no. Dwelling
UTT/20/0084/FUL	Elmswood, Brick End, Broxton	1 no. Dwelling
Source: UDC Planning Approvals		

Policy ENV12 Groundwater Protection and Additional Indicator: Flood Risk

- 5.13. This policy seeks to ensure that new developments do not result in the contamination of groundwater or surface water within the district. In this monitoring year there was one planning approval for new development within a designated groundwater protection zone (approvals for householder applications are excluded). This was for the redevelopment of an existing site within the urban area of Great Dunmow (UTT/19/1437/FUL). No concerns in relation to groundwater protection zones issues were raised.
- 5.14. The Environment Agency also reports on the number of planning applications it has objected to on water quality grounds, alongside flood risk grounds. It is

considered useful to monitor the number of applications that give rise to flood risk concerns as an additional indicator for the Local Plan environment objectives. In this monitoring year, the Environment Agency objected to a total of 8 applications on flood risk (6 applications) or water quality grounds (2 applications). 3 of those objections were subsequently withdrawn following the submission of further information. No applications were granted planning permission contrary to Environment Agency advice on water quality or flood risk.

Table 15: Summary of Planning Applications the subject of Environment Agency objections			
Planning Reference	Proposal	Reason for Objection	Outcome
UTT/20/0428/PAQ3	Prior Notification of change of use of agricultural building to 3 no. dwellings	Flood Risk	Refused 17.04.2020 on flood risk grounds
UTT/20/0520/OP	Outline application for the erection of 1 no. dwelling and formation of new access with all matters reserved except access	Flood Risk	Granted 30.07.2020. Flood Risk objection withdrawn following submission of further information
UTT/20/0667/FUL	Erection of 6 no. dwellings including widening of existing bridge	Flood Risk	Refused 30.06.2020 and Appeal Dismissed 15.01.2020. Both partly on flood risk grounds
UTT/20/2058/HHF	Replacement and relocation of footbridge	Flood Risk	Awaiting determination
UTT/20/2014/FUL	Like-for-like replacement of the pedestrian footbridge within the curtilage of the Mill House	Flood Risk	Withdrawn 04.01.2020

Table 15: Summary of Planning Applications the subject of Environment Agency objections			
Planning Reference	Proposal	Reason for Objection	Outcome
UTT/20/2418/FUL	Erection of 3 no. dwellings with associated parking and creation of 2 no. vehicular accesses	Flood Risk	Refused 29.12.2020 and Appeal Dismissed 01.12.21. Both partly on sustainable drainage grounds
UTT/20/1643/FUL	Erection 11 no. dwellings including alterations to existing access, formation of new internal road, landscaping and associated infrastructure	Water Quality	Refused 02.03.2021. Appeal Dismissed 04.10.21. Water Quality objection withdrawn following submission of further information
UTT/20/2318/FUL	Defective Septic Tank serving No. 3 to 7 Pond Cross Farm to be made redundant and filled. New Conder CSAF 35 packaged sewage treatment plant to be installed along with new associated effluent pumping station	Water Quality	Granted 27.01.2021. Water Quality objection withdrawn following submission of further information
Source: Environment Agency, Flood Risk and Water Quality Objections, April 2016-March 2021 (September 2021) and Uttlesford District Council planning applications (December 2021)			

Policy ENV13 Exposure to Poor Air Quality

- 5.15. This policy prohibits new development that would result in end users being exposed on an extended long-term basis to poor air quality outdoors near ground level, with a focus upon the designated poor air quality areas near the M11 and the new A120. Since the Local Plan (2005) was adopted, the Council has also declared an Air Quality Management Area (AQMA) at Saffron Walden; it is considered useful to monitor progress in relation to this AQMA in addition to the Local Plan (2005) indicators.
- 5.16. In this monitoring year there was only one approval for a site which was partly within a designated poor air quality area, as summarised in the table below (approvals for householder applications are excluded). Most of this proposal lay outside the relevant zone and was therefore considered acceptable on air quality grounds. There were 3 planning approvals that were in proximity to the AQMA at Saffron Walden, but none located within the AQMA boundary (UTT/17/2832/OP, UTT/19/2875/FUL, UTT/20/0842/FUL). These were all subject to conditions related to mitigating adverse impacts upon air quality and the AQMA e.g., installation of electric vehicle charging points and use of low emission vehicles. In relation to UTT/17/2832/OP there was a need for a spine road (connected to other surrounding sites) to mitigate potential adverse impacts.

Table 16: Summary of planning approvals within poor air quality areas			
Planning reference	Site address	Proposal	Relevant poor air quality zone
UTT/20/2577/FUL	Romans, Wrights Green, Little Hallingbury	Demolition of existing annexe building and erection of 3-bedroom dwelling house with associated parking and landscaping. Erection of cartlodge for Romans.	Part of site within 100metres of M11
Source: UDC Planning Approvals			

- 5.17. Uttlesford District Council has statutory duty to monitor local air quality within the district and to determine whether the nationally prescribed Air Quality Objectives (in terms of the levels of concentration of specified pollutants) are likely to be achieved or exceeded (i.e., not achieved). The Council publishes the findings in its Air Quality Annual Status Report. The most recent report was published in August 2021 for the year 2020.
- 5.18. The report notes that Uttlesford is largely rural in nature with the principal town of Saffron Walden as its main centre. The district is dissected by the M11 motorway and A120 trunk road which support Stansted International Airport in the south of the district. Traffic emissions are the most significant source of air pollution and at Saffron Walden, the historic layout of the town results in problems with traffic flow and congestion, particularly at peak times.
- 5.19. The report sets out the following key findings:
- In 2020, Uttlesford District Council measured no exceedances of the Air Quality Objectives.
 - Measured air pollution in 2020 has reduced significantly from previous years due to Covid-19 related national lockdowns and regional tiered restrictions because of the reduced traffic movements
 - There are no new developments that will have a significant impact on air quality.
 - There is one AQMA within Saffron Walden town centre, declared for Nitrogen Dioxide annual mean exceedances. However, for the fourth year running no exceedances have been measured. This gives the Council grounds to examine whether the AQMA can be revoked.

6. HOUSING

Key Findings

- **Local Plan (2005):** Housing delivery fell slightly short in relation to the total housing and affordable housing requirements (2000-2011). However, the targets in relation to the proportion of housing delivered on previously developed land and the preferred housing mix were both exceeded.
- **Post 2011 Housing Supply and Delivery:** completions have fallen below the local housing need requirements in 2019/20 and 2020/21 primarily because of the COVID-19 pandemic and associated national/regional lockdowns. There have been an additional 1,765 affordable homes provided (2011-2021). In 2020/21, 33% of the total dwelling completions (gross) were on previously developed land. Monitoring demonstrates that dwellings of 3 bedrooms or less continue to form an important part of the overall housing mix.
- **Housing Delivery Test:** total housing completions in the district over the last three years have been in line with requirements, with 99% of the housing requirement being delivered (taking account of the impacts of the COVID-19 pandemic and associated national/regional lockdowns).
- **Five Year Housing Supply:** the Council cannot demonstrate a five-year housing land supply; there is currently 3.52 years of housing land supply.
- **Housing for Older and Disabled Persons:** there have been several communal accommodation developments completed and committed since 2011/12, primarily for new care homes or extensions to existing care homes.
- **Gypsy and Travellers:** anticipated needs for additional pitches up to 2033 have been met to date with 2 pitches delivered. There is a five-year land supply of pitches.
- **Self-Build and Custom Build:** delivery in the district has met the demand for self and custom build plots in all the relevant monitoring base periods to date.

- 6.1. This section monitors performance against the Local Plan (2005) housing objectives and policies. The AMR (2014) identified that in relation to the plan period up to 2011 the relevant targets for the Local Plan policies had not been met in full. This AMR continues to monitor overall performance in relation to the Local Plan (2005) housing policies and objectives having regard to monitoring information post 2011. Other key matters are also monitored e.g., five-year housing land supply requirements and Housing Delivery Test.

Table 17: Housing- Performance indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
H1 Housing development	Amount, location and rate of housing provision monitored annually. Location will include use of previously developed sites.	Net dwelling stock increase of 4,620 (2000 to 2011).	Target not met (up to 2011). 4,559 dwellings completed. Shortfall of 61 dwellings.
		40% on previously developed land over plan period (PDL).	Target met (up to 2011). 52% on PDL. Negative trend in 2020/21. 33% on PDL.
	Additional Indicator: Post 2011 Housing Supply and Delivery	Standard method for calculating local housing need (2018 onwards).	Target partially met. Completions have fallen in 2019/20 and 2020/21 due to the COVID-19 pandemic.
H9 Affordable Housing	Amount of affordable new homes provided, and proportion of the total dwelling completions each year that are affordable.	980 homes between 2000 and 2011.	Target not met (up to 2011). 883 affordable dwellings completed. Shortfall of 97 dwellings.

Table 17: Housing- Performance indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
	Additional Indicator: Post 2011 Affordable Housing Delivery	-	Positive trend. 1,765 affordable homes delivered 2011-2021.
H10 Housing Mix	Number and proportion of new homes built with no more than three bedrooms.	1,000 homes between 2000 and 2011	Target met (up to 2011) 2,656 dwellings completed with 3 or less bedrooms up to 2011. Dwellings of 3 bedrooms or less continue to form important part of the overall housing mix post 2011.
-	Additional Indicator: Housing Delivery Test	95% of housing requirement delivered	Target met. 99% delivered.
-	Additional Indicator: Five Year Housing Land Supply	Five Year Housing Land Supply	Target not met. 3.52 year housing land supply.
-	Additional Indicator: Housing for Older and Disabled Persons	-	Positive trend. Additional provision of primarily care home spaces.

Table 17: Housing- Performance indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
-	Additional Indicator: Gypsy, Traveller and Travelling Showpeople Provision	<p>Unknown (those who it is unknown if they meet the PTTS definition): The maximum need to 2033 is for 8 pitches, however, the most likely need is for 1 pitch.</p> <p>For Gypsies & Travellers who do not meet the PTTS definition: The projected need to 2033 is for 10 pitches (and potentially up to 17 pitches taking account of unknown demand).</p>	<p>Target met.</p> <p>2 pitches have been provided.</p> <p>These pitches should be provided for within the overall housing allocation.</p>
-	Additional Indicator: Self and Custom Build Provision	Demand as evidenced via Self and Custom Build Register to be met.	<p>Target met.</p> <p>Demand met in all the monitoring base periods to date.</p>

Adopted Local Plan 2005 – Performance indicators and Targets

Policy H1 Housing Development and Policy H9 Affordable Housing

- 6.2. The targets for housing provision in the district set out in the Local Plan (2005) are based upon the Essex and Southend on Sea Structure Plan. Policy H1 proposed the development of 5,052 dwellings for the period 2000-2011 via a series of site allocations and other sources of housing land supply. This was to meet a target of 4,620 additional dwellings (net). Policy H9 requires 40% affordable housing contributions to deliver 980 affordable dwellings for the period 2000-2011. The table below indicates that housing delivery performance has fallen below the relevant targets, but not significantly.
- 6.3. Around 99% of the overall housing requirement has been delivered, with a slight shortfall of 61 dwellings (2000-2011). There was also a slight shortfall of 97 dwellings in relation to the affordable housing requirement (2000-2011); around 90% of the affordable housing requirement has therefore been delivered. However, the Local Plan target in relation to the proportion delivered on previously developed land (PDL) was exceeded with 52% of new developments occurring on brownfield sites versus a 40% policy requirement over the plan period (see the table below for summary).

Table 18: Net Additional Dwellings and Affordable Housing (2000 – 2011)					
Year	Target	Total Dwellings*		Dwellings on PDL	Affordable Dwellings**
2000/2001	420	224	x	150	54
2001/2002	420	201	x	N/A	62
2002/2003	420	430	✓	280	6
2003/2004	420	363	x	173	49
2004/2005	420	382	x	166	38
2005/2006	420	601	✓	340	226
2006/2007	420	372	x	229	10
2007/2008	420	585	✓	327	47
2008/2009	420	485	✓	178	143
2009/2010	420	567	✓	178	108
2010/2011	420	349	x	87	140
TOTAL	4620	4559		2108	883
Source: UDC Annual Residential Land Surveys					

**Figures derived from DLUHC Net Additional Dwellings Live Table 122 (November 2021), which provides updated net dwelling completions from those previously published in the last available AMR for Uttlesford District (2014). Update based on 2011 Census.*

*** Figures derived from DLUHC Affordable Housing Supply Statistics (November 2021), which provides updated affordable housing completions from those previously published in the last available AMR for Uttlesford District (2014)*

Policy H10 Housing Mix

- 6.4. This policy seeks to secure an appropriate housing mix in terms of the number of bedrooms. Developments are required to include an element of smaller market housing (2- and 3-bedroom properties). The Local Plan (2005) target up to 2011 was exceeded (1,000 dwellings to be 3 bedrooms or less), as summarised in the table below.

Table 19: Proportion of new dwellings with 3 or less bedrooms (2000-2011)

Year	No of completed dwellings with 3 or less bedrooms	% of completed dwellings with 3 or less bedrooms
2000-05	730	56
2005-06	430	75
2006-07	248	68
2007-08	414	72
2008-09	334	72
2009-10	369	68
2010-2011	131	44
2000-2011	2,656	

Source: UDC Annual Residential Land Surveys

Additional Indicator: Post 2011 Housing Supply and Delivery

- 6.5. The table below sets out the rates of housing delivery since 2011. The Local Plan (2005) housing targets are not applicable post 2011. Since 2018, the Council has been required to use the nationally prescribed standard method for calculating local housing need (as a minimum figure) in identifying its housing requirement; this will apply in respect of determining the emerging

Local Plan housing requirements for 2020-2040. The local housing need requirement is currently calculated as 701 dwellings per annum (for 2021/22 as of 1st April 2021)⁷. Since 2018, the local housing need figure has remained broadly the same (ranging from the current 701 dwellings and to up to 723 dwellings in 2018/19. It was 715 dwellings in 2019/20 and 706 dwellings in 2020/21).

- 6.6. For 2019/20 and 2020/21 there was a notable fall in the levels of housing delivery compared to previous years, which can be attributed to the effects of the COVID-19 pandemic and associated national/regional lockdowns. Housing delivery in these individual years fell below the minimum local housing need requirements (calculated by the national standard method, as detailed above).⁸
- 6.7. The Council is currently preparing a Housing Needs Assessment to support the emerging Local Plan which will consider the appropriateness of the local housing need figure taking account of national planning policy and guidance. It will also consider the local affordable housing and overall housing mix needs. This will be used to inform the emerging Local Plan policies and associated future monitoring.

⁷ The Councils' Five Year Housing Land Supply Statement (December 2021) provides further details on the calculation of the local housing needs in accordance with national planning policy and guidance.

⁸ For the purposes of the Housing Delivery Test, the housing need requirements for the previous 3 years were reduced. See the Housing Delivery Test section for further detail.

Table 20: Net Additional Dwellings and Affordable Housing (2011-2021)*				
Year	Total Dwellings	Communal accommodation	Total Delivery	Affordable Dwellings**
2011/2012	521	-62	486	112
2012/2013	540	0	540	114
2013/2014	390	192	494	84
2014/2015	465	0	465	110
2015/2016	554	-4	551	193
2016/2017	722	10	727	272
2017/2018	966	0	966	104
2018/2019	981	0	981	376
2019/2020	497	40	519	348
2020/2021	362	0	362	52
Total 2011/12-2020/21	5,998	176	6,091	1,765
Source: UDC Annual Residential Land Surveys and Five-Year Housing Land Supply (December 2021)				

* Communal Accommodation in this table represents the unadjusted completions total. Total Delivery consists of the Total Dwellings plus the adjusted Communal Accommodation total. In line with national policy and guidance (see Housing Delivery Test Rule Book) the Council applies a ratio to the unadjusted Communal Accommodation total to give an adjusted Communal Accommodation total which can be counted towards the housing delivery total.

** Figures derived from DLUHC Affordable Housing Supply Statistics (November 2021), bar 2020/2021 which is amended to reflect local monitoring information.

- 6.8. In this monitoring year, 121 dwellings have been completed on previously developed land which represents 33% of the total dwelling completions (gross) in 2020/21. Since 2011/21 the average proportion of total dwelling completions (gross) on previously developed land has been just under 40% (at around 39%). The Local Plan (2005) set a target of 40% of all dwellings to be on previously developed land (up to 2011).

Table 21: Proportion of dwellings built on previously developed land (2011-2021)		
Year	Number of dwellings (gross)	Proportion of total dwelling completions (gross)
2011/12	254	47%
2012/13	412	69%
2013/14	119	28%
2014/15	147	28%
2015/16	256	42%
2016/17	343	46%
2017/18	346	33%
2018/19	321	32%
2019/20	158	32%
2020/21	121	33%
Source: UDC Annual Residential Land Surveys		

- 6.9. In terms of the housing mix, the table below summarises delivery of dwellings with 3 bedrooms or less. The monitoring demonstrates dwellings with 3 bedrooms or less continue to form an important part of the overall housing mix.

Table 22: Proportion of new dwellings with 3 or less bedrooms (2011-2021)		
Year	No of completed dwellings with 3 or less bedrooms (gross)	% of completed dwellings with 3 or less bedrooms (gross)*
2011-12	304	58%
2012-13	393	73%
2013-14	214	50%
2014-15*	154	91%
2015-16	193	62%
2016-17	211	74%
2017-18	312	76%
2018-19	307	75%
2019-20	166	72%
2020-21	187	72%
Source: UDC Annual Residential Land Surveys		

**Figures from 2014/15 onwards only take account of dwellings on sites that have started and completed within the monitoring year i.e., where there were no completions on site in previous years and/or there are no dwellings outstanding to be completed in future monitoring years. This typically means that completions on larger sites within the monitoring year are not included in the totals from 2014/15 onwards. Previous years 2011/12-2013/14 take account of total dwelling completions. Future AMRs will keep the current approach under review.*

- 6.10. As part of the Councils' Five-Year Housing Land Supply Statement a housing trajectory for the emerging Local Plan period up to 2040 is provided. This is summarized in the table below. The current housing land position for up to 2040 does not currently take account of any future commitments that may come forward via the emerging Local Plan i.e., draft site allocations.

Table 23: Summary of housing trajectory (2021-2040)		
Year		Estimated completions from commitments (sites with full and/or outline planning permission) and windfall allowance
1	2021/22	406
2	2022/23	621
3	2023/24	668
4	2024/25	479
5	2025/26	418
Years 1-5 total		2,592
6	2026/27	344
7	2027/28	295
8	2028/29	269
9	2029/30	251
10	2030/31	239
11	2031/32	209
12	2032/33	199
13	2033/34	143
14	2034/35	114

Table 23: Summary of housing trajectory (2021-2040)		
Year		Estimated completions from commitments (sites with full and/or outline planning permission) and windfall allowance
15	2035/36	114
16	2036/37	114
17	2037/38	114
18	2038/39	114
19	2039/40	114
Years 6-19 total		2,633
TOTAL (2021-2040)		5,225
Source: UDC Five Year Housing Land Supply Statement (December 2021)		

Additional Indicator: Housing Delivery Test

- 6.11. In 2018 the Government introduced a Housing Delivery Test (HDT); this is a test that assesses housing delivery within individual local authorities over the last three years (on an annual basis). The most recent HDT (for the year 2021) was published on the 14th January 2022. The assessment calculates that the district has delivered 99% of its housing requirements. This means that no further action is needed i.e., the Council does not have to produce an 'action plan' to address under delivery as it has delivered more than 95% of its housing requirement.
- 6.12. It should be noted that for the 2021 measurement, there is a reduction in the period for measuring the total homes required- usually this would be measured over a 3-year period, but an 8-month period has been used for the 2020/21 monitoring year and an 11-month has been used for the 2019/20

monitoring year. This is to account for the disruption to housing delivery and monitoring caused by the COVID-19 pandemic and associated lockdowns.

- 6.13. The HDT assessment shows that the levels of housing delivery in the district for 2019/20 and 2020/21 did not meet these reduced requirements (requirement of 654 dwellings in 2019/20 and 470 dwellings in 2020/21). However, delivery exceeded requirements for 2018/19 (981 dwellings delivered against a 723 dwellings requirement).

Additional Indicator: Five Year Housing Land Supply (5YHLS)

- 6.14. The Council publishes annually its Five-Year Housing Land Supply (5YHLS) Statement to monitor the latest position. This was published in December 2021 using data as of 1st April 2021. It applies to the period 2021/22 (Year 1) – 2025/26 (Year 5).
- 6.15. The below table summarises the Council's 5YHLS as of 1st April 2021 based on the target of 701 dwellings per annum. This is derived from the standard method for calculating local housing need in line with national planning policy. As outlined above, the adopted Local Plan (2005) housing targets only apply up to 2011 and are therefore no longer relevant. A 5% buffer is added to the five-year requirement to ensure choice and competition in the market for land, in line with national planning policy.
- 6.16. Based upon these calculations the Council cannot demonstrate a five-year housing land supply. There is a 3.52-year housing land supply and a deficit of 1,088 dwellings. Full details of the sites that make up the five-year housing land and the associated housing trajectory are available separately in the Five-Year Housing Land Statement.⁹

⁹ [Housing Trajectory and Five-Year Land Supply - Uttlesford District Council](#)

Table 24: Five Year Housing Land Supply Calculation			
			Supply from sites with planning permission + windfall allowance only
(a)	Annual target		701
(b)	Target years 1-5	(a) x 5	3,505
(c)	5% of target	(b) x 0.05	175.25
(d)	Overall target	(b) + (c)	3,680
(e)	Supply		2,592
(f)	% of overall target	$[(e) / (d)] \times 100$	70.43%
(g)	Supply in years	$(e) / [(d) / 5]$	3.52 years
(h)	Deficit / Surplus	(e) – (d)	- 1,088
Source: UDC Five Year Housing Land Supply Statement (December 2021)			

Additional Indicator: Housing for Older and Disabled Persons

- 6.17. As part of the housing delivery and supply monitoring, the Council identifies communal accommodation which has been delivered to date and is committed for future development. The table below provides a summary of the relevant communal accommodation developments for older and/or disabled persons undertaken since 2011/12 (providing a net gain in accommodation) and future commitments to date.

Table 25: Communal accommodation completions and commitments since 2011/12*

Reference	Address	Capacity	Status	Facility
UTT/13/0683/REN	Glendale Residential Home, Felsted	4	Completed	Care Home
UTT/08/2001/FUL UTT/14/0394/FUL	Moat Cottage, Dunmow Road, Great Easton	72	Completed	Care Home
UTT/17/2091/FUL	Falcon House, Little Hallingbury	6	Completed	Care Home
UTT/17/1561/DFO	Land At Bury Water Nurseries, Whiteditch Lane, Newport	40	Completed	Care Home
UTT/1512/10/REN	Hatherley Care Home, Saffron Walden	10	Completed	Care Home
UTT/13/3467/OP	Land South of Radwinter Road, Saffron Walden	72	Outline planning permission	Extra care

Table 25: Communal accommodation completions and commitments since 2011/12*				
Reference	Address	Capacity	Status	Facility
UTT/0310/12/FUL	Former Braefield Precision Engineers Ltd, High Lane, Stansted Mountfitchet	60	Completed	Care Home
UTT/19/1437/FUL	77 High Street, Great Dunmow	29	Under Construction	Retirement Living (Category II Sheltered Housing)
Source: UDC Five Year Housing Land Supply Statement (December 2021) Housing Trajectory				

**Excludes development at Barnetson Court, Great Dunmow (UTT/12/1519/FUL) which resulted in loss of 16 units.*

Additional Indicator: Provision for Gypsies, Travellers and Travelling Showpeople

- 6.18. In partnership with Council's across Essex, Southend-on-Sea and Thurrock a Gypsy and Traveller Accommodation Assessment (GTAA) was published in January 2018. The baseline for the assessment of need is September 2016.
- 6.19. The GTAA concluded that there were no needs for travelling showpeople provision for the period 2016-2033. In relation to Gypsies and Travellers, the GTAA identified the following needs, according to the national planning definition of travellers within Planning Policy for Travellers (2015):

- Meet the definition:
 - Known (interviewed): No additional pitches in Uttlesford over the period from 2016 to 2033 for Gypsy & Traveller households that meet the planning definition
 - Unknown (not interviewed): up to 8 additional pitches may be needed for Gypsy & Traveller households that may meet the planning definition. However, applying the national rate of 10%¹⁰ to 'unknown' Gypsy and Travellers who meet the planning definition means that it is most likely that only 1 Gypsy and Traveller pitch should be provided for.
- Do not meet the definition (do not travel): 10 additional pitches for Gypsy & Traveller households that do not meet the planning definition. If the potential need from 90% of unknown households is added to this total the need for non-Travelling households could rise to 17 additional pitches. This need should be addressed in the overall housing requirements and allocations for the district.

Table 26: Summary of Gypsy and Traveller Likely Needs up to 2033

Gypsies and Travellers	GTAA	SHMA	Total
Meet Planning Definition (+ 10% Unknown)	1	0	1
Not meeting Planning Definition (+ 90% Unknown)	0	17	17
Total	1	17	18

6.20. The Council monitors additional pitches granted permission since 2017 and provides updates on the latest position via its annual Gypsy and Travellers Five-Year Housing Land Supply Statement (published most recently in December 2021). The table below provides a summary of the latest land supply position (as of December 2021). Full details of the current land supply position are available in the Gypsy and Travellers Five-Year Housing Land Supply Statement (2021).¹¹

¹⁰ As identified by ORS in the GTAA (2018)

¹¹ [Housing Trajectory and Five-Year Land Supply - Uttlesford District Council](#)

Table 27: Summary of Gypsy and Traveller Provision to date						
YEAR	16/17	17/18	18/19	19/20	20/21	21/22
Pitches permitted & delivered		1				6**
Pitches permitted					1	
Lost pitches					-4*	
Source: UDC Gypsy and Travellers Five-Year Housing Land Supply Statement (December 2021)						

* G&T families will move to bricks and mortar, and will no longer meet the planning definition

** Pitches on Land to the North of Birchanger Lane, Birchanger, CM23 5QA – additional need for unknown Gypsy and Traveller need. 6 pitches, each with no more than 3 caravans per pitch. In the greenbelt. Known travellers.

6.21. With regard to provision for Gypsies & Travellers who meet the PTTS definition:

- Known: There was no projected need to 2033 and no pitches have been provided as of December 2021
- Unknown: The maximum projected need to 2033 is for 8 pitches, however, the most likely projected need is for 1 pitch. As of December 2021, 2 pitches have been provided, therefore the most likely need has been exceeded. 4 Gypsy and Traveller households will move into bricks and mortar and will then have settled status.

6.22. In respect of the 6 additional pitches provided at Birchanger, this is identified as a windfall site because it is not listed in the surveyed sites within the GTAA (2018).

6.23. For Gypsies & Travellers who do not meet the PTTS definition, the projected need to 2033 is for 10 pitches (and potentially up to 17 pitches taking into account residual unknown needs). These pitches should be provided for within the overall housing allocation.

Additional Indicator: Self-Build and Custom Build Housebuilding

- 6.24. As required by the Self-build and Custom Housebuilding Act (2015), the Council has formally held a Self-build and Custom Housebuilding Register since April 2016. This is a register of individuals or groups of individuals who are seeking to acquire serviced plots of land in the district to build their own houses.
- 6.25. The Act (as amended by the Housing and Planning Act, 2016) places two further duties on the Council:
- A duty to have regard to the register when carrying out its planning, housing, land disposal and regeneration functions; and
 - A duty to grant, within three years, 'suitable development permission' to enough serviced plots of land to meet the demand for self-build and custom housebuilding in the authority's area.
- 6.26. In accordance with the Self-build and Custom Housebuilding Regulations (2016), Uttlesford District Council introduced a local connection test in December 2020. This means that the Councils' register is split into 2 parts, with individuals/associations with a local connection on Part 1 and all other individuals/associations on Part 2 of the register. The 'duty to grant planning permission' described above only applies to Part 1 of the register.
- 6.27. In order to help fulfil the above duties, the Council publishes a Self-Build and Custom Housebuilding Progress Report annually. The latest report was published in December 2021 for the relevant monitoring base periods to date¹². The relevant reported base periods for this AMR are 1st April 2016-30th October 2016 (first base period); 31st October 2016-30th October 2017 (second base period); and 31st October 2017-30th October 2018 (third base period). In line with the duty to grant planning permission within three years, the Council should have met the demand for the first base period by 31st October 2019; the second base period by 31st October 2020; and the third base period by 31st October 2021.
- 6.28. The report sets out that the Council has met (and exceeded) demand for the first, second and third base periods via the granting of suitable planning permissions for self-build/custom build and single dwelling plot proposals. For

¹² [Uttlesford self-build and custom housebuilding register - Uttlesford District Council](#)

the most recent third base period, the Council permitted sufficient suitable plots (336 in total) to meet the demand identified on the Part 1 register (14 entries) and the Part 2 register (30 entries).

Table 28: Summary of Self and Custom Build Demand and Provision

Base period	Number of new entries on register in the base period	Number of serviced plots permitted
First (1 st April 2016-30 th October 2016)	30 (12 on Part 1 and 18 on Part 2)	532
Second (31 st October 2016-30 th October 2017)	72 (71 individuals and 1 group) (26 on Part 1 and 46 on Part 2)	370
Third (31 st October 2017-30 th October 2018)	44 individuals (14 on Part 1 and 30 on Part 2)	336

Source: UDC Self and Custom Build Progress Report (December 2021)

7. LOCAL PLAN POLICY: LEISURE AND CULTURAL PROVISION

Key Findings

- **Local Plan (2005) and Post 2011:** There have been no planning approvals on protected open spaces in 2020/21. There have been no new leisure and cultural facilities completed within the current monitoring year. There are several outstanding proposals yet to be completed. There have been no relevant applications refused in the current monitoring year.

7.1. This section monitors performance against the Local Plan (2005) leisure and cultural objectives and policies and considers monitoring information for the post 2011 period. The AMR (2014) identified that the policy targets for the period up to 2011 had been met. This section considers the provision of new facilities and the loss of any facilities for the current monitoring year.

Table 29: Leisure and Cultural Provision- Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
LC1 Loss of Sports Fields and recreational facilities	Number and type of developments permitted on sports fields and recreation facilities.	No departures from the Plan.	Target met. No planning approvals on protected open spaces in 2020/21.
LC3 Community Facilities	Number and type of facilities permitted each year	No appropriate development refused	Target met. No applications refused in 2020/21. Outstanding approval for replacement village hall.

Table 29: Leisure and Cultural Provision- Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
LC4 Provision of outdoor sport and recreational facilities beyond settlement boundaries	Number, type and location of new facilities	No appropriate development refused	No relevant applications in 2020/21.
LC5 Hotels and Bed & Breakfast accommodation	Number, type and location of new facilities permitted	No appropriate development refused	Target met. No applications refused in 2020/21. Outstanding approvals for new provision.

Adopted Local Plan 2005 – Performance indicators and Targets

Policies LC1, LC3, LC4 and LC5

- 7.2. Policy LC1 seek to protect against the loss of sports and recreational facilities within the district (a number of the 'Protected Open Spaces' designated on the policies map are playing pitches). Policy LC3 supports the provision of appropriate community facilities, including in the rural areas. Policy LC4 supports the provision of appropriate sport and recreation facilities via extensions to or additional facilities at existing sports and leisure centres or school sites with potential for dual school and community use, including in the rural areas. Policy LC5 seeks to support the tourist economy with a positive approach towards the provision of new hotel and B&B accommodation.
- 7.3. There have been no planning approvals on protected open spaces in this monitoring year. There have been no new community facilities, sport and recreation facilities or hotel/bed and breakfast facilities completed in the current monitoring year. This is with regards to 'standalone' facilities e.g., schemes which do not form part of a wider residential development. In terms

of outstanding planning permissions, there are several proposals for new leisure and cultural facilities as detailed in the table below.

Table 30: Summary of outstanding leisure and cultural facilities (as of 1st April 2021)		
Planning Reference	Site	Proposal
UTT/20/1718/FUL	The Fighting Cocks Mutlow Hill Wendens Ambo Saffron Walden	Proposed extensions to public house to form restaurant, holiday lets/bed and breakfast accommodation, lobby, new kitchen, lavatories and store. Conversion of first floor of public house to 4 no. ensuite bedroom units.
UTT/19/1622/FUL	Roverdene Parsonage Road Takeley	Change of Use from dwelling (C3 Use) to B&B accommodation (C1 Use)
UTT/20/0376/FUL	Village Hall and Shop, Mill Road, Debden	Proposed demolition of existing village hall and erection of new village hall

8. LOCAL PLAN POLICY: RETAILING AND SERVICES

Key Findings

- Local Plan (2005):** The targets set out in the Local Plan (2005) have been achieved. Local Plan (2005) allocations involving an element of retail have been delivered. From 2006- 2011, there was no decrease observed in the number of retail and service units in the town and local centres. Post 2011, the number of retail and service units in the town and local centres has remained the largely the same, with some increases observed (2010-2021).
- Vacancy rates:** Vacancy rate changes have varied for the town and local centres but remain below the UK average, bar for Saffron Waldon which has experienced an increase since 2010 and the vacancy rate is now slightly above the national average (for 2021).
- Emerging Local Plan and Post 2011 Land Supply:** The evidence base for the emerging Local Plan suggests that there is unlikely to be significant demand for additional, new retail and leisure floorspace going forward, other than perhaps for convenience floorspace. Monitoring post 2011 demonstrates there has been a slight increase in town centre uses floorspace in the district. However, there has been a negative trend of a loss of floorspace in more recent years.

- 8.1. This section monitors performance against the Local Plan (2005) retail and services objectives and policies and considers monitoring information for the post 2011 period. Regard is had to the emerging Local Plan evidence base in terms of future growth requirements. The latest position with regards to the retail and services land supply (completions and planning permissions) is assessed.

Table 31: Retailing and Services- Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
RS2 Town and Local Centres	Amount and location of retailing and services monitored annually	No net loss of retailing and services in identified settlements	<p>Target met (up to 2011) and positive trend post 2011</p> <p>No significant decreases in the number of retail and service units across the town and local centres with some increases observed (up to 2011 and between 2010-2021).</p> <p>Local Plan (2005) allocations have been delivered.</p>
RS3 Retention of retail and other services in rural areas	Number of retail and other services in rural settlements monitored annually	No net loss in retail and other services in rural areas.	<p>No losses of rural services identified via planning applications/ completions in the monitoring year (positive trend).</p> <p>Assessments of current facilities identify variations in provision across the district (no trend).</p>
-	Additional Indicator: Town Centre Use Floorspace Supply post 2011	-	<p>1,296sqm of additional A1/A2 floorspace since 2011 (positive trend). However, there has been a negative trend of a loss of floorspace in more recent years.</p>

Adopted Local Plan 2005 – Performance indicators and Targets*Policy RS2 Town and Local Centres*

8.2. This policy seeks to sustain the vitality and viability of the identified town and local centres. Town and Local Centres have been identified in the Local Plan (2005) as:

- Saffron Walden
- Great Dunmow
- Stansted Mountfitchet
- Thaxted

8.3. The AMR (2014) reported on the number of retail and service units and vacancy rates, as observed by town centre surveys from 2006. This identified that between 2006 and 2011 there was no decrease in the number of units within the identified town and local centres and most of the centres experienced an increase in the number of units. There were some increases in vacancy rates observed. The table below summarises the findings for up to 2011.

Table 32: Summary of Town and Local Centre Health Checks (2006 and 2011)

Town/Local Centre	No of Units (2006)	No of Units (2011)	Vacancy rate (2006)	Vacancy rate (2011)
Saffron Waldon Town Centre	178	194	4%	6%
Great Dunmow Town Centre	90	96	3%	4%
Stansted Mountfitchet Local Centre	44	43	5%	12%
Thaxted Local Centre	18	24	0%	0%

Source: UDC Authority Monitoring Report (2014)

- 8.4. As part of the emerging Local Plan evidence base, the Council has recently published a draft version of an up-to-date assessment of retail needs. The Uttlesford Retail Capacity Study (Nexus Planning, November 2021) provides a 'health check' of the town and local centres, which includes the number of units and vacancy rates (as of August 2021). These are compared to the health check assessments undertaken in 2010 to consider trends in terms of losses and gains of retail and service units. The tables below summarise the changes between 2010 and 2021 and provide a summary of the key findings from the 2021 health check assessments.

Table 33: Summary of Town and Local Centre Health Checks (2010 and 2021)

Town/Local Centre	No of Units (2010)	No of Units (2021)	Vacancy rate (2010)	Vacancy rate (2021) + or – UK average (12%)
Saffron Waldon Town Centre	194*	221	6.7%	14.5% (+)
Great Dunmow Town Centre	96	96	4%*	5.3% (-)
Stansted Mountfitchet Local Centre	43	51	4.7%	2% (-)
Thaxted Local Centre	24*	22	0%*	9.1% (-)

**All data taken from Retail Capacity Study (2021) bar these figures which are not available in the study and are therefore taken from the AMR (2014)*

Table 34: Summary of Key Findings: Town and Local Centre Health Check (2021)	
Town/Local Centre	Key Findings for Unit Provision*
Saffron Waldon Town Centre	<ul style="list-style-type: none"> • Proportion of convenience goods units has remained consistent since 2010 and current provision is slightly below the UK average. • Proportion of comparison goods units has decreased since 2010, but current provision remains well above the UK average and represents the largest proportion of stores within the town centre. • There has been an increase in the proportion of service units (12% increase since 2010) but current provision remains slightly below the UK average. • Higher than UK average proportion of vacant units and the rate has significantly increased since 2010; although there are no areas of concentrated vacancies and there is evidence of several units being refurbished.
Great Dunmow Town Centre	<ul style="list-style-type: none"> • Proportion of convenience goods units has remained largely consistent since 2010 and current provision is in line with the UK average. • Proportion of comparison goods units has significantly decreased since 2010 and current provision is below the UK average. • There has been an increase in the proportion of service units (11.5% since 2010) and current provision is above the UK average. • Lower than UK average proportion of vacant units with only a small increase since 2010. There are no areas of particular concern.
Stansted Mountfitchet Local Centre	<ul style="list-style-type: none"> • Proportion of convenience goods units has fallen slightly since 2010 but current provision is above the UK average. • Proportion of comparison goods units has decreased since 2010 and current provision is below the UK average.

Table 34: Summary of Key Findings: Town and Local Centre Health Check (2021)

Town/Local Centre	Key Findings for Unit Provision*
	<ul style="list-style-type: none"> • There has been an increase in the proportion of service units (23% since 2010) and current provision is above the UK average. • Lower than UK average proportion of vacant units with a decrease since 2010.
Thaxted Local Centre	<ul style="list-style-type: none"> • Proportion of convenience goods units is higher than the UK average. • Proportion of comparison goods units is below the UK average. • Proportion of retail and leisure services is above the UK average. • Lower than UK average proportion of vacant units.

** All data taken from Retail Capacity Study (2021). A health check for Thaxted was not undertaken in 2010, therefore the study does not provide comparative data.*

- 8.5. The health check monitoring demonstrates that there has not been any significant reduction in the number of retail and service units across the town and local centres (2010-2021). Increases in the number of units at Saffron Waldon and Stansted Mountfitchet can be observed. Vacancy rate changes have varied but apart from a significant increase in Saffron Waldon (which is now above the UK average) the remaining town and local centres have below UK average vacancy rates.
- 8.6. The health check monitoring illustrates that across all the town and local centres there has been a reduction in the proportion of comparison goods units and an increase in the proportion of service-based units. The proportion of convenience goods units has remained largely unchanged.
- 8.7. The following site allocations make provision for retailing in the Local Plan (2005). These have all been completed.

Table 35: Allocated Sites in the Local Plan (2005)	
Policy	Status
Policy GD2 – Land to the Rear of 37 – 75 High Street	Completed
Oakwood Park Local Policy 1	Completed
Policy SM3 – Site on corner of Lower Street and Church Road	Completed
Policy SM4/BIR1 – Rochford Nurseries	Completed
Takeley / Little Canfield Local Policy 3 – Priors Green	Completed

Policy RS3 Retention of retail and other services in rural areas

- 8.8. This policy seeks to ensure the retention of key retail and other services within the rural areas including shops, post offices, public houses, garages, doctor/dentist surgeries and village halls. Previous AMRs reported the results of the Rural Community Council of Essex's Rural Services Survey (from 2008 and 2011). This has not however been refreshed since 2011.
- 8.9. As part of the emerging Local Plan evidence base, the Council has undertaken a TRACC Accessibility Analysis. This provides an indication of the potential accessibility of areas within the district to a range of facility types. It gives a high-level indication of areas that are not currently accessible, those that are highly accessible, and those areas in between. The assessment included GPs or health centres and 'Retailers that sell fruit and vegetables' as facility types. The analysis is available to view online¹³ and shows that all the Local Plan (2005) Key Rural Settlements (Elsenham, Great Chesterford, Newport, Takeley and Thaxted) have at least 1 of these retailers. There is more limited provision in the wider rural area. Of the Key Rural Settlements, only Takeley does not have a GP or health centre. There is a GP presence in the smaller rural settlements of Felstead, Hatfield Broad Oak and Hatfield Heath. Accessibility to all the facilities improves once walking and public transport catchments are taken into account.

¹³ [Uttlesford Accessibility Analysis \(arcgis.com\)](https://arcgis.com)

- 8.10. In addition to this TRACC Accessibility Analysis, the Council has also undertaken a recent survey of local facilities as part of the emerging Local Plan evidence base for infrastructure (Infrastructure Delivery Plan: Baseline Review of Infrastructure Context, December 2021). A summary of the relevant local facilities is contained in Appendix 4. This demonstrates that all the districts' villages have a community hall. However, the picture with regards to other facilities is more mixed, generally reflecting the size of the settlement/village. Food shops are the most prevalent across the district, followed by post offices; however, 12 of the districts' smallest settlements/villages do not have a food shop or post office.
- 8.11. Monitoring of planning permissions and completions for 2020/21 indicates that there have not been any losses of village facilities in this monitoring year. This does not though take account of any closures of facilities which have not subsequently been the subject of a planning application to date. There has been one additional farm shop/cafe provided in Henham (Cliffords Country Farm Shop- UTT/20/2017/FUL) in this monitoring year. The degree to which the loss and gains of village facilities can be monitored via planning permissions and completions going forward will need to be kept under review considering the recent changes to the use class order (see further detail below under 'Additional Indicator: Town Centre Uses floorspace supply post 2011.')

Emerging Local Plan Evidence Base

- 8.12. The Uttlesford Retail Capacity Study (Nexus Planning, November 2021) has been published outside the current monitoring year and is not being directly monitored against at present; however, it provides up-to-date information on the future retail growth requirements for the district.
- 8.13. The report recommends that the district might benefit from a further main foodstore. The analysis indicates that there is capacity for between 4,200 – 6,100 sqm of net convenience floorspace over the period to 2025. It recommends that the Council seeks to identify a suitable site in, or on the edge of, Great Dunmow Town Centre for the provision of a foodstore to address the needs of the resident population over the period to 2025 and beyond.
- 8.14. Given the macro-economic conditions and retails trends towards online shopping, the forecasts indicate a negative floorspace capacity up to 2030 for comparison goods. On this basis, the report recommends that that the Council do not allocate any floorspace for additional comparison goods

provision; policy should focus on preserving and enhancing the existing floorspace in town centres.

- 8.15. In relation to the food/beverage sector the report identifies that there is a relatively small quantum of floorspace capacity required (1,140 sqm by 2030). However, the report also notes that given the effects of the pandemic there will be a quantum of vacant floorspace in this sector which can be used to accommodate new start-ups going forward. The report therefore recommends that no specific allocations are required in the Local Plan.
- 8.16. Considering this emerging evidence base it is apparent that there is unlikely to be significant demand for additional, new retail and leisure floorspace going forward other than perhaps for convenience floorspace. However, the monitoring of retail planning permissions and completions will continue to provide an up-to-date picture of the demand for any new floorspace as well as 'regenerated' floorspace i.e., redevelopment schemes to provide better quality accommodation.

Additional Indicator: Town Centre Use floorspace supply post 2011 (planning permissions and completions)

- 8.17. The Council monitors planning permissions for non-residential use annually for the relevant monitoring year (1st April to 31st March). In addition to any new permissions during the year it also records outstanding employment floorspace, employment floorspace which has been completed, and employment floorspace lost to other uses. Only schemes above 100m² (gross) are included in the monitoring (see the above 'Economy' section for further detail). This AMR monitors the availability of retail and service uses across the district, including within the town and local centres.
- 8.18. The Council has previously monitored use classes A1, A2, B1(a) and D2 as town centre use floorspace. A1/A2 use floorspace gains are summarised in the tables below. B1(a) use floorspace gains are recorded in the above 'Economy' section. There have been no substantial D2 use related developments within the town and local centres identified by the monitoring in recent years.
- 8.19. The Town and Country Use Classes Order (1987) (as amended) was updated on 1st September 2020. This revoked the former A class, B1(a) class and D class town centre uses and incorporated many of them into a new E use class. Some of these former town centre uses that are not covered by the E class use are now sui generis (e.g. drinking establishments and cinemas) or

fall within another new F use class.¹⁴ Following on from this, the Town and Country Planning (General Permitted Development) Order 2021 (Amendment No. 2 Order 2021) came into force on 1st August 2021 and introduced a wide range of changes to the General Permitted Development Order. Given that any changes between uses within the new E use class can generally be undertaken with the need for planning permission (unless restricted by planning conditions, for example) it may be difficult to accurately monitor the net loss and gains of different town centre floorspace uses within existing units via planning permissions going forward. This will be kept under review and explored further in the next AMR.

Table 36: Outstanding planning permissions for town centre use floorspace (2021) (net) (sqm)

A1 & A2 (now E(a) and E(c))	-195
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Source: UDC Annual Monitoring

- 8.20. In addition to the above, there is 8,146sqm of floorspace outstanding for 'mixed' developments consisting of a range of uses including retail, financial and professional services, restaurants, cafes, business, health, and leisure facilities. A large proportion of this (6,978sqm) is attributed to one development (at Tri Sail Water Cycle, Elsenham- UTT/1473/11/FUL).

¹⁴ See [Use Classes - Change of use - Planning Portal](#)

Table 37: Completed town centre use floorspace 2011-2021 (net) (sqm)	
	A1 & A2 (now E(a) and E(c))*
2011/12	313
2012/13	0
2013/14	414
2014/15	0
2015/16	1,764
2016/17	-475
2017/18	634
2018/19	-578
2019/20	-427
2020/21	-349
TOTAL	1,296
Source: Essex County Council (up to 2014) and UDC (post 2014) Annual Monitoring	

**The Use Class Order changes only came into effect part way through the monitoring year (September 2020) therefore the monitoring for 2020/21 primarily reflects the previous A1/A2 use classes. There was one completion in this monitoring year for a mixed E class development for a café, shop and office (434sqm) which is not included in these totals.*

- 8.21. Overall, there has been an increase in town centre use floorspace since 2011, however a negative trend can be observed for more recent years with losses of A1/A2 floorspace. These losses have primarily been to residential and other commercial uses, including restaurants and leisure uses. A similar trend is observed in relation to the outstanding floorspace, with the expected loss due to changes to residential use.

9. LOCAL PLAN POLICY: TRANSPORT AND TELECOMMUNICATIONS

Key Findings

- **Local Plan (2005) and Post 2011:** There have been no planning applications or approvals for airport related car parking in 2020/21. Enforcement cases investigated in relation to airport parking have seen a reduction in recent years, which can most likely be attributed to the impacts of the COVID-19 pandemic on air travel.
- **Access to public transport:** TRACC Accessibility Analysis for the emerging Local Plan evidence base shows a large proportion of the district has access to a public transport stop with an hourly service within 40-minutes walking distance. Rural areas to the east and west do not have this access. Access to public transport stops with 4 services per hour is focused on a few larger settlements and their surrounds, with the rural areas of the district largely outside the 40-minute walking catchments to these stops.

- 9.1. This section monitors performance against the Local Plan (2005) transport and telecommunications objectives and policies and considers monitoring information for the post 2011 period. The AMR (2014) identified that the policy targets for the period up to 2011 had been met (including the delivery of safeguarded transport schemes set out in Policy T1). This section monitors progress in relation to airport-related car parking beyond the airport boundaries. Commentary is also provided on recent evidence related to public transport accessibility.

Table 38: Transport and Telecommunications- Performance Indicators and Targets

Relevant Policy	Indicator of Policy Performance	Relevant Target	Comment
T3 Car Parking associated with development at Stansted Airport	Number of off airport car parking spaces	No associated car parking to be permitted beyond the airport boundaries	Target met (up to 2011 and for 2020/21) No planning applications/ approvals in 2020/21 for airport car parking. Reduction in enforcement cases investigated in 2020/21.
-	Additional Indicator: Access to public transport	-	A large proportion of the district has access to a public transport stop within 40-minutes walking distance. Rural areas to the east and west do not have this access.

Adopted Local Plan 2005 – Performance indicators and Targets*Policy T4 Car Parking associated with development at Stansted Airport*

- 9.2. This policy sets out that proposals for car parking associated with any use at Stanstead Airport will be refused beyond the airport boundaries. In this monitoring year, no applications have been submitted or decided which relate to car parking proposals associated with Stansted Airport.
- 9.3. The Council continues to monitor the prevalence of any car parking associated with the airport via its enforcement activities. The table below summaries the number of cases investigated since 2017/18-2020/21 and the associated outcomes.

Table 39: Summary of enforcement cases in connection with airport car parking (as of 1st April 2021)

Year	Number of cases investigated	Summary of outcomes
2017/18	11	8 cases no breach/no further action; 2 cases breach ceased/compliance achieved; 1 case ongoing
2018/19	10	5 cases no breach; 4 cases breach ceased/compliance achieved; 1 case ongoing (compliance with notice check required)
2019/20	9	4 cases no breach/no further action; 5 cases breach ceased/compliance achieved
2020/21	3	3 cases breach ceased/compliance achieved
Source: UDC Enforcement Monitoring		

- 9.4. This demonstrates that there has been a reduction in the number of enforcement cases investigated which are related to airport car parking within the district. This can most likely be attributed to the impacts of the COVID-19 pandemic and the associated reduction in air passengers. It is expected that the number of cases will increase as air travel returns to pre-pandemic levels. Of the 33 cases investigated to date, only 2 remain outstanding with further compliance checks required.

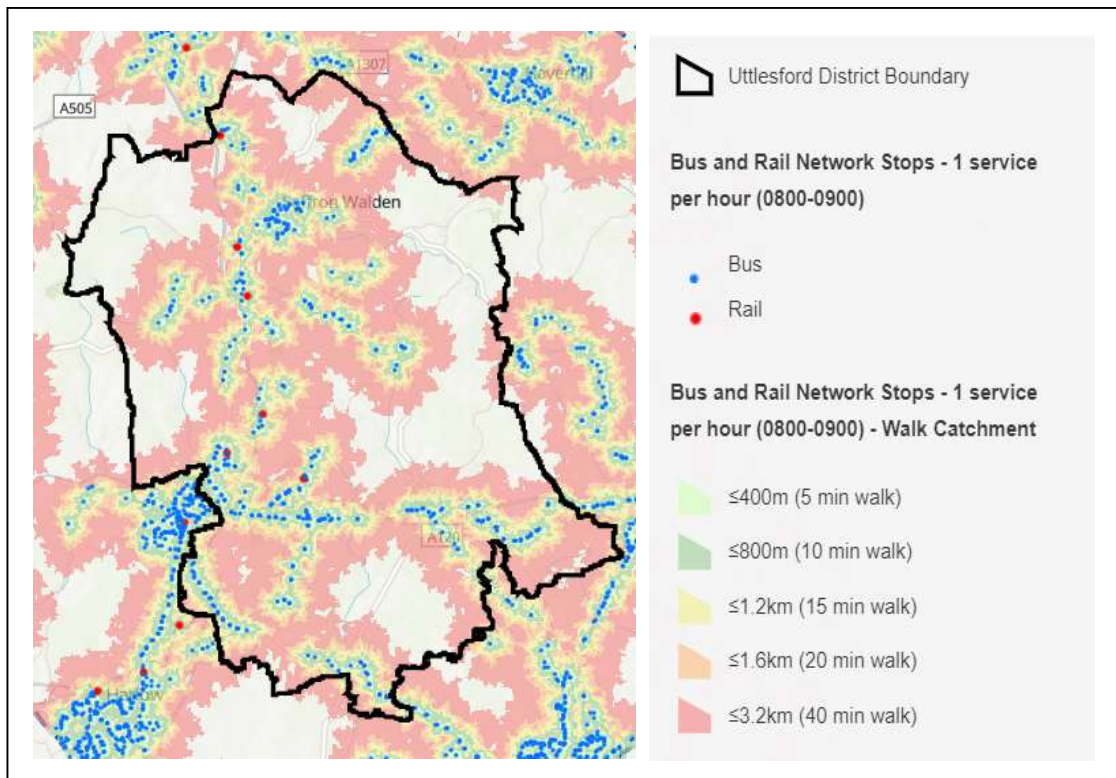
Additional Indicator: Access to public transport

- 9.5. As part of the emerging Local Plan evidence base, the Council has undertaken a TRACC Accessibility Analysis. This provides an indication of the potential accessibility of areas within the district to a range of facility types. It gives a high-level indication of areas that are not currently accessible, those that are highly accessible, and those areas in between. The assessment included the location of bus and rail network stops, both with 1 service per hour (0800-0900) and with 4 services per hour (0800-0900). Walking catchments to these public transport stops are applied to provide an overview

of accessibility (using walk times of 5, 10, 15, 20 and 40 minutes). The analysis is available to view online.¹⁵

- 9.6. The analysis demonstrates that in relation to access to public transport stops with 4 services per hour, large parts of the district are outside of a 40-minute walking catchment to these services. Accessibility is focused on the settlements of Great Chesterford, Saffron Walden, Wendens Ambo, Newport, Elsenham, Stansted Mountfitchet and Takeley. Accessibility to public transport stops with 1 service per hour is wider with a large proportion of the district lying within the 40-minute walking catchment. However, parts of the districts rural areas lie outside of this catchment (with larger areas evident at the eastern and western rural parts of the district). The map extract below shows accessibility to public transport stops with 1 service per hour.

Figure 1. Access to Bus and Rail Network Stops with 1 service per hour (0800-0900)



¹⁵ [Uttlesford Accessibility Analysis \(arcgis.com\)](https://arcgis.com)

10. DUTY TO COOPERATE

Key Findings

- In this monitoring year the Council has engaged with various local authorities, the County Council and other prescribed bodies on a range of strategic matters. Key activities have related to the emerging Local Plan Issues and Options consultation (November 2020-April 2021), associated meetings and subsequent actions.
- The Council continues to regularly engage with these bodies on strategic matters via membership of existing forums including the Cooperation for Sustainable Development Board.

10.2. The Council meets regularly with a range of bodies to identify and keep under review strategic and cross boundary matters. The table below details the key activities undertaken with the relevant prescribed bodies on strategic matters in this monitoring year.

10.3. The Council has engaged with various bodies via membership of the Cooperation for Sustainable Development Board (CSD) which covers a range of strategic matters, including housing, employment, the environment and transport. The Council has engaged with the following bodies (which includes neighbouring local authorities) via meetings of the CSD Officer Group:

- Broxbourne District Council
- Chelmsford City Council
- Central Zone Alliance
- Conservators
- East Hertfordshire District Council
- Epping Forest District Council
- Essex County Council
- Harlow District Council
- Innovation Core
- Lee Valley Regional Park Authority
- London Borough of Enfield
- London Borough of Haringey
- London Borough of Newham
- London Borough of Waltham Forest

7.3 The Council has engaged with the Greater Cambridge Partnership on several strategic matters (see table below). This partnership is the local delivery body for the City Deal for the Greater Cambridge area and consists of the following bodies:

- Cambridge City Council
- Cambridgeshire County Council
- South Cambridgeshire District Council
- University of Cambridge

Table 40: Summary of Duty to Cooperate Activities

Local Authority/ County Council/ Other Prescribed Bodies	Key Strategic Matter	Key activities
Affinity Water	Water Supply, Waste Water	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (20.10.20) to discuss emerging Local Plan water policy issues, infrastructure requirements and evidence base, including updates to previously published Water Cycle Study (2017).
Anglian Water	Water Supply, Waste Water	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (20.10.20) to discuss emerging Local Plan water policy issues, infrastructure requirements and evidence base, including updates to previously published Water Cycle Study (2017).

Table 40: Summary of Duty to Cooperate Activities		
Local Authority/ County Council/ Other Prescribed Bodies	Key Strategic Matter	Key activities
Cooperation for Sustainable Development Board and Officer Group members.	Economy, Housing, Natural Environment, Transport	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meetings (11.11.20, 25.02.21 & 13.05.21) to keep under review cross boundary sites and issues.
Environment Agency	Flooding, Water Supply, Waste Water	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (20.10.20) to discuss emerging Local Plan water policy issues, infrastructure requirements and evidence base, including updates to previously published Water Cycle Study (2017).
Essex County Council	Transport, Water Supply, Waste Water	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (27.01.21) to discuss emerging Local Plan transport policy issues, infrastructure requirements and evidence base, including commissioning of TRACCS work. Party to meeting (17.12.20) with Greater Cambridge Partnership to discuss transport matters. Meeting (20.10.20) to discuss emerging Local Plan water policy issues, infrastructure requirements and evidence base, including updates to previously published Water Cycle Study (2017).

Table 40: Summary of Duty to Cooperate Activities		
Local Authority/ County Council/ Other Prescribed Bodies	Key Strategic Matter	Key activities
Greater Cambridge Partnership	Economy, Housing, Transport	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meetings (16.04.20, 04.06.20 & 17.12.20) to keep under review cross boundary sites and issues.
Harlow District Council	Economy, Housing, Natural Environment	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (18.03.21) to discuss cross boundary matters and potential for cross boundary Local Plan evidence base. Discussions in relation to the Hatfield Forest Mitigation Strategy. To engage with Harlow Green Infrastructure Strategy as part of actions.
Highways England	Transport	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (27.01.21) to discuss emerging Local Plan transport policy issues, infrastructure requirements and evidence base, including commissioning of TRACCS work.
Historic England	Historic Environment	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (03.09.20) to discuss emerging Local Plan policy issues and evidence base including updates to the previously prepared Heritage Impact Assessment (2019).

Table 40: Summary of Duty to Cooperate Activities		
Local Authority/ County Council/ Other Prescribed Bodies	Key Strategic Matter	Key activities
Homes England	Transport	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (27.01.21) to discuss emerging Local Plan transport policy issues, infrastructure requirements and evidence base, including commissioning of TRACCS work.
Local authorities across Essex, Southend-on-Sea and Thurrock.	Gypsy, Travellers and Travelling Showpeople	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). The Council continues to work with Essex Councils on this matter following on from the preparation of the joint Gypsy and Traveller Accommodation Assessment (2018). Discussions ongoing at officer level (via the Essex Planning Officers Association) with regards to potential updates to the existing evidence base that could support emerging Local Plans.
London Borough of Enfield Council	Economy, Housing, Transport	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (06.07.20) and associated correspondence (letters of 07.01.21 & 01.02.21) in relation to the potential unmet needs of Enfield Borough Council and strategic cross boundary matters.

Table 40: Summary of Duty to Cooperate Activities		
Local Authority/ County Council/ Other Prescribed Bodies	Key Strategic Matter	Key activities
Natural England	Natural Environment	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (16.10.20) to discuss emerging Local Plan policy issues and evidence base including sharing of key information. Discussions on Hatfield Forest Mitigation Strategy progress.
Thames Water	Water Supply, Waste Water	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (20.10.20) to discuss emerging Local Plan water policy issues, infrastructure requirements and evidence base, including updates to previously published Water Cycle Study (2017).
West Essex Clinical Commissioning Group	Health	Consultation as part of Local Plan Issues and Options (Nov 2020-April 2021). Meeting (25.03.21) to discuss evidence and infrastructure requirements to inform emerging Local Plan. Participation in Local Estates Forum and sharing of key information in relation to current health provision and future strategy for primary health care in Uttlesford.

11. NEIGHBOURHOOD PLANS AND DEVELOPMENT ORDERS

Key Findings

- In this monitoring year (as of 1st April 2021), the Parish of Little Easton has been designated a Neighbourhood Area (July 2020). No additional Neighbourhood Plans or Development Orders were 'made'.
- Outside the current monitoring year (as of 31st December 2021), the Neighbourhood Plan for Newport Quendon and Rickling (June 2021) has been 'made' and the Neighbourhood Areas for Little Dunmow (May 2021) and Takeley (September 2021) have been designated.

10.4. The Localism Act (2011) introduced neighbourhood plans and development orders which help communities establish planning policies for the development and use of land at the local level. Once completed these plans form part of the statutory development for the area and can be used in the determination of planning applications, or to grant planning permission.

10.5. The District Council has designated the Neighbourhood Plan Areas set out in the table below. The Parish of Little Easton has been designated in this monitoring year (as of 1st April 2021). Outside the current monitoring year (as of 31st December 2021), the Parishes of Little Dunmow and Takeley have been designated.

Table 41: Designated Neighbourhood Areas	
Neighbourhood Area	Date designated
Ashdon	2019
Felsted	2014
Great and Little Chesterford	2015
Great Dunmow	2012
Little Dunmow	2021
Little Easton	2020
Newport and Quendon & Rickling	2017
Radwinter	2018
Saffron Walden	2012
Stansted Mountfitchet	2015
Stebbing	2016
Takeley	2021
Thaxted	2016

- 10.6. Once a neighbourhood area has been designated the preparation of a Neighbourhood Plan or Development Order can be carried out by a Parish or Town Council (or in the case of unparished areas a Neighbourhood Forum). There are no Neighbourhood Development Orders in place in the District. The following Neighbourhood Plans have been formally made (adopted) and are a material planning consideration. No Neighbourhood Plans were 'made' in this monitoring year; however, the Newport Quendon and Rickling Neighbourhood Plan was 'made' outside the current monitoring year (as of 31st December 2021).

Table 42: 'Made' Neighbourhood Plans	
Neighbourhood Plan	Date 'made'
Felsted	February 2020
Great Dunmow	December 2016
Newport Quendon and Rickling	June 2021
Thaxted	February 2019

- 10.5 The latest progress of Neighbourhood Plans under production are summarised below (as of 31st December 2021). This identifies those Plans which have reached the first formal consultation stage (Regulation 14 Pre-Submission draft) or beyond.

Table 43: Neighbourhood Plans in Progress	
Neighbourhood Plan	Consultation Stage
Ashdon	Regulation 14 Pre-Submission consultation (September 2021- November 2021)
Great and Little Chesterford	Regulation 14 Pre-Submission consultation (March 2021- May 2021)
Saffron Walden	Independent Examination (submitted May 2021) Examiner Note of Interim Findings Published (05.10.21)
Stebbing	Regulation 16 Submission consultation (July 2021-September 2021) Examiner appointed (19.11.21)

12. COMMUNITY INFRASTRUCTURE LEVY

- 12.1. The Council has not adopted a CIL Charging Schedule and therefore no CIL monies have been raised or spent to date. The Council has appointed consultants to produce a CIL charging schedule alongside the emerging Local Plan. Work on a draft charging schedule will follow on from the forthcoming emerging Local Plan Regulation 18 consultation. Work is likely to commence on the draft charging schedule in Summer 2022.
- 12.2. The Council is required to report on Section 106 planning obligations annually via its Infrastructure Funding Statement (IFS). The Council has published its first IFS¹⁶ for 2020/21. The IFS reports that for the financial year 2020/21, the Council received a total of £521,026.00 of Section 106 contributions (£486,000.00 for affordable housing and £35,026.00 for education). The IFS also provides details on contributions secured towards other items of infrastructure, including open space and healthcare.

¹⁶ [IFS FINAL - Accessible \(uttlesford.gov.uk\)](#)

Appendix 1: Summary of Uttlesford Local Plan (2005) Performance Indicators and Targets

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ECONOMY				
E1 Distribution of Employment Land	To ensure provision is made for enough land to meet Structure Plan requirements and to enable the expansion of existing firms and the introduction of new employment	Amount, location and rate of employment land provision in Great Dunmow and Saffron Walden between 2000 and 2011 monitored annually	Net employment land increase of 16 hectares by 2011	Net employment land and floorspace provision continues to be monitored annually beyond 2011, including developments at Local Plan (2005) allocated sites.
E2 Safeguarding Employment Land	To ensure that a range of employment opportunities is available at key locations across the district and that alternative employment exists other than in the concentration on airport at Stansted	Area of safeguarded employment land between 2000 and 2011	No net decrease in identified safeguarded land	Local Plan (2005) safeguarded land continues to be monitored annually beyond 2011.



Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
E3 Access to workplaces	To ensure development for employment purposes is accessible to all	Number of relevant permissions meeting advisory standards of Supplementary Planning Documents	All relevant applications to comply with SPD	SPD not prepared and not included in current work programme. No longer monitored.
E4 Farm Diversification E5 Re-use of rural buildings	To help diversify the economy in the rural area and provide alternative income for farm-based businesses	Number of permissions for employment uses in rural areas	No appropriate development refused.	Relevant applications continue to be monitored annually beyond 2011.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENVIRONMENT				
ENV1 Design of Development within Conservation Areas	To conserve and enhance the historic buildings & their setting	Number and type of developments permitted in Conservation Areas	No departures from the Plan	Planning permissions no longer monitored. The national Heritage at Risk Register (Historic England) has become available since the Local Plan (2005) indicators were devised and is considered a more useful measure of performance.
ENV2 Development affecting Listed Buildings		Number and type of listed building consents permitted	No departures from the Plan	Planning permissions no longer monitored. The national Heritage at Risk Register (Historic England) has become available since the Local Plan (2005) indicators were devised and is considered a more useful measure of performance.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENV3 Open Spaces & Trees		Number of developments resulting loss of open spaces and trees	No loss of open spaces or trees through inappropriate development	Planning permissions monitored for 2020/21. The AMR has used a Uniform-based report which identifies planning applications where this policy was relevant to the proposals. A map-based check was then undertaken to determine if the proposal was located within the relevant designation. This process is reliant upon the relevant policy being identified at the outset within Uniform. The process for identifying relevant planning permissions will be kept under review for future AMRs.
ENV4 Ancient Monuments and Sites of Archaeological Importance	To protect Ancient Monuments and archaeological sites	Number and type of developments permitted each year on archaeological sites	No loss of nationally or locally important archaeological sites	Planning permissions no longer monitored. The national Heritage at Risk Register (Historic England) has become available since the Local Plan (2005) indicators were devised and is considered a more useful measure of performance.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENV5 Protection of agricultural land ENV6 change of use of agricultural land to domestic garden	To protect the natural environment for its biodiversity and agriculture, cultural and visual qualities	Number and types of development permitted on agricultural land	No departures from the Plan	Data no longer collected. The Local Plan (2005) does not provide for development needs beyond 2011. Additional land may be required to meet current needs, including agricultural land. No longer monitored.
ENV7 The protection of the natural environment – designated sites		De-designation or damage to SSSIs, NNRs or other nationally designated sites	No departures from the Plan	Planning applications no longer monitored. The national survey of SSSI condition (Natural England) is now considered a more useful measure of performance. Monitoring of ongoing mitigation work in relation to specific SSSIs is also included.



Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENV8 Other landscape elements of importance for nature conservation		Number of developments on other sites of importance for nature conservation	No departures from the Plan	Planning permissions monitored for 2020/21. The AMR has used a Uniform-based report which identifies planning applications where this policy was relevant to the proposals. A map-based check was then undertaken to determine if the proposal was located within the relevant designation. This process is reliant upon the relevant policy being identified at the outset within Uniform. The process for identifying relevant planning permissions will be kept under review for future AMRs.
		Area of ancient woodland	No reduction in area	As above.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENV9 Historic landscapes		Number and type of developments permitted each year within identified historic landscapes	No departures from the Plan	Planning permissions no longer monitored. The national Heritage at Risk Register (Historic England) has become available since the Local Plan (2005) indicators were devised and is considered a more useful measure of performance.
ENV10 Noise sensitive development and disturbance from aircraft ENV11 Noise generators and exposure to noise	To limit sensitive development in areas subject to high levels of noise from aircraft or other sources and avoid deterioration in the noise environment	Number and type of development permitted in specified zones	No departures from the Plan	Planning permissions monitored for 2020/21. The AMR has used a Uniform-based report which identifies planning applications where this policy was relevant to the proposals. A map-based check was then undertaken to determine if the proposal was located within the relevant designation. This process is reliant upon the relevant policy being identified at the outset within Uniform. The process for identifying relevant planning permissions will be kept under review for future AMRs.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
ENV12 Groundwater protection	To protect ground water resources from contamination	Number and type of development permitted within groundwater protection zones	No departures from the Plan	Planning permissions monitored for 2020/21 (see above caveat regarding the process for identifying relevant planning permissions). Environment Agency data on the number of planning applications granted contrary to objections based on water quality grounds is considered a useful measure of performance.
ENV13 Exposure to poor air quality	To protect users of residential properties in particular from long term exposure to poor ground level air quality	Number and type of development permitted	No departures from the Plan	Planning permissions monitored for 2020/21 (see above caveat regarding the process for identifying relevant planning permissions). Air Quality Progress Report and the number of Air Quality Management Areas in the district are considered a useful measure of performance.



Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
HOUSING				
H1 Housing Development	To meet the Structure Plan housing requirement and provide sufficient housing to meet locally generated requirements. To concentrate housing development in the main urban areas and other locations well related to employment and facilities	Amount, location and rate of housing provision monitored annually. Location will include use of previously developed sites	Net dwelling stock increase of 4,620 between 2000 and 2011 40% of development on previously developed land over plan period.	Net housing completions continue to be monitored annually beyond 2011 (including the proportion of dwellings on previously developed land).

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
H9 Affordable Housing	To meet the need for affordable housing and retain mixed and balanced communities	Amount of affordable new homes provided, and proportion of the total dwelling completions each year that are affordable	980 homes between 2000 and 2011 (This is based on the assumption that relevant sites are granted planning permission after the plan has been adopted)	Affordable housing completions continue to be monitored annually beyond 2011



Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
H10 Housing Mix		Number and proportion of new homes built with no more than 3 bedrooms	1000 homes between 2000 and 2011 (This is based on the assumption that relevant sites are granted planning permission after the plan has been adopted)	The housing mix continues to be monitored annually beyond 2011. Current approach of including only sites that have been fully built in the monitoring year to be kept under review for future AMRs.



Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
LEISURE AND CULTURAL PROVISION				
Policy LC1 Loss of Sports Fields and recreational facilities	To safeguard existing open space within towns and villages for either formal or informal recreation	Number and type of developments permitted on sports fields and recreation facilities.	No departures from the Plan	Planning permissions monitored for 2020/21. The AMR has used a Uniform-based report which identifies planning applications where this policy was relevant to the proposals. A map-based check was then undertaken to determine if the proposal was located within the relevant designation. This process is reliant upon the relevant policy being identified at the outset within Uniform. The process for identifying relevant planning permissions will be kept under review for future AMRs.
LC2 Access to Leisure and Cultural Facilities	To ensure development for leisure and cultural purposes is accessible to all.	Number of relevant permissions meeting advisory standards of SPD	All relevant applications to comply with SPD	SPD not prepared and not included in current work programme. No longer monitored.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
LC3 Community Facilities	To enable the provision of community facilities in villages, which would accommodate activities central to village life, even where development would not normally be permitted	Number and type of facilities permitted each year	No appropriate development refused.	Planning permissions and completions monitored for 2020/21.
LC4 Provision of outdoor sport & recreational facilities beyond settlement boundaries	To develop sport and leisure facilities at key sites and enable outdoor recreation in the countryside whilst protecting its character and amenities	Number, type and location of new facilities.	No appropriate development refused.	Planning permissions and completions monitored for 2020/21.
LC5 Hotels and Bed & Breakfast accommodation	To support tourism in Uttlesford within the capacity of its towns and villages to accommodate visitors	Number, type and location of new facilities permitted.	No appropriate development refused	Planning permissions and completions monitored for 2020/21.

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
RETAILING AND SERVICES				
RS1 Access to retailing and services	To ensure retail and service development is accessible to all	Number of relevant permissions meeting advisory standards of Supplementary Planning Document	All relevant applications to comply with SPD	SPD not prepared and not included in current work programme. No longer monitored.
RS2 Town and Local Centres	<p>To sustain and enhance the vitality and viability of Saffron Walden as a principal shopping centre, of Great Dunmow as a smaller town centre and of the local centres of Stansted Mountfitchet and Thaxted</p> <p>To promote mixed use commercial developments in these centres</p> <p>To focus retail and mixed-use commercial</p>	Amount and location of retailing and services monitored annually	No net loss of retailing and services in identified settlements	<p>Town centre health checks available for 2020/21. The potential for annual updates will be kept under review for future AMRs.</p> <p>Town Centre Use floorspace planning permissions and completions continue to be monitored annually beyond 2011.</p> <p>Changes to Use Class Order (2020) will potentially make monitoring of floorspace losses and gains more difficult as planning permission for changes of use</p>

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
	developments in locations that maximise the opportunities to use means of transport other than the private car.			within Class E will not be required. This will be kept under review for future AMRs.
RS3 Retention of retail and other services in rural areas	To prevent further loss of retail and other services in rural areas.	Number of retail and other services in rural settlements monitored annually	No net loss in retail and other services in rural areas.	<p>Local facilities data available for 2020/21 (TRACCS and Infrastructure Delivery Plan). The potential for annual updates will be kept under review for future AMRs.</p> <p>Retail and other services floorspace completions continue to be monitored annually beyond 2011.</p> <p>Changes to Use Class Order (2020) will potentially make monitoring of floorspace losses and gains more difficult as planning permission for changes of use within Class E will not be required. This will be kept under review for future AMRs.</p>

Local Plan Policy	Objective	Indicator of Policy Performance	Relevant Target	Status (and indicators used)
TRANSPORT AND TELECOMMUNICATIONS				
T1 Transport improvements	To facilitate the improvement of the transport and telecommunications network To protect the character of the countryside from inappropriate transport and telecommunications development.	Number and type of development permitted in safeguarded areas	No departures from the Plan	The safeguarded transport schemes in the Local Plan (2005) are delivered. No longer monitored.
T2 Roadside services and the new A120		Number, type and location of roadside services permitted.	No departures from the Plan	The new A120 has been delivered. No longer monitored.
T3 Car Parking associated with development at Stansted Airport		Number of off airport car parking spaces	No airport associated car parking to be permitted beyond the airport boundaries.	Planning applications and permissions monitored for 2020/21. Enforcement data (2017-2021) also monitored.
T4 Telecommunications equipment		Number, type, location of equipment permitted each year	No departures from the Plan	Policy T4 inconsistent with the NPPF. Permitted development rights have been extended for telecommunications proposals since the adoption of the Local Plan (2005). No longer monitored.

Appendix 2 Completed Employment Floorspace 2011-2020

Completed Employment Floorspace 2011-2020 (net)(sqm)										
	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	TOTAL
B1(a)/E(g)(i) Offices	1,680	0	-63	-188	469	-677	861	-258	-2,136	-312
B1(b)/E(g)(ii) Research and Development	0	0	0	5,620	0	0	0	185	48	5,853
B1(c)/E(g)(iii) Light Industrial	0	148	0	-762	-1,288	114	-114	161	364	-1,377
B2 General Industrial	0	0	-2,210	-3,371	-1,888	575	-9,199	-3,925	59	-19,959
B8 Storage and Distribution	4,000	749	-289	-2,451	3,693	2,781	7,886	2,788	658	19,815
B1,E(g)/B2/B8	5,887	0	2,313	0	-27,750	10,983	0	0	0	-8,567
TOTAL	11,567	897	-249	-1,152	-26,764	13,776	-566	-1,049	-1,007	-4,547
Source: Essex County Council (up to 2014) and UDC (post 2014) Annual Monitoring										

Appendix 3 Built and Outstanding Employment Floorspace for 2020/21 (as of 1st April 2021)

Planning ref	Site	Proposal	Use	Total Floorspace (sqm)	Floorspace Completed in monitoring year (sqm)	Total Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Use Class lost	Floorspace lost (sqm)
BUILT: B1A OFFICE									
UTT/17/1854/FUL	Skyways House Suit B, Parsonage Road, Takeley, CM22 6PU	Demolition of Skyway House and erection of a two storey office building for use within Class B1a, provision and reconfiguration of car parking, and alterations to vehicular accesses	B1A	3850	3850	3850		B1A	1312
UTT/17/3111/FUL	Building 60, Chesterford Park, Little Chesterford Great Chesterford, CB10 1XJ	Extensions, alterations and refurbishment to the existing building B1 usage, with car and cycle parking, landscaping and associated works. Construction of reservoir.	B1A	3735	3735	3735	2956		
BUILT: B1C LIGHT INDUSTRIAL									
UTT/18/1365/FUL	Woodgates Farm Woodgates End Broxted CM6 2BN	Partial demolition of existing Employment Buildings and erection of 2 no. replacement Employment Buildings for B1, B2 and B8 uses, with landscaping, access improvements and car parking (amended scheme to that approved under planning permission UTT/17/0621	B1, B2 & B8	0	0	0		B1C	675



Planning ref	Site	Proposal	Use	Total Floorspace (sqm)	Floorspace Completed in monitoring year (sqm)	Total Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Use Class lost	Floorspace lost (sqm)
UTT/19/1437/FUL	77 High Street Great Dunmow CM6 1AE	Demolition of existing buildings and erection of 29 no. Retirement Living (Category II Sheltered Housing) apartments for the elderly with associated communal facilities, car parking and landscaping	C2	0	0	0		B1C	600
BUILT: B8 STORAGE & DISTRIBUTION									
UTT/20/2137/FUL	Units 1 & 2 Medina Business Centre Shire Hill, Saffron Walden CB11 3AQ	Change of use of both units to Class B8 (Storage and Distribution).	B8	150	150	150		D2	0
UTT/17/2608/FUL	Land South Of Henham Road, Debden, CB11 3NA	Demolition of existing commercial buildings and erection of 2 no. detached dwellings	C3	0	0	0		B8	218
UTT/17/2961/FUL	Clavering Farm Mill Lane Clavering Saffron Walden Essex CB11 4RL	Section 73A application for retrospective planning permission for the change of use of part of building 1 to retail use (<i>implements previous permission for B1/B8/A1 use</i>)	B8	945	945	945		Equestrian/ Agriculture	0

Planning ref	Site	Proposal	Use	Total Floorspace (sqm)	Floorspace Completed in monitoring year (sqm)	Total Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Use Class lost	Floorspace lost (sqm)
BUILT: MIXED B USES									
UTT/18/1365/FUL	Woodgates Farm Woodgates End Broxted CM6 2BN	Partial demolition of existing Employment Buildings and erection of 2 no. replacement Employment Buildings for B1, B2 and B8 uses, with landscaping, access improvements and car parking (amended scheme to that approved under planning permission UTT/17/0621	B1, B2 & B8	2861	2861	2861	0	B1C	0
UTT/16/0788/FUL	Stansted Courtyard Parsonage Road Takeley CM22 6PU	Erection of 2 no. units for B1 use	B1	2530	970	970	0		



Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
OUTSTANDING: B1A OFFICE												
UTT/18/1280/FUL	Pages Farm Lubberhedges Lane Stebbing CM6 3BT	Change of use from agricultural building to flexible commercial use, addition of cladding, fenestration, new roof covering and internal works.	20-Dec-18	20-Dec-21	B1A	NOT STARTED	224	0		224	Agriculture	0
UTT/0849/05/SA	Site 600 Taylors End Stansted Airport Takeley CM24 1QW	Detailed approval of development for business, storage & distribution uses including the provision of associated access, parking, infrastructure & landscaping	16-Aug-05		B1a	STARTED	585	0		585		
UTT/16/2632/FUL	14 Cambridge Road Stansted CM24 8BZ	Mixed use development comprising 10 no. dwellings, ground floor retail unit with independent 1st floor office and 1.5 storey commercial building including associated garages, car parking and landscaping	13-Feb-17	13-Feb-20	B1A	NOT STARTED	664	0		664		
UTT/20/2380/PAO 3	The Old Mill Haslers Lane Dunmow CM6 1XS	Prior Notification of change of use of a building from office (use Class B1) to 12 no. dwellings (use Class C3)	16-Nov-20	16-Nov-25	C3	NOT STARTED	0	0		0	B1A	579

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/20/2468/PAO 3	3 Riverside Business Park Stoney Common Stansted CM24 8PL	Prior Notification of change of use from office to 2 no. dwellings	19-Nov-20	20-Nov-25	C3	NOT STARTED	0	0		0	B1A	116
UTT/19/1219/FUL	Land East Of Braintree Road (B1256) Dunmow	A full application for Refuse Lorry Depot, Classic Car storage and restoration business, flexible office space, enhanced public open space, cycle and pedestrian uses and associated development.	26-Mar-21	26-Mar-24	B1A, B2, SG	NOT STARTED	2320	0		2320		
UTT/19/2620/FUL	Brices Yard, Butt Green Valance Rd, Langley, Saffron Walden CB11 4RT	Extension to existing industrial unit (unit 4) and erection of new industrial unit (unit 5). (Revision to layout as approved under planning permission UTT/18/1775/FUL)	23-Jan-20	23-Jan-23	B1a/B1c /B8	STARTED	145	0		145		
UTT/20/3280/FUL	Woodside Green Farm Woodside Green Great Hallingbury, CM22 7UP	Change of use of agricultural building to offices and storage	19-Feb-21	19-Feb-24	B1A/B8	NOT STARTED	188	0		188	SG	0
UTT/17/0864/FUL	Home Farm Gaunts End, Green Street, Elsenham, CM22 6DR	Redevelopment of existing builders yard and horse manege to create 12 no. commercial units with parking	18-Oct-17	18-Oct-20	B1A	STARTED	800	0		800	SG	0

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/14/1887/FUL	Bentfield Rd, Stansted, CM2 8HL	Proposed two storey extension of office space. Creation of 13 car park spaces	20-Sep-14	20-Sep-19	B1A	STARTED	400	0		400		
UTT/18/2117/FUL	12C And 12D Stortford Road Great Dunmow CM6 1DA	Demolition of existing buildings and erection of replacement building to provide four self-contained flats	23-Oct-18	24-Oct-21	C3	NOT STARTED	0	0		0	B1A	249
UTT/18/0257/PAP 30	Units 1 And 2 Anso Corner Anso Road Hempstead Saffron Walden CB10 2NU	Prior notification of proposed change of use of offices to 2 no. dwellings	21-Mar-18	21-Mar-23	C3	NOT STARTED	0	0		0	B1A	540
UTT/18/0902/FUL	Armigers Farm Stanbrook Road Thaxted CM6 2NN	Proposed extension and remodeling of existing office unit.	30-May-18	30-May-21	B1A	NOT STARTED	99	0		99		
UTT/18/2478/FUL	Bluegates Farm Stortford Road Dunmow CM6 1SN	Proposed demolition of existing residential property and office building and replacement with 1no. office building, 2 no. cycle stores and 1 no. bin store, with 1no. office building, 2 no. cycle stores and 1 no. bin store	18-Apr-19	18-Apr-22	B1A	NOT STARTED	2322	0		2322		

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/19/0804/FUL	Plextek Ltd, London Road, Great Chesterford CB10 1NY	Proposed extensions and alterations as previously approved under UTT/16/0206/FUL	16-Oct-19	16-10-22	B1A	NOT STARTED	352	0		352		
UTT/19/0791/FUL	Old Mill Farm Stansted Road Elsenham CM22 6LL	Proposed change of use and conversion of redundant builders store and yard to B1 office use	08-Jul-19	08-Jul-22	B1A	NOT STARTED	165	0		165		
UTT/19/0022/OP	Land To The North Of Stewarts Way Manuden	Outline application with all matters reserved except access, for up to 22 dwellings, including 40% affordable units. Provision for children's nursery/pre-school (Class D1), with associated car parking. Creation of vehicular and pedestrian access	11-Jan-21	11-Jan-24	B1A/D1	NOT STARTED	188	0		188		
OUTSTANDING: B1C LIGHT INDUSTRIAL												
UTT/19/2875/FUL	Holroyd Components Ltd Shire Hill Industrial Estate Shire Hill Saffron Walden Essex CB11 3AQ	Proposed demolition of existing two storey factory and offices. Proposed extension to existing industrial accommodation providing two floors with accommodation and basement.	11-May-20	12-May-23	B1c	NOT STARTED	1318	0		1318	B1c	480

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/20/2258/FUL	Bulls Bridge Farm Bumpstead Road Hempstead CB10 2PP	Demolition of existing buildings, erection of 2 no. residential dwellings, and conversion/alteration of existing building to 1 no. residential dwelling with associated curtilage, off-street car parking and landscaping (revised scheme to that approved under UTT/20/0015/FUL.)	30-Oct-20	20-Oct-23	C3	NOT STARTED	0	0		0	B1c	330
UTT/19/3038/FUL	Lower House Farm The Street High Easter CM1 4QL	Change of use of redundant agricultural buildings to B1/B8 commercial uses	06-Feb-20	06-Feb-23	B1c	NOT STARTED	280	0		280		
UTT/17/3556/OP UTT/20/2148/DFO	Priory Lodge Station Road Little Dunmow CM6 3HF	Details following outline approval UTT/17/3556/OP - (Outline application with all matters reserved except for access for the demolition of all commercial buildings and removing of commercial storage and the erection of 8 no. detached dwellings	24-Feb-21	24-Feb-24	C3	NOT STARTED	0	0		0	B1C	132

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/19/0343/FUL	Unit 7 Ongar Road Trading Estate Ongar Road Dunmow Essex CM6 1EU	Change of use from joinery (B1) to Gym (D2)	30-May-19	30-May-22	D2	NOT STARTED	0	0		0	B1C	369
UTT/18/2781/FUL	Barn At Pledgdon Hall Farm Mill Road Henham Bishops Stortford Hertfordshire CM22 6BJ	Change of use of one agricultural building to B1 Light Industrial use	15-Apr-19	15-Apr-22	B1c	NOT STARTED	542	0		542		
UTT/19/2620/FUL	Brices Yard, Butt Green Valance Rd, Langley, Saffron Walden CB11 4RT	Extension to existing industrial unit (unit 4) and erection of new industrial unit (unit 5). (Revision to layout as approved under planning permission UTT/18/1775/FUL)	23-Jan-20	23-Jan-23	B1a/B1c /B8	STARTED	899	0		899		
UTT/20/2693/FUL	Dairy Pipelines, Dencora Park 18 Shire Hill, Saffron Walden	Construction of 2 no. light industrial units	10-Dec-20	11-Dec-23	B1C	NOT STARTED	310	0		310	B1c	150
OUTSTANDING: B2 GENERAL INDUSTRY												
UTT/19/1219/FUL	Land East Of Braintree Road (B1256) Dunmow	A full application for Refuse Lorry Depot, Classic Car storage and restoration business, flexible office space,	26-Mar-21	26-Mar-24	B1A, B2, SG	NOT STARTED	670	0		670		

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
		enhanced public open space, cycle and pedestrian uses and associated development.										
UTT/18/0176/FUL	Kinvara Business Centre Braintree Road Felsted CM6 3LB	Demolition of existing structures and the construction of a new building to provide 4 commercial units with associated landscaping and parking.	23-Apr-18	24-Apr-21	B2	NOT STARTED	639	0		639	B2	278
UTT/19/1253/FUL	Millway Stationery Ltd Chapel Hill Stansted CM24 8AP	Proposed change of use from B1/B8 and ancillary retail space to B2 (car garage)	30-Oct-19	30-Oct-22	B2	NOT STARTED	745	0		745		
UTT/17/1087/FUL	Site At Waltham Hall Farm, Bambers Green Road Takeley	Change of use to a Coach Depot (Sui Generis) comprising: Change of use agricultural grain store to coach maintenance workshop, and associated land for access and parking forecourt; refurbishment works to Network House, a curtilage listed building; demolition of 6 no. existing B2 workshops; access,	30-Oct-19	30-Oct-22	SG	NOT STARTED	0	0		0	B2	1204

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
		resurfacing and levelling of the existing coach depot, parking provision for cars and coaches; associated facilities (including toilet drop and wash down facilities); external lighting associated hard and soft landscaping including the reprofiling and construction of bunding and other boundary treatments including acoustic fencing; and associated infrastructure works.										
UTT/20/0614/OP	Claypits Farm Bardfield Road Thaxted CM6 2LW	Outline application for demolition of existing buildings and erection of 14 no. dwellings with all matters reserved except access and layout (alternative scheme to that approved under planning permission UTT/18/0750/OP)	28-Oct-21	28-Oct-24	C3	NOT STARTED	0	0		0	B2/SG	1601

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
OUTSTANDING: B8 STORAGE AND DISTRIBUTION												
UTT/20/2624/FUL	J F Knight Roadworks Ltd Cophall Lane Thaxted CM6 2LG	Demolition of all existing buildings and structures and comprehensive residential redevelopment comprising the construction of 7 no. new dwellings and related development (amended scheme to that approved under planning permission UTT/17/1896/FUL)	27-Jan-21	27-Jan-24	C3	NOT STARTED	0	0		0	B8	564
UTT/19/2620/FUL	Brices Yard, Butt Green Valance Rd, Langley, Saffron Walden CB11 4RT	Extension to existing industrial unit (unit 4) and erection of new industrial unit (unit 5). (Revision to layout as approved under planning permission UTT/18/1775/FUL)	23-Jan-20	23-Jan-23	B1a/B1c /B8	STARTED	225	0		225		
UTT/20/0594/FUL	Building North Of Pond Farm Duck End Stebbing	Alteration to and the conversion of a B8 storage building to a C3 dwelling house.	01-Jun-20	01-Jun-23	C3		0	0		0	B8	129
UTT/20/0775/FUL	Land To The West Of Newmarket Road Great Chesterford	Change of use of a redundant farmyard for the positioning of circa 80 storage containers to provide a self-	06-Jul-20	06-Jul-23	B8	NOT STARTED	1184	0		1184		

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
	Saffron Walden	storage facility and the erection of a 2.4m high welded mesh fence.										
UTT/20/1020/FUL	Riverside Books Ltd Pyes Farm Mole Hill Green Molehill Green Road Felsted Dunmow Essex CM6 3JR	Demolition of existing B8 (storage and distribution) use buildings and erection of new B8 use buildings.	08-Jul-20	08-Jul-23	B8	NOT STARTED	5188	0		5188	B8	4988
UTT/20/2258/FUL	Bulls Bridge Farm Bumpstead Road Hempstead CB10 2PP	Demolition of existing buildings, erection of 2 no. residential dwellings, and conversion/alteration of existing building to 1 no. residential dwelling with associated curtilage, off-street car parking and landscaping (revised scheme to that approved under UTT/20/0015/FUL.)	30-Oct-20	20-Oct-23	C3	NOT STARTED	0	0		0	B8	338

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
UTT/17/3556/OP UTT/20/2148/DFO	Priory Lodge Station Road Little Dunmow CM6 3HF	Details following outline approval UTT/17/3556/OP - details of appearance, landscaping, layout and scale. (Outline application with all matters reserved except for access for the demolition of all commercial buildings and removing of commercial storage and the erection of 8 no. detached dwellings, modifying the existing access to Priory Lodge)	24-Feb-21	24-Feb-24	C3	NOT STARTED	0	0		0	B8	70
UTT/0849/05/SA	Site 600 Taylors End Stansted Airport Takeley CM24 1QW	Detailed approval of development for business, storage & distribution uses including the provision of associated access, parking, infrastructure & landscaping	16-Aug-05		B8	STARTED	14,870	5826		9044		
UTT/19/3038/FUL	Lower House Farm The Street High Easter CM1 4QL	Change of use of redundant agricultural buildings to B1/B8 commercial uses	06-Feb-20	06-Feb-23	B8	NOT STARTED	440	0		440		
UTT/19/0754/FUL	Barns At Chickney Road (also	Change of use of two agricultural	21-Jun-19	21-Jun-22	B8	NOT STARTED	1,600	0		1,600		

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
	Known As Oak Meadow) Chickney Road Debden Essex	buildings to B8 business use										
UTT/20/2416/FUL	Barn At Peggerells Farm Sheering Road Hatfield Heath Bishops Stortford CM22 7LJ	Prior notification of change of use of building used for Class B8 (Storage and Distribution) to 3 no. dwellings	31-Mar-21	31-Mar-24	C3	NOT STARTED	0	0		0	B8	440
UTT/19/0791/FUL	Old Mill Farm Stansted Road Elsenham CM22 6LL	Proposed change of use and conversion of redundant builders store and yard to B1 office use	08-Jul-19	08-Jul-22	B1a	NOT STARTED	0	0		0	B8	165
UTT/19/2311/OP	Pleasant View Gaston Green Sawbridgeworth Road Little Hallingbury CM22 7QS	Outline application with all matters reserved, except for access, for the demolition of existing industrial buildings and the erection of 3 no. detached dwellings	22-Apr-20	22-Apr-23	C3	NOT STARTED	0	0		0	B8	400
UTT/20/3280/FUL	Woodside Green Farm Woodside Green Great Hallingbury, CM22 7UP	Change of use of agricultural building to offices and storage	19-Feb-21	19-Feb-24	B1A/B8	NOT STARTED	1607	0		1607	SG	0

Planning Ref	Site	Proposal	Approved	Expires	Use Class	Status	Total Floorspace (sqm)	Floorspace Completed (sqm)	Floorspace Superseded (sqm)	Floorspace Outstanding (sqm)	Use Class lost	Floorspace to be lost (sqm)
OUTSTANDING: MIXED USE B CLASS												
UTT/20/0921/DFO	Commercial Centre Ashdon Road Saffron Walden Essex CB10 2NH	Details following outline application UTT/17/3413/OP - Erection of 4no. commercial buildings for use as B1, B2 and/or D2 in the alternative together with access road, car parking, bin and bike stores and associated works. Details of appearance, landscaping, layout and scale	19-Feb-21	19-Feb-23	B1/B2/D2	NOT STARTED	1250	0		1250		
UTT/17/3429/OP	Land To The East Of Shire Hill Saffron Walden	Outline planning application, with all matters reserved except for access, for Business Use (Use Class B1) together with associated infrastructure including roads, drainage, access details from Shire Hill.	29-Nov-19	29-Nov-22	B1	NOT STARTED	1707	0		1707		
UTT/19/2614/FUL	Apple Tree Yard Fullers End Tye Green Road Elsenham Bishops Stortford Hertfordshire CM22 6DU	Demolition of existing commercial buildings & erection of 2no. detached and 2no. semi-detached dwellings with associated off-street parking.	22-Jun-20	22-Jun-23	C3	NOT STARTED	0	0		0	B1/B2/B8	250

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UTT/20/0712/PAR 3	Building At Stevens Farm Wicken Road Clavering Saffron Walden Essex CB11 4QT	Prior notification of change of use of agricultural building to flexible use within Shops, Financial and Professional Services, Restaurants and Cafes, Business, Storage or Distribution, Hotels, or Assembly or Leisure	29-May-20	01-Jun-25	B1/B8	NOT STARTED	300	0		300	Agriculture	0
UTT/17/0071/FUL	Church Road Business Units, Church Road Great Hallingbury	Change of use of Vacant Agricultural Barn to Seven Light Industrial or Warehouse Units.	31-May-17	31-May-20	B1c/B8	STARTED	435	0		435	Agriculture	0
UTT/19/1253/FUL	Millway Stationery Ltd Chapel Hill Stansted CM24 8AP	Proposed change of use from B1/B8 and ancillary retail space to B2 (car garage)	30-Oct-19	30-Oct-22	B1/B8	NOT STARTED	0	0		0	B1/B8	745
UTT/20/0832/OP	Malins Roofing Pyes Cottage Onslow Green Barnston CM6 3PR	Outline application for the demolition of existing office and storage buildings, removal of open storage and car parking in relation to the operation of Malins Roofing and erection of 1 no. detached dwelling.	11-Jun-20	11-Jun-23	C3	NOT STARTED	0	0		0	B1a/B8/SG	155

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UTT/16/0788/FUL	Stansted Courtyard Parsonage Road Takeley CM22 6PU	Erection of 2 no. units for B1 use	25-Jul-16	27-Jul-19	B1	STARTED	2530	970		1560		



Appendix 4 Summary of Local Facilities (extracted from Facilities Assessment, Infrastructure Delivery Plan, December 2021)

Parish or Village	Population Estimate 2017	Dwellings Estimated in 2019	Doctors Surgery	Dentist	Food Shops	Post Office	Community Hall
Saffron Walden	17,050	7,739	2	7	6	2	3
Great Dunmow	9,636	4,691	2	4	2	1	2
Stansted Mountfitchet	6,459	2,950	1	3	2	1	1
Thaxted	3,325	1,462	1	1	2	1	1
Newport	2,371	1,221	1		1	1	1
Hatfield Heath	2,077	793	1		1	0.5	1
Takeley	5,212	1,978		2	1	1	1
Great Chesterford	1,543	776	2		1		1



Parish or Village	Population Estimate 2017	Dwellings Estimated in 2019	Doctors Surgery	Dentist	Food Shops	Post Office	Community Hall
Felstead	3,112	1,209	1		1	1	1
Elsenham	2,620	1,475	1		1	1	1
Hatfield Broad Oak	1,268	541	1		1	1	1
Clavering	1,356	566			1	1	1
Stebbing	1,363	585			1		1
Birchanger	2,632	935			1		1
Henham	1,313	557			1	0.5	1
Wendens Ambo	459	202			1		1
Quendon and Rickling	610	287					1
Debden	882	338			1	0.5	1



Parish or Village	Population Estimate 2017	Dwellings Estimated in 2019	Doctors Surgery	Dentist	Food Shops	Post Office	Community Hall
Wimbish	1,705	543			1	0.5	1
Flitch Green	2,457	883			1		1
Widdington	473	202					1
Leaden Roding	691	274			1		1
Ashdon	920	383					1
Great Easton	1,128	449					1
Little Hallingbury	1,669	616				0.5	1
Littlebury	862	358					1
Radwinter	607	283				0.5	1
Maunden	684	289					1
Chrishall	582	236					1



Parish or Village	Population Estimate 2017	Dwellings Estimated in 2019	Doctors Surgery	Dentist	Food Shops	Post Office	Community Hall
High Roding	511	231					1
Barnston	917	381					1
Farnham	417	184					1
High Easter	756	288					1
Great Sampford	618	236					1

