**Redditch Borough Council**

**Authority Monitoring Report 2017/18**

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**Introduction**

**Monitoring Framework**

The Council has a duty to monitor the effectiveness of planning policies under Regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations 2012, through the production of an Authority Monitoring Report (AMR). The Regulations set out what information should be contained in the AMR, and are summarised in Table 1 below.

Table 1: Monitoring requirements

|  |  |
| --- | --- |
| Regulation 34 (1) | **Progress of the Local Development Scheme (LDS)** Including:* the title of development plan documents (DPD) or supplementary planning documents (SPD) specified in the Council’s LDS
* the preparation timetable specified for each of the above documents
* the stage that each document has reached in its preparation
* if any document is behind schedule, identify the reasons why
* where any document identified above has been adopted or approved within this monitoring period, specify the date of adoption/ approval
 |
| Regulation 34 (2) | **Non implementation of a Local Plan policy*** identify the policy
* set out the reasons why the policy is not being implemented
* set out the steps (if any) that the Council intends to take to secure that the policy is implemented
 |
| Regulation 34 (3) | **Housing delivery** Including:* Housing requirement for the plan period
* number of net additional dwellings
* number of net additional affordable dwellings

Information to be recorded by:* the relevant monitoring period
* since the policy was first published, adopted or approved
 |
| Regulation 34 (4) | **Neighbourhood planning**Details relating to where the Council has made a neighbourhood development order or a neighbourhood development plan |
| Regulation 34 (5) | **Community Infrastructure Levy (CIL)*** include information specified in regulation 62(4) of the Community Infrastructure Levy Regulations 2010
* details of CIL receipts
* CIL expenditure in the relevant monitoring period
* summary of CIL expenditure
 |
| Regulation 34 (6) | **Duty to Cooperate**Details of what action has been taken during the monitoring period with another local planning authority, county council, or a body or person prescribed under section 33A of the Localism Act 2011 (c.20, Part 6, Chapter 1, Section 110) |
| Regulation 34 (7) | **Availability of AMR**Make up to date information publicly available as soon as possible in accordance with Regulation 35:* for inspection at the principal office and other appropriate locations
* published on the Council’s website
 |

The Borough of Redditch Local Plan No.4 (BORLP4) was adopted on the 25th January 2017 and this will be the first monitoring year where we will report progress of the Local Plan. Monitoring and review is an essential part of the plan-making process and is crucial to the successful delivery of the Council’s planning policy documents. The process of monitoring and review enables a comprehensive and robust evidence base to be built, against which Local Development Documents (LDD) and their implementation can be assessed. It also enables trends to be identified which the Council may need to respond to through production or review of DPDs, SPDs or individual policies.

Regulations 34 (1), (4), (5) and (6) are addressed under specific sections in this document alongside other monitoring reporting that the Council undertakes, such as the Brownfield Register and the Self-build and Custom-build Register. Regulations 34 (2) and (3) are addressed within the specific Local Plan section of this document. It is essential that the Plan’s policies are monitored and assessed as this provides data relating to their effectiveness, whether they are working properly or whether they may need to be reviewed.

This AMR monitors the period between 1 April 2016 and 31 March 2017.

**Further Information**

In accordance with Regulations 34 (7) and 35, this AMR is available for public inspection at the Town Hall (Redditch). It can also be viewed and downloaded on the Council’s website –[www.redditchbc.gov.uk](http://www.redditchbc.gov.uk)

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**Local Development Scheme (LDS) Implementation***Regulation 34 (1)*

The LDS is a project management plan, which sets out the timetable for the production of all planning policy documents which the Council seeks to produce that collectively make up the Development Plan for the Borough. This section reviews the Council’s performance and progress in terms of document preparation against the timetable and milestones outlined in the LDS. Where there has been some deviation from the timetable, it is explained why this has occurred and indicates how the Council intends to respond.

The current LDS came into effect on xxxx and the most recent timetable for the LDS can be found below.

**Table 1: LDS Timetable**

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  | **2017** | **2018** | **2019** | **2020** |
|  | **J** | **F** | **M** | **A** | **M** | **J** | **J** | **A** | **S** | **O** | **N** | **D** | **J** | **F** | **M** | **A** | **M** | **J** | **J** | **A** | **S** | **O** | **N** | **D** | **J** | **F** | **M** | **A** | **M** | **J** | **J** | **A** | **S** | **O** | **N** | **D** | **J** | **F** | **M** | **A** | **M** | **J** | **J** | **A** | **S** | **O** | **N** | **D** |
|  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |

**Key**

|  |  |
| --- | --- |
|   |  |
|  |  |
|  |  |

|  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- |
|  | Publication and consultation on Issues and Options Document |  | Publication and consultation on Preferred Options Document |  | Publication and consultation on Pre-Submission Document |
|  | Submission to Planning Inspectorate |  | Commencement of the Examination Period |  | Receipt of Inspector’s Report |
|  | Adoption |  | Supporting evidence consulted on |  | Call For Sites Submissions  |

The table below indicates the targets the Council intends to achieve with its planning policy and document preparation by the xxx. It records what was actually achieved and highlights, where necessary, where revisions will be needed to the LDS. The performance of each milestone has been rated as follows:

|  |  |
| --- | --- |
| ⚫ | **Excellent -**Indicates that the milestone has been reached, or that slippage has not been by more than three months |
| ⚫ | **Fair -**Indicates that the milestone was not met, and slippage has been by more than three but not more than six months |
| ⚫ | **Poor -**Indicates that the milestone was not met, and slippage has been by more than six months |
| ⚫ | **Not applicable to this monitoring year** |

|  |  |  |  |
| --- | --- | --- | --- |
| LDS Target:By 31 March 2017 | What was achieved By 31 March 2017 | Delay | Rating |
|  |  | N/A | ⚫ |
| **Allocations s Plan DPD** | Production of the Allocations Plan DPD is to follow after adoption of the BORLP4. The timetable for production falls beyond this monitoring year. | N/A | ⚫ |

INSERT SOME NARRATIVE TO EXPLAIN THE ABOVE TABLE

**Neighbourhood Plans***Regulation 34 (4)*

Neighbourhood Plans are community produced documents, which when ‘made’ (adopted) form part of the development plan for the Borough. The Council is committed to helping communities to produce Neighbourhood Plans and will engage constructively with local people throughout the process. Where resources allow, we will attend meetings and consultation events, give advice and review draft material.

Figure 1 identifies where Neighbourhood Plans are being prepared and Table 1 indicates their progress made to date.

Figure 1: Designated Neighbourhood Areas in Redditch Borough

 

Table 3: Neighbourhood Plan progress

|  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- |
| **Neighbourhood Plan** | **Neighbourhood Area Designated** | **Pre-submission Consultation** | **Local Authority Publicity Period** | **Submitted for Examination** | **Examiners Report Received** | **Referendum** | **Made** |
| Feckenham Parish | 21/1/15 | - | - | - | - | - | - |

INSERT NARRATIVE TO EXPAND ON ACHIEVEMENTS IN THE MONITORING YEAR

**CIL / S106 Contributions***Regulation 34 (5)*

The Community Infrastructure Levy (CIL) represents a new system of collecting monies from developer contributions to fund infrastructure, which will benefit the development of an area. CIL came into force on 6th April 2010 through the CIL Regulations 2010 (as amended). The powers enabling Councils to introduce the planning charge having been introduced through the Planning Act 2008 (as amended). It will introduce a standard charge per square metre applied to all qualifying developments. The charge will be applied at the time planning permission is granted and normally be paid upon commencement of development.

CIL will provide a more transparent, fairer approach to securing funds from developer contributions for a broader range of developments than from the existing planning obligations system (Section 106 legal agreements). It will help to secure a funding stream for infrastructure, but should be regarded as complimentary to other sources of funding. The amount of CIL charged must be informed by and not adversely affect the viability of development in an area.

The decision on how to raise developer contributions in Redditch in the future is still to be decided. Planning obligations and Section 106 agreements have continued to be negotiated. Due to uncertainties over the future of the CIL Regulations it is not proposed at this time that a CIL will be pursued by the Council. Should this position change in the future, a revised LDS will include details of the preparation of a CIL for Redditch Borough Council.

IF WE DON’T PRODUCE A CIL CHARGING SCHEDULE, WOULD IT BE USEFUL TO LIST HERE THE MONIES ETC SECURED THROUGH S106, THE TIMEFRAME FOR THEIR SPEND AND WHAT/WHEN DELIVERY HAS BEEN ACHIEVED? THIS MIGHT BE USEFUL GIVEN THE QUERY THAT GEMMA AND I HAD EARLIER THIS YEAR AND WOULD ALSO ENSURE THAT SPEND DEADLINES DIDN’T FALL OFF OUR RADAR

**Duty to Cooperate***Regulation 34 (6)*

The Localism Act introduced the ‘Duty to Co-operate’. This Duty requires local authorities to work with neighbouring authorities and other prescribed bodies to maximise the effectiveness of the preparation of their development plan documents and supporting activities so far as it relates to a strategic matter. The Town and Country Planning Regulations (Local planning) (England) 2012, require local authorities to include details of what action has been undertaken in accordance with duty to co-operate within annual monitoring reports.

Redditch Borough Council has a long history of joint working and cooperation with its neighbouring authorities and key stakeholders to achieve better spatial planning outcomes. On-going and constructive engagement with neighbouring authorities and relevant organisations has taken place since work on the Core Strategy began in 2004. It has long been recognised that when producing a local plan it is not possible to produce it in isolation as there are a number of cross boundary planning issues that need to be taken into account.

Throughout the preparation of the BORLP4 there was on-going liaison and co-operation with the nominated statutory bodies and neighbouring authorities with issues being identified initially via formal liaison and the consultation process. The full extent of these discussions and issues identified can be found within the Council’s ‘Statement of Compliance with Duty to Co-Operate’, which is available on the Council’s website.

The Council has produced a Statement of Compliance with the Duty to Cooperate, which explores the extent to which the Council has complied with requirements set out in the Planning and Compulsory Purchase Act 2004 and within the National Planning Policy Framework (NPPF). The document can be viewed on the Council’s website at:

<http://www.redditchbc.gov.uk/media/733246/CD13-RBC-Statement-of-Compliance-with-the-Duty-to-Cooperate-Mar-2014-.pdf>

WE PROBABLY NEED TO ADD SOME SUPPLEMENTARY INFORMATION RELATING TO THE ONGOING BIRMINGHAM ISSUE SINCE PLAN SUBMISSION FOR THE TIME BEING.

HOWEVER, WE WILL NEED TO RETHINK THIS SECTION WHEN WE KNOW THE OUTCOME OF THE ‘STATEMENT OF COMMON GROUND’ CONSULTATION.

**Brownfield Register**

The Housing and Planning Act, 2016 made provision for local authorities to prepare, maintain and publish a register of brownfield land and the Government introduced a requirement for all Local Planning Authorities to publish a Brownfield land Register. The register should identify previously developed sites in the district that we have assessed as being suitable for housing. The BLR is a comprehensive list of all brownfield sites in a local authority area that are suitable for housing. The registers will help house builders identify suitable sites quickly, speeding up the construction of new homes.

The BLR is compiled in two parts;

* Part 1 will include sites categorised as previously developed land which are suitable, available and achievable for residential development.
* Part 2 will allow LPAs to select sites from Part 1 and grant permission in principle (PiP) for housing led development. There are currently no sites that have been put forward for Part 2.

The Brownfield Register is informed by a number of different sources including the Strategic Housing and Land Availability Assessment (SHLAA) and the Housing land Availability Assessment

There are 16 entries on the Brownfield Register for Redditch. There is a need to monitor how quickly the sites come forward for development for monitoring purposes. The information has not been monitored for the period 2016-17, but any sites that

**Custom and Self Build Register**

The Government wants to enable more people to build and design their own homes and have recently published national guidance which sets out how Councils should manage the demand for self-build and custom house building. The Self Build Register provides an indication of the demand for self and custom build homes in Redditch and allows the Council to develop its housing and planning policies to support the most appropriate self and custom build projects. As of 1st April 2016, Local Authorities are required to keep a register of individuals and associations who are interested in self-build in their area.

There is a duty on Local Authorities to give suitable development permissions for enough serviced plots of land to meet the demand shown on ‘Part 1’ for self and custom build housing as identified on its register in a given ‘base’ period. Since 1st April 2017 the Redditch self-build register has been divided into ‘Part 1’, where a local connection test is applied and ‘Part 2’ for applicants that do not meet the local connection tests set.

The first base period runs from the date that the register was established (1st April 2016) until 31st October 2016; the second base period runs from 1st November 2016 – 31st October 2017. Local Authorities have three years from the end of each base period to permission enough ‘serviced plots’ to meet the demand shown in the respective base periods.

There are 17 people on the self-build register. The number of people on Part 1 of the register for the first base period in Redditch is 5 and the requirement to permission sufficient serviced plots to meet this demand expires on 31st October 2019. This means that, between 1st November 2016 and 31st October 2019, the Council will need to demonstrate that at least 5 plots suitable for self-build have been granted planning permission.

The number of people on Part 1 of the Register for the second base period is 8. The three years to permission at least 8 serviced plots will expire on 30th October 2020. This means that the Council needs to demonstrate that at least 8 plots suitable for self-build have been granted planning between 1st November 2017 and 31st October 2020 in addition to the 5 plots required from the first base period.

**Table ?: Self Build and Custom Build Register**

|  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- |
| Date of Entry | Part 1 or 2 | Preferred Location | Size of Property | Plot Size | No. of applications approved |
| 18/05/2016 | Part 1 | Redditch | 3/4 bed  | 15 - 20 sqm up to 0.5 acre |  |
| 18/05/2016 | Part 1 | Church Hill North, any Redditch area  | 4/5 bed with garage  | Not specified |  |
| 18/09/2016 | Part 1 | Woodpiece Lane, Church Hill, although happy anywhere in the Borough | 3/4 bed parking for 3 vehicles  | 160 - 180 sqm |  |
| 19/09/2016 | Part 1 | Within a ten mile radius of Redditch | Not Specified | 500 sqm |  |
| 30/09/2016 | Part 1 | Anywhere in Redditch | 4/5 bed | Circa 350m2 including garage |  |
| 12/10/2016 | Part 2 | Redditch | 4/5 bed | 0.5 - 1 acre |  |
| 20/12/2016 | Part 1 | Astwood Bank area  | 3 bed | 500 sqm  |  |
| 21/12/2016 | Part 1 | All areas within Redditch South & West considered | 2/3 bed house or Dormer bungalow | under 0.09 Ha |  |
| 21/12/2016 | Part 1 | Surrounding areas of Astwood Bank/ Feckenham  | 4/5 bed | 0.25+ arce |  |
| 03/01/2017 | Part 2 | Any location considered | 4 bed ECO house approx 200m2, parking for 2 cars, large garden | 0.2 acre |  |
| 24/05/2017 | Part 1 | Redditch or Bromsgrove Districts | 5 bed | 0.5 acre |  |
| 24/05/2017 | Part 1 | Redditch | 5 bed | 1000 sqm |  |
| 24/05/2017 | Part 2 | Astwood Bank, Feckenham | 3 bed | 0.5+ acre |  |
| 05/06/2017 | Part 1 | Redditch Town Centre | 3 bed | Not specified |  |
| 23/06/2017 | Part 1 | Redditch | 3/4 bed  | Not Specified |  |
| 04/08/2017 | Part 1 | Redditch | 3 bed | 2000 - 2500 sq ft |  |
| 20/10/2017 | Part 2 | Redditch | 4 bed | Up to 400 sqm |  |
| 16/05/2018 | Part 1 | Redditch | 4/5 bed | 150 sq meters  |  |

**Borough of Redditch Local Plan No.4 (BORLP4)**

The preparation of any plan should not be seen in isolation nor as a once and for all activity. Delivery of the plan is considered to be an iterative process and the Council aims to constantly strive for improvement. It is vital that any plan is checked at various stages to establish whether it is being implemented correctly, to make an assessment of outcomes and to check if these outcomes remain as intended and are still relevant. It is possible that monitoring outcomes will indicate that a plan will need to be updated to ensure that local policy remains consistent with national and local changes and up to date evidence.

Monitoring provides information on the performance of policy, the delivery of development and impacts on the environment. The main purpose of the monitoring indicators is to measure quantifiable physical activities that are directly related to, and are a consequence of, the implementation of planning policy. Therefore in order to effectively deliver the BORLP4 it is important that clear monitoring indicators are identified so that the effectiveness of the Plan can be easily assessed.

The purpose of planning policies is to deliver the Plan’s Vision, which is underpinned by a set of Strategic Objectives.

**BORLP4 Vision:** Redditch will be successful and vibrant with communities that have access to good job opportunities, good education, good health and are communities that people will be proud to live and work in.

**BORLP4 Strategic Objectives:** (in no specific order of preference)

**1.** To maintain and provide a high quality natural, rural and historic environment with a multifunctional Green Infrastructure network which maximises opportunities for enhancing biodiversity value, wildlife and ecological connectivity

**2.** To ensure that all new development in Redditch Borough will work towards the achievement of being carbon neutral in line with the National Standards

**3.** To reduce the causes of, minimise the impacts of and adapt to climate change

**4.** To protect, promote and where possible enhance the quality of the Borough’s landscape and Redditch Borough’s other distinctive features

**5.** To encourage safer, sustainable travel patterns, improve accessibility and maintain a balanced road hierarchy and reduce the need to travel

**6.** To enhance the visitor economy and Redditch’s cultural and leisure opportunities including Abbey Stadium

**7.** Reduce crime and anti-social behaviour and the fear of crime through high quality design and infrastructure, with regeneration achieved at Matchborough, Winyates and Woodrow District Centres

**8.** To improve the vitality and viability of Town and District Centres in the Borough by day and night by promoting a vibrant mix of uses including residential

**9.** To have sufficient homes meeting demographic needs, including affordable housing, providing for a range, mix, and type in the best locations, including on Strategic Sites

**10.** To have a strong, attractive, diverse and enterprising economic base with sufficient employment land, including Strategic Sites. Redditch will have employees with higher skills levels with strengthened links between business and education

**11.** To protect and enhance water, air and soil and minimise flood risk

**12.** Ensuring there is a range of health facilities that support existing and new communities and to promote the role of healthy living through good planning

**13.** To have demonstrated compliance with the “duty to cooperate” by providing for Redditch’s growth across Local Authority boundaries

Planning policies are implemented through the Development Management process. In measuring the extent to which Strategic Objectives are being met, this set of indicators serves to identify where policies need to be strengthened, maintained, changed, or, if necessary, removed from the Plan. Some of the policies in this Plan have a trigger or threshold for when the Council would need to look at revisions if the actual policy proposals either under provide or over provide significantly.

The monitoring indicators have been developed on a policy by policy basis to enable easy cross reference back to the Plan. However, some monitoring indicators may be appropriate for multiple policies. Rather than repeating these unnecessarily, they have been located under the most relevant policy and cross referenced.

To indicate performance against the Plan’s policies, a traffic light system has been used, which gives a quick indication of performance at a glance. Where appropriate, each indicator is supplemented with relevant data, an indication of which Strategic Objectives it contributes towards, a justification of the policy’s performance and if necessary, any actions that need to be undertaken by the Council.

|  |  |
| --- | --- |
| ⚫ | Indicates that the policy is effective, requirements are being met or exceeded |
| ⚫ | Indicates that the policy requirements are not being met but progress is being made |
| ⚫ | Indicates that the policy requirements are not being met |
| ⚫ | Not applicable to this policy at this time |

|  |
| --- |
| **Policy 1** Presumption in Favour of Sustainable Development |
| No. of planning applications determined against the NPPF ‘Presumption in favour of sustainable development’ specifically (paragraph 14) | 0 - BORLP4 was adopted in January 2017. All relevant policies are not currently considered to be out-of-date, therefore there is no need to apply NPPF paragraph 14 specifically for the purpose of decision-taking | ⚫ |
| **Strategic Objectives:** All |

SUPPLEMENTARY TEXT

**Sustainable Places to Live which Meet our Needs**

|  |
| --- |
| **Policy 2** Settlement Hierarchy |
| No. and percentage of applications approved in the Redditch urban area |  |  |
| No. and percentage of applications approved in Astwood Bank |  |  |
| No. and percentage of applications approved in Feckenham |  |  |
| No. and percentage of applications approved in locations beyond settlement boundaries |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 3** Development Strategy |
| Progress of Strategic Sites |  |  |
| No. of local needs housing sites approved |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 4** Housing Provision |
| Net additional dwellings completed which contribute towards the BORLP4 requirement of 6,400 dwellings |  |  |
| Net additional dwellings completed in Bromsgrove District which contribute towards the BORLP4 requirement |  |  |
| Five year housing land supply position |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 5** Effective and Efficient Use of Land |
| Average density of development achieved across the Borough |  |  |
| No. of dwellings built at less than 30 dwellings per hectare |  |  |
| No. of dwellings built between 30 and 50 dwellings per hectare |  |  |
| No. of dwellings built at greater than 50 dwellings per hectare |  |  |
| No. and density of dwellings built within/ adjacent to Redditch Town Centre and the District Centres |  |  |
| No. of bedrooms for completed dwellings |  |  |
| Size and type breakdown |  |  |
| No. of dwellings on brownfield land |  |  |
| No. of dwellings on greenfield land |  |  |
| No. of dwellings approved and refused on garden land |  |  |
| Amount of non-residential development on brownfield land |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 6** Affordable Housing |
| No. of affordable houses completed |  |  |
| No. of 100% affordable housing sites |  |  |
| Size and Tenure |  |  |
| % of affordable housing as part of total housing completions |  |  |
| No. of applications approved citing economic viability of affordable housing provision as an issue |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 7** Gypsies, Travellers & Travelling Showpeople |
| No. of pitches/ yards | No need for pitches until post 2019/20 | ⚫ |
| No. of enforcement cases regarding unauthorised encampments |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT - Insert reference to most up to date GTAA, expand on what it says etc. <http://www.bromsgrove.gov.uk/media/1665219/Worcestershire%20Gypsy%20and%20Traveller%20Accommodation%20Assessment.pdf>

|  |
| --- |
| **Policy 8** Green Belt |
| Amount of Green Belt in hectares | This figure wont change but it might be worth inserting some text to identify how much land was removed from the GB on adoption of the BORLP4 | ⚫ |
| No. of planning applications approved on Green Belt land |  |  |
| % of planning applications approved on Green Belt land |  |  |
| No. of planning applications refused on Green Belt land |  |  |
| % of planning applications refused on Green Belt land |  |  |
| No. of appeals upheld / dismissed on Green Belt land |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

Suggestion for data table…

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Type of development | Appropriate | Inappropriate | Approved | Refused | Allowed on Appeal | Dismissed at Appeal |
| New buildings (agriculture/ forestry) |  |  |  |  |  |  |
| New buildings (outdoor sport/ recreation) |  |  |  |  |  |  |
| New buildings (limited infilling) |  |  |  |  |  |  |
| New buildings (redevelopment of PDL) |  |  |  |  |  |  |
| Extensions to resi |  |  |  |  |  |  |
| Extensions to non-resi |  |  |  |  |  |  |
| Replacement buildings |  |  |  |  |  |  |

|  |
| --- |
| **Policy 9** Open Countryside |
| Amount of Open Countryside in hectares | This figure wont change  | ⚫ |
| No. of planning applications approved on Open Countryside land |  |  |
| % of planning applications approved on Open Countryside land |  |  |
| No. of planning applications refused on Open Countryside land |  |  |
| % of planning applications refused on Open Countryside land |  |  |
| No. of appeals upheld / dismissed on Open Countryside land |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

Suggestion for data table…

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Type of development | Appropriate | Inappropriate | Approved | Refused | Allowed on Appeal | Dismissed at Appeal |
| New buildings (agriculture/ forestry) |  |  |  |  |  |  |
| Small scale recreation |  |  |  |  |  |  |
| To support existing/ new enterprise |  |  |  |  |  |  |
| Reuse of existing building |  |  |  |  |  |  |
| Replacement buildings |  |  |  |  |  |  |
| Extensions to resi |  |  |  |  |  |  |
| Extensions to non-resi |  |  |  |  |  |  |

|  |
| --- |
| **Policy 10** Rural Workers Dwellings |
| No. of dwellings approved on Green Belt/ Open Countryside land |  |  |
| % of planning applications approved on Green Belt/ Open Countryside land |  |  |
| No. of planning applications refused on Green Belt/ Open Countryside land |  |  |
| % of planning applications refused on Green Belt/ Open Countryside land |  |  |
| No. of appeals upheld / dismissed on Green Belt/ Open Countryside land |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

**Creating and Sustaining a Green Environment**

|  |
| --- |
| **Policy 11** Green Infrastructure |
| Progress of the Redditch Borough GI Strategy |  |  |
| No. of applications that contribute towards the Worcestershire Green Infrastructure Strategy |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 12** Open Space Provision**Policy 13** Primarily Open Space |
| Open space standard at adoption of BORLP4 |  |  |
| Current open space standard  |  |  |
| Gains to open space provision  |  |  |
| Losses of open space provision |  |  |
| % of open space, allotments, sports and recreational facilities provided through development |  |  |
| % of open space, allotments, sports and recreational facilities lost to development |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

ANNUAL OSNA UPDATES WILL POPULATE THIS AND WE MAY BE ABLE TO PULL OS PROVISION/ CONTRIBUTIONS INFO FROM THE S106 MONITORING

|  |
| --- |
| **Policy 14** Protection of Incidental Open Space |
| Gains to incidental open space provision  |  |  |
| Losses of incidental open space provision |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 15** Climate Change |
| No. of new homes by levels of the Code for Sustainable Homes |  |  |
| No. of BREEAM compliant buildings approved |  |  |
| Consideration of sustainable, locally sourced and recycled materials |  |  |
| Waste hierarchy during construction |  |  |
| No. of new developments with on-site renewable energy |  |  |
| No. of renewable energy applications granted permission and their capacity |  |  |
| Provision of vehicle charging points |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 16** Natural Environment |
| Natural Environment enhancements/ compensations |  |  |
| No. and condition of SSSIs |  |  |
| No. and condition of Local Wildlife Sites  |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 17** Flood Risk Management |
| No. of planning permissions granted contrary to advice of Environment Agency, the Lead Local Flood Authority or InternalDrainage Board on flood risk grounds |  |  |
| No. of new allocated developments located in the floodplain |  |  |
| No./ % of new (residential and commercial) development in flood zone 3 and flood zone 2 |  |  |
| No. of applications approved in areas prone to non-fluvial flooding |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 18** Sustainable Water Management |
| No. of new developments incorporating SuDs |  |  |
| No. of planning permissions granted contrary to advice of Environment Agency, the Lead Local Flood Authority or InternalDrainage Board on water quality grounds |  |  |
| % of watercourses within the Borough that meet the targets set out in the Water Framework Directive |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 19** Sustainable Travel and Accessibility |
| Provision of and improvements to walking and cycling infrastructure |  |  |
| No. of bus and rail travellers |  |  |
| % of people usual method of travel |  |  |
| Public Transport improvements |  |  |
| Number of new AQMAs declared |  |  |
| AQMA update |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 20** Transport Requirements for New Development |
| No. of applications requiring at Transport Assessment |  |  |
| No. of applications requiring a Travel Plan |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 21** Alexandra Hospital PublicTransport Interchange |
|  |  |  |
|  |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 22** Road Hierarchy |
|  |  |  |
|  |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

**Creating a Borough where Businesses can Thrive**

|  |
| --- |
| **Policy 23** Employment Land Provision |
| No. of hectares of employment land completed which contribute towards the BORLP4 requirement of 55ha |  |  |
| No. of hectares of employment land completed which contribute towards the BORLP4 requirement of 10ha in Bromsgrove District |  |  |
| No. of hectares of employment land completed which contribute towards the BORLP4 requirement of 19ha in Stratford-on-Avon District |  |  |
| Waste Management provision |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 24** Development within Primarily Employment Areas |
| No. of applications approved for non-employment uses in Primarily Employment Areas |  |  |
| Amount of employment land lost to non-employment uses |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 25** Development outside of Primarily Employment Areas |
| No. of applications approved for employment uses outside of Primarily Employment Areas |  |  |
| Completions of employment uses outside of Primarily Employment Areas |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 26** Office Development |
| No. of applications approved for office development |  |  |
| Completions of office development |  |  |
| Vacant office space lost to alternative uses |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 27** Rural Economic Development |
| Provision of small scale rural offices |  |  |
| Provision of other small scale rural development |  |  |
| No. of COU of rural buildings |  |  |
| No. of conversions of rural buildings |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 28** Supporting Education, Training and Skills |
| No. of training places provided |  |  |
| Amount of financial contributions received towards training places |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 29** Broadband and Telecommunications |
| Improvements to broadband infrastructure |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

**Improving the vitality and viability of Redditch Town Centre and District Centres**

|  |
| --- |
| **Policy 30** Town Centre and Retail Hierarchy |
| Comparison floorspace - losses and gains  |  |  |
| Convenience floorspace - losses and gains |  |  |
| Public realm improvements |  |  |
| Evening economy - losses and gains |  |  |
| Provision of new small specialist shops |  |  |
| Vitality/ frequency of markets |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 31** Regeneration for theTown Centre  |
| Progress of Priority Projects |  |  |
| Town Centre health check |  |  |
| Vacancy rates in the Town Centre |  |  |
| Progress of Town Centre development sites |  |  |
| Delivery of Town Centre Strategy |  |  |
| **Strategic Objectives:** |

SUPPLEMENTARY TEXT

Suggestion for data table…

|  |  |  |
| --- | --- | --- |
| Priority Project | Progress to date | Progress this year |
| Tackling the Ringway |  |  |
| Improving Public Spaces and Car Parking |  |  |
| Sense of Arrival and Signage |  |  |
| Improving the Café and Restaurant Offer |  |  |
| Enhancing the evening and night time economy |  |  |
| Enhancements to Church Green |  |  |
| Tackling the Train Station |  |  |
| Rejuvenation of Silver Street/ Royal Square |  |  |
| Improved Lighting, Safety and Security in the Town centre |  |  |
| Public Art Programme |  |  |
| Encouraging Town Centre Living |  |  |

|  |  |  |
| --- | --- | --- |
| Town Centre Development Site | Progress to date | Progress this year |
| Church Road/ North West Quadrant |  |  |
| Edward Street |  |  |
| Prospect Hill |  |  |

|  |
| --- |
| **Policy 32** Protection of the Retail Core |
| A1 losses in Primary Shopping Zone |  |  |
| COU from A1 contrary to policy refused  |  |  |
| No. and percentage of units with A5 use within the Town Centre |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

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| --- |
| **Policy 33** Use of Upper Floors |
| Amount of vacant upper floor space brought back into use in the Town Centre and District Centres |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 34** District Centre Redevelopment |
| Progress of District Centre redevelopment |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |  |  |
| --- | --- | --- |
| District Centre | Progress to date | Progress this year |
| Matchborough |  |  |
| Winyates |  |  |
| Woodrow |  |  |

|  |
| --- |
| **Policy 35** Health ofDistrict Centres |
| District Centres audit |  |  |
| Losses/ gains to retail provision |  |  |
| Vacancy rates in District Centres |  |  |
| No. and percentage of units with A5 use within the District Centres |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

**Protecting and Enhancing Redditch’s Historic Environment**

|  |
| --- |
| **Policy 36** Historic Environment |
| No. of listed buildings (all grades) |  |  |
| No. of Listed Buildings demolished |  |  |
| No. of listed buildings and archaeological sites on Historic England’s register of buildings/sites ‘at risk’ |  |  |
| No. of Scheduled Monuments |  |  |
| No. of +ve and -ve outcomes following Conservation intervention |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 37** Historic Buildings and Structures |
| No. of buildings on the Local List (Locally Listed Heritage Assets) |  |  |
| No. of Article 4 Directions raised |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 38** Conservation Areas |
| No. of Conservation Areas with an up to date Character Appraisal and Management Plan |  |  |
|  |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

**Creating Safe and Attractive Places to Live and Work**

|  |
| --- |
| **Policy 39** Built Environment |
| No. of temporary buildings approved |  |  |
| No. of temporary buildings replaced with a permanent building |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 40** High Quality Design and Safer Communities |
| % of people to which fear of crime is an issue |  |  |
| No. of recorded crimes |  |  |
| No. of recorded ASBO’s |  |  |
| Progress of Design SPD preparation |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 41** Shopfronts and Shopfront Security |
| No. of replacement shopfronts approved/ refused |  |  |
| No. of applications for roller shutters approved/ refused |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 42** Advertisements |
| No. of advertisement applications approved/ refused |  |  |
| No. of Advertisement applications affecting historic buildings approved/ refused |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 43** Leisure, Tourism and Abbey Stadium |
| No. of leisure, tourism or culture applications approved/ refused |  |  |
| Location of leisure, tourism or culture applications approved/ refused |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 44** Health Facilities |
| No. of applications for Health related development approved/ refused |  |  |
| Location of Health related development approved/ refused |  |  |
| Loss of healthcare land or buildings to other uses |  |  |
| % of obese children in Year 6 of Primary School |  |  |
| % of adults who are obese |  |  |
| % of adults who eat a healthy diet |  |  |
| % of adults who participate in recommended levels of physical activity  |  |  |
| Average life expectancy |  |  |
| Mortality Rates from circulatory diseases under the age of 75 |  |  |
| Mortality rates from cancers under the age of 75 |  |  |
| Average yearly excess winter deaths |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policy 45** Cemeteries |
| Amount of new cemetery land identified |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

|  |
| --- |
| **Policies 46 - 49** Strategic Sites |
| Policy 46Brockhill East | Summary of development progress |  |
| Policy 47Land to the rear of the Alexandra Hospital |  |  |
| Policy 48Webheath |  |  |
| Policy 49Woodrow |  |  |
| **Strategic Objectives:**  |

|  |
| --- |
| **Policy RCBD1** Redditch Cross Boundary Development |
| Site 1Foxlydiate | Summary of development progress |  |
| Site 2Brockhill |  |  |
| **Strategic Objectives:**  |

SUPPLEMENTARY TEXT

Suggestion for data table…

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Site Allocation | Requirements | Progress to date | Progress last year | Progress this year |
| Policy 46Brockhill East | 1025 dwellings, employment (8.45 ha), District Centre, first school, public transport network |  |  |  |
| Policy 47Land to the rear of the Alexandra Hospital | 145 dwellings (min), employment (1.85 ha) |  |  |  |
| Policy 48Webheath | 400-600 dwellings |  |  |  |
| Policy 49Woodrow | 180 dwellings |  |  |  |
| Site 1Foxlydiate | Approximately 2800 dwellings, a first school and a Local Centre, includingassociated community infrastructure |  |  |  |
| Site 2Brockhill | Approximately 600-700 dwellings |  |  |  |

Conclusions

Table ? below represents the performance of all the monitoring indicators at a glance.

Table ? Overall performance of the BORLP4

|  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- |
| **Policy 1** |  | **Policy 18** |  | **Policy 35** |  |
| **Policy 2** |  | **Policy 19** |  | **Policy 36** |  |
| **Policy 3** |  | **Policy 20** |  | **Policy 37** |  |
| **Policy 4** |  | **Policy 21** |  | **Policy 38** |  |
| **Policy 5** |  | **Policy 22** |  | **Policy 39** |  |
| **Policy 6** |  | **Policy 23** |  | **Policy 40** |  |
| **Policy 7** |  | **Policy 24** |  | **Policy 41** |  |
| **Policy 8** |  | **Policy 25** |  | **Policy 42** |  |
| **Policy 9** |  | **Policy 26** |  | **Policy 43** |  |
| **Policy 10** |  | **Policy 27** |  | **Policy 44** |  |
| **Policy 11** |  | **Policy 28** |  | **Policy 45** |  |
| **Policy 12** |  | **Policy 29** |  | **Policy 46** |  |
| **Policy 13** |  | **Policy 30** |  | **Policy 47** |  |
| **Policy 14** |  | **Policy 31** |  | **Policy 48** |  |
| **Policy 15** |  | **Policy 32** |  | **Policy 49** |  |
| **Policy 16** |  | **Policy 33** |  | **Policy RCBD1** |  |
| **Policy 17** |  | **Policy 34** |  |  |  |

Revisit Vision?

Identify which policies meet/ contribute towards the Strategic Objectives?

**Sustainability Appraisal Significant Effects Indicators**

Sustainable Development is a key theme in the planning system. At the heart of the National Planning Policy Framework is a **presumption in favour of sustainable** **development**, which should be seen as a golden thread running through both plan-making and decision-taking. The Council must produce an integrated and comprehensive Sustainability Appraisal covering economic, environmental and social impacts of the District Plan and its associated policies.

The monitoring process will be used to assess the effects of local policies on sustainable development. It will enable the Council to identify any unforeseen adverse effects so the appropriate mitigation measures can be implemented to alleviate any negative impacts.

**Development Management Statistics**

Determinations - %age

Appeals - No. of, Upheld, Dismissed

**Glossary/ Acronyms**