

North East Derbyshire District Council

Cabinet

21 March 2018

North East Derbyshire Local Plan – Authority Monitoring Report 2017

**Report of Councillor M Gordon, Portfolio Holder with Responsibility for
Environment & Asset Management**

This report is public

Purpose of the Report

- To inform Cabinet of the contents of North East Derbyshire Authority Monitoring Report (AMR13) for the period of **1st April 2016 – 31st March 2017** and for its publication on the Council's website.

1 Report Details

- 1.1 The Localism Act (2011) requires the production of an **Authority Monitoring Report (AMR)** to cover a period;
- Which the authority considers appropriate in the interests of transparency,
 - Which begins with the end of the period covered by the authority's most recent report, and
 - That is not longer than 12 months.
- 1.2 The Town and Country Planning (Local Planning) (England) Regulations 2012 set out that a local planning authority's AMR should contain the following information:
- Details of the title of the plans or documents specified in the local development scheme and their progress in relation to the adopted timetable.
 - Detailed reports on policy implementation
 - Details of net additional dwellings and net additional affordable dwellings in the local planning authority's area in the period in respect of which the report is made and since the policy was first published, adopted or approved.
 - Details of the preparation of any neighbourhood development order or neighbourhood development plan.
 - Details of any income and expenditure generated through the implementation of the Community Infrastructure Levy (CIL)
 - Details of actions taken to co-operate with other bodies as prescribed by the Duty to Co-operate.

- 1.3 In addition to the above the Localism Act allows authorities to choose which targets and indicators to include in the report as long as they are in line with the relevant UK and EU legislation. Their primary purpose is to share the performance and achievements of the planning service with the local community.
- 1.4 AMR13 includes monitoring of policies of the Local Plan (adopted in November 2005) which were saved on the 28th November 2008, in accordance with the Secretary of State's Direction under paragraph 1(3), schedule 8 of the Planning and Compulsory Purchase Act, 2004. The AMR also includes information on the progress of the emerging Local Plan, Housing Supply (including affordable housing), Previously Developed Land, Employment Land Supply, Infrastructure Delivery, Gypsy and Traveller provision, Strategic Sites, Neighbourhood Plans and the Duty to Co-operate. This data set complies with the statutory requirements along with additional information so local residents can understand what North East Derbyshire District Council has achieved through planning for the monitoring period.
- 1.5 AMR13 (attached at Appendix 1) covers the financial year of **1st April 2016 to 31st March 2017** and its key findings are summarised below;
- **The net completion of new dwellings for the period 2016/17 was 282 houses**, which is similar to the Objectively Assessed Need (OAN) of 283 dwellings per year. However, this figure is significantly lower than during the previous AMR12 (431 dwellings).
 - **The Council can demonstrate a seven year land supply of housing.** This is based on the 2017 SHMA update¹ which identifies the OAN for housing as 283 annually. The overall projected housing delivery for years 1 to 5 is 2095 dwellings (from 2017/18 to 2021/22), providing an oversupply of 680 dwellings in relation to the OAN target.
 - **30% of housing development was built upon previously developed land**, this is a decrease from AMR12 when the amount was 47%. A core planning principle of the NPPF is to encourage the effective use of land by reusing land that has been previously developed (brownfield), provided it is not of high environmental value.²
 - The SHMA update indicates that in North East Derbyshire there is a need for affordable housing of 172 dwellings per year up to 2035. However, for the monitoring year there were **no completions of affordable housing**, which is also significantly less than the previous two years.
 - **3.30 ha of employment land was developed** over the monitoring year, all of which was located at Coney Green, Clay Cross which is allocated employment land. This figure is considerably higher than the average take-up rate of 1.36 ha/yr.
 - During the monitoring period there were three applications for traveller sites, two of which were located in Killamarsh and one in North Wingfield. However, all three applications were refused.
- 1.6 It should be noted that this AMR relates to the Local Plan Timetable LDS7, which was in force during the monitoring. The timetable has since been updated in LDS8 which was adopted in January 2018.

¹ North Derbyshire and Bassetlaw SHMA – OAN Update, October 2017

² There is no longer a national target for development on previously developed land

2 Conclusions and Reasons for Recommendation

- 2.1 This report sets out the key findings of AMR13 which covers the period of 1st April 2016 – 31st March 2017. This enables the Council to understand the effectiveness of policies and trends over time. Once published on the council's website this will fulfil the Council's statutory duty to prepare and publish an AMR. The AMR also includes information on the progress of the emerging Local Plan, Housing Supply (including affordable housing), Previously developed land, Employment land supply, Infrastructure Delivery, Gypsy and Traveller provision, Strategic sites, Neighbourhood Plans and the Duty to Co-operate.

3 Consultation and Equality Impact

- 3.1 There is no requirement for carrying out consultation on the AMR. There are no implications for equalities issues. The AMR assesses the implementation of policies, rather than setting policies. However, the monitoring provides the opportunity to assess the impact of policies and development upon equalities issues.

4 Alternative Options and Reasons for Rejection

- 4.1 The Council has a statutory duty to prepare an AMR and report on a selection of key issues (see paragraph 1.2 above). Given the current priority to deliver a Local Plan at the earliest opportunity it was considered inappropriate to focus resources on additional monitoring of policies in the adopted Local Plan. However, the scope of the monitoring framework is likely to increase once the new Local Plan is adopted to ensure that the plan is being implemented effectively and to inform the need for further work.

5 Implications

5.1 Finance and Risk Implications

- 5.1.1 The AMR involves the statutory requirement to maintain an up to date monitoring framework. The CDP Smart monitoring system is used to generate reports to monitor planning policies in the District. CDP Smart has an annual maintenance charge in the region of £950.00 which is accommodated within existing budgets.

5.2 Legal Implications including Data Protection

- 5.2.1 The Council has a statutory duty to prepare an AMR. The Planning and Compulsory Purchase Act (2004), The Localism Act 2011, and the Town and Country Planning Regulations 2004 set out the statutory procedures for preparing AMRs. These procedures have been followed in the preparation of the North East Derbyshire AMR.
- 5.2.2 There are no specific environmental, crime and disorder, design or community safety considerations arising out of the preparation of the AMR. Monitoring the effectiveness of the Council's planning policy will however enable the Council to assess the impact of policies and development on these issues.

5.3 Human Resources Implications

5.3.1 There is a need to ensure that resources in the planning service are sufficient to carry out monitoring for the AMR and on an ongoing basis.

6 Recommendations

6.1 That Cabinet notes the content of the North East Derbyshire Authority Monitoring Report (AMR13) for the period of **1st April 2016 – 31st March 2017** and authorises its publication on the Council's website.

7 Decision Information

Is the decision a Key Decision? A Key Decision is an executive decision which has a significant impact on two or more District wards or which results in income or expenditure to the Council above the following thresholds: <i>BDC: Revenue - £75,000</i> <input type="checkbox"/> <i>Capital - £150,000</i> <input type="checkbox"/> <i>NEDDC: Revenue - £100,000</i> <input type="checkbox"/> <i>Capital - £250,000</i> <input type="checkbox"/> <input checked="" type="checkbox"/> <i>Please indicate which threshold applies</i>	No
Is the decision subject to Call-In? (Only Key Decisions are subject to Call-In)	No
District Wards Affected	None
Links to Corporate Plan priorities or Policy Framework	All

8 Document Information

Appendix No	Title
Appendix 1	Authority Monitoring Report 2016/17 (AMR 13) (incl. Appendices)
Background Papers (These are unpublished works which have been relied on to a material extent when preparing the report. They must be listed in the section below. If the report is going to Cabinet (NEDDC) or Executive (BDC) you must provide copies of the background papers)	
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AGIN 4 (CAB 0321) Authority Monitoring Rpt/AJD