



annual monitoring report 2011



Local Development Framework





Warwick District Council

Annual Monitoring Report 2011




Table of Contents

Executive Summary	1
1. Introduction	10
2. Spatial Portrait of Warwick District	12
3. Monitoring the Local Development Scheme	17
4. Monitoring Planning Policies	20
A Strong Local Economy	20
Meeting Housing Needs	22
Renewable Energy	28
Previously Developed Land.....	29
Protecting the Natural Environment.....	29
Supporting Town Centres and Local Services.....	31
5. Monitoring Current SPDs	32
6. Development Management Performance	34

Executive Summary



The following tables show performance during this monitoring year against the Local Development Scheme 2011 and Core Output Indicators (COIs). These were set by the Government and had to be reported on in previous Annual Monitoring Reports. The COIs were since revoked in April 2011. However, for the purpose of this AMR all relevant COIs have been included as the monitoring period is to the end of March 2011. The relationship between the various indicators and targets and the relevant Local Plan policy / policies is also shown.

Progress is rated in the following way:


 is used to indicate if a stated target has been met or development is occurring in line with the policy framework
 where a target has been partially met or to identify where there is a particular issue which needs more work
 is used to indicate where a target has not been met or where the situation is getting worse and there is cause for concern



It is recognised that there are a wide range of indicators some of which are difficult to rate in this way and for this reason it is only intended to provide an overview of progress.


Summary of LDS Monitoring



Target by December 2011	What was achieved by December 2011	Slippage	Rating
Local Plan			
Pre-submission consultation between October 2010 – Winter 2011	Key issues and levels of growth consultation undertaken between March and July 2011. In 2012, Preferred Options will slip from January to April.	3 months	
Warwick Town Centre Area Action Plan			
Pre-submission consultation between August 2009 and Winter 2011	Consultation on the Issues paper during spring 2010. Options and Preferred Option consultation to start in spring 2012.	3 months	




Summary of Planning Policy Indicators



Indicator	COI ref	Comment	Local Plan Policy	Progress
1. Employment Land available by type (B1, B2, B8)	BD3	The Council are meeting the Warwickshire Structure Plan target of providing 132 hectares of industrial land within the District between 1996 and 2011.	UAP2 RAP6	


Indicator	COI ref	Comment	Local Plan Policy	Progress
2. Amount of floor space developed for employment uses by type (B1, B2, B8)	BD1	2,391 sqm (site area of 0.4 ha) of B1 employment floor space (over 0.2 ha) was developed within the District.	Appendix One	
3. The Five Year Housing Requirement and Supply	H1 & H2	The Council is on course to meet the adopted Regional Spatial Strategy target of a maximum of 7,868 (net) new homes between 2001 and 2021. By April 2011, 5,643 new homes had been developed.	UAP1, Appendix 2	

Indicator	COI ref	Comment	Local Plan Policy	Progress
<p>4. Net additional dwellings – a) in previous years b) for the reporting year</p>	<p>H2(a) H2(b)</p>	<p>The adopted Regional Spatial Strategy target of 4,125(net) new homes between 2001 and 2011 has been exceeded (5,643 new homes had been developed).</p> <p>The adopted Regional Spatial Strategy annual target of 375 (net) new homes has not been attained. In the year 2010 to 2011, 77 (net) new homes were completed. However, this is only the second year since 2001 that the target has not been achieved and in all years previous to 2010 it has been exceeded.</p>	<p>UAP1, Appendix 2</p>	<p></p>





Indicator	COI ref	Comment	Local Plan Policy	Progress
5. Affordable housing completions	H5	1 affordable home was completed during the year 2010/11. This is below the Corporate Strategy target of 100 new affordable homes each year. However, at the end of the monitoring year 14 homes were under construction and a further 203 dwellings were committed but construction had not started.	SC11 RAP4	
6. Net additional pitches (Gypsy and Traveller)	H4	No permanent or temporary pitches were provided. However, the Council is working with the County Council to re-assess need.	N/A	

Indicator	COI ref	Comment	Local Plan Policy	Progress
7. Renewable Energy capacity installed by type	E3	Seven applications were granted planning permission for new renewable / low carbon installations during this monitoring year. In addition, the Council has required many new developments to provide 10% of the predicted energy requirements from renewable energy sources in accordance with the Sustainable Buildings SPD.	DP12, DP13	
8. Amount of developed employment land by type which is on previously developed land.	BD2	During this year all of the completed employment land was located on brownfield sites.	Appendix One	
9. Percentage of new and converted dwellings on previously developed land	H3	In 2010/11, 67% of new dwellings were built on previously-developed land. This is above the former national target of 60%.	UAP1	

Indicator	COI ref	Comment	Local Plan Policy	Progress
10. Planning permissions contrary to the advice of the Environment Agency on either flood defense grounds or water quality	E1	No applications have been approved contrary to the advice of the EA on either flood defense grounds or water quality.	DP10	
11 Change in areas and populations of biodiversity importance including i) change in priority habitats and species (by type) ii) change in areas designated for their intrinsic environmental value including sites of international, national, regional or sub regional significance	E2	Of the 7 potential Local Wildlife Sites surveyed during 2010, 3 have been awarded Local Wildlife Site status.	DP3	

Indicator	COI ref	Comment	Local Plan Policy	Progress
<p>12. Total amount of floor space for town centre uses (retail, office and leisure development)</p>	BD4	<p>No additional retail development on sites of 1,000 sqm or over was completed. Work to redevelop and reconfigure units on the Leamington Shopping Park was completed during this monitoring year.</p> <p>2,391 sqm of office floorspace (over 500 sqm) was completed at the Combined Justice Centre in Leamington town centre. New office floor space was granted permission at Opus Land in Warwick (26,897 sqm) and at Jephson House, Blackdown (744 sqm).</p> <p>No leisure development over 500 sqm was developed within the town centres. Permission was granted for a 122 bedroom hotel on land adjacent to the IBM site in Warwick.</p>	TCP2, TCP9	

Summary of Monitoring Current SPDs

SPD	<i>Comment</i>	Local Plan Policy	Progress
13. Sustainable Buildings SPD	See AMR Indicator 7 above	DP13	
14. Open Space SPD	Local Plan policy SC13 continues to be upheld when making decisions.	SC13	
15. Vehicle Parking Standards SPD	Local Plan policy DP8 continues to be upheld when making decisions.	DP8	
16. Affordable Housing SPD	See AMR Indicator 5 above	SC11	

1. Introduction

- 1.1 Annual Monitoring Reports (AMR) were introduced by the Planning and Compulsory Purchase Act (2004) which made it a legal requirement for local authorities to produce and submit an AMR to the Secretary of State by the 31st December each year.
- 1.2 The AMR is required to assess:
 - the implementation of the local development scheme (the project plan produced by the Council that sets out its timetable for reviewing its planning policies); and
 - the extent to which these policies are being achieved.
- 1.3 This AMR covers the period **1st April 2010 to 31st March 2011** in respect of monitoring the extent to which policies are being achieved, but the period up to December 2011 for monitoring the implementation of the local development scheme (LDS).
- 1.4 The role of this 2011 AMR is to monitor the extent to which the milestones in the 2011 LDS are being met and whether policies in the Local Plan are effective in meeting relevant local, regional and national targets.
- 1.5 In future, the AMR will evolve and take a different form following the removal of guidance on their preparation; revocation of Core Output Indicators and the duty to submit to the Secretary of State as set out in the forthcoming Localism Act 2011.

The format of this AMR

- 1.6 **Part 2** is a Spatial Portrait of the District which provides an overview of the nature of the District.
- 1.7 **Part 3** of this AMR considers how the Council has achieved the milestones that it has set itself in the 2010 LDS. The Council will present a revised version of the LDS to the Secretary of State in December 2011.
- 1.8 **Part 4** monitors policies in the Local Plan against a range of indicators previously set at the national level. These include
 - A list of **Core Output Indicators** previously set by the Government (last revised July 2008 and revoked in April 2011) which the local authority must report on annually in the AMR to demonstrate how key policy objectives are being achieved *i.e.* *Employment Land Available by Type*
 - Whilst Core Output Indicators are no longer a requirement, the majority are still valuable indicators and most have been included in this year's monitoring report.

- 1.9 **Part 5** monitors the effectiveness of Supplementary Planning Documents to ensure they are meeting policy objectives.
- 1.10 These indicators will be reassessed in relation to the objectives of the Local Plan (Core Strategy) during the next monitoring year. If the AMR identifies that a policy or Supplementary Planning Document is performing poorly in relation to its target indicator there is an opportunity to address this through the LDF process
- 1.11 **Part 6** monitors the performance of the Council in managing new development proposals. This section is new to the AMR this year and the Council would welcome feedback on the value of the indicators highlighted and whether there are any other indicators that may be useful in future years.

2. Spatial Portrait of Warwick District

This section provides an overview of the nature of the District and its population.

Warwick District's People

Total population	138,800 ¹
------------------	----------------------

A 'Growing' Population²

Population at 1971	111,700
Population at 1981	115,500
Population at 1991	118,100
Population at 2001	126,100
Population at 2008	138,200
Population at 2013 (projected)	146,000
Population at 2018 (projected)	153,100
Population at 2023 (projected)	159,900
Population at 2028 (projected)	166,700
Population at 2033 (projected)	172,400

The growth in the population of Warwick District has been rapid in recent years (2001-2008). The majority of this growth has resulted from people moving into the District from other areas, notably the urban areas of Coventry and Birmingham. A key factor behind this trend has been the particularly high level of house building that has taken place within the District during that period.

¹ Source: [Mid Year Population Estimates 2010](#) (Office for National Statistics)

² Source: [2008 based Subnational Population Projections](#) (2010) (ONS/Warwickshire Observatory)

An 'Ageing' Population¹

Proportion of children (0-14)	15.7% of total population
Proportion of working age population	67.3% of total population
Proportion of older people	17.0% of total population

The highest rate of projected population growth in the future is expected to be amongst the 'older people' aged 65 and over.

An 'Ethnically Diverse' Population

Proportion of Black and Minority Ethnic	15.0% of total population ²
---	--

The District has a diverse population, with a high proportion of non-white British residents compared to other Districts in the County.

An 'Urban' Population

Proportion living in an urban area	88.4% of total population ³
Proportion living in a rural area	11.6% of total population

Growth of the District in recent years has focussed primarily on the urban areas and this is reflected in the above figures which show a concentration of population on the four main towns of Warwick, Royal Leamington Spa, Whitnash and Kenilworth.

A 'Skilled and Productive' Population⁴

Proportion of residents with qualifications	Significantly higher than County, Regional and National averages at all NVQ levels
Proportion of economically active	79.3% of working age population
Economic performance in terms of GVA	Leading contributor to the County economy & ranked 54 th out of 380 nationally.
Proportion of population unemployed	Consistently lower than County, Regional and National figures

Notwithstanding the current economic downturn, the District has in recent years had a strong local economy, with a skilled population and higher than average levels of productivity and earnings compared with regional and national averages.

¹ Source: [Mid 2010 Population Estimates](#) (ONS)

² Source: [Quality of Life 2011](#) (Warwickshire Observatory)

³ As above.

⁴ Source: [Warwick District Local Economic Assessment 2011](#) (Warwickshire Observatory)

A 'Healthy and Safe' Population

Life expectancy at birth	79.9 (men) 84.3 ¹ (women) above regional/national average
Crime rate per 1,000 population	58.58 ² (below the County average)
Anti-social behaviour per 1,000 population	46 ³ (below the County average)

The District as a whole has a healthy population compared with other areas, with higher than average life expectancy and lower levels of health deprivation and obesity. However, this hides the fact that the gap in life expectancy between the least and most deprived areas of the District is over five years for men. Similarly, levels of recorded crime across the District are low in comparison to other areas, although the fear of crime and anti-social behaviour is an issue in many communities.

A 'Balanced' District⁴

Working Age Population	92,000 ⁵ (66.3% of population)
Residents in Employment	71,200 ⁶
Total Number of Jobs	88,000 ⁷

The District is reasonably well balanced in terms of the number of jobs matching the number of workers.

A District with Housing Needs

Total number of homes	60,298 ⁸
Number of households on Home Choice Register	3,214 ⁹

The District has in recent times had a strong housing market where average house prices have been consistently higher than the regional and national averages. This has resulted in affordability problems for people on lower incomes, with an average house price being more than 8 times average earnings (lower quartiles).

¹ Source: [Life Expectancy at birth by local areas, 2008-2010](#) (ONS)

² Source: [Quality of Life 2011](#) (Warwickshire Observatory)

³ Source: [Quality of Life 2011](#) (Warwickshire Observatory)

⁴ Number of jobs compared to the number of working age population

⁵ Source: [Mid 2010 Population Estimates](#) (ONS)

⁶ Source: [Annual Population Survey April 2010 – March 2011](#) (ONS)

⁷ Source: [Warwick District Local Economic Assessment 2011](#) (Warwickshire Observatory)

⁸ Source: Council Tax Records (20 November 2011)

⁹ Source: Warwick District Council Home Choice Register (20 November 2011)

An 'Environmentally and Historically Important' District

Total Area	28,226ha (69,748 acres)
Proportion of District within the Green Belt	81% (20,545ha)
Number of Sites of Special Scientific Interest	7
Number of Local Wildlife Sites	50 ¹
Number of potential Local Wildlife Sites	189
Amount of unrestricted green space	5.47ha per 1,000 population
Number of Listed Buildings	2,146
Number of Conservation Areas	29 (3.9% of the District)
Number of Registered Parks and Gardens	11 (4% of the District)

A significant proportion of the District is designated for its environmental or historic value..

A District with low levels of 'Multiple Deprivation'²

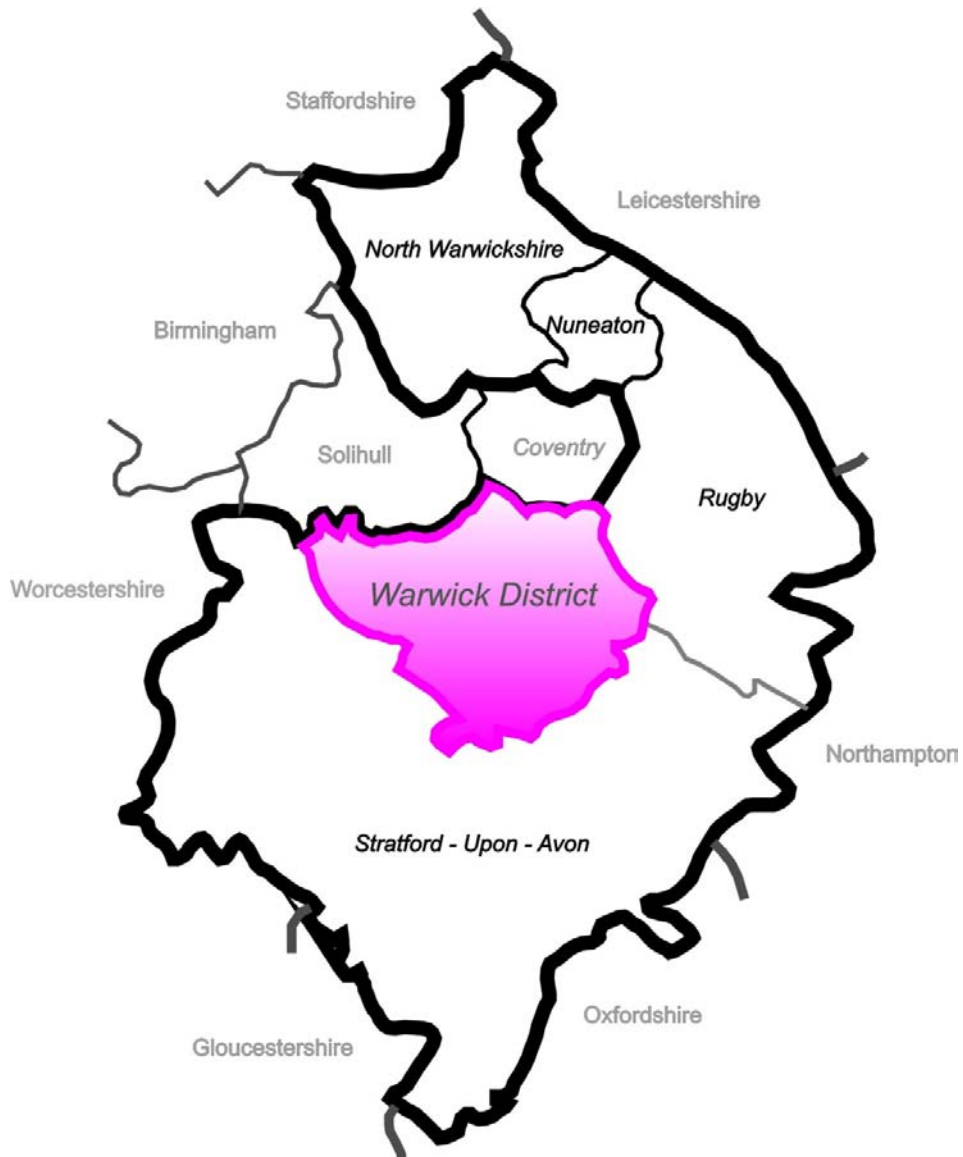
Number of areas ranked in the top 20% most deprived nationally	1
Number of areas ranked in the top 30% most deprived nationally	4
Number of areas ranked in the top 10% most deprived nationally in terms of barriers to housing and services	5 ³

Overall, levels of deprivation in the District are low with the majority of communities within the 50% least deprived areas nationally, and some communities within the top 5% least deprived areas of the country.

¹ Source: [Warwickshire Habitat Biodiversity Audit](#)

² Source: [Indices of Multiple Deprivation 2010](#) (ONS/CLG)

³ There are 84 'areas' ([super output areas](#)) within the District, in general each contain between 1000-2000 people.



Map 1: Location of Warwick District within Warwickshire County




3. Monitoring the LDS



Introduction

- 3.1 The Local Development Scheme (LDS) is a project plan that outlines what planning policy documents the Council intends to prepare over the next three years. In the LDS, the Council sets itself targets for the completion of certain stages of preparation of each document. One of the roles of the Annual Monitoring Report is to assess the progress made on the LDS and, where there has been some slippage, explain why this has occurred and how the Council intends to respond.

Meeting the 2011 Targets

- 3.2 The Council approved its current LDS in January 2011 and this was brought into effect on 15th February 2011 following its submission to the Secretary of State. The following table sets out the targets that the Council set itself to meet by the end of 2011. It records what was actually achieved and indicates, if relevant, where a revision to the LDS will be appropriate. The performance against each milestone has been rated as follows:

	Indicates that the milestone has been reached, or that slippage has not been by more than three months
	Indicates that the milestone was not met, and slippage has been by more than three but not more than six months.
	Indicates that the milestone was not met, and slippage has been more than six months

Target by December 2011	What was achieved by December 2011	Slippage	Rating
Local Plan			
Pre-submission consultation between October 2010 – Winter 2011	Key issues and levels of growth consultation undertaken between March and July 2011. In 2012, Preferred Options will slip from January to April.	3 months	
Warwick Town Centre Area Action Plan			
Pre-submission consultation between August 2009 and Winter 2011	Consultation on the Issues paper during spring 2010. Options and Preferred Option consultation to start in spring 2012.	3 months	

Local Plan

- 3.3 The Council ran a 16 week consultation between March and April 2011 on the important issues facing the District and how differing levels of growth could help address those issues. Many people's views were heard through drop in sessions and public meetings held around the District. A report of public consultation will be available on the [new Local Plan webpage](#) in due course.
- 3.4 In terms of the future timetable, a Preferred Options consultation will now take place in April 2012 rather than January. This will allow the Council to consider in more detail the range of possible options and the potential implications. In 2013, a draft Local Plan will be published and following consultation submitted to the Secretary of State for examination later that year. It is intended that Local Plan will be adopted in the first quarter of 2014.

Warwick Town Centre Area Action Plan

- 3.5 Consultation on the Issues for the Warwick Town Centre Plan was undertaken during the Spring of 2010 for six weeks. A report of public consultation is available on the [plan's website](#). Pre-submission work on the plan continued throughout 2011, working towards an Options & Preferred Options consultation in spring 2012.

Future Programme

3.6 In light of the above and given the Council's desire to prepare further planning policy documents after the Core Strategy, the Council will be submitting a revised LDS to the Government in December 2011 with amendments to the timetable for:

- Core Strategy;
- Warwick Town Centre Area Action Plan;
- Leamington Town Centre Area Action Plan; and,
- Proposals Map

Proposed Amendments to the LDS 2010 Timetable

Year	2011				2012				2013				2014				2015				2016			
Quarter	1	2	3	4	1	2	3	4	1	2	3	4	1	2	3	4	1	2	3	4	1	2	3	4
Local Plan (Core Strategy)								P		S						A								
Warwick Town AAP								P		S						A								
Leamington Town AAP															P			S						A
Proposals Map														A										A

Key

Quarters

1 = January – March
3 = July – September

2 = April – June
4 = October – December

DPD Pre-production work
DPD Production
DPD Post Publication



P = Publication
S = Submission
A = Adoption

4. Monitoring Planning Policies

A Strong Local Economy

Warwick District Employment Land Supply at April 2011¹⁹

Target: To meet the Structure Plan Target of providing 132 hectares of industrial land within the district between 1996 and 2011.

1) Employment Land available by type (B1, B2, B8)

Employment land supply (i.e. land to be used for B1, B2 or B8 use classes) within Warwick District is currently monitored against the Warwickshire Structure Plan target of providing 132 hectares (ha) of land for the period 1996 to 2011. At April 2011, the total employment land supply within the District was 148.48ha, of which 75.25ha was completed (i.e. built), 61.63ha was available for development with outline or detailed planning permission, 10.6ha was available without planning permission (i.e. local plan employment allocations or sites subject to a development brief) and 1 ha was under construction. Of the total employment land supply, 78.91ha was for mixed B1 / B2 / B8 use, 46.91ha was for B1 use, 9.65ha was for B2 use and 13ha was for B8 use.

Table 1 – Employment Land Supply (hectares)						
Completed at April 2011	Under construction	Available land with detailed planning permission	Available land with outline planning permission	Available land with no planning permission i.e. local plan employment allocations or sites subject to a development brief	Total available land	Total land supply at April 2011
75.25	1	16.24	45.39	10.6	72.23	148.48

Table 2 - Employment land Supply by type			
B1 / B2 / B8	B1	B2	B8
78.91	46.91	9.65	13

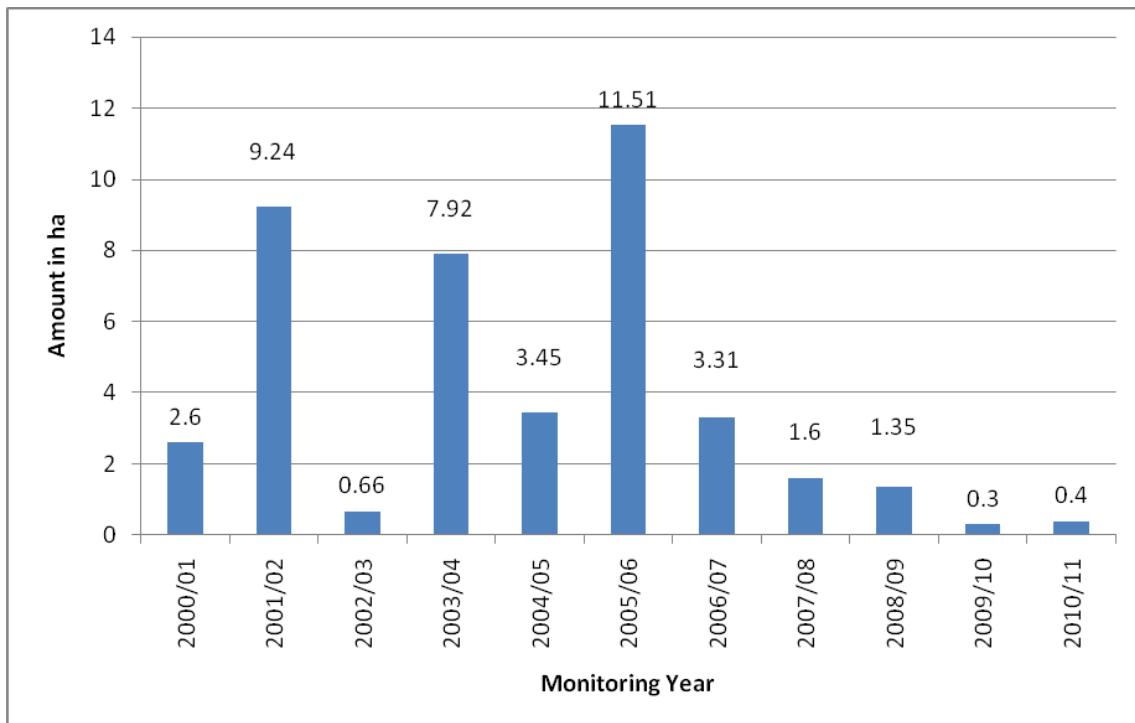
¹⁹ Detailed information on [Employment Land Supply at April 2011](http://www.warwickdc.gov.uk/WDC/Planning/Planning+policy/Monitoring+Reports.htm) can be found at: <http://www.warwickdc.gov.uk/WDC/Planning/Planning+policy/Monitoring+Reports.htm>
In previous AMRs this was Appendix 1.

2) Amount of floor space developed for employment by type (B1, B2, B8)

During this monitoring year, 2,391 sqm (site area of 0.4 ha) of B1 employment floor space was completed within Warwick District.

Table 3 - Employment Completions 08/09

Site	Site Area (ha)	Floor Space (sqm)	B1	B2	B8
Combined Justice Centre, Leamington	0.4	2,391	✓		

Chart 1: Annual Employment Completions in Warwick District

Between 2000 and 2011 the average annual employment completion was 3.8 ha per annum. During this monitoring year 0.4 ha of employment land was completed.

Meeting Housing Needs

Housing Development

3) The Five Year Housing Requirement & Supply

Meeting the Five Year Requirement for Housing 2011-2016

The supply of ready to develop sites (to meet the 5 year requirement) is also a national Indicator (NI 159).

The Council annually monitors the amount of new housing that has been built, is under construction, or has planning permission but where construction has not yet started. This is required in order that the Council can demonstrate there is sufficient land available for new housing to meet the target set for the District for the next five years within the Regional Spatial Strategy. Officers of the Council undertake the monitoring in April of each year.

For a full explanation of the tables below and how they have been derived the [Five Year Housing Land Supply Report](#)²⁰ is available on the Council's website.

A THE FIVE YEAR REQUIREMENT

Tables 4-6 show how the five year requirement is calculated.

TABLE 4: RSS REQUIREMENT FOR WARWICKSHIRE
West Midlands Regional Spatial Strategy 2001-2021
Annual Average Rates of Housing Provision :
Warwickshire
(Policy CF3. Table 1)

Time Period	Dwellings annum (maximum)	per
up to 2007		2,000
2007 - 2011		1,500
2011 - 2021		1,350

²⁰ Five Year Housing Land Assessment 2011 – 2016
<http://www.warwickdc.gov.uk/NR/rdonlyres/3DCF8007-402D-418C-87ED-FD5B58F17DC4/0/FiveYearHousingLandAssessment20112016.pdf>

**TABLE 5: COMPUTED RSS REQUIREMENT FOR WARWICK DISTRICT
2001- 2021**
Adopted RSS figures with District Proportion from Preferred
Option of RSS (Phase Two) Revision (26.3% of
Warwickshire total)

Time Period	Dwellings annum (maximum)	per	Total Dwellings over Time Period (maximum)
2001 - 2007		526	3,156
2007 - 2011		395	1,580
2011 - 2021		355	3,550
<i>Total 2001- 2011</i>			<i>4,736</i>
<i>Total 2001-2016</i>			<i>6,511</i>
<i>Total 2001-2021</i>			<i>8,286</i>

**TABLE 6: THE FIVE YEAR HOUSING REQUIREMENT
2010-2015**

	Dwellings
Requirement 2001-2016	6,511
Completions 2001-2011	5947
Balance 2011-2016	564
Five Year Requirement	564

B THE FIVE YEAR SUPPLY

Tables 7-9 list all committed sites of over 5 dwellings and Table 10 lists sites which are committed but without permission.

TABLE 7: LARGE COMMITTED SITES (25 dwellings and over with permission)

Site	Dwelling Sites: Situation at 01/04/10		Comments
	Under Construction	Not Started	
South West Warwick	10	76	Phase 8 currently under construction
Benfords, Warwick	0	15	Site under construction
South Sydenham	10	0	Site under construction
Former Pottertons	136	48	Site under construction
Kenilworth House	2	0	Site under construction
23-25 Newbold Terrace	28	0	Site under construction
Binswood Hall	0	83	Site not started
TOTAL	186	222	

TABLE 8: MEDIUM COMMITTED SITES (10-24 dwellings with permission)

Site	Dwelling Sites: Situation at 01/04/10		Comments
	Under Construction	Not Started	
14-20 The Parade	0	16	
Warwick Printers	0	16	
56 Russell Terrace	16	0	Site under construction
40 Kenilworth Road	0	14	
131-135 Warwick Road	0	12	
19 Church Street	0	13	
R/O 427 – 433 Tachbrook Road	0	10	
Coton End, Warwick	10	0	Site under construction
TOTAL	26	81	

TABLE 9: SMALL COMMITTED SITES (Sites under 10 dwellings with permission)

Site	Dwelling Sites: Situation at 01/04/10		Comments
	Under Construction	Not Started	
16-22 Clemens Street, Leamington Spa	0	9	
R/O Cherry Street, Warwick	0	9	
Thornbank Centre, 6 Warwick New Road, Leamington Spa	0	9	
Dairy House, Kenilworth Road, Leamington Spa	0	8	
Guys Nursing Home, Warwick New Road, Leamington Spa	0	5	
16 Wise Street, Leamington Spa	0	7	
26 Leam Terrace, Leamington Spa	6	0	Under construction
39 Clarendon Square, Leamington Spa	6	0	Under construction
TOTAL Sites 6-9	12	47	
Sites 5 and under	32	96	
TOTAL Sites under 10	44	143	

TABLE 10: OTHER COMMITTED SITES (Sites without permission)

Site	Dwelling Sites: Situation at 01/04/10	
	Estimate of Dwellings	Comments
South West Warwick	222	Local Plan Committed Site
Station Approach, Leam Spa	150	Subject of approved Development Brief and allocated as opportunity site in Local Plan.
Former Ford Foundry	75	Subject of approved Development Brief. Site is the subject of a planning application.
Former North Leamington School	58	Agreed subject to S 106
Edmonscode Manor, Warwick New Road	35	Agreed subject to S 106
Benfords Mixed Use site, Cape Road, Warwick	16	Agreed subject to S 106
2-24 Kenilworth Street	30	Agreed subject to S 106
TOTAL	586	

C ASSESSING THE FIVE YEAR SUPPLY AGAINST THE REQUIREMENT

Table 11 demonstrates how the current supply of housing meets the five year requirement.

TABLE 11: MEETING THE FIVE YEAR HOUSING REQUIREMENT 2010-2015

Requirement 2011-2016	564
Dwelling sites under construction	256
Dwelling sites with permission (not started)	446
Other committed sites	586
Total Commitments	1,288
Less 5% for non-implementation	-64
Deliverable Commitments	1,224

- 4) Net additional dwellings:
 a) in previous years
 b) for the reporting year

Table 12: Housing Completions 2001 – 2011

Time period	Housing Completions	
	Net	Gross
2001/02	844	872
2002/03	946	973
2003/04	709	733
2004/05	702	746
2005/06	733	782
2006/07	465	523
2007/08	580	608
2008/09	410	427
2009/10	177	188
2010/11	77	97
Total	5,643	5,949

Affordable Housing**5) Affordable Housing Completions**

Affordable housing completions are a National Indicator (NI55) as well as a Local Area Agreement (LAA) indicator. The LAA target is for the completion of 296 affordable dwelling completions across the County each year.

This Council's Corporate Strategy includes a target for 100 new affordable dwellings a year.

During this monitoring year, 1 affordable home was completed and at 1st April 2011, 14 affordable homes were under construction. A further 203 dwellings were committed but construction had not yet started.

Table 13: Affordable Housing Completions (Gross) 2010/11

Site	Town/ Village	Social Rented Dwellings	Intermediate Dwellings	Total Dwellings
21 Dale Street	Leamington Spa	1	0	1
Total		1	0	1

NB There may be some discrepancy between these figures and figures from the Housing Corporation. This is because in planning terms a completion is "ready for occupation" whereas in housing terms it is where the dwelling has been handed over to a tenant.

Gypsy and Travellers**6) Net additional pitches (Gypsy and Traveller)**

There were no new Gypsy and Traveller pitches provided this monitoring year. However, the Council is working in conjunction with the County Council to re-assess the need for the district.

Renewable Energy

7) Renewable Energy capacity installed by type

There were seven applications granted planning permission for new renewable / low carbon installations during this monitoring year, including:

- 5 for solar panel or photovoltaic cells (W/09/1536, W/10/0214, W/10/0681, W/10/0797, W/11/0041)
- 1 for a 9.6m tall 18.3m high wind turbine at Leasowe Farm, Southam Road, Radford Semele, (W/10/0161)
- 1 for a Biomass boiler associated with single storey rear extension at Tannery Court, Bertie Road, Kenilworth, (W/10/1106)

The Council also requires that in appropriate circumstances new development should provide 10% of the predicted energy requirements on site or in the locality through renewable energy sources. During this monitoring year, 114 planning permissions granted required renewable energy as one of the conditions of development.

During this monitoring year, four applications cited the Sustainable Buildings SPD or its parent Local Plan policy DP13 (Renewable Energy) as one of the reasons for refusal due to non compliance with this policy.

N.B. Renewable energy installations of a certain type and size do not require planning permission.

Previously Developed Land

Warwickshire Structure Plan Target: 45% of new housing on previously developed urban land and buildings.

8) Amount of developed employment land by type which is on previously developed land

During this monitoring year all of the completed employment land was located on previously developed land.

9) Percentage of new and converted dwellings on previously developed land

In the year 2010/11, 67% of dwellings were built on previously-developed (brownfield) land.

Protecting the Natural Environment

10) Planning permissions contrary to the advice of the Environment Agency on either flood defense grounds or water quality.

There have been no applications granted planning permission contrary to the advice of the Environment Agency on either of the above grounds during this monitoring year.

11) Change in areas and populations of biodiversity importance including i) change in priority habitats and species (by type) ii) change in areas designated for their intrinsic environmental value including sites of international, national, regional or sub regional significance.

There have been no new sites of international or national significance designated during this monitoring year or any changes to the list of Sites of Specific Scientific Interest (SSSI) within Warwick District.

During 2010 seven potential Local Wildlife Sites (pLWS - formerly pSINCs) were surveyed as part of the Habitat Biodiversity Audit Wildlife Sites Project. Three of the sites have been selected as being of sufficient quality for them to be awarded Local Wildlife Site (LWS) status (ratified in November 2011):

- Abbey Fields Pool
- Kenilworth Castle
- Warwick Racecourse

In total there are 50 Local Wildlife Sites and 189 potential Local Wildlife Sites within the District.

Habitat Biodiversity Audit Background

Work has continued on the Habitat Biodiversity Audit (HBA) which began in 1995 as a project intended to provide comprehensive information about the type and extent of natural habitat in this District. To facilitate this, Warwick District Council has engaged in a partnership with other Council's and agencies to produce a comprehensive data set (stage 1 audit) recording information on a GIS system for the whole of Warwickshire, Coventry and Solihull (an area of over 2250 square kilometres including almost 13,000 descriptions containing an estimated 200,000 species records). During this monitoring year, one fifth of the District's habitat data was resurveyed as part of an ongoing commitment to ensure the validity of the base data over time.

The partnership has also sought to build on this information by identifying the most valuable / fragile habitat areas so as to prevent their decline or total loss. Sites considered to be of particular merit are subjected to a further, more detailed analysis. In the event that they fulfil particular criteria they are afforded specific protection from development through the planning process. Local Wildlife Site (formerly SINC) identification will also be of particular value in informing future planning decisions, as well as the management and maintenance of such land / assets. The project is ongoing and is managed by Warwickshire Wildlife Trust. In parallel with the production of a Biodiversity Action Plan this project will help regulate and influence land use decisions to achieve sustainable planning objectives and the protection of the natural environment in accordance with PPS9 (Nature Conservation). Ultimately it is the projects aim to continually resurvey these Local Wildlife Sites as part of a programme to ensure that they have not been degraded by development or agricultural practices.

Planning Applications

During the monitoring year 102 applications were decided where a Local Wildlife Site or potential Local Wildlife Site (in part or wholly) was within or adjacent to the site boundary. Policy DP3 - Natural and Historic Environment and Landscape of the Local Plan 1996 – 2011 would have been one of the determining policies.

Table 14: Planning applications within (in part) or adjacent to Local Wildlife Sites or potential Local Wildlife Sites

Decision Type	Amount
Approval - Certificate of Lawfulness	2
Granted	78
Permission not required	4
Refuse	10
Refused - Certificate of Lawfulness	2
Withdrawn by Applicant	5
Finally Disposed Of	1
Total	102

Supporting Town Centres

12) Total amount of floor space for town centre uses (Amount of Completed retail, office and leisure development)
--

Retail

During this monitoring year no additional retail development was completed on sites of 1,000 sqm or over.

Leisure

No leisure development over 500 sqm was completed within the District during this monitoring year. Permission was granted for the construction of a 122 bedroom hotel on land adjacent to the IBM site in Warwick.

Office

During this monitoring year 2,391 sqm of office floorspace was completed at the Combined Justice Centre in Leamington Town Centre. New office floor space was granted permission at Opus Land in Warwick (26,807 sqm) and at Jephson House, Blackdown near Leamington (744 sqm).

5. Monitoring Supplementary Planning Documents

13) Sustainable Buildings

See indicator 7 above - *Renewable Energy capacity installed by type.*

14) Open Space

The SPD expands upon existing policies in the Local Plan, particularly policy SC13 and informs developers on how housing and commercial developments will be required to provide or enhance open spaces for leisure and recreation.

Paragraph 5.6 of the SPD states that the impact of this policy will be monitored through annual revisions to the audit provision table in appendix C of the SPD. Below is the updated version of the table:

Table 15 – Provision of Open Space in Warwick District

Typology - Primary	Kenilworth	Leamington	Rural	Warwick	Whitnash	Total
Allotment, Community Garden, Urban Farm	0.00	0.00	0.00	0.00	0.00	0.00
Amenity Green space	6.21	25.73	17.79	39.43	4.13	93.29
Burial Ground inc disused churchyard, closed cemetery	5.07	9.57	19.47	10.22	4.02	48.35
Children's/Youth Area	0.25	1.1	0.56	0.61	0.00	2.52
Civic Space	0.00	0.44	0	0.52	0.10	1.06
Green Corridor	2.10	2.27	8.88	7.3	0.00	20.55
Institutional Land	0.00	0.00	0.00	0	0.00	0.00
Natural area inc Urban Woodland	28.6	17.56	101.14	94.47	0.00	241.77
Outdoor Sports Facility	13.76	0.00	17.45	0.00	0.00	31.21
Park or Garden	32.67	167.31	21.5	23.33	5.25	250.06
Total	88.67	223.98	186.79	175.88	13.50	688.81

Planning Decisions

During this monitoring year 6 applications were refused with policy SC13 of the Local Plan 1996 - 2011, the parent policy to the Open Space SPD, cited as one of the reasons for refusal. Of these, 1 was the subject of appeal which was consequently dismissed (W/10/0828, 40 Russell Terrace). However, the inspector concluded that in this particular case alone it would not constitute a matter which would justify dismissal of the appeal. The reason for this was insufficient evidence from the Council during the appeal and application process for Section 106 contributions. Following this case the Council has reviewed its approach to seeking contributions through Section 106 contributions to ensure sufficient information is provided to meet the statutory tests of such obligations.

15) Vehicle Parking Standards

The SPD sets out the Council's standards for the level of vehicle and cycle parking in new developments. During this monitoring year 14 applications cited the SPD or its parent Local Plan Policy DP8 (Parking) as one of the reasons for refusal. Four of the applications were the subject of appeal all of which were dismissed:

- Legion Fitness, Unit 3, Princes Drive, Kenilworth – Proposed Change of Use from B1 to D1- ref: W/10/1372)
 - Appeal Dismissed, contrary to DP8 and the Vehicle Parking Standards SPD cited as the main reason.
- 36 Berenska Drive, Leamington Spa – Proposed Detached Dwelling - ref: W/09/1528)
 - Appeal Dismissed, but considered proposal to be in compliance with DP8 as no objection raised from the highway authority.
- 40 Russell Terrace, Leamington Spa – Proposed granny annexe (ref: W/10/0828)
 - Appeal Dismissed, but considered proposal to be in compliance with DP8 as no objection raised from the highway authority.
- Stratrode Filling Station, 54 Stratford Road, Warwick – Proposed petrol filling station with canopy, ancillary sales kiosk etc. (ref: W/10/0557)
 - Appeal Dismissed, but considered proposal to be in compliance with DP8 as parking spaces provided would not have a detrimental impact on the highway.

Other schemes were the subject of pre application discussions which identified any issues in relation to the SPD prior to an application being submitted.

16) Affordable Housing

See indicator 5 above - *Affordable Housing Completions*.

6. Development Management Performance

This year's AMR now includes indicators of the Council's performance in managing new development proposals. This includes how many applications have been decided by the Council; the outcome of planning decisions that applicants appealed; new Tree Preservation Orders and enforcement cases. As this is the first time these indicators have been included in the monitoring report the Council would welcome feedback on their value, whether they could be improved and whether there are any other indicators that could be included.

17) Planning Application Decisions

Major Developments				
Total major decisions	Number granted	Percentage granted	Percentage within 13 weeks	Percentage over 13 weeks
20	18	90	45%	55%
<i>Dwellings; Offices / R & D / light industry; General industry / storage / warehousing; Retail distribution and servicing; Gypsy and Traveller pitches; All other major developments</i>				
Minor developments				
Total minor decisions	Number granted	Percentage granted	Percentage within 8 weeks	Percentage over 8 weeks
228	194	85	54%	46%
<i>Dwellings; Offices / R & D / light industry; General industry / storage / warehousing; Retail distribution and servicing; Gypsy and Traveller pitches; All other minor developments</i>				
Other Decisions				
Total other decisions	Number granted	Percentage granted	Percentage within 8 weeks	Percentage over 8 weeks
997	836	89	70%	30%
<i>Minerals processing; Changes of use; Householder developments; Advertisements; Listed building consents to (alter/extend); Listed building consents (to demolish); Conservation area consents; Certificates of lawful development; Notifications</i>				

18) Appeals, Enforcement and Tree Preservation Orders

Type	Amount
Appeals Dismissed	24
Appeals Allowed	17
Enforcement Cases Closed	414
Enforcement Notices Issued	17
New Tree Preservation Orders (TPOs)	15

Local Development Framework



Where possible, information can be made available in other formats, including large print, cassette tape, CD and other languages if required. Tel. 01926 450000.

