

Cheshire West & Chester Council

# Local Development Framework

## Annual Monitoring Report

December 2010

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Cheshire West  
and Chester



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## 1 Introduction

### Planning and the Local Development Framework

**1.1** The Planning and Compulsory Purchase Act 2004 requires every local planning authority to produce an Annual Monitoring Report (AMR) for submission to the Secretary of State as part of the Local Development Framework (LDF). An AMR contains information about the implementation of the council's Local Development Scheme (LDS) and the extent to which the policies set out in Local Development Documents are being achieved.

**1.2** This is the second AMR produced by Cheshire West and Chester Borough Council, and covers the period 1st April 2009 to 31st March 2010. This AMR has been produced in accordance with government guidance as detailed in "Local Development Framework Monitoring: A Good Practice Guide".

### 1.3 RSS REVOCATION

**1.4** The Development Plan that covers the Borough comprises the Regional Spatial Strategy (RSS) for the North West published in 2008 (although it is the Government's intention to abolish it through new primary legislation), the saved policies of the Cheshire Structure Plan, approved in 2006 and the five adopted Local Plans. These include the Ellesmere Port and Neston Local Plan; the Chester District Local Plan; the Vale Royal Borough Local Plan; the Cheshire Replacement Minerals Local Plan and the Cheshire Replacement Waste Local Plan. The policies within these documents have been saved until such time they are replaced by new Cheshire West and Chester Local Development Framework policies. The policies in these plans will continue to guide development and provide a basis for determining planning applications for the areas they cover in the authority and each Local Plan will need to be implemented and monitored until they are superseded by the Cheshire West and Chester Local Development Framework.

### Purpose of the Report

**1.5** Review and monitor are key elements of the Government's "plan, monitor and manage" approach to the planning system and are essential for the successful delivery of the council's Local Development Framework (LDF). Monitoring helps to establish what is happening now and what may happen in the future, and then compares these trends against existing policies and targets in the LDF, to determine what needs to be done. It provides a crucial mechanism for feedback within the process of policy making and implementation, whilst also identifying key challenges and opportunities which enable adjustments and revisions to be made where necessary.

**1.6** The five key objectives for monitoring and the AMR are:

- To review actual progress of the preparation of local development documents against the timetable and milestones set out in the LDS;
- To assess the extent to which policies in adopted documents in the LDF are being implemented;
- Where policies are not being implemented, explain why and set out what measures are being taken to make sure that the policy is implemented; or whether the policy should be amended or replaced;
- To identify the significant effects of implementing policies in the LDF and whether they are working as intended;
- To set out whether policies need to be amended and/or replaced.

## **Format of the report**

**1.7** This report will be split into the following chapters, each containing contextual, local, core and significant effects indicators where appropriate.

1. Introduction
2. Spatial Portrait - Cheshire West and Chester
3. The Local Development Scheme
4. Business Development, Services and Town Centres
5. Housing
6. Environmental Quality (Natural and Built)
7. Transport & Accessibility
8. Minerals
9. Waste

## **Information Sources**

**1.8** Monitoring systems continue to be developed within the LDF team in order to collate information in a coherent and user-friendly way. These systems will be reviewed and where necessary amended in order to ensure that the highest quality information is available to inform the Councils Core Strategy and subsequent Development Plan Documents (DPDs).

**1.9** External sources are used to collect some of the information included in the AMR. These include the Office of National Statistics and the Environment Agency.

**1.10** Monitoring indicators are used in the report to assess the implementation and effects of different policies. A tiered approach to indicators is used as follows:

- *Contextual indicators*: describe and measure changes in the wider social, environmental and economic circumstances that exist in the Cheshire West and Chester borough. They help to relate policy outputs to the local area.
- *Local Indicators*: set by the council to assess issues that are specific to the borough, and not already covered by the core indicators
- *Core Indicators*: set by the Department for Communities and Local Government (DCLG) and used to assess the performance and successfulness of planning policies
- *Significant Effects Indicators*: based upon sustainability indicators in the Sustainability Appraisal Scoping Report

**1.11** This year's report will only include information relating to the significant effects indicators where the information required is already collected in relation to an existing indicator i.e. where significant effects indicators are the same as existing contextual, core or local indicators.

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**1.12** The following table shows:

- How the core indicators have been divided between the chapters/themes in the document
- Identifies and describes the contextual and local indicators in each chapter/theme in the document
- Identifies the significant effects indicators as detailed in the Sustainability Appraisal. A table of these indicators and further details of the SA objectives can be found at Appendix 2 of this report.

Chapter / Theme	Indicator Reference	Indicator Type*	Description
Spatial Portrait	S2(a)	SE	Number of deprived areas in the worst 5% nationally
	S2(b)	SE	Number pf LSOA in the bottom 30%
	S3(a)	SE	Number of people living in fuel poverty by 2016 - 2018
	S14(a)	SE	Annual average domestic consumption of electricity (Kw Hrs)
	S14(b)	SE	Annual average domestic consumption of gas (Kw Hrs)
	S17(b)	SE	Indices of deprivation
	S19(a)	SE	Domestic burglaries per 1,000 households
	S19(b)	SE	Violent crime per year per 1,000 population
	S19(d)	SE	Recorded levels of fear of crime (Quality of Life Survey)
Business Development, Services and Town Centres	1C	C	Unemployment rates in the Borough as at 1 April
	2C / S16(e)	C/SE	Employment distribution by type
	3C	C	Average wage/salary
	BD1 / S16(b)	CO/SE	Total amount of additional employment floorspace by type
	BD2 / S6 (c)	CO / SE	Total amount of employment floorspace completed on previously developed land, by type (m2).
	BD3 / S16(a)	CO / SE	Amount of employment land available by type (hectares).
	BD4 / S18(b)	CO / SE	Amount of completed floorspace for town centre uses
	BD5 (L) / S18(a)	L / SE	Change in the number of vacant units on primary shopping streets / town centres
	BD6 (L)	L	Re use of rural buildings for employment.
	S17(a) / S18(c)	SE	City and town centre health checks
	S16(c)	SE	VAT registered and de-registered businesses
	S16(d)	SE	Qualifications: % of working age population with no qualifications

Chapter / Theme	Indicator Reference	Indicator Type*	Description
	S16(f)	SE	GVA
	S19(c)	SE	Number of planning applications meeting 'Secured by Design' principles
Population & Housing	4C	C	Existing housing stock in the Borough
	5C	C	Housing tenures in the Borough
	6C	C	Average house prices in the Borough
	7C	C	Household composition / size
	8C / S15(f)	C / SE	Number of vacant and unfit dwellings in the Borough
	9C	C	Number of gypsy and traveller pitches currently provided in the Borough
	H1 / S15(h)	C / SE	Planned housing period and provision
	H1(b) / S15(i)	C / SE	Planned housing period and provision - Growth Points
	H2(a)	CO	Net additional dwellings previous years
	H2(b)	CO	Net additional dwellings for reporting year April 09 - March 2010
	H2(c)	CO	Net additional dwellings in future years
	H2(d)	CO	Managed delivery target
	H3 / S6(b) / S15(g)	CO / SE	Number of gross new dwellings completed on previously developed land
	H4 / S15(j)	CO / SE	Net additional Gypsy and Traveller pitches delivered
	H5 / S15(d)	CO / SE	Gross number of affordable housing completions
	H6 / S15(c)	CO	Housing quality - Building for Life Assessments
	H7 (L)	L	Housing completions by type and number of bedrooms
	H8	L	Loss of dwellings to other uses
	S15(e)	SE	Extra care schemes approved in the Borough
	S15(a)	SE	Number of new homes meeting Lifetime Homes standard
	S10(c) / S15(b)	SE	Number of new dwellings achieving the national stepped targets for Code for Sustainable Homes
	S19(c)	SE	Number of planning applications meeting 'Secured by Design' principles

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Chapter / Theme	Indicator Reference	Indicator Type*	Description
Environmental Quality	10C / S1(a)	C / SE	Landscape designations in the Borough
	11C	C	Designated Green Belt in the Borough
	12C / S7(c)	C / SE	Flood Risk Zones in the Borough
	13C / S9(b)	C	Air Quality Management Areas (AQMAs)
	14C / S11(a)/S11(b)	C / SE	Heritage Assets
	E1 / S7(a) / S8(a) / S10(d)	CO / SE	Number of planning permissions granted contrary to Environment Agency advice on flooding and water quality grounds
	E2	CO	Change in areas of biodiversity importance
	E3 / S10(b) / S14(e)	CO / SE	Renewable energy generation by installed capacity and type
	E4 (L)	L	Number of Green Flag awarded open spaces in the Borough
	E5 (L)	L	Number of sites removed from the list of contaminated sites held by Environmental Health, as a result of planning application approvals, which require the remediation of land.
	E6 (L)	L	Number of villages/parishes with adopted Village Design Statements/Character Assessments.
	E7 (L)	L	Number of conservation areas in the Borough with an up to date character appraisal
	E8 (L)	L	Area of woodland created in Cheshire West and Chester
	S1 (b)	SE	Number/area of new statutory and non-statutory nature conservation sites
	S1(c)	SE	Number of trees planted in rural and urban areas
	S5(a)	SE	Number and area of Regionally Important Geological sites
	S5(b)	SE	Improved street and environmental cleanliness (NI 196)
	S5(c)	SE	Number of fly-tipping incidents
	S5(d)	SE	Area of best and most versatile agricultural land
	S6(a)	SE	Previously developed land that has been vacant or derelict for more than 5 years
	S7(b)	SE	Number of properties in flood zones 2 and 3
	S8(b)	SE	Water quality/ecological status of rivers on the Borough

Chapter / Theme	Indicator Reference	Indicator Type*	Description
	S9(a) / S9(c) / S9(d) / S10(a)	SE	Changes in air pollution levels
	S12 (a)	SE	Total amount of open space (ha) per 1,000 population
	S14(d)	SE	% of energy supply mix provided from renewable energy resources
Transport and Accessibility	15C	C	Car ownership in the Borough
	16C	C	Mode of transport to work used by residents in the Borough
	17C	C	Workplace of residents in the Borough
	S19 (e)	SE	Total number of people killed or seriously injured (KSI) in road traffic collisions in the Borough
	S19(f)	SE	Total number of children (aged under 16) killed or seriously injured in road traffic collisions in the Borough
Minerals	M1 / S4(a)	CO / SE	Production of primary land won aggregates
	M2 / S4(b)	CO / SE	Production of secondary and recycled aggregates
	M3	C	Permitted aggregate reserves and landbanks
	M4	C	Assessment of aggregate reserves
	M5	C	Silica sand landbank
Waste	W1/S13(h)	CO/SE	Capacity/change on stock of new waste management facilities
	W2/ S13(a)/ S13(d)/ s13(f) S14(e)	CO/SE	Amount of Municipal Waste arisings and management by waste planning authority
	W3	C	Percentage Change in Municipal Solid Waste Arisings
	W4	C	Kilogrammes of waste collected per head of household
	W5	C	Amount of Commercial and Industrial Arisings and Waste Management
	W6	C	Amount Construction, Demolition & Excavation Waste Arisings and Management
<b>C - Contextual / CO - Core / L - Local / SE - Significant Effects</b>			

Table 1.1

### 2 Cheshire West and Chester Spatial Portrait

**2.1** Cheshire West and Chester Borough Council is a unitary authority which comprises the councils of Ellesmere Port and Neston, Chester, Vale Royal and Cheshire County Council.

**2.2** The area of Cheshire West and Chester covers 916 square kilometres, abutting the national boundary of Wales to the west, and to the north the more densely urbanised areas of Wirral, Halton, Liverpool and Warrington. The borough also adjoins the more rural areas of East Chester and Shropshire.

**2.3** The area contains key settlements of Chester City and Ellesmere Port to the west, Frodsham to the north and Northwich, Winsford and Tarporley to the east.



Map 2.1 Cheshire West and Chester Sub Region

#### Population

**2.4** In 2006 the population of Cheshire West and Chester was estimated to be 327,500. By 2012 this figure is forecast to grow 345,700. Large parts of central and southern Cheshire West and Chester are rural and the rural population is some 85,760 or 26% of the total population.

**2.5** There is an ageing population forecast for the borough which indicates that the number of people aged 75 and over will double by 2031, and 32% of the population will be aged 60 or above, in comparison to 24% of the population (aged 60+) in 2008. Changes in the population structure of the borough have implications for the delivery of current services and the future provision and delivery of employment and housing for example.

## Housing

**2.6** Planning Policy Statement 3: Housing (November 2006) (PPS3) requires that Local Planning Authorities implement a "plan, monitor and manage" approach to housing delivery within their areas. An essential feature of this is that the housing requirement and the way that it is met, should be kept under regular review. Local Authorities must have a much stronger focus on the identification of sufficient land to deliver housing requirements over a 15 year period.

**2.7** The council must be able to state whether they have a 5 year supply of "deliverable" sites for housing, and also a 15 year supply using a Strategic Housing Land Availability Assessment (SHLAA). The 5 and 15 year supply of sites is to be maintained and updated on an annual basis

**2.8** The council has produced a Housing Land Monitor Report 2009-2010 which gives a detailed picture of the current housing land supply position for the borough and should be read alongside historical Housing Land Monitor Reports. This is available to view from the Spatial Planning team or on the council's website at: [www.cheshirewestandchester.gov.uk](http://www.cheshirewestandchester.gov.uk)

## Transport and accessibility

**2.9** The borough benefits from good sub-regional and regional transport links which include:

- M6 to the east
- M56 to the north, linking Wales and Manchester
- M53 linking Chester and Ellesmere Port, to Wirral and Liverpool
- A55 linking Chester and North Wales
- Hourly train service from Chester to London
- Regular train services between Chester, Liverpool and Manchester and into North Wales and Shropshire
- Cross Cheshire train services on the mid-Cheshire line connecting Chester, Northwich and Manchester

## Employment and the economy

**2.10** The UK economy is currently in recession and future economic growth and investment is constrained. However, West Cheshire is part of economically active sub-region, with economic output (GVA per head) 24% higher than the regional average and 9% above the national average.

**2.11** The borough is diverse in its employment distribution as Chester is a centre for service industries with Chester Business Park being a successful location for the financial sector; Ellesmere Port has high level manufacturing in automotives and chemicals; and the towns of Winsford and Northwich offer a balanced distribution of service sector employment (Northwich) and manufacturing and industry (Winsford).

## Natural and Built Environment

**2.12** Large parts of the borough are rural which includes areas of designated Green Belt across the northern part of the borough from Chester in the west to Northwich in the west. Cheshire West and Chester is a borough of contrasting landscapes - wooded river valleys and sandstone hills, meres and mosses, estuaries and heaths, industrial wastelands and old parklands - all set within a matrix of intensively productive farmland and urban development. The diversity of landscape types, in turn, supports a fragile and vulnerable wealth of different types of wildlife habitats, some of which are of national and international importance. CWaC has a wide variety of nature conservation sites to be protected including SACs, SPA, Ramsar and SSSI's.

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**2.13** There is also a wealth The built environment is characterised by a large number of conservation areas and Listed Buildings (see Environment chapter for further details).

**2.14** Flooding in the borough: In the West Cheshire area the most serious (and predictable) flooding is still usually from river systems. The main source of flooding in the West Cheshire area is fluvial. Affected properties are generally on low lying land in the rivers' natural floodplain.

**2.15** West Cheshire has a rich architectural heritage, from the City of Chester to market towns and villages; from the area's distinctive "black and white" architecture, to Georgian, Victorian and modern development.

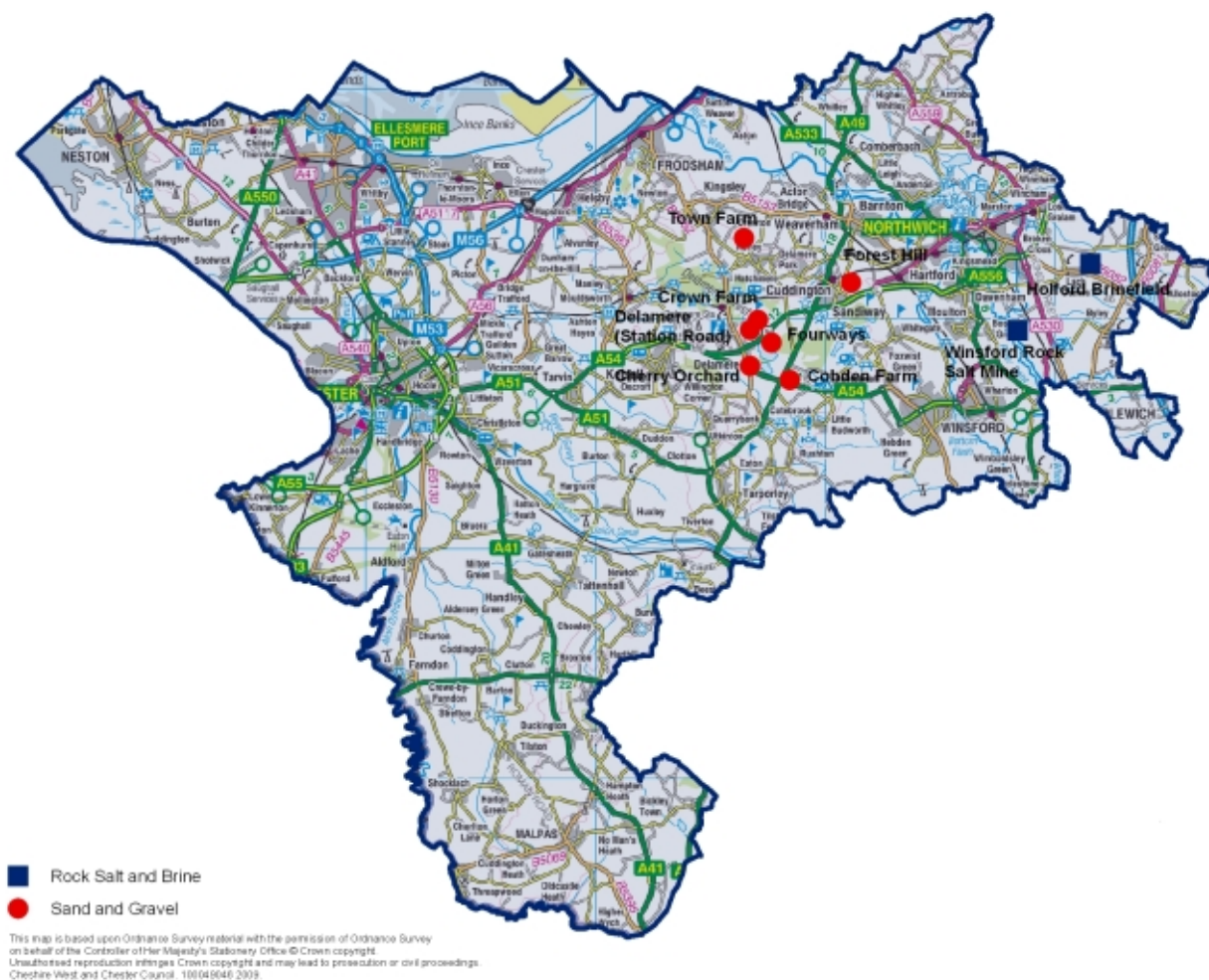
### Minerals

**2.16** Cheshire West and Chester contains significant quantities of key minerals resources, specifically construction sand and gravel and salt. In addition, coal and clay can also be found. Construction sand and gravel is relatively easily accessed in parts of the borough. Sites in Cheshire West and Chester (combined with sites in Cheshire East) are major contributors of sand and gravel aggregates in the North West amounting to 44% of the region's overall supply. Salt is extracted underground either in the form of rock salt or brine. The borough contains some of the most nationally significant sources of salt in the UK with approximately 85% of the nation's salt being sourced from the Cheshire Basin<sup>(i)</sup>.

**2.17** There are currently nine permitted mineral extraction sites in the borough. Seven sites extract construction sand and gravel and are generally concentrated in and around the Delamere area. Rock salt is extracted to the north east of Winsford and brine in areas south east of Northwich. There are also 6 PEDL licences (Petroleum Exploration Development License) in place across Cheshire West and Chester with applications being brought forward for the exploration and extraction of coalbed methane.

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i Combined contribution from Cheshire West and Chester and Cheshire East sites.



Map 2.2 Minerals Sites in Cheshire West and Chester

## Waste

**2.18** During the monitoring period a total of 192,109 tonnes of Municipal Solid Waste (MSW) and household waste was produced in Cheshire West and Chester, of which 48.4% was composted or recycled and 49.6% was sent to landfill. During 2008-09 a total of 788,194 tonnes of Commercial and Industrial waste (C&I) was generated across the Cheshire wide area, of which 56.7% was recycled or composted, this represents the most up to date data available and has not been disaggregated to Cheshire West and Chester and Cheshire East.

**2.19** There are several existing operational waste management facilities in Cheshire West and Chester. These include the Gowry Landfill, Wimbolds Trafford, Chester, the Cleanaway high temperature incinerator in Ellesmere Port and the Minosus Underground Storage Facility at the Winsford Rock Salt Mine. There are also several traditional waste management facilities such as household waste recycling centres, waste transfer stations, composting sites and landfill/landraise sites located across the Borough. Planning permission has been granted for two significant waste management facilities including Kinderton Lodge Landfill Site near Middlewich (but in administrative area of the borough) and the Ince Resource Recovery Park (RRP) and Refuse Derived Fuel (RDF) Generating Station at Ince Marshes, Ellesmere Port. Kinderton Lodge Landfill Site was granted an Environment Agency Landfill permit in April 2010 but is yet to become operational, Ince RRP and RDF are currently subject to applications for minor amendments and development is yet to commence. An appeal has also been lodged against a refusal of planning permission at Brunner Mond.

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**2.20** A Waste Private Finance Initiative (PFI) was underway to procure new waste facilities for the management of Cheshire's Municipal Solid Waste. It was being taken forward in partnership between Cheshire West and Chester and Cheshire East Authorities. However, following the Government Spending Review in October 2010, grant funding for this PFI has now been withdrawn. Future options for additional waste management facilities are now under review.

### Growth Point Status

**2.21** In July 2008 it was confirmed that a Cheshire West and Chester Growth Point bid had been successful. The Growth Point status offers a huge opportunity for housing led regeneration to uplift deprived communities and support and sustain community facilities, businesses and education/training opportunities. The programme will last for 9 years from 2007/08 until 2016/17 and it is vital that appropriate monitoring is undertaken during this time, and beyond, to track the progress of schemes and show clearly that targets are being met.

### The Corporate Plan 2009 - 2011 'Making it Happen'

**2.22** The Corporate Plan for Cheshire West and Chester sets out the 'platform to achieve our (the Council's) ambition of becoming the best Council in the country'. The key pledges, based on core themes reflect what is most important to local communities and partners. The themes are:

- **Jobs and Enterprise:** promote economic growth, employment and investment to improve prosperity across the area and in particular in the most disadvantaged communities.
- **Children and Young People:** safeguard and encourage children and young people to secure their well being and develop the skills and opportunities they need to build positive futures.
- **Safer and Stronger Communities:** ensure that individuals and their communities are safe and secure, with reduced fear of crime and harm.
- **Adult Health and Well Being:** Improve health and well being to help everyone live longer, safer, healthier lives; to ensure access to social care is fair and personalised, providing in the right place at the right time and with a focus on prevention as well as support; to ensure that people are better informed for making choices about lifestyle and the care they receive.
- **Environmental Sustainability:** build a clean, attractive and healthy environment for our people to live and work in, with good quality housing and effective transport links, which meet the immediate and longer term needs of our rural and urban communities.
- **Resources and transformation:** Make the best use of our resources to provide high quality services which deliver value for money and get things right first time.

**2.23** 'Making it Happen' is the key driver for all of the Council directorates, and is delivered through a range of plans and strategies including the Local Development Framework.

### The Sustainable Communities Strategy

**2.24** This is a key document for 'West Cheshire Together' (The Local Strategic Partnership (LSP) that will provide the overarching shared vision and priorities for the future social, economic and environmental wellbeing of the borough for the next 10 years (2010 to 2020). It will describe how people who live, work and visit the borough want it to develop over time. Its purpose is to enable Cheshire West and Chester Council, in partnership with other agencies and local people, through 'West Cheshire Together' LSP, to discharge its responsibilities for promoting the social, economic and environmental wellbeing of the area and providing community leadership.

### 3 The Local Development Scheme

#### Cheshire West and Chester Local Development Scheme

**3.1** Cheshire West and Chester Council was formally established on 1 April 2009 as a coming together of the former authorities of Chester City, Ellesmere Port and Neston and Vale Royal along with part of Cheshire County Council. Therefore, this Annual Monitoring Report relates entirely to a period when Cheshire West and Chester has been in existence.

**3.2** The adopted Cheshire West and Chester Local Development Scheme was written at a time when the predecessor authorities were still in existence and as such it reflects the aspirations of those authorities. Since the LDS was adopted, Cheshire West and Chester has undertaken significant work on establishing the corporate priorities and the main issues that need to be tackled by key strategic documents such as the Sustainable Community Strategy and the LDF. The authority is now aware of its direction of travel and the key building blocks it requires to help it achieve its objectives and this focus will need to be reflected in a revised LDS. However, the Council has not yet formally revised its LDS as a change of Government and the potential for significant changes to the development plan system has meant that it would be very difficult for the authority to set out clearly an achievable timetable for LDF document preparation in the absence of information on what the changes to the development plan system may be. The authority is therefore currently considering the draft Decentralisation and Localism Bill to see what implications this has for LDF production and will revise the LDS in 2011 to reflect these changes.

**3.3** In the meantime, Cheshire West and Chester is continuing to progress the preparation of the Core Strategy. The Issues and Options consultation which concluded in January 2010 generated significant comments (over 2000) and these comments, along with the information that has been gained from the various pieces of evidence base work that the authority has undertaken are helping to shape the next stage of formal consultation which is likely to take place in mid 2011. In addition, the Council has continued to liaise with key stakeholders during the year in a process of continuous engagement that will help to shape the Core Strategy and other key LDF documents.

**3.4** The table below details whether the timetable and milestones set out in the CWaC LDS 2009 for the monitoring period 1 April 2009 to 31 March 2010 have been met, or whether progress has been made towards meeting them. If milestones have not been met, the reasons why and what steps are being taken to address any problems are explained.

Name of Document	Key Milestones	Progress to Date	Milestones Achieved
Core Strategy	Submission June 2010 and Examination October 2010,	The original LDS was prepared when the four constituent authorities were still in existence and as such the LDS does not reflect the aspirations of Cheshire West and Chester. Since the authority came into being significant changes have occurred that have needed to be taken into account in the preparation of the Core Strategy and these have affected the timescales involved. The Core Strategy is still progressing and significant pieces of evidence base have been completed or are nearing completion including the Employment Land Study, Strategic Housing Land Availability Assessment, Integrated Transport Study baseline, Winsford Area	<b>NO</b>

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Name of Document	Key Milestones	Progress to Date	Milestones Achieved
		Flood Risk Assessment, Audit of Existing Minerals sites, National Land Use Database, Water Cycle Study, Audit of Waste Management Sites and Open Space Audit and Assessment of Need - Stage 1. These will be used to formulate the next formal stage of consultation on the Core Strategy, the Preferred Options for 2011. The Council is currently considering the implications of the draft Decentralisation and Localism Bill before revising its LDS and is seeking ways to move quickly from a Core Strategy to a Local Development Plan.	
Site Allocations DPD	Regulation 25 Consultation due to start in December 2009	This document was included in the original LDS for the authority but considerable changes have occurred since this LDS was brought into effect. The Council has not yet approved a formal revision to the LDS and is currently considering the outcome of the Localism and Decentralisation Bill to fully understand its implications before reviewing the LDS. It is currently unclear whether there will still be a need for a Site Allocations DPD in the LDS.	N/A
Proposals Map	The proposals map will illustrate all DPD policies and proposals on an Ordnance Survey base. The proposals map will therefore be considered during consultation on all relevant DPDs and will be updated each time a relevant DPD is produced. Initial production will therefore be as for the Core Strategy.		N/A
Development Management Policies DPD	Regulation 25 Consultation due to start in January 2011.	This document was included in the original LDS for the authority but considerable changes have occurred since this LDS was brought into effect. The Council has not yet approved a formal revision to the LDS and is currently considering the outcome of the Localism and Decentralisation Bill to fully understand its implications before reviewing the LDS. It is unlikely that there will still be a need for a Development Management Policies DPD in the LDS.	N/A
Minerals Policies and Allocations	The administrative and technical means by which this document was to be delivered in partnership with Cheshire East were to be considered. Discussions are ongoing regarding	This document was included in the original LDS for the authority but considerable changes have occurred since this LDS was brought into effect. The Council has not yet approved a formal revision to the LDS and is currently considering the outcome of the Localism and Decentralisation Bill to fully understand its implications before reviewing the LDS. It is currently unclear whether there will still be a need for a Site Allocations DPD in the LDS which will include Minerals allocations.	N/A

Name of Document	Key Milestones	Progress to Date	Milestones Achieved
	potential documentation and ability to align dates within the respective LDS. Joint working now only relates to evidence base work.		
Ellesmere Port Central AAP	Regulation 25 Consultation start date: April 2006. End date: April 2009	This document was prepared by the former Ellesmere Port and Neston Borough Council. Following advice from the Planning Inspectorate it has been decided to delay any potential progression of this document until after the Core Strategy has been adopted when the situation will be reviewed.	N/A
Chester Urban Area AAP	Regulation 25 Consultation due to start December 2011	This document was included in the original LDS for the authority but considerable changes have occurred since this LDS was brought into effect. The Council has not yet approved a formal revision to the LDS and is currently considering the outcome of the Localism and Decentralisation Bill to fully understand its implications before reviewing the LDS. The need for this document will therefore be reviewed before a revision to the LDS is finalised.	N/A
Cheshire West Rural AAP	Regulation 25 Consultation due to start December 2012	This document was included in the original LDS for the authority but considerable changes have occurred since this LDS was brought into effect. The Council has not yet approved a formal revision to the LDS and is currently considering the outcome of the Localism and Decentralisation Bill to fully understand its implications before reviewing the LDS. The need for this document will therefore be reviewed before a revision to the LDS is finalised.	N/A
Affordable Housing SPD	Preparation and engagement due to start May 2010	There is still a pressing need for an Affordable Housing SPD but at present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A
Community Infrastructure SPD	Preparation and engagement due to start May 2010	There is still a pressing need for a Community Infrastructure SPD but at present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A

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Name of Document	Key Milestones	Progress to Date	Milestones Achieved
Equine & Equestrian Development SPD (Former Vale Royal area)	Preparation and engagement: January 2008. Publication of Draft SPD: February 2009. Adoption of SPD: June 2009	This document was included in the CWaC LDS which was prepared by the four predecessor authorities. Since the formulation of CWaC the Council has undertaken considerable work to identify its key priorities and the LDS will need to be revised to reflect these. It is likely that this document will no longer be pursued as a priority for CWaC.	N/A
Historic Built Environment SPD (Former Vale Royal area)	Preparation and engagement: January 2008. Publication of Draft SPD: November 2008. Adoption of SPD: March 2009	This document was prepared to adoption stage by the former Vale Royal authority. However it was considered that this document should be amended to be applicable across the whole of West Cheshire. At present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A
Chester City Centre Historic Development Control Zone and Public Realm Guide	Preparation and engagement due to start April 2009.	Early engagement has taken place to gather information on the main issues that the SPD will cover. No progress has been made on further preparation of a draft SPD. At present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A
House Extensions SPD	Preparation and engagement due to start April 2009.	This document was included in the CWaC LDS which was prepared by the four predecessor authorities. Since the formulation of CWaC the Council has undertaken considerable work to identify its key priorities and the LDS will need to be revised to reflect these. At present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A
Stanlow Area SPD	Preparation and engagement due to start April 2010.	This document was included in the CWaC LDS which was prepared by the four predecessor authorities. Since the formulation of CWaC the Council has undertaken considerable work to identify its key priorities and the LDS will need to be revised to reflect these. At present the Council is considering the implications of the Localism and Decentralisation Bill and will revise its LDS including timeframes for relevant SPDs once it is clear how these fit with the new planning system.	N/A

**3.5** The evidence base for the LDF is continuously being developed. During the monitoring period the following studies, plans and strategies have been completed:

- Employment Land Study (October 2009)
- Integrated Transport Study baseline (July 2009)
- Audit of Existing Minerals Sites (March 2010)
- National Land Use Database Update (February 2010)
- Chester Rail Gateway Strategic Sites Study (May 2009)

**3.6** For details of studies commencing after the monitoring period please see section below.

### **Progress on the LDS since April 2010**

**3.7** The Council's Corporate Plan and Sustainable Communities Strategy are now in place and will have to be incorporated into the Core Strategy.

**3.8** Since 1 April 2010 work has continued on the Core Strategy in particular on ensuring that the evidence base is in place before a preferred options report is produced. However, the recent publication of the white paper on growth "Local Growth: Realising Every Place's Potential" sets out the Government's new agenda for the planning system. This document highlights that Core Strategies will be replaced by Local Development Plans and a new level of plan will be introduced called Neighbourhood Plans which will be prepared by individual communities. It is the Council's intention to seek to move as quickly as possible towards a Local Development Plan and will undertake engagement starting Spring in 2011 with individual communities.

**3.9** The Issues and Options Report, was made available for consultation between November 2009 and January 2010 alongside the Sustainable Community Strategy and Local Transport Plan consultations. During this period the Council received 2299 comments from 163 respondents. These comments are currently being used to help to inform the next stage of the Plan.

**3.10** In addition, work has continued on completing the evidence base for the Core Strategy. These studies have either been completed or are very close to completion. This has included:

- Employment Land Study
- Integrated Transport Study Baseline
- Ellesmere Port Transport Model
- Water Cycle Strategy
- Audit of existing minerals sites
- Audit of existing waste sites

**3.11** Additional evidence base work which is still in preparation includes:

- Strategic Housing Market Assessment Update
- Strategic Housing Land Availability Assessment
- Chester Transport Model Update
- Open Space Audit and Assessment of Need
- Biodiversity Study
- Green Infrastructure Framework
- Infrastructure Delivery Plan
- Retail Capacity Study

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**3.12** A detailed list of all the evidence base for the CWAC LDF, including estimated completion dates, is provided at the back of the report in Appendix 3.

### Saved Policies

**3.13** The Planning and Compulsory Purchase Act 2004 provides for the saving of policies in adopted or approved local, structure and unitary development plans for a period of 3 years from the commencement of the Act (28 September 2004). Policies in adopted or approved plans at the commencement date expire on 27 September 2007 unless the Secretary of State makes a direction to extend such policies beyond that date. Where Local Plans have been adopted since the Act commenced, Schedule 8: Paragraph 13 of the Act, allows for policies in those plans to be automatically saved for three years from the date of adoption. The Secretary of State can also make a direction to extend these policies beyond the 3 year saved period following a request from the Local Planning Authority to do so.

**3.14** Chester City Council Local Plan was adopted in 2006 and the policies contained within this document (with the exception of Policy HO1) were saved in 2009 until such time as they are replaced by parts of the LDF.

**3.15** Ellesmere Port and Neston Borough Council Local Plan was adopted in 2002 and the policies contained within this document (with the exception of Policy H8) were saved in 2007 until such time as they are replaced by parts of the LDF.

**3.16** Vale Royal Borough Council Local Plan was adopted in 2006 and the policies contained within this document (with the exception of Policy H1 and Policy H3) were saved in 2009 until such time as they are replaced by parts of the LDF.

**3.17** The Cheshire Replacement Structure Plan was adopted in 2006. The majority of the policies in this Plan were replaced by policies in the 'North West of England Plan' (RSS) in September 2008. However, following discussions with the Structure Plan authority the Regional Planning Board made a request to the Secretary of State to save some of the Structure Plan policies once the new RSS was adopted. Eleven of the Replacement Structure Plan policies were saved (GEN5; GEN8; HOU6; T4; T5; T7; T8; T9; T10; TR3 and TR4).

**3.18** The Cheshire Replacement Minerals Local Plan was adopted in June 1999 and all the policies in this document were saved in 2007 until such time that they are replaced by parts of the LDF. The Cheshire Replacement Waste Local Plan was adopted in July 2007 and its policies were saved in 2010 until such time as they are replaced by relevant policies in the LDF.

### Staff Resources

**3.19** The Local Development Framework Team sits within the Spatial Planning Team which also comprises Growth Point and Minerals and Waste. There are 10.5 Full time equivalent professional planning staff that are all working on the Core Strategy alongside carrying out daily planning tasks and compiling the evidence base for the LDF. The team works closely with the Growth Point Team and the Minerals and Waste Policy Team.

**3.20** With respect to the Minerals and Waste Policy Team, following Local Government Reorganisation a shared service for the delivery of minerals and waste planning policy was set up with Cheshire East. In April 2010, the shared service was ended and replaced with a Service Level Agreement (SLA) relating to evidence base work only. The Minerals and Waste team within CWaC consists of 3.2 FTE staff.

## 4 Business Development, Services and Town Centres

### Contextual Indicators

#### Unemployment rates in the borough

Year	Rate of unemployment	Change
2008	1.9%	N/A
2009	3.7%	+ 1.8%
2010	3.1%	-0.6%

Table 4.1 Unemployment rates in Cheshire West and Chester

**4.1** The current economic climate and sudden down turn will have had a detrimental effect on employment and unemployment rates, and this can be seen across the region. On a regional basis, Cheshire West and Chester has one of the lowest rates of unemployment compared to other authorities in the North West, North Wales and the West Midlands.

**4.2** The unemployment rates in each of the Area Partnership Board (APB) areas in the Borough are as follows:

Area Programme Board	Rate of unemployment <sup>(1)</sup>
Chester	2.1% - 3.6%
Rural West	2%
Ellesmere Port	4.1% - 4.7%
Northwich and Rural North	2.1% - 3.6%
Winsford and Rural West	3.7% - 4%

1. Source: CWaC Facts and Figures Sheet EcU1 "Unemployed Claimants (New Base1)National, Regional and Cheshire West and Chester Rates 2007 to 2009". And Sheet EcU12 "Unemployed Claimants (New Base1 Area Partnership Boards, Cheshire West and Chester April 2009".

#### Employment distribution by type

(1) (2)	Cheshire West and Chester	Cheshire West and Chester (%)	North West (%)	Great Britain (%)
Total employee jobs	150,700			
Full time	102,000	67.7	69.1	68.8
Part time	48,600	32.3	30.9	31.2
Manufacturing	14,900	9.9	11.6	10.2
Construction	7,500	5.0	5.2	4.8

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(1) (2)	Cheshire West and Chester	Cheshire West and Chester (%)	North West (%)	Great Britain (%)
Services	125,700	83.4	82.1	83.5
<i>Distribution, retail, hotels and restaurants</i>	39,400	26.2	23.5	23.4
<i>Transport and communications</i>	6,000	4.0	5.8	5.8
<i>Finance, IT, other business activities</i>	36,300	24.1	19.7	22.0
<i>Public admin, education and health</i>	36,400	24.2	28.2	27.0
<i>Other services</i>	7,500	5.0	4.9	5.3
Tourism related	14,300	9.5	8.2	8.2

1. Source: nomis: Official Labour Market Statistics. Employee Jobs (2009). [www.nomisweb.co.uk](http://www.nomisweb.co.uk)
2. For further information about the Use Class order please visit the Planning Portal website. A definition of use classes and the use class order is also provided in the glossary.

### Average wage/salary

Gross Weekly Pay (£) <sup>(1)</sup>	Cheshire West and Chester (£)	North West (£)	Great Britain (£)
Full time workers	469.00	460.00	490.20
Male (F.T)	528.20	497.70	533.80
Female (F.T)	399.20	407.50	426.60

### Earnings by workplace (2008)

1. Source: nomis: Official Labour Market Statistics. Earnings by workplace (2009). [www.nomisweb.co.uk](http://www.nomisweb.co.uk)

**4.3** The gross weekly pay for full time workers in the Borough is slightly higher than the regional average but falls below the national average.

### Core Indicators

**4.4** Employment floorspace by type is defined by Use Class Orders B1(a-c), B2 and B8 (please refer to the glossary). It should be noted that both gross/net floorspace figures are not available for all developments completed within the monitoring period.

**BD1: Total amount of completed additional employment floorspace by type (gross and net) (m<sup>2</sup>)**

Year		B1(a)	B1(b)	B1(c)	B2	B8	Mixed B uses	TOTAL
2008 / 2009	Gross	8724.2	0	210	434	5648	51718	66734.2
	Net	8661.4	0	210	434	5648	51718	66671.4
2009 / 2010	Gross	18848.81	625	0	119.6	24386	2046	46025.41
	Net	18848.81	625	0	119.6	24386	2046	46025.41

**4.5** During the monitoring period approximately 46,000m<sup>2</sup> of employment floorspace was developed, with most being developed for B1 and B8 uses. This includes the new HQ office building in Chester.

**BD2: Total amount of employment floorspace completed on previously developed land\* - by type (m<sup>2</sup>)**

Year		B1(a)	B1(b)	B1(c)	B2	B8	Mixed B uses	TOTAL
2008 / 2009	Gross	7216.2	0	210	434	5570	31635	45065.2
	% on PDL*	82.7	0	100	100	98.6	61.2	67.5
2009 / 2010	Gross	15119.81	625	0	119.6	24386	2046	42296.41
	% on PDL	80	100	0	100	100	100	91

Table 4.2

**BD3: Amount of employment land available by type (hectares)**

	B1(a)	B1(b)	B1(c)	B2	B8	Mixed b Uses	TOTAL
2008 /2009	96.669	0	0.99	158.8	3.11	230.37	489.939
2009 / 2010	72.73	0	6.08	153.54	5.89	219.38	457.62

**4.6** There is an overall employment land supply of 457 Ha across the Borough, a reduction of almost 33ha on the previous monitoring period.

**4.7** An Employment Land Review (BE Group, October 2009) has been undertaken to review the supply and demand for employment land within West Cheshire. There are several large sites that make up the bulk of the land resource and these have been reviewed through the Study. It is likely that some of these sites may be retained by specific employers, lost from the land supply as they are likely to be developed for alternative uses or could be economically unviable to be developed for employment use. The Study suggests that in reality the borough's employment land resource could be much lower than this overall land supply figure.

**4.8** As a result of the recommendations made in the Employment Land Review, which recognised differences in the monitoring approaches of the three former district authorities, the Council's employment monitoring procedures have been standardised and improved for this years monitoring period.

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**4.9** 'Cheshire and Warrington Enterprise Commission, along with Cheshire West and Chester Council, Cheshire East Council and Warrington Borough Council have produced a sub-regional strategy - 'Unleashing the Potential of Cheshire'. The report states that Cheshire West and Chester has the potential to grow its GVA by some 51% by 2030, and employment by no less than 11 000. The report's aims include enhancing the development and growth of enterprise; further developing the skills base; and expanding links between employment and those seeking work. In October 2010 Cheshire and Warrington had their bid for a Local Enterprise Partnership (LEP) accepted by the Government.

### **BD4 (i): Amount of completed floorspace (gross and net) for town centre uses in town centres (m<sup>2</sup>)**

Year		A1	A2	B1(a)	D2	TOTAL
2008 /2009	Gross	0	345	0	4665	5010
	Net	0	345	0	4665	5010
<b>2009 / 2010</b>	<b>Gross</b>	2512.3	58	7605	0	10175.3
	<b>Net</b>	1854.2	58	7605	0	9517.2

**4.10** Over the latest monitoring period the only employment development completed for town centre uses was the new HQ office building in Chester city centre.

**4.11** The only completed A1 development within town centres in the Borough was in Ellesmere Port. Limited development within the borough's town centres reflects national economic trends and is not specific to the area. During the monitoring period the UK was in recession and the effects of the 'credit crunch' continued. As a result, a number of town centre schemes (e.g. The Northgate development in Chester) have been put on hold until the economy shows signs of recovery. There remain several retail planning commitments in the pipeline that may be developed within next year's monitoring period.

### **BD4 (ii) Amount of completed floorspace (gross and net) for town centre uses in the Local Authority area (m<sup>2</sup>)**

Year		A1	A2	B1(a)	D2	TOTAL
2008 / 2009	Gross	0	458.2	8724.2	9195	18377.4
	Net	0	458.2	8661.4	9195	18314.6
<b>2009 / 2010</b>	<b>Gross</b>	6041.5	290	18848.81	538	25718.31
	<b>Net</b>	4266.3	290	18848.81	518	23923.11

Table 4.3

## Local Indicators

### **BD5 (L): Change in the number of vacant units on primary and secondary shopping streets / town centres**

**4.12** The areas that are included in the monitoring of this local indicator are:

- Primary Shopping Streets in Chester as defined in the Chester District Local Plan

- Primary shopping areas of Ellesmere Port Town Centre, and Neston Town Centre as defined in the Ellesmere Port and Neston Local Plan.
- Town centres of Northwich, Winsford and Frodsham as defined in the Vale Royal Borough Local Plan.

Location	2008	2009	2010
Chester: Primary Shopping Streets	7.7%	12%	9.00%
Northwich Primary Shopping Area	7.6%	14.35%	14.38%
Winsford Town Centre	11.6%	15.23%	22.82%
Ellesmere Port Town Centre	Not available	Not available	17.58%
Frodsham	2.3%	2.5%	4.06%

Table 4.4

**4.13** Vacancy rates for Chester Primary Shopping Streets appear to have peaked in 2009, at 12%, and over the past monitoring period have decreased to 9%. This is still higher than the 2008 figure, but does show evidence of improvement not reflected elsewhere in the borough.

**4.14** For the latest monitoring period, vacancy rates in the defined centres of Northwich, Winsford and Frodsham have been calculated based on the actual number of vacant units within each respective centre and not on shop frontage as in previous years, to bring the monitoring of these centres into line with Ellesmere Port town centre and the Chester primary shopping streets. These figures will form the basis for making comparisons on vacancy rates in future monitoring reports.

**4.15** Due to the volume of survey work required for the Ellesmere Port area, in addition to resource constraints it had not been possible to collect this information prior to this years report. No trend can be identified directly, but the scale of retail vacancies is similar to both the Northwich Primary Shopping Area and Winsford Town Centre.

#### **BD6 (L): Re use of rural buildings for employment**

**4.16** The re-use of rural buildings for business use (B1, B2 & B8 use classes) is monitored to assess the effectiveness of Chester District Local Plan policies and the Supplementary Planning Document (SPD): Re-use of Rural Buildings. These policies give preference to the conversion of rural buildings for business use, prior to tourism or residential development. This is also identified as a significant effects indicator. The following information therefore relates to the former Chester District only.

**4.17** During the 2009/10 monitoring period a further 2 planning applications were granted permission for the conversion of rural buildings to business use (B1 / B2 / B8 use classes). The potential floorspace arising from these applications, combined with the 6 extant permissions for such development (assuming the permissions are implemented) would be in excess of 6000 square metres.

**4.18** A Rural Workspace Study was undertaken in 2008 for the Cheshire and Warrington sub-region. This assesses the supply and demand for rural workspaces between 2008-2011.

## Issues and Actions

### Policy monitoring

**4.19** This year's report will provide a base line for monitoring policies in the Cheshire West and Chester LDF. In future report's this section of each chapter will be used to review policy performance and to identify areas of policy that may need to be changed through the LDF process.

### Future Actions

- Retailing in Chester city centre - continue to monitor changes in vacancy rates on primary and secondary shopping streets on a half yearly or quarterly basis, to ensure there are no concentrations of empty premises or any evidence of long term decline. The Council will continue to monitor outstanding planning commitments including the future of the Northgate development.
- Retail monitoring data from each of the former Authorities (i.e. Outstanding planning commitments) should be aligned for next year's monitoring period.
- CWaC and Cheshire East are undertaking an update of the Cheshire Town Centre Study. The update will be based on new household surveys and provide new estimates for quantitative capacity for additional retail floorspace to 2026. The study will also provide updated health check information to assess the vitality and viability of the borough's main centres.
- Local indicators in former district AMRs to be reviewed:
  - Change in the number of A1 units in town centres - potential to collect this information for specific and defined centres in the Borough

## 5 Housing

### Contextual Indicators

#### Housing stock in the borough

House Type <sup>(1)</sup>	Total	%
Detached	40,279	28.3
Semi-detached	47,156	33.1
Terraced	26,554	18.7
Bungalow	12,559	8.9
Maisonette	696	0.5
Flat / Apartment	13,834	9.7
Caravan / Park Home	501	0.4
Other	705	0.8

1. Source: Cheshire West and Chester Housing Land Monitor Report 2009, and Cheshire West and Chester Strategic Housing Market Assessment 2009

**Housing tenure in the borough**

<b>Tenure<sup>(1)</sup></b>	<b>%</b>
Owner occupied	78.6
Social rented	14.3
Private rented	7.1

1. Source: Cheshire West and Chester 2009 Strategic Housing Market Assessment

**Average House Price in the Borough**

**5.1** The average (median) house price in the borough (January - September 2008 only) was £159,167. This is a growth of £77,000 since 2001 when the average price was £82,608.

**5.2** In 2009 the average (median) house price for England and Wales was recorded as £152,898, therefore CWaC average house prices are approximately 4% (£6,000) above the national average.

**5.3** Source: Land Registry Press Release 1 June 2009

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## Household size / composition

Household Description <sup>(1)</sup>	%
Single (aged 60 or less)	14.4
Couple (aged aged 60 or less)	17.1
Older (singles or couples aged 60 or more)	29.4
Two parent families	30.4
Lone parents	5.4
Other multi person household	0.3

1. Source: Cheshire West and Chester 2009 Strategic Housing Market Assessment

## Vacant and unfit dwellings

**5.4** Number of vacant dwellings in the borough as at 1 April 2009 is 3,567 properties. Of these, 1,674 have been vacant for 6 months or longer.

Year	Total	Vacant for more than 6 months
2008 / 2009	3567	1674
<b>2009 / 2010</b>	<b>4571</b>	<b>2303</b>

**5.5** Number of dwellings in Category 1 of the Housing Health and Safety Rating System

	No of dwellings
CWaC	Unavailable

**5.6** The Housing Health and Safety Rating System (HHSRS) is a risk based evaluation tool used by local authorities to identify and protect household occupants against potential risks and hazards to health and safety from any deficiencies identified in dwellings. It was introduced under the Housing Act 2004 and came into effect on 6 April 2006. The HHSRS applies to residential properties in England and replaces the Fitness Standard as an element of the Decent Homes Standard. The HHSRS assesses 29 categories of housing hazard, each hazard has a weighting which will help determine whether the property is rated as having Category 1 (serious) or Category 2 (other) hazard(s). If a local authority discovers serious category 1 hazards in a home, then it has a duty to take the most appropriate action.

**5.7** From the HSSA (private sector dwellings), 43 properties were made free from hazards as a direct result of action taken by the Local Authority in the monitoring period. From the private sector stock condition survey, 14973 dwellings experienced Cat1 hazards within HHSRS representing 10.2% of the total private sector housing stock. Rates of Cat1 hazard failure are in CWaC are below the national average.

## Gypsy and traveller pitches or caravans provided in the Borough

**5.8** As at 31 March 2010, the Borough has the following gypsy and traveller pitches or caravans.

Pitch Type <sup>(1)</sup>	Location	No. Of Caravans	No. Of Pitches
Permanent	Hapsford, Chester		22
	Elton, Chester	10	
	Morley Bridge, Chester		3
	Travellers Rest	16	
	Hatching Tan, Frodsham	6	
Temporary	Elton, Chester	7	
	Mickle Trafford, Chester	10	
	A5117 / A56, Helsby	4	
	Alvanley	8	
	Elton, Chester		4
Accepted	Oil Sites Road, Ellesmere Port	9	

1. Source: Cheshire West and Chester Council Housing and Spatial Planning

## Core Indicators

### H1: Planned housing period and provision

	Start of Plan period	End of Plan period	Total housing required	Source of Plan target
CWaC	2003	2021	23,700	Regional Spatial Strategy (RSS)

### H1b: Planned housing period and provision - Growth Point Programme of Development

	Start of Plan Programme	End of Plan Programme	Total housing required	Source of Plan target
CWaC	2007 / 2008	2016	23% addition to Regional Spatial Strategy figures (14,000)	Growth Point Programme of Development

### H2(a): Net additional dwellings in previous years

	2003 / 04	2004 / 05	2005 / 06	2006 / 07	2007 / 08	2008 / 09
CWaC	1062	1118	1336	799	707	723

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## H2(b): Net additional dwellings for the reporting year (1 April 2009 - 31 March 2010)

Year	Net Dwellings
1st April 2009 - 31st March 2010	733

**5.9** During this monitoring period the housing monitor recorded a total of 733 net housing completions in the Borough, this consisted of 837 completions (gross) and 104 demolitions / losses.

## H2(c): Net additional dwellings in future years

	10/11	11/12	12/13	13/14	14/15	15/16	16/17	17/18	18/19	19/20	20/21
CWaC	729	1080	1449	1480	1253	860	752	484	465	379	235
Target	1317	1317	1317	1317	1317	1317	1317	1317	1317	1317	1317

**5.10** The figures shown in the table above are based upon the Council's Housing Land Monitoring Report - June 2010 and take into account the current economic climate which is affecting housing delivery across the UK.

## H2(d): Managed delivery target

	10/11	11/12	12/13	13/14	14/15	15/16	16/17	17/18	18/19	19/20	20/21
CWaC	1650	1713	1746	1784	1873	2075	2406	3047	4339	8298	(1)

1. This field is not completed as it is the end year of the plan period

**5.11** The housing trajectory for CWaC that relates to the tables above can be viewed in Appendix 4 at the back of this document.

## H3: Number of gross new dwellings completed on previously developed land

	Gross Dwellings	% on PDL <sup>(1)</sup>
2008 / 2009	634	84 %
2009 / 2010	785	94%

1. PDL - Previously developed land

**5.12** In June 2010 changes were made to PPS3 to remove garden land from the definition of brownfield land. This will not have effected the monitoring results for the 2009 / 2010 period, however it will be consideration when making comparisons against future years.

## H4: Net additional Gypsy and Traveller pitches delivered

	Permanent	Transit	TOTAL
2008 / 2009	5	0	5
2009 / 2010	0	0	0

**H5: Gross affordable housing completions**

	Social rented	Intermediate homes	TOTAL
2008 / 2009	99	129	228
2009 / 2010	Breakdown not available at the time of writing	Breakdown not available at the time of writing	283

**5.13** Currently the requirements for affordable housing in new developments is between 25% and 50% (see relevant Local Plan policies or Supplementary Planning Guidance where appropriate), and the ratio depends on which former authority area the development is in. The affordable housing delivery rates have fallen well short of the need that has been identified in existing Housing Needs Surveys across the borough. For this monitoring period the level of provision has been 283 affordable dwellings compared with an annual requirement for CWaC of 744 affordable dwellings. This year has seen an increase in affordable housing completions of 60 units when compared with completion rates for the previous year. Completions include units at two large extra care schemes (Hollymere, Ellesmere Port and Hazelmere, Winsford) which equate to 133 of the total units.

**H6: Housing Quality - Building for Life Assessments**

**5.14** It has not been possible to monitor this indicator for the 2010 report. However two Development Management Planning Officers from the authority are currently completing the necessary Building for Life Assessments training in order to be able to carry out the H6 assessments in the future. It is anticipated that this indicator will be included in the 2010 Cheshire West and Chester AMR.

**Local Indicators****H7 (L): Housing completions by dwelling type and number of bedrooms for new dwellings.**

	House / Bungalow				Flat / Apartment			
	1 bed	2 bed	3 bed	4+ bed	1 bed	2 bed	3 bed	4+ bed
2008 / 2009	0	60	131	141	45	186	2	8
2009 / 2010	0	54	138	54	194	218	9	0

Source: CWaC Housing Flows Reconciliation return for the year ending 31 March 2010.

**5.15** In June 2010 changes were made to PPS3: Housing which included the removal of minimum housing density requirements for new developments. As the changes were made after the end of the monitoring period, this indicator is required for the purposes of the 2009 / 2010 report. The inclusion of this indicator in future reports will be determined prior to the end of the next monitoring period.

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**5.16** For detailed information on housing completions, existing land supply and commitments, and individual site permissions please refer to the recent Housing Land Monitoring Report 2010 which is available to view on the Council's website.

### H8 (L): Loss of dwellings to other uses

**5.17** During the monitoring period a total of 95 losses were recorded based on the Council's Housing Flow Reconciliation return for the year ending 31st March 2010.

Source	No of Dwellings
Demolitions of permanent dwellings	85
Change of use from dwelling to non-dwelling	10
<b>Total</b>	<b>95</b>

Table 5.1

## Issues and Actions

### Policy Monitoring

**5.18** This year's report will provide a base line for monitoring saved policies and emerging policies in the Cheshire West and Chester LDF. In future report's this section of the each chapter will be used to review policy performance and to identify areas of policy that may need to be changed through the LDF process.

### Future Actions

- SHLAA: The Council is currently undertaking a Strategic Housing Land Availability Assessment (SHLAA). This is an assessment of how many units can be accommodated on identified sites and the timeframes for when these sites are likely to be available. Progress has been made on the preparation of the SHLAA which includes working with a Housing Partnership group to assess potential sites and carrying out Flood Risk Assessment of sites. The timescale for producing the draft SHLAA has been affected by the many changes in Central Government for example the revocation of RSS, however progress continues to be made and a draft report will be available in Winter 2010 and will be used to inform the Preferred Options paper for the Core Strategy.
- The 2009 SHMA is currently being updated in order to take account changes in the housing market and economy. This will ensure that the evidence contained within the SHMA remains up to date, relevant and robust. A draft updated report is due in December 2010, with a final updated report expected in early 2011.

## Growth Point

**5.19** The Growth Point Strategy had the stated objective to deliver over 14,000 new dwellings between 2007/08 and 2016/17 – some 23% above the figure set out in the Regional Spatial Strategy, which equates to some 1600 dwellings per annum. These aspirations for growth were however conceived at a time when the development market and its associated values, were high, making delivery achievable. Things have very much changed and the Borough now faces a number of challenges if it is to fulfil its growth ambitions. It is within this context, that the Growth Point Team, whilst still challenged with the objective of growth, are working towards rebuilding capacity within the local house-building market. By using allocated Growth Point funding (some £2,341,686) and by working with developers and key stakeholders during this difficult economic period, the authority and its partners can assist in making sites ready and available to be delivered when the market eventually picks up.

**5.20** A number of significant planning applications have been identified which have either stalled or have yet to enter the planning process. The common thread between them is often the issue of viability and work has been undertaken to look at issues around viability on the basis of making schemes work, particularly in relation to deferred planning obligations. Work is also being undertaken to consider other reasons why housing sites haven't been progressed, including discussions with developers to bring forward sites already allocated for housing development.

**5.21** Work is also progressing with the Homes and Communities Agency, investigating the potential use of resources under the Public Land Initiative to make a number of disused CW&C sites "market ready" for housing development, including reclamation and servicing work.

**5.22** The Growth Point team are also working on a number of studies concerned with ensuring that new development is sustainable and contributes positively to the existing area. These include:

- The recently completed Water Cycle Strategy, concerned with making sure that development can be accommodated within environmental limits in terms of water supply and wastewater treatment, without putting pressure on resources or causing flood risk.
- The Green Infrastructure Strategy, which will set out thematic & spatial priorities for the area to protect and enhance existing key environmental assets and provide new green spaces designed to deliver wide range of environmental and social benefits.
- The Infrastructure Delivery Plan, which will identify existing and future deficits in a wide range of facilities, such as transport infrastructure, power supplies, schools, health, leisure and community facilities. The study will seek to identify new infrastructure requirements necessary to accommodate future growth in the Borough and identify potential funding sources. This will be a major piece of work which will form a critical piece of evidence for the LDF Core Strategy as well as guiding the provision of new or improved infrastructure within the Borough.

## 6 Environmental Quality

### Contextual Indicators

#### The Natural Environment

#### Nature Conservation Designations

**6.1** The landscape of Cheshire West and Chester represents a wide and varied number of habitats and has many designations of national, regional and local importance ranging from Ramsar sites and Sites of Special Scientific Interest (SSSIs), to Areas of Special County Value (ASCVs) and Areas of Special Local Value. Proposals Maps for the adopted Local Plans of the former authorities of Chester

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City, Ellesmere Port and Neston, and Vale Royal locate each of these designations, and are available to view on the [Spatial Planning](#) pages of the Council's website.

Feature / Designation	Details <sup>(1)</sup>
Sites of Special Scientific Interest (SSSIs)	28 sites (5,119 hectares)
Site of Biological Importance (SBI)	288 sites 34.4% of sites (including RIGS) in positive management
Areas and Sites of Nature Conservation Value (ANCV and SNCV)	39 ANCVs (plus 4 Strategic Wildlife Areas) 215 SNCVs
Nature 2000 sites (SPA, SAC and Ramsar)	Mersey Estuary - Ramsar / SPA  The Dee Estuary - Ramsar, SPA and SAC  Midland Meres and Mosses - Phase 1 Ramsar  Midland Meres and Mosses - Phase 2 Ramsar  River Dee and Bala Lake - SAC  Oak Mere - SAC  West Midland Mosses - SAC

1. Source: Natural England, Cheshire West and Chester Conservation

## Green Belt

**6.2** The designated area of Green Belt in the borough covers approximately 39,230 hectares (Source: CWaC Current Facts and Figures. EnvL6 "Areas of Designated Green Belt" Feb 2009.), and is over 15% of the total Green Belt area in the North West of England (Greater Manchester, Merseyside, Cheshire and Lancashire). The Green Belt lies between Chester (urban area) to the south and Ellesmere Port to the north, and reaches eastwards across the borough towards the Cheshire East border.

## Flood Risk Zones

**6.3** In the Ellesmere Port area, small isolated areas are subject to flood risk from drainage infrastructure and minor watercourses such as Rivacre Brook. The Stanlow industrial area is at risk of tidal flooding, although risk of direct flooding from the River Mersey is significantly reduced due to the presence of the Manchester Ship Canal. The Ince Marshes area is also considered to be at a high risk of flooding as it was originally marshland that would flood naturally and is currently managed by canalised drains. Some properties within Frodsham are considered to be under threat of flooding from the River Weaver, however it is mainly agricultural land at risk of flooding in this area.

**6.4** In Northwich the most significant flood risk is caused by the Weaver, Dane and Peover Eye river catchments converging. The main flood risk is to properties to the south of the town centre and in Winnington, an industrial area to the northeast of Northwich. Some sites within the Northwich Vision regeneration project are at risk of flooding and work has been undertaken to understand the nature of this risk through an Area Flood Risk Assessment Study and Mitigation Study for Northwich.

**6.5** Winsford has been identified as an area that is at risk of flooding. Work is ongoing to look at the flood risk in Winsford's proposed development areas and provide a guide to possible mitigation and design methods to address any risk of flooding through the Winsford Area Flood Risk Assessment.

**6.6** The tidal and fluvial River Dee puts parts of Chester at risk of flooding. The main area of flood risk can be found in parts of Chester city and the Sealand Basin area, but the village of Farndon is also at risk from the fluvial River Dee.

**6.7** In addition to the Strategic and Area Flood Risk Assessments which have been prepared, the Council has also completed a Water Cycle Strategy to ensure that additional demands for water and wastewater services are fully taken into account when additional growth is proposed. This is particularly important in Growth Point locations, where the cumulative impacts of increased growth on the water environment could be significant, and need to be anticipated and planned for.

**6.8** The Floods and Water Management Bill (April 2010) creates a more comprehensive risk based regime for managing the risks of floods and coastal erosion and will embrace all sources of flooding. The Bill will give the Environment Agency a strategic overview role and create a new duty for local authorities to lead on flood risk management. The Bill promotes the increased use of Sustainable Drainage Systems and will end the automatic right to connect to the sewers for surface water drainage.

## Air Quality Management Areas (AQMAs)

**6.9** The local authority is obliged to review and assess local air quality (The Environment Act 1995) in terms of the impacts of seven key pollutants against health based objectives. Where any of these objectives is exceeded there is a requirement to carry out a Detailed Assessment Progress Report and subsequently an Air Quality Management Area (AQMA) may be designated.

**6.10** As at 1 April 2010 the following AQMAs have been designated in the Borough:

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- A5032 (Whitby Road - Station Road) Ellesmere Port - May 2005
- Tarvin Road / Christleton Road area, Chester - February 2008

**6.11** The source of the problem in both cases is nitrogen dioxide from road traffic. An Air Quality Action Plan is in place for the AQMA within Ellesmere Port and is in the process of being produced for the Chester area AQMA.

## The Built Environment

### Heritage Assets

**6.12** The heritage assets (as at July 2010) held within the borough are detailed in the table below.

Heritage Asset	Number
<b>Listed Building <sup>(1)</sup></b>	2505
Grade I	86 (3 %)
Grade II*	176 (7 %)
Grade II	2238 (89 %)
Other <sup>(2)</sup>	3 (>1 %)
<b>Classified at risk <sup>(3)</sup></b>	10 (>1 %)
<b>Conservation Areas <sup>(4)</sup></b>	97
<b>Locally Listed Buildings <sup>(5)</sup></b>	1476
Ellesmere Port and Neston	76
Vale Royal	1400
<b>Registered Battlefields <sup>(6)</sup></b>	1 (63 ha)
<b>Registered Parks and Gardens of Special Historic Interest <sup>(7)</sup></b>	7 (614 ha)
Grade I	0
Grade II*	2
Grade II	5
<b>Areas of Archaeological Importance <sup>(8)</sup></b>	1 (150 ha)
<b>Scheduled Monuments <sup>(9)</sup></b>	116
<b>Scheduled Monuments classified as at risk <sup>(10)</sup></b>	23
<b>Areas of Archaeological Potential <sup>(11)</sup></b>	11 (537 ha)
<b>Sites of Archaeological/Historic Importance <sup>(12)</sup></b>	4403

1. List of Buildings of Special Architectural or Historic Interest maintained by the Secretary of State. This figure is the number of entries on the list.
2. Unrevised ecclesiastical grades and buildings or structures not assigned a grade.
3. Heritage at Risk Register 2009, English Heritage.
4. County Historic Environment Record & Borough/City Councils.

5. Designated by the Former Borough Councils
6. English Heritage Battlefields Register.
7. English Heritage Register of Parks & Gardens of Special Historic Interest.
8. Ancient Monuments & Archaeological Areas Act 1979
9. Schedule of Monuments maintained by the Secretary of State.
10. Heritage at Risk Register 2009, English Heritage.
11. Cheshire Historic Towns Survey, Cheshire County Council 2002
12. County Historic Environment Record. This figure is the number of records.

### Core Indicators

#### E1: Planning permissions granted contrary to Environment Agency advice on flooding and water quality grounds

Planning Reference	Address / Location	Nature of proposed development	Reason for EA objection / comments	LA Planning Decision
09/11403/FUL	WODA, Townfield Lane, Farndon, Chester	The stationing of 2 caravans, temporary for 3 years	Inappropriate development to relevant flood zone. No Sequential Test. No Flood Risk Assessment	Approved
10/00122/WAS	Units 1 to 4, Hoyer Industrial Estate, South Road, Ellesmere Port.	Change of use from B2 to Waste Electrical and Electronic Equipment	Flood Zone 3, no Flood Risk Assessment received	Pending

**6.13** Across the borough 2 applications received objections and/or comments from the Environment Agency on the grounds of flood risk. Of these applications 1 has been granted permission and 1 is pending a decision. Therefore during the monitoring period 1 planning application was granted contrary to the advice of the Environment Agency.

#### E2: Change in areas of biodiversity importance

**6.14** It has not been possible to monitor this indicator for this years report. Mechanisms for monitoring this indicator will be reviewed and amended where possible in order to make this possible.

**6.15** Please see future actions.

#### E3: Renewable energy generation by installed capacity and type

**6.16** It has not been possible to monitor this indicator for this years report. Mechanisms for monitoring this indicator will be reviewed and amended where possible in order to make this possible.

## Local Indicators

### **E4 (L): Number of Green Flag awarded open spaces in the Borough**

**6.17** Cheshire West and Chester Council has been awarded six Green Flags for its parks and countryside sites. The flag is a national award for public spaces and parks and to achieve this the space must meet strict criteria including; be welcoming, safe and well maintained, have a management plan in place and work with the community for the park's development. Each site is independently judged and has to re-submit every year to ensure standards are maintained. The winning sites are:

- Whitby Park, Ellesmere Port
- Stanney Fields Park, Neston
- Westminster Park, Chester
- Furey Wood, Northwich
- Helsby Quarry Local Nature Reserve, Helsby
- The Little Wood, Bowyers Waste, Oakmere

**6.18** Other organisations involved in the continuing improvement of the sites include, The Mersey Forest, British Trust Conservation Volunteering and Action Weaver Valley.

### **E5 (L): Number of sites removed from the list of contaminated sites held by Environmental Health, as a result of planning application approvals, which require the remediation of land.**

**6.19** Discussions have taken place with the Council's Environmental Health Officers in order to review this indicator and to look at the data that should be collected in order to inform the report. It has not been possible to collect data for the new authority area for this years report, however work is progressing on amending this indicator.

### **E6 (L): Number of villages/parishes with adopted Village Design Statements / Landscape Character Assessments.**

**6.20** The parishes and villages listed below have an adopted Village Design Statement or Landscape Character Assessment:

- Hartford Village Design Statement
- Kelsall Parish Landscape and Design Statement
- Mickle Trafford Village Design Statement
- Tarporley Village Design Statement
- Tattenhall Village Design Statement
- Tarvin Village Design Statement
- Weaverham Village Design Statement
- Whitegate and Marton Village Design Statement
- Alvanley Village Design Statement
- Moulton Village Design Statement
- Frodsham Town Design Statement

**6.21** In addition to the above adopted documents, Village Design Statements are also currently being prepared for the parishes of Threapwood, Little Leigh and Malpas.

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## E7 (L): Number of conservation areas in the borough with an up to date character appraisal

**6.22** Of the 97 Conservation Areas in the Borough, a total of 30 have an up to date Conservation Area Appraisal<sup>(ii)</sup>.

## E8 (L)\*: Area of woodland created in Cheshire West and Chester.

**6.23** The Mersey Forest have reported no new woodland planting for this monitoring year however a woodland management project is in place.

## Issues and Actions

### Policy Monitoring

**6.24** This year's report will provide a base line for monitoring saved policies and policies in the emerging Cheshire West and Chester LDF. In future reports this section of each chapter will be used to review policy performance and to identify areas of policy that may need to be changed through the LDF process.

### Future Actions

- **Open Space Audit and Assessment of Need** - The Council has commissioned this study which will map out the quantity, quality and accessibility of open space, sport and recreation facilities across the borough in order to prioritise areas for improvement and to protect important sites. The audit will also assist the Council in achieving a number of wider aspirations, such as development of a Green Infrastructure Framework, Green Space Strategy and the improvement of open space, sport and recreation provision in Cheshire West and Chester.
- **Biodiversity Study** - The Council has commissioned a Biodiversity Study which will provide concise, robust and comprehensive evidence base to develop planning policies as part of the future Development Plan Documents, it will also provide a new Local Wildlife Sites System for the borough, taking into account the previous county/district systems and DEFRA's local sites guidance.
- **Green Infrastructure Framework** - which will set out thematic & spatial priorities for the area to protect and enhance existing key environmental assets and provide new green spaces designed to deliver wide range of environmental and social benefits.

## 7 Transport and Accessibility

### Contextual Indicators

#### Car ownership in the borough

Vehicle <sup>(1)</sup>	No. Of people (CWaC)	No. Of people (North West Region)
No car / van	26,969	849,769
1 car / van	57,342	1,224,554
2 cars / vans	39,073	605, 586
3 cars / vans	7,398	104,120

ii 'Up to date' = Appraisals completed within the last 5 years.

Vehicle <sup>(1)</sup>	No. Of people (CWaC)	No. Of people (North West Region)
4(+) cars / vans	2,110	28,760

1. Source: Office of National Statistics: Neighbourhood Statistics. Data set UV62. Census 2001.  
www.ons.gov.uk

#### Mode of transport used by residents of the borough to travel to work

Mode of Transport <sup>(1)</sup>	Chester District	Ellesmere Port and Neston	Vale Royal	Great Britain
Car	60.18 %	64.71 %	68.35 %	69 %
Passenger in car	5.88 %	8.86 %	6.57 %	
Foot	10.83 %	7.17 %	7.61 %	11 %
Bus	6.33 %	4.12 %	2.37 %	8 %
Train	1.3 %	1.74 %	0.83 %	4 %
Bicycle	3.35 %	3.57 %	2.25 %	3 %
Taxi	0.65 %	0.96 %	0.22 %	
Motorcycle	0.86 %	1.34 %	1.09 %	
Underground	0.11 %	0.17 %	0.11 %	

1. Source: Neighbourhood Statistics, 2001 Census

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## Workplace of residents in the borough

Location of workplace	% of residents
Within CWaC	64.4
Cheshire East	7.4
Halton	2.8
Warrington	2.9
Wirral	4.3
Other	18.2

## Issues and Actions

### Policy Monitoring

**7.1** This year's report will provide a base line for monitoring saved polices and policies in the emerging Cheshire West and Chester LDF. In future report's this section of each chapter will be used to review policy performance and to identify areas of policy that may need to be changed through the LDF process.

### Future Actions

**7.2** Transport and accessibility are essential for the delivery of sustainable development and for creating sustainable communities. Accessibility however is not just about transport, it is also about the planning and delivering key services. Accessibility Planning will be a key mechanism for delivering our Local Transport Plan (LTP). The Strategic Accessibility Assessment produced in February 2009 detailed three priority themes for the authority. During consultation in Autumn 2009 on LTP3 priorities it was agreed that the top accessibility priority for this Council would be (3) Access to employment and training, particularly from areas of deprivation.

**7.3** Consultation on the transport priorities took place during November to January 2010. The comments and ideas we received were used to inform the new Transport Strategy which has now been prepared (document in draft form) and sets out our transport goals and priorities for the next 15 years. Our three top priorities are 1) Supporting the economy 2) Tackling congestion, and 3) Managing well maintained roads. Our supporting priorities are 4) Better safety, security and health 5) Improving accessibility to jobs and services, and 6) Improving quality of life. A further consultation is now underway on the draft Transport Strategy document and this consultation will be complete by the end of December 2010. The consultation responses will then inform the final LTP Transport Strategy. The LTP Delivery Plan is also in the process of being prepared to set out our planned schemes and proposals for the first 3 years of our new Transport Strategy. The Delivery Plan will be completed in February 2011 following confirmation of the Council's funding in the Autumn. Scheme delivery and performance will be monitored on a regular basis to make sure we are on track to delivery our goals and priorities. We will confirm our final set of performance indicators and accompanying targets as part of the Delivery Plan in February 2011.

## 8 Minerals

**8.1** The minerals chapter is presented in a different format to the previous chapters in this report. The Core Indicators are followed by a set of contextual indicators in line with previous reports.

**8.2** Please note that for all minerals indicators, figures shown are for the Cheshire-wide area and are not specific to CWaC i.e. figures apply to the former Cheshire County Council area.

**8.3** During 2009-10, 9 planning permissions were granted for minerals development within Cheshire West and Chester. 5 applications related to existing rock salt and brine operations and 3 applications for the drilling of temporary appraisal boreholes for the exploration of Coalbed Methane (CBM), and 1 application for the drilling of an appraisal borehole with subsequent extraction of CBM.

## Core Indicators

### M1: Production of primary land-won aggregates

	2002	2003	2004	2005	2006	2007	2008
<b>Sand &amp; Gravel<sup>1</sup></b>	<b>1.4</b>	<b>1.4</b>	<b>1.1</b>	<b>1.58</b>	<b>1.44</b>	<b>1.51</b>	<b>1.17</b>
<b>Crushed/Hard Rock<sup>1</sup></b>	<b>0.01</b>	<b>0.02</b>	<b>0.05</b>	<b>0.03</b>	<b>0.05</b>	<b>0.03</b>	<b>0.02</b>

Table 8.1 Production of primary land-won aggregates (million tonnes)

<sup>1</sup> Data compiled from North West Regional Aggregate Working Party (RAWP) Reports of corresponding year. Figures are for the Cheshire-wide area and are not disaggregated to authority areas of Cheshire West and Chester and Cheshire East.

**8.4** During 2008 sales of sand and gravel decreased from 1.51mt in 2007 to 1.17mt, sales of crushed/hard rock also declined from 0.03mt in 2007 to 0.02mt. Sales of both sand and gravel and crushed/hard rock are below the average for the period 2002-2008 (1.37mt and 0.03mt respectively) and are significantly below the annualised apportionment figures of 1.97mt for sand and gravel and 0.13mt for crushed rock. It should be noted that all crushed/hard rock operations lie within the borough of Cheshire East.

**8.5** In the North West region Cheshire is the largest supplier of aggregate sand and gravel, with sales from the area accounting for approximately 44% of overall sales in the North West during 2008. In comparison Cheshire only accounts for approximately 0.7% of overall sales in the North West of crushed/hard rock (excluding sales of limestone and High Specification Aggregate from the North West).

**8.6** In June 2009, Communities and Local Government published the revised 'National and regional guidelines for aggregate provision in England 2005-2020'. The guidelines provide for an increased requirement for marine sand and gravel, alternative materials and imports whilst requirements for land-won aggregates are reduced. These guidelines are currently in the process of being apportioned by the North West Regional Aggregates Working Party.

**8.7** Primary aggregate production in Cheshire has steadily declined since the mid 1990s with various factors contributing to the decrease in sales. The introduction of the Aggregates Levy and the increase in landfill tax has continued to impact upon sales of primary aggregates, seeing sales of recycled and secondary aggregates increase. The downturn in the general economy during 2008 will also have been a contributory factor in the significant decrease in sales. Evidence of continuing decreasing sales of sand and gravel and crushed rock is expected as figures for the 2009 monitoring period emerge.

## M2: Production of secondary & recycled aggregates

Secondary Aggregate (2005) <sup>1</sup>	Recycled Aggregate (2006) <sup>2</sup>
270,000 tonnes for aggregate use <sup>3</sup>	596,326 tonnes for aggregate use

Table 8.2 Production of secondary and recycled aggregate

<sup>1</sup> Data compiled from Capita Symonds (2007) 'A survey of arisings and use of alternatives to primary minerals in England, 2005' commissioned by Communities and Local Government.

<sup>2</sup> Data compiled from Smiths Gore (2007) 'A study to fill the evidence gaps for CDEW streams in the North West region of England commissioned by the North West Regional Technical Advisory Body (RTAB) and the North West region MPAs'

**8.8** Current information on the production and use of secondary and recycled aggregates is limited as consistent data collection from the industries involved has proved problematic. The most recent picture can be obtained from the findings of two bespoke surveys published in 2007 as summarised in Table 8.2.

**8.9** Key findings show that in 2005, 270,000 tonnes of secondary aggregates were utilised amounting to 37.5% of total arisings (720,000 tonnes). In 2006, 596,326 tonnes of recycled aggregates were recovered from Construction Demolition and Excavation waste arisings. This is expected to rise up to 2020.

**8.10** (See also Indicator W7 Amount of Construction, Demolition & Excavation Waste arising and management).

## Contextual Indicators

### M3: Permitted aggregate reserves and landbanks

	Permitted Reserves as at 31.12.2008 <sup>1</sup> (mt)	Annual Average Apportionment (mt p/a) <sup>1</sup>	Landbank as at 31.12.2008 <sup>1</sup> (years)
Sand & Gravel	16.4	1.97	8.3
Crushed/Hard Rock	5.6	0.13	43.1

Table 8.3 Aggregates landbanks

<sup>1</sup> Data compiled from North West RAWP Annual Monitoring Report 2009 (incorporating 2008 statistics)

**8.11** During 2008 permitted reserves of sand and gravel declined by 3.12mt from 19.52mt in 2007 to 16.4mt, continuing the downward trend in reserves since 2006. This reduction is partially as a result of the reassessment of reserves at one site within the Cheshire area. The landbank for sand and gravel as at 31.12.2008 is 8.3 years which is slightly above the requirement outlined in MPS1 of 7 years.

**8.12** Permitted crushed/hard rock reserves have increased during 2008 by 0.08mt from 5.52mt in 2007 to 5.6mt. This rise is due to the reassessment of reserves at a number of quarries within the Cheshire area during 2008. The landbank for crushed/hard rock as at 31.12.2008 is 43.1 years which is significantly higher than the requirement of 10 years.

**M4: Assessment of aggregate reserves**

	<b>Permitted reserves as at 31.12.2008 (mt)</b>	<b>Total sales 2001-2008 (mt)</b>	<b>Total provision (mt)</b>	<b>Apportionment requirement to 2016 (mt)</b>	<b>Provision shortfall/surplus to 2016 (mt)</b>
<b>Sand &amp; Gravel</b>	<b>16.4</b>	<b>11.3</b>	<b>27.7</b>	<b>31.5</b>	<b>-3.80</b>
<b>Crushed/Hard Rock</b>	<b>5.6</b>	<b>0.31</b>	<b>5.91</b>	<b>2.0</b>	<b>+3.91</b>

Table 8.4 Assessment of aggregate reserves

**8.13** Reserve will need to be found if the overall sub-regional apportionment supply figure of 31.5mt to 2016 is to be met. No further reserves of crushed/hard rock will be required as the overall provision remain substantially higher than the overall apportionment requirement.

**8.14** An audit of existing crushed/hard rock sites is required to enable a better understanding of the extent of this surplus. All operational crushed/hard rock sites are within the borough of Cheshire East.

**8.15** However, as previously noted the sub-regional apportionment is currently being reviewed by the North West RAWP in light of the revised 'National and regional guidelines for aggregate provision in England 2005-2020'. These revised guidelines may have implications for the Cheshire area in terms of its requirement to contribute to aggregate supply in the region, as the overall regional apportionment has been reduced by 3mt for the 15 year period.

**M5: Silica sand landbank**

<b>No. Operational silica sand extraction sites</b>	<b>4</b>
<b>No. Sites with landbank of at least 10 years</b>	<b>1</b>
<b>No. Sites with landbank of at least 15 years</b>	<b>1<sup>1</sup></b>

Table 8.5 Silica Sand landbank

<sup>1</sup> Same site included within No. Sites with landbank of at least 10 years

**8.16** All of the 4 silica sand sites lie within the borough of Cheshire East.

**8.17** Only one site currently has a landbank greater than 10 years (this site is also in excess of 15 years). Planning permission was granted during the 2008/09 monitoring period for an extension to another existing silica sand extraction site but this only brought the landbank to 7 years, a further site was granted permission for the release of additional reserves during the 2009/10 monitoring period but still only has a landbank of approximately 9 years. The policy is therefore not at present being met at all sites.

**8.18** For existing and new silica sand sites that require significant capital investment by the industry, national guidance (MPG 15) states that it may be necessary for the plant to be provided with a stock of permitted reserves to provide for at least 15 years, or substantially longer than this for greenfield sites, depending on the circumstances.

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**8.19** Given the current situation, consideration will need to be given as to how silica sand landbank requirements can be best met. This would involve an audit of reserves on operational silica sand sites, all of which lie within the administrative area of Cheshire East.

### Issues and Actions

#### Policy Implementation

**8.20** The minerals indicators relate specifically to the Cheshire Replacement Minerals Local Plan adopted in 1999.

**8.21** In addition to the seven indicators reported in this chapter a suite of indicators have been collected in order to monitor the specific policies of the Cheshire Replacement Minerals Local Plan. This is part of a comprehensive monitoring regime established by the former Cheshire County Council to monitor the progress and effectiveness of the Minerals Local Plan.

**8.22** The full set of baseline information for minerals is published in a separate technical appendix to this AMR - 'Minerals and Waste Technical Report 2009/10'.

#### Future Actions

**8.23** There are a number of actions required as a result of the findings of the above indicators. The information below details these actions with regards to specific indicators:

**8.24** MIN1: Continued work is required to establish the implications of LGR on future apportionment requirements across the Cheshire area. Further work is also required to understand the breakdown of sales figures from Cheshire East and Cheshire West and Chester.

**8.25** MIN2: Continue policy implementation in encouraging the use of secondary aggregate and in particular recycled waste materials. Further consideration needs to be given to the consistent capture of data on the production and end use of recycled and secondary aggregates.

**8.26** MIN3: Continue to monitor aggregate reserves and landbank. See *also* Indicator MIN4: Assessment of aggregates reserves.

**8.27** MIN4: Continued work is required on an audit of aggregate sites within the Cheshire sub-region. Outcomes of this audit, along with sales and reserve figures, should be taken into account when recalculating apportionment figures for the North West region.

**8.28** NR15: Continued work is required on an audit of silica sand sites within Cheshire East, enabling a better understanding of how landbank requirements can be met.

## 9 Waste

**9.1** Please note that for some waste indicators, figures shown are for the Cheshire sub-region i.e. the area formerly administered by Cheshire County Council. Separate figures for Cheshire West and Chester are not available for all indicators.

### Core Output Indicators

#### **W1: Capacity/change on stock of new waste management facilities**

**9.2** During 2009-10, 3 planning permissions were granted for new waste management facilities (2 permissions for inert landfill and 1 permission for Resource Recovery Park, which includes part outline and full planning permission). During 2007-08, 5 new waste management facilities were granted planning permission

	Total capacity (m <sup>3</sup> , tonnes or litres)	Minimum annual operational throughput (tonnes or litres)
Inert Landfill	8,500 tonnes 7000m <sup>3</sup>	8,500 tonnes 7000m <sup>3</sup>
Non-Hazardous Landfill		
Hazardous landfill		
Energy from Waste incineration		
Other incineration		
Landfill gas generation plant		
Pyrolysis / Gasification		
Metal recycling site		
Transfer station		1000 tonnes
Material Recovery / Recycling Facility		5000 tonnes
Household civic amenity site		
Open windrow composting		
In-vessel composting		1400 tonnes
Anaerobic digestion		
Any combined mechanical, biological and/or thermal treatment (MBT)		3000 tonnes
Sewage treatment works		
Other treatment		
Recycling facility: construction, demolition and excavation waste		
Storage of waste		
Other waste management		
Other developments		
Total	8,500 tonnes 7000m <sup>3</sup> (other total capacity unknown)	10,000 tonnes 7,000 m <sup>3</sup>

### Table 9.1 Capacity of waste management facilities permitted in Cheshire West and Chester 2009-10

**W2: Amount of Municipal Waste arisings and management type by waste planning authority**

	Landfill	Incineration with Energy from Waste	Incineration without Energy from Waste	Recycled/ Composted	Other	Total Waste Arisings
<b>Amount of MSW Waste Arising 2008-09<sup>(1)</sup></b>	205,207 tonnes	0	0	194,849 tonnes	0	400,056 tonnes <sup>(2)</sup>
%	51.3%	0%	0%	48.7%	0%	
<b>Amount of MSW Waste Arising 2009-10<sup>(3)</sup></b>	95,357 tonnes	0	0	92,948 tonnes	393 tonnes	192,109 tonnes
%	49.6%	0%	%	48.4%	0.2%	

Table 9.2 Amount of Municipal Solid Waste arising 2009-10

1. Data compiled from DEFRA Local Waste Management Statistics Publication and are for Cheshire wide area only
2. Data is for Cheshire wide area
3. Data compiled from DEFRA Local Waste Management Statistics Publication and are for Cheshire wide area only

**9.3** The Cheshire Replacement Waste Local Plan monitoring framework sets a target to recycle/compost 40% of Municipal waste by 2010<sup>(iii)</sup> which has already been exceeded in the Cheshire wide area. The data compiled for 2009-10 is for Cheshire West and Chester only and does not include data for Cheshire East. The percentage of waste going to landfill has continued to fall to less than 50%, recycling and composting rates have stabilised at 48.4% and a small proportion of waste (0.2%) has been disposed of by other means. The data for 2009-10 continues a positive trend in reducing the amount of MSW being sent to landfill, however an increased rate of recycling and composting should be aimed for.

**9.4** The National Waste Strategy (as set out in the Cheshire Replacement Waste Local Plan) has a target for recovering value from at least 53% of Municipal Solid Waste (MSW) by 2010, and 67% by 2015. However, further increases are needed if the 2010 target of 53% is to be met.<sup>(iv)</sup> Currently almost all value recovered is through recycling or composting with no Municipal Solid Waste recovery via further treatment including Energy from Waste (EfW).

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- iii The target originally set in the Cheshire Replacement Waste Local Plan was that set out in the Waste Strategy 2000 which was replaced by the Waste Strategy for England 2007. Therefore the Waste Plan targets have been updated to reflect the targets of the new national waste strategy.
- iv The target originally set in the Cheshire Replacement Waste Local Plan was that set out in the Waste Strategy 2000 which was replaced by the Waste Strategy for England 2007. Therefore the Waste Plan targets have been updated to reflect the targets of the new national waste strategy.

## Contextual Indicators

### W3: Percentage change on Municipal Solid Waste arisings

	2005-06	2006-07	2007-08	2008-09	2009-10
<b>Total MSW arising (tonnes)<sup>(1)</sup></b>	437,130	435,672	427,534	400,056	192,109 (Cheshire West and Chester)  202,978 (Cheshire East)  395,087 Total
<b>% +/- from previous year</b>	-1.8%	-0.3%	-1.9%	-6.4%	-1.24%

Table 9.3 Percentage change in Municipal Solid Waste (MSW) arisings 2005-2010

1. Cheshire wide area only, disaggregated figures for Cheshire West and Chester and Cheshire East are not available

**9.5** The Cheshire Replacement Waste Local Plan has a monitoring target of achieving less than 3% annual growth in Municipal Solid Waste arisings. This target has been met with MSW arisings falling since 2003-04. The 2009-10 figure is down 1.24% which has continued the downward trend in MSW arisings. A calculated percentage change in MSW arisings for Cheshire West and Chester will not be available until the 2010-11 monitoring report therefore a combined total for the Cheshire wide area has been used.

### W4: Kilogrammes of waste collected per head of population

**9.6** During the monitoring period 2009-10 513kg of waste was collected per head of population in Cheshire West and Chester<sup>(i)</sup>. The average amount of household waste collected per head of population has reduced since the previous reporting year from 527kg in 2008-09<sup>(iv)</sup>. This continues the downward trend in waste arisings across the Cheshire West and Chester.

v Cheshire wide figure, disaggregated figures for Cheshire West and Chester and Cheshire East were not available for the monitoring period.

## W5: Amount of Commercial and Industrial Waste arising and management

	Composting	Unknown	Incineration with Energy Recovery	Incineration without Energy Recovery	Land Recovery	Recycling	Transfer Station	Treatment Plant	Waste Water Treatment	Landfill	Total
<b>2006 (tonnes)</b>	4,956	60,584	3,880	16,178	290,386	264,399	42,493	59,857	1,216	223,621	967,571
<b>2006 %</b>	0.5%	6.3%	0.4%	1.7%	30.0%	27.3%	4.4%	6.2%	0.1%	23.1%	100%
<b>2008-09 (tonnes)</b>	10,093	36,775	14,532	14,781	71,676	436,095	10,206	25,081	4,110	164,846	788,194
<b>2008-09 %</b>	1.3%	4.7%	1.8%	1.9%	9.1%	55.3%	1.3%	3.2%	0.5%	20.9%	100%

Table 9.4 Amount of Commercial and Industrial Waste arising and management 2008-09

**9.7** In 2008-09 Urban Mines carried out the 'North West of England Commercial and Industrial Waste Survey 2009' for the Environment Agency, the results of which are outlined in Table 9.4. The survey built upon the survey work carried out during 2007 for the North West Regional Technical Advisory Body (RTAB) and represents the most up to date data available for this waste stream.

**9.8** During 2008-09 a total of 788,194 tonnes of Commercial and Industrial Waste (C&I) was generated in the Cheshire wide area (disaggregated figures for Cheshire West and Chester and Cheshire East are not available). Of that amount, 1.3% was composted and 55.3% was recycled. This is vastly increased from 2006 figures when approximately 28% of the total arisings was composted or recycled. This increase in recycling and composting has enabled a small decrease (2.2%) in the amount of C&I being sent to landfill.

### **W6: Amount of Construction, Demolition and Excavation Waste arising and management**

	Recycled aggregate/ soil	Beneficial re-use on landfill	Exempt activities	Disposal by Landfill	Total
<b>2006 (tonnes)</b>	593,326	86,285	260,481	431,608	1,374,700
<b>2006 %</b>	43.4%	6.3%	18.9%	31.4%	100%

Table 9.5 Amount of Construction, Demolition and Excavation Waste arising and management

**9.9** In 2007 Smiths Gore carried out a bespoke survey commissioned by the North West Regional Technical Advisory Body (RTAB) in association with minerals and waste planning authorities in the North West, the results of which are outlined in Table 9.5. This survey remains the most up to date data available.

**9.10** The survey identified the volume and management of Construction, Demolition & Excavation(CD&E) Waste arisings in 2006. The findings remain the most up to date published source of data on for this waste stream in Cheshire. Until further data on CD&E Waste arisings and its management is released, comparative assessment of targets relating to this waste stream cannot be made.

**9.11** A total of 1,374,700 tonnes of CD&E Waste was generated in 2006 of which 43.4% was used to form recycled aggregate. Projections for CD&E Waste growth indicate that in 2020 the amount of waste arisings in Cheshire may range from 1,396,999 tonnes to 1,539,368 tonnes.

## Issues and Actions

### Policy Monitoring

**9.12** The waste indicators relate specifically to the Cheshire Replacement Waste Local Plan adopted in 2007.

**9.13** In addition to the six indicators reported in this chapter a suite of significant effects indicators have been collected in order to monitor the significant effects and the specific policies of the Cheshire Replacement Waste Local Plan. This is part of a comprehensive monitoring regime established by the former Cheshire County Council to monitor the progress and effectiveness of the Waste Local Plan including any significant environment impacts.

**9.14** A summary of the results of this monitoring can be found at Appendix 5 of this report. The full set of baseline information is published in a separate technical appendix to this AMR called the Minerals and Waste Technical Report 2009/10.

### Future Actions

**9.15** There are a number of actions required as a result of the findings of the above indicators. The information below details these actions with regards to specific indicators:

**9.16** W1: Continue with policy implementation and revised monitoring regime to support the delivery and monitor the need for new waste management facilities.

**9.17** W2: Continue with policy implementation. Consideration to be given to the effects of reduced landfilling on the consented lifespans of existing landfill facilities and impact on delivery of final restoration schemes. Consideration also to be given to increasing recycling/composting and potential for recovery of energy from waste.

**9.18** W3: Continue with policy implementation.

**9.19** W4: Continue policy implementation to support the delivery of new types of waste management facilities to support the movement of waste up the waste hierarchy and away from landfill. Also see W2 above regarding lifespan of consented void space at existing landfill/landraise sites.

**9.20** W5: Continue with policy implementation. Future assessments will be reliant upon the availability and quality of data on this waste stream. Support should be given to actions that will improve the data quality and availability for this waste stream as this data is required for successful monitoring of the Cheshire Replacement Waste Local Plan and in preparing the waste policy in the emerging LDF.

**9.21** W6: Continue with policy implementation. Future assessments will be reliant upon the availability and quality of data on this waste stream. Support should be given to actions that will improve the data quality and availability for this waste stream as this data is required for successful monitoring of the Cheshire Replacement Waste Local Plan and in preparing the waste policy in the emerging LDF.

## Appendix 1 Glossary of Terms

### Affordable housing

Encompass a range of both subsidised and market housing specifically designed for people that cannot compete in the current housing market.

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<b>Aggregates</b>	Sand, gravel, crushed rock and other bulk materials used in the construction industry for purposes such as the making of concrete, mortar, asphalt or for roadstone, drainage or bulk filling materials
<b>Allocated land / site</b>	Land which is defined in Local Plans as acceptable in principle for development for a particular purpose which is not already in use for that purpose.
<b>Apportionment</b>	A specified amount of aggregates to be produced annually on a sub-regional basis. The figures derive from Government published guidelines on the levels of aggregate to be supplied in England and the Regions over a 16 year period
<b>Area of Special County Value (ASCV)</b>	Areas in the county (designated by former Cheshire County Council) which are particularly important because of the quality of their landscape, ecology, archaeology or history and which merit protection from development.
<b>Biodegradable Municipal Waste (BMW)</b>	The biodegradable proportion of municipal waste e.g. garden waste and food
<b>Brownfield</b>	see Previously Developed Land
<b>Buildings at risk</b>	A register, published annually, that brings together information on all Grade I and Grade II* listed buildings and scheduled monuments known to English Heritage to be "at risk" through neglect and decay or vulnerable to becoming so.
<b>Commercial and Industrial Waste (C&amp;I)</b>	Waste arising from commercial and industrial premises, excluding municipal waste e.g. businesses, recreation or manufacturing.
<b>Conservation Area</b>	Areas of special architectural or interest, the character or appearance of which is desirable to preserve or enhance. Such areas are designated by the Local Planning Authority under the Town and Country Planning Act.
<b>Contaminated land</b>	Land that is polluted by noxious or toxic substances.
<b>Construction Demolition and Excavation Waste (CD&amp;E)</b>	Waste arising from construction, excavation or demolition activity.
<b>Core Strategy</b>	A DPD that sets the vision, objectives and strategy for the spatial development of the borough. This will also include key principles for other Local Development Documents e.g. the general distribution of housing and employment land.
<b>Density (of dwellings)</b>	Relates to the number of dwellings per hectare on a site.
<b>Derelict land</b>	Land damaged by industrial or other development that is incapable of beneficial use without treatment.
<b>Department for Communities and Local Government (DCLG)</b>	Department of Central Government that deals with communities, housing and planning. Formerly the Office of the Deputy Prime Minister.
<b>Development Plan Document (DPD)</b>	Spatial planning documents that are subject to independent examination, and together with the Regional Spatial Strategy, form the development plan. They include the Core Strategy, Area Action Plans and Development Management Policies documents.

<b>Green Belt</b>	Area of designated land, largely rural in character, adjacent to the main urban areas and protected from development by permanent and severe restrictions on building. The emphasis is on restricting the sprawl of urban centres, preventing neighbouring towns from joining and preserving the individual character of settlements. Green Belts may also provide suitable locations for recreational development.
<b>Greenfield</b>	Land on which no previous development has taken place, unless the land was used for agriculture or forestry purpose or, the remains of of any previous structures or activity have blended into the landscape.
<b>Housing land supply</b>	The number of additional dwellings becoming available, either under construction or on land with planning permissions, or allocated within a Local Plan.
<b>Housing need</b>	Refers to households lacking their own housing or living in housing that is inadequate or unsuitable, who are unlikely to be able to meet their needs in the housing market without some assistance.
<b>Housing trajectory</b>	Means of showing past and future housing performance by identifying the predicted provision of housing over the lifespan of the LDF.
<b>Indicators</b>	Measures of data or information intended to show what is happening. Also used to measure progress against targets and measure change over time.
<b>Landbank</b>	Quantity of mineral remaining to be worked at sites with planning permission for extraction. Usually expressed as the number of years that permitted reserves will last at the indicated level of supply and given rate of extraction
<b>Listed Building</b>	A building included in a list compiled by the Secretary of State for National Heritage as being of special architectural or historic interest.
<b>Local Area Agreement (LAA)</b>	Agreement between central government, a local authority, the Local Strategic Partnership and other key partners at the local level. LAAs help to join up public services more effectively and allow greater flexibility for local solutions to local circumstances.
<b>Local Development Scheme (LDS)</b>	The council's programme for the production of its Local Development Framework documents.
<b>Local Government Reorganisation</b>	The Secretary of State announced in December 2007 that the local authorities of Chester, Ellesmere Port and Neston, and Vale Royal, and Cheshire County Council, would be abolished in April 2009, and replaced with a new unitary authority to cover the west of the former county area. The new authority is Cheshire West and Chester.
<b>Local Plan</b>	A plan proposed or adopted by a Local Planning Authority - the policies of the adopted Local Plans of the three former authorities of Chester, Ellesmere Port and Neston, and Vale Royal have been saved, and will be replaced by the emerging Cheshire West and Chester LDF.
<b>Mineral Planning Authority (MPA)</b>	The authority responsible for all aspects of minerals planning. In unitary authorities the Local Planning Authority is usually also the Minerals Planning Authority, as is the case in Cheshire West and Chester.
<b>Municipal Solid Waste (MSW)</b>	All wastes collected by the local authority or their agents.

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<b>North West Regional Aggregates Working Party (NWRAP)</b>	Regional working party set up to collect data on the production of aggregates. Membership comprises of constituent Mineral Planning Authorities (MPAs), representatives from the aggregates industry and relevant Central Government representatives. NWRAP produces annual monitoring reports detailing aggregates production and reserves for the region.
<b>North West Regional Technical Advisory Body (NWRTAB)</b>	Supports and advises on waste management options and strategies at the regional level. Comprises of representatives from the North West waste planning and disposal authorities as well as industry
<b>Open space</b>	<i>Formal:</i> comprises uses including playing fields, bowling greens, golf courses, cricket pitches, tennis courts, equipped children's play areas, parks etc. <i>Informal:</i> Areas that fulfil a recreational/amenity function but which do not have a specific use, hence the term 'informal'. They include areas of open space within housing estates used for informal play, dog walking areas etc.
<b>Previously developed land (PDL)</b>	A site which is or has been occupied by a permanent (non-agricultural) structure, and associated infrastructure, including the area of land attached to a structure for example a residential garden (curtilage). Also referred to as brownfield land
<b>Primary (Land-won) Aggregates</b>	Naturally occurring sand, gravel and crushed rock used for construction purposes
<b>Proposals Map</b>	This will illustrate all of the policies set in DPDs on an Ordnance Survey base at a registered scale.
<b>RAMSAR sites</b>	Areas of wetland which are of international importance which have been identified by Natural England and designated by the Secretary of State. All listed RAMSAR sites are also Sites of Special Scientific Interest.
<b>Reclamation</b>	The treatment of derelict land to bring it into a condition suitable for development. Works can include removal of unwanted buildings and landscape improvements.
<b>Recycled Aggregates</b>	Aggregates produced from recycled construction or demolition waste such as crushed rubble or concrete
<b>Redevelopment</b>	Development that takes place after the demolition of existing buildings.
<b>Regionally Important Geological/ Geomorphological Sites (RIGS)</b>	Sites of geological or geomorphological importance other than SSSI's, which are considered worthy of protection. They are selected in Cheshire by the Cheshire RIGS group.
<b>Renewable energy</b>	Energy flows that occur naturally and repeatedly in the environment i.e. from the sun, wind and water as well as heat generated from within the earth itself, and energy derived from plant material and from combustible or digestible industrial, agricultural and domestic waste materials.
<b>Regional Spatial Strategy (RSS) (North West of England Plan)</b>	A document prepared by the North West Regional Assembly on behalf of the Secretary of State which sets a spatial development framework for the north west region. The North West of England Plan was adopted in September 2008 and is currently under review.
<b>Safeguarded land</b>	An area of land lying between the outer edge of an urban area and the inner edge of the Green Belt around that urban area, which is protected from development. It is designed to provide for potential development needs in the

	future without the need to reduce the Green Belt boundary as Green Belt boundaries are supposed to endure for many years beyond the Plan period.
<b>Saved policies</b>	Existing adopted Local Plans are saved from the date of commencement of the Planning and Compulsory Purchase Act 2004. Any policies in Local Plans adopted after the commencement of the Act will become saved policies from their adoption or approval. The Cheshire West and Chester LDS details the saved policies from the former Local Plans.
<b>Scheduled Ancient Monument</b>	Sites judged by criteria to be of national importance. Many ancient monuments are of regional or local importance.
<b>Secondary Aggregates</b>	Aggregates derived from the by-products of mineral or other industrial processes.
<b>Site of Biological Importance (SBI)</b>	A non-statutory designation referring to areas which are considered by former Cheshire County Council and the Cheshire Wildlife Trust to contain important habitats. There are three levels of SBI: (a) site of county importance, (b) site of District importance, and (c) sites of more local importance.
<b>Site of Special Scientific Interest (SSSI)</b>	An area of land identified by Natural England as being of special natural interest by reason of any of its flora, fauna, geological or physiographical features.
<b>Statement of Community Involvement (SCI)</b>	The council's standards and approach to how the community is to be involved in the preparation, alteration and review of all Local Development Documents.
<b>Strategic Environmental Assessment (SEA)</b>	An assessment of the potential impacts of policies and proposals on the environment, to include proposals for the mitigation of impacts.
<b>Strategic Housing Land Availability Assessment (SHLAA)</b>	Requirement of Planning Policy Statement 3: Housing; an assessment of the housing land supply and potential within a local authority area with the intention of demonstrating that sufficient housing supply exists/is likely to exist over different time scales. These assessments replace Urban Capacity Study's.
<b>Strategic Housing Market Assessment (SHMA)</b>	Requirement of Planning policy Statement 3: Housing; an assessment of the housing market produced by authorities or partnership authorities. The assessment should highlight the nature of the housing markets affecting the Borough and the level and form of housing need.
<b>Supplementary Planning Document (SPD)</b>	Providing further guidance and information related to policies within the Core Strategy and other Development Plan Documents.
<b>Sustainability Appraisal (SA)</b>	Form of assessment that considers the potential social, environmental and economic effects of change through development or regeneration, and which fully incorporates the requirements of the Strategic Environmental Assessment directive.
<b>Use classes</b>	<p>Specification of types of uses of buildings based upon the Use Class Order</p> <ul style="list-style-type: none"> <li>• <b>A1</b> - Shops <i>e.g. Shops, post offices, travel agencies, hairdressers</i></li> <li>• <b>A2</b> - Financial and Professional services <i>e.g. Banks, estate agents</i></li> <li>• <b>A3</b> - Restaurants and Cafés</li> <li>• <b>A4</b> - Drinking establishments <i>e.g. Public houses, wine bars</i></li> </ul>

- **B1** - Business (**B1a** - Offices, **B1b** - Research and development of products or processes, **B1c** - Light industry)
- **B2** - General industrial
- **B8** - Storage and distribution
- **C1** - Hotels
- **C2** - Residential institutions e.g. *Care homes, hospitals, boarding schools*
- **C3** - Dwellinghouses - Family houses, single households
- **D1** - Non-Residential institutions e.g. *Health centres, creche, art galleries*
- **D2** - Assembly and leisure e.g. *cinemas, concert halls, swimming baths*
- **Sui Generis** - e.g. *petrol filling stations, scrap yards, theatres*

## Appendix 2 Significant Effects Indicators

**2.1** This list has been produced using the information provided in the CWaC Scoping Report and should be read alongside the full report. There are areas where indicators are yet to be developed; the progress of these indicators will be reported and monitored in future AMRs.

SA Objective	Significant Effects Indicator	AMR Ref.
1. <i>To protect and enhance the Boroughs biodiversity and wildlife habitats</i>	The % area of land designated as SSSI and SBI in the Local Authority area and in favourable condition	S1 (a)
	Number / area of new statutory and non - statutory nature conservation sites	S1 (b)
	Number of trees planted in rural and urban areas	S1 (c)
2. <i>Improve health and reduce health inequalities</i>	Number of deprived areas in the worst 5% nationally	S2 (a)
	Number of LSOA in the bottom 30%	S2 (b)
3. <i>Reduce poverty and increase social inclusion and value diversity and equality</i>	Number of people living in fuel poverty by 2016 - 2018	S3 (a)
4. <i>To reduce the consumption of natural resources</i>	Production of primary won aggregates	S4 (a)
	Production of secondary and recycled aggregates	S4 (b)
5. <i>To protect land and soil quality</i>	Number and area of Regionally Important Geological sites (RIGs)	S5 (a)
	Improved street and environmental cleanliness (National Indicator 196)	S5 (b)
	Number of fly-tipping incidents	S5 (c)
	Area of Best and Most Versatile Agricultural Land	S5 (d)
6. <i>To optimise the re-use of previously developed land and buildings</i>	Previously developed land that has been vacant or derelict for more than 5 years	S6 (a)

SA Objective	Significant Effects Indicator	AMR Ref.
	Percentage of new and converted dwellings built on previously developed land	S6 (b)
	Amount of employment floorspace on previously developed land	S6 (c)
7. To minimise the risk of flooding	Number of planning applications granted contrary to the advice of the Environment Agency on flood risk grounds	S7 (a)
	Number of properties in flood zones 2 and 3	S7 (b)
	Flood risk areas within the Borough	S7 (c)
8. To protect, maintain and improve the quality of water resources, minimise the risk of pollution and improve water efficiency	Number of planning applications granted to the advice of the Environment Agency on water quality grounds	S8 (a)
	Water quality / ecological status of rivers in the Borough	S8 (b)
9. To protect air quality where it is of a high standard and to improve it elsewhere	Annual average background nitrogen dioxide concentration in AQMAs ( $\mu\text{g}/\text{m}^3$ )	S9 (a)
	Number of Air Quality Management Areas (AQMAs)	S9 (b)
	Number of tonnes of $\text{NO}_x$ emitted annually from road transport	S9 (c)
	Number of tonnes of PM10 emitted annually from road transport	S9 (d)
10. Address the need to mitigate and adapt to climate change	Kt $\text{CO}_2$ emissions per capita arising from domestic, industrial and commercial practises and transport	S10 (a)
	Renewable energy capacity installed by type	S10 (b)
	Number of new dwellings achieving the national stepped targets for code for sustainable homes	S10 (c)
	Number of planning permissions granted contrary to the advice of the Environment Agency on flooding grounds	S10 (d)
11. To preserve and enhance sites, features, areas and settings of archaeological, historical and cultural heritage importance	Number of listings on the Heritage 'at risk' register	S11 (a)
	Number of built heritage features (Conservation Areas, Listed Buildings and Scheduled Monuments)	S11 (b)
12. To protect, enhance and manage the character and appearance of the landscape and townscape, maintaining and	Total amount of space (ha) per 1,000 persons	S12 (a)

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SA Objective	Significant Effects Indicator	AMR Ref.
<i>strengthening local distinctiveness and sense of place</i>		
13. <i>Achieve sustainable waste management by reducing the production of waste, increasing opportunities for recycling and reducing the amount of waste being sent for final disposal to landfill</i>	Municipal solid waste arisings	S13 (a)
	Kilogrammes of household waste collected per head	S13 (b)
	Total amount of commercial and industrial waste	S13 (c)
	% of municipal solid waste landfilled	S13 (d)
	% of commercial and industrial waste landfilled / land recovered	S13 (e)
	% of municipal solid waste recycled and composted	S13 (f)
	% of commercial and industrial waste recycled	S13 (g)
	Capacity of new waste management	S13 (h)
	Capacity by waste planning authority	S13 (i)
14. <i>To reduce energy consumption, promote energy efficiency and increase the use of energy from renewable resources</i>	Annual average domestic consumption of electricity (Kilowatt Hours)	S14 (a)
	Annual average domestic consumption of gas (Kilowatt Hours)	S14 (b)
	% of municipal solid waste sent for energy recovery	S14 (c)
	% of energy supply mix provided from renewable energy resources	S14 (d)
	Amount of renewable energy generation by installed capacity and type	S14 (e)
15. <i>Provide sufficient housing to meet identified needs including affordable housing, and specialist groups</i>	Number of new homes meeting Lifetime Homes standard	S15 (a)
	Number of new homes meeting the Code for Sustainable Homes level 6	S15 (b)
	Housing quality - Building For Life assessments	S15 (c)
	Number of gross affordable housing completions	S15 (d)
	Extra care schemes approved	S15 (e)
	Number of vacant and unfit dwellings	S15 (f)
	Number of gross new dwellings completed on previously developed land	S15 (g)
	Planned housing period and provision	S15 (h)

SA Objective	Significant Effects Indicator	AMR Ref.
	Planned housing period and provision - Growth Point	
	Net additional gypsy and travellers pitches' delivered	S15 (j)
16. <i>To support sustainable economic growth and competitiveness, provide opportunities for ongoing private sector investment and support investment in tourism</i>	Employment land supply	S16 (a)
	Amount of employment land developed by type	S16 (b)
	VAT registered and de-registered businesses	S16 (c)
	Qualifications: NVQ Level 2 and above. NVQ level 4 and above. % of working age population with no qualifications	S16 (d)
	Employment distribution by sector	S16 (e)
	GVA	S16 (f)
17. <i>To promote regeneration of deprived areas and deliver urban / rural renaissance and improve image</i>	City / town centre health checks	S17 (a)
	Indices of deprivation	S17 (b)
18. <i>To maintain and improve the vitality and viability of City, town and local centres</i>	Vacancy rates within town centres	S18 (a)
	Amount of floorspace developed for town centre uses	S18 (b)
	City / town centre health checks	S18 (c)
19. <i>To create a safe environment to live in and reduce the fear of crime</i>	Domestic burglaries per 1,000 households	S19 (a)
	Violent crime per year per 1,000 population in the Local Authority area	S19 (b)
	Number of planning applications meeting 'Secured by Design' principles	S19 (c)
	Level of fear of crime (Quality of Life survey)	S19 (d)
	Total number of people killed or seriously injured (KSI) in road traffic collisions in the Borough	S19 (e)
	Total number of children (aged under 16) killed or seriously injured (KSI) in road traffic collisions in the Borough	S19 (f)

Table 2.1

## Appendix 3 LDF Evidence Base

**3.1** The table below lists the range of studies, plans, strategies and documents that the Council intends to produce that will be an integral part of the LDF evidence base and will inform the development of the core strategy preferred options. Please note, this table has been compiled using information from the CWAC LDS 2009 which is to be reviewed and amended. This may have some impact on the range of evidence required, therefore this list may not be fully inclusive and completion dates may change.

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Title	Description	Progress
<b>Housing</b>		
Strategic Housing Market Assessment (SHMA)	Comprehensive and robust information on housing markets, housing need and financial viability to meet need. 'The 2009 SHMA is currently being updated, in order to take into account changes in the housing market and economy.	Ongoing - update expected early 2011.
CWAC Strategic Housing Land Availability Assessment (SHLAA)	Identify sufficient land to deliver housing requirements over 15 year period, demonstrate continuous 5 year supply of housing. Assesses how many units can be accommodated on these sites and timeframes that they are likely to become available.	Work started August 2009 - ongoing - completion January 2011.
<b>Water</b>		
Water Cycle Strategy	Determine whether growth can be accommodated without breaching water quality/environmental limits, whether infrastructure or capacity upgrades are necessary and to ensure cumulative impacts of growth do not push West Cheshire water resource zones into deficit.	To be carried out by external consultants. Completion June 2010
Surface Water Management Plan	Framework through which key local partners with responsibility for surface water and drainage in their area, work together to understand causes of surface water flooding and agree the most cost effective way of managing surface water flood risk.	Due to begin December 2010 - completion March 2011.
Winsford Area Flood Risk Assessment	Examines flood risk of Winsford's proposed development areas and provides a guide to possible mitigation and design methods.	Ongoing - completion December 2010.

Title	Description	Progress
<b>Employment and Retail</b>		
Cheshire Retail Study Update	Update evidence base (Cheshire Retail Study) on retail capacity and health of town centres. Will also inform settlement profiling/hierarchy.	Due to begin September 2009 - completion March 2011.
<b>Transport</b>		
Additional transport modelling	New 'Saturn' transport model for Ellesmere Port and updated for Northwich and being updated for Chester looking at transport modelling capacity.	Ongoing throughout 2011.
Highways Agency modelling work	Modelling of impact of potential development sites on the Strategic Road Network.	Ongoing 2010/2011
<b>Minerals</b>		
Audit of existing sites	Desk based study/industry interviews/questionnaires on existing hard rock, construction sand, silica sand and salt extraction sites.	Ongoing - completion December 2009
Site selection specific allocations	Industry lead, initial call for sites, followed by review process and detailed field and desk based assessment.	Due to begin 2010
Safeguarding of mineral resources	Identify and define Mineral Safeguarding Areas (extending 5km beyond administrative boundary)	Due to begin 2010
<b>Waste</b>		
Audit of existing sites	Desk based study to compile a list of existing waste management sites to inform the needs assessment (see below).	Ongoing - completion December 2009
Needs assessment	Desk based study in liaison with Regional Technical Advisory Body. Modelling of data for all waste streams to work out capacity requirements for waste management and implications for new waste management facilities.	Due to begin 2010
Site selection	Identify sites to meet the requirements of the need assessment. This will include establishing a site selection criteria, initial call for sites from industry followed by review process and detailed field and desk based assessment.	Due to begin 2010
<b>Development Sites</b>		
Winsford Waterfront Development Brief	Guidance for developers in preparing planning applications in relation to sites in New Road, Town Park and Verdin Playing Field areas of Winsford. Assessment of local road network and need for further investment on the network to unlock development sites and enable regeneration in long-term. Approach towards achieving	Ongoing - completion December 2010.

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Title	Description	Progress
	developer contributions to help fund capacity improvements is also being developed.	
Chester Central Masterplan	Phase 2 of Chester Rail Gateway Strategic Site Study (completed July 2009)	Due to begin early 2010.
Chester Historic Characterisation Assessment	This study will provide the baseline character analysis that will enable the progressive enhancement of the city centre and its approaches and provide the basis for judging the capacity of the City to accommodate change, ensuring that development is of appropriate, distinctive quality	
<b>Air Quality</b>		
Air Quality Study	To ensure growth can proceed without detrimental impact on areas with air quality problems, and identify mitigation measures. (Air quality assessments will also be integrated with local transport studies)	Due to begin June 2010 - completion December 2010
<b>Green Infrastructure</b>		
Green Infrastructure Framework	The framework will set out thematic & spatial priorities for the area to protect and enhance existing key environmental assets and provide new green spaces designed to deliver wide range of environmental and social benefits.	Work started March 2010 completion March 2011
Open Space Study	An assessment of the existing open space provision in the Borough by type and quality and future provision requirements.	January 2010 -first stage completed April 2010
Biodiversity Study	This study will provide concise, robust and comprehensive evidence base and provide a new wildlife sites system for the borough.	Work started May 2010
<b>Previously Developed Land</b>		
National Land Use Database / Brownfield Land Strategy	Identify and evaluate brownfield sites together with their potential for development.	Due to begin October 2009 -completion October 2010
<b>Infrastructure</b>		
Infrastructure Delivery Plan	Identifies programmed infrastructure from both public and private sector, in addition to that delivered through development process. Provide overview of infrastructure requirements and, where known, who is responsible for delivery, broad indication of phasing, costs and funding mechanisms at local level.	Work started October 2010 - Stage 1 due Nov 2010, completion Summer 2011.
<b>Assessments</b>		

Title	Description	Progress
Health Impact Assessment	Assessment of potential effects of LDF policies on health of population, and distribution of these effects within the population. (Coordinated with PCT)	Ongoing - completion June 2010
Equality Impact Assessment	Likely impacts of LDF on different sections of the community and how the needs of different community groups have been taken into account.	Yet to start - completion date 2011
Sustainability Appraisal/ Assessment	Assessment of environmental, social and economic impacts of the LDF.	Ongoing
Rural Proofing	Consideration of whether LDF policies are likely to have a different impact in rural areas because of particular rural circumstances or needs, and if they are likely to be significant enough to require adjustments to policies.	Yet to start - completion April 2011.
Habitats Regulations Assessment	Identifies European protected sites where there could be potential adverse effect as a result of the LDF/Growth Point, baseline characteristics and nature conservation objectives. (In consultation with Natural England and Countryside Council for Wales)	Ongoing
<b>Other Evidence</b>		
Settlement Profiling	Assessment to identify new settlement hierarchy which will inform location of future development, taking into account sustainability principles. The profiles will be used as evidence to implement the requirements of the Localism Bill once published.	Work started August 2009 - ongoing

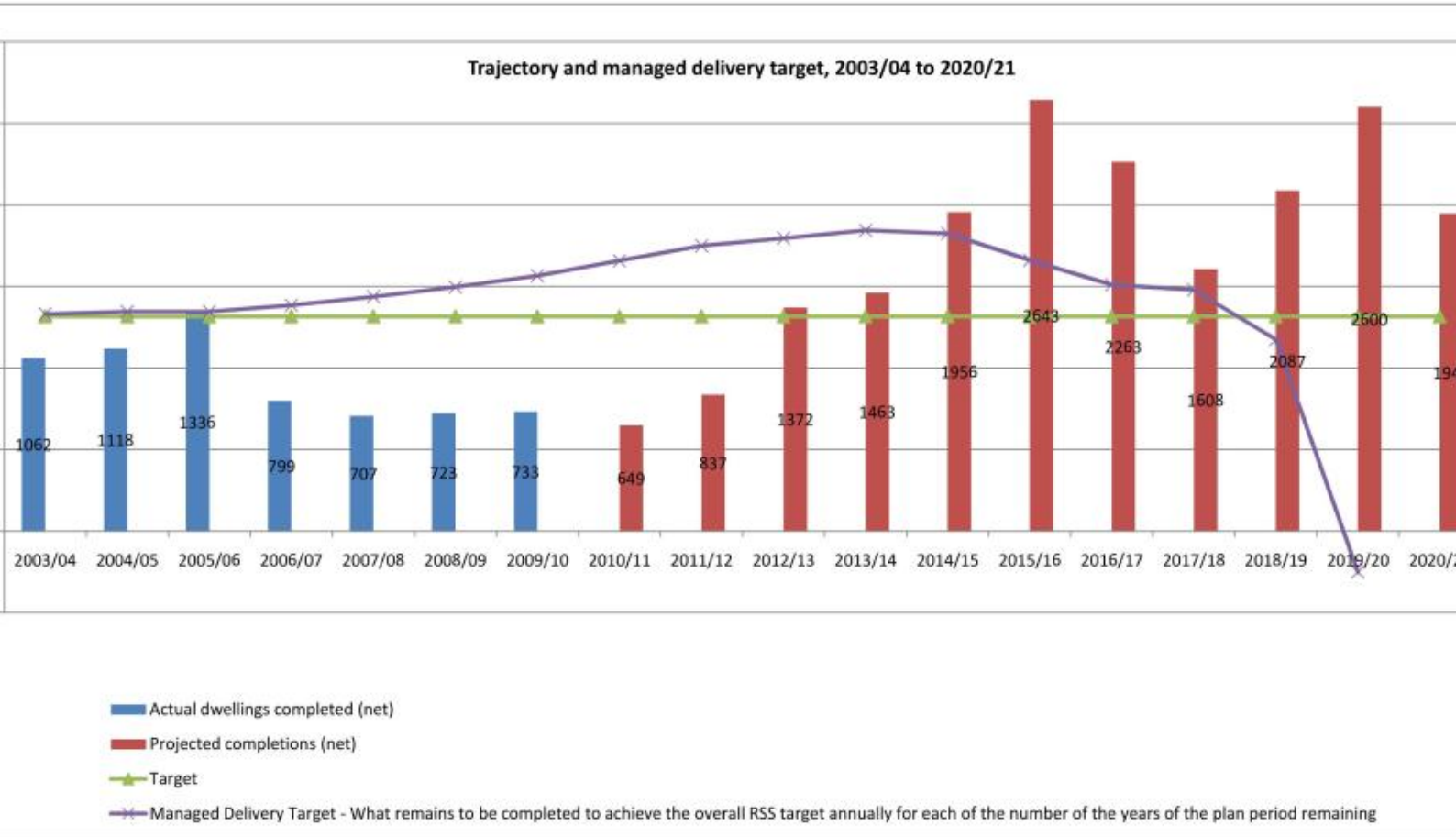
Table 3.1

## Appendix 4 Housing

### Planned housing provision in Cheshire West and Chester

**4.1** The figures used for this years housing provision and trajectory are those submitted to 4NW as part of the Regional Spatial Strategy monitoring data form for 2010.

**4.2** The projected completions are the council's forecast of completion rates over the current plan period taking account of existing commitments, sites subject to Section 106 legal agreements, allocated sites and sites identified in existing Strategic Housing Land Availability Assessments, and also includes the provision of projections for the remaining years of the plan period.



Picture 4.1

## Appendix 5 Cheshire Replacement Waste Local Plan Significant Effects Monitoring

### Introduction

**5.1** As part of the preparation of the Cheshire Replacement Waste Local Plan (CRWLP) both a Sustainability Appraisal and Strategic Environmental Assessment were carried out to support the Plan. Under the Environmental Assessment of Plans and Programmes Regulations 2004 the Waste Planning Authority are required to monitor the significant environmental effects of the Cheshire Replacement Waste Local Plan.

**5.2** As part of the monitoring framework for the CRWLP the former Cheshire County Council established a significant effects monitoring framework using the recommendations of the Sustainability Appraisal and Strategic Environmental Assessment reports as a basis.

**5.3** A revised set of significant effects monitoring indicators, including some new indicators, was established during the 2008-09 monitoring period to monitor the set of sustainability objectives for the Cheshire Replacement Waste Local Plan. The full results of this review were published in the separate technical background document to the 2008-09 Annual Monitoring Report.

**5.4** A summary of the significant effects monitoring is provided here for this AMR 2009-10. Table 1 shows the performance of the Sustainability Appraisal Objectives of the Cheshire Replacement Waste Local Plan against the significant effects monitoring indicators, Table 2 details the sustainability objectives of the CRWLP.

### Commentary

**5.5** The significant effects monitoring for 2009-10 continues to indicate a positive trend regarding the delivery of the CRWLP in supporting the set of sustainability objectives identified. There has however been some minor negative impacts on a small number of the objectives, particularly in regard to water resources and the protection of landscape etc.

**5.6** Positive trends are also continuing for the indicators relating to Municipal Solid Waste (SE1, SE2, SE3 and SE4) which support the sustainability objectives relating to delivering the waste hierarchy, minimising the impacts on climate change and securing the sustainable management of waste, whilst encouraging the use of new or emerging technologies. There has also been a reduction in Commercial and Industrial Waste arisings of 18.5% since 2006. However, data regarding arisings of Construction, Demolition and Excavation Waste is only currently available for 2006 and therefore the performance of this indicator is difficult to measure.

**5.7** Cheshire West and Chester has continued to encourage the use of alternative technologies for dealing with waste and during the monitoring period has approved applications for In-Vessel Composting, Material Recycling Facilities, and Mechanical Biological Treatment facilities. This has continued the positive trend in supporting objectives SO1, SO8, SO18 and SO20. The newly permitted facilities will need to become operational to fully support these objectives, details of operational facilities is included within the Minerals and Waste Technical Appendix 2009/10.

**5.8** The significant effects monitoring has indicated a number of negative trends as stated above. However, it should be noted that these impacts are largely due to the granting of one permission and is therefore not considered to be an overall negative impact on supporting the sustainability objectives when implementing the CRWLP. Policies are included within the CRWLP which seek to protect water resources, and both the natural and historical landscape.

**5.9** Data is not currently available for a number of significant effects indicators and it is therefore not possible to assess their impact upon the sustainability objectives. Some of these indicators are dependent upon bespoke surveys, e.g. Construction Demolition and Excavation Waste, and others depend upon data which is not published on annual basis. The impacts of these indicators will need to be assessed in future AMRs as the data becomes available.

### Actions Required

- Support actions that will improve the data for Construction, Demolition and Excavation waste streams.
- Continue to report the number of newly operational facilities as well as newly permitted sites.

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- Consider the benefits of promoting educational/visitor opportunities at new waste management facilities and the mechanisms that could be used to encourage and deliver these.
- Continue to monitor the impact of newly permitted and operational waste management facilities upon the natural environment and water resources.
- Continue to monitor the suite of 42 significant effects monitoring indicators for the duration of the CRWLP period

SE Indicator Ref	Indicator	SO Objective	+ / - / ! / ?	Comments
SE1(W)	Capacity of new waste management facilities by type	SO1, SO8	+	Cheshire West and Chester has encouraged the use of alternative waste management facilities to landfill and supported new technologies by approving applications for IVC, MBT and MRF facilities.
SE2(W)	Amount of Municipal Waste arising and managed by management type	SO18, SO20	+	MSW arisings have fallen during the monitoring period therefore supporting the objective of reducing the production of wastes.
SE3(W)	Kilogrammes of household waste collected per head of population	SO18, SO20	+	Same as SE2(W).
SE4(W)	Percentage change in Municipal Solid Waste arisings	SO18, SO20	+	Same as SE2(W).
SE5(W)	Cost of municipal waste disposal per tonne	SO7	+	Costs for municipal solid waste disposal have reduced compared to figures for 2007-08.
SE6(W)	Proportion of residents served by kerbside collection of recyclables	SO5	+	99.9% of residents are served by roadside collection of recyclables therefore improving access to recycling facilities.
SE7(W)	Percentage change in Commercial and Industrial waste arisings	SO3, SO18, SO20	+	There has been an 18.5% fall in Commercial and Industrial waste arisings since 2006.
SE8(W)	Percentage of Commercial and Industrial waste recycled	SO3, SO5, SO18, SO20	+	Percentage of Commercial and Industrial waste recycled has more than doubled since 2006.
SE9(W)	Percentage of Commercial and Industrial waste composted	SO5, SO18, SO20	+	Percentage of Commercial and Industrial waste composted has doubled since 2006.
SE10(W)	Percentage of Construction Demolition and Excavation waste recycled	SO18, SO20	!	No change.
SE11(W)	Number of recorded fly-tipping incidents	SO11	+	There has been a 10% reduction in the number of fly-tipping incidents recorded since 2008-09.

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SE Indicator Ref	Indicator	SO Objective	+ / - / ! / ?	Comments
SE12(W)	Cost of clearing fly-tipping	SO11	!	No change.
SE13(W)	Number of employees in waste industries as a percentage of total employment in Cheshire West and Chester	SO2	+	There has been a 0.2% increase in the number of employees in waste industries.
SE14(W)	Number of jobs proposed to be created by new waste sites which have planning permission	SO2	+	Proposals received during the monitoring period included the creation of 1,150 new jobs.
SE15(W)	Number of permission granted on sites not identified within the Waste Local Plan, brought forward under Policy 5 of the plan (departures from the CRWLP)	SO26	+	3 permissions have been granted on sites not identified within the CRWLP demonstrating the flexibility of the plan.
SE16(W)	Number of applications that recover value from waste as a percentage of planning applications determined	SO1, SO17, SO19	+	33% of applications received included proposals to recover energy from waste therefore promoting new sustainable technologies.
SE17(W)	Average modal split of waste traffic for waste sites granted planning permission (excludes WWTW)	SO18, SO21, SO22	+	The modal split for application received during 2009/10 were: 66% road, 33% rail and 33% water.
SE18(W)	Change in air pollution levels	SO16	?	More information is required.
SE19(W)	Level of methane emissions from landfill sites (nationally)	SO17	?	More information is required.
SE20(W)	Reduction in level of CO2 emissions (National Indicator 186 - Total CO2 emissions per capita)	SO17	?	More information is required.
SE21(W)	Number of applications granted with a condition to control noise levels due to proximity of sensitive receptors	SO10	+	On application was granted with a condition to control noise therefore seeking to protect the living conditions of local residents.
SE22(W)	Number of incidences when noise levels on sites with conditions to control noise were exceeded	SO10	+	There were no incidences of noise levels exceeding those limits indicated in conditions.

SE Indicator Ref	Indicator	SO Objective	+ / - / ! / ?	Comments
SE23(W)	Number of planning permissions granted for waste management sites in or close to AQMA	SO16	+	No sites were granted within or close to AQMA.
SE24(W)	Water quality / ecological status of rivers in the borough	SO15		
SE25(W)	Number of applications granted permission in areas of groundwater resource vulnerability	SO15	-	One application was granted permission within an area of groundwater resource vulnerability.
SE26(W)	Number of planning permissions granted for waste sites within indicative flood plains (FRZ2 and FRZ3)	SO14	-	One application was granted within indicative flood plain FRZ3.
SE27(W)	Number of planning applications determined in accordance with Agency advice on flood risk	SO9, SO14	+	All applications were determined in accordance with Agency advice.
SE28(W)	Number of planning permissions granted on sites with nature conservation or geological designations	SO9	-	One outline permission was granted within 100m of SAC, SSSI, SPA and RAMSAR site, also within SBI Grade A.
SE29(W)	Number of planning applications granted subject to conditions which seek to protect habitats and wildlife, and geological features	SO9	/	No change.
SE30(W)	Number of planning permissions granted for new built waste management facilities or landfill sites on greenfield sites	SO13	-	One planning permission was granted on greenfield land for a new built waste management facility.
SE31(W)	Number of planning applications received within an Area of Special County Value	SO24	-	One outline planning permission was granted within an Area of Special County Value.
SE32(W)	Number of planning applications granted within and Area of Special County Value that are subject to conditions which seek to protect the landscape value	SO24	/	No change.
SE33(W)	Number of planning permissions granted on sites within Conservation Area of include Listed Buildings	SO23, SO24	-	One outline permission granted within a Conservation Area which also includes a Listed Building.

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SE Indicator Ref	Indicator	SO Objective	+ / - / ! / ?	Comments
SE34(W)	Number of planning permissions granted subject to conditions which seek to protect Conservation Areas and Listed Buildings	SO23, SO24	/	No change.
SE35(W)	Number of planning permission granted on sites which include a Scheduled Ancient Monument of have archaeological interest	SO23, SO24	/	No change.
SE36(W)	Number of Enforcement Actions taken for failure to carry out development in accordance with approved restoration scheme	SO25	/	No change.
SE37(W)	Number of planning applications approved within aerodrome safeguarding zone determined in accordance with the advice of the aerodrome safeguarding authority	SO11	+	One application approved in accordance with advice of the aerodrome safeguarding authority therefore protecting community safety.
SE38(W)	Number of planning applications determined in accordance with the advice of the Environmental Bodies (Environment Agency, English Heritage, Natural England)	SO28	/	No change.
SE39(W)	Number of new waste sites granted planning permissions adjacent to existing waste sites	SO12	/	No change.
SE40(W)	Number of applications proposing the inclusion of educational facilities / visitor centre	SO6	-	No applications proposed the inclusion of educational facilities or visitor centres.
SE41(W)	Number of new liaison committees established for waste sites	SO27	+	Two new liaison committees were established during the monitoring period therefore promoting good governance.
SE42(W)	Number of complaints received in relation to operating waste sites with planning permission	SO4, SO10, SO11, SO16,	-	Six complaints were received in relation to operating waste sites.
SE43(W)	Nature of complaints made in relation to operating waste sites with planning permission	SO4, SO10,	-	One complaint was in relation to birds and vermin, three were in

SE Indicator Ref	Indicator	SO Objective	+ / - / ! / ?	Comments
		SO11, SO16		relation to hours of operation and one in relation to noise.

Table 1: Significant Effects Monitoring (+ Positive trend, - Negative trend, / No change, ? further information is required)

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SA Objective Reference	SA Objective
SO1	To encourage investment in new or emerging technologies which produce or support sustainable products and services
SO2	To promote and retain employment opportunities, including those in rural areas
SO3	To help meet the needs of existing businesses and improve business competitiveness
SO4	To avoid significant environmental impacts on land and premises in employment use
SO5	To improve access to services and to facilities that encourage re-use and recycling of waste, for all sectors of the community
SO6	To promote educational opportunities
SO7	To enable today's population to meet its own needs at reasonable cost
SO8	To maintain or increase the ability of future generations to meet their needs
SO9	To protect and enhance natural habitats and wildlife, and important geological features
SO10	To protect the living conditions and amenities of local residents from adverse effects of waste development, including noise, vibration, dust, odour and traffic impacts
SO11	To protect community safety and well-being
SO12	To avoid adverse cumulative environmental impacts of waste management and associated development on local communities
SO13	To protect agricultural resources and the best and most versatile agricultural land
SO14	To guard against increased risk of flooding, and achieve an overall reduction in flood risk
SO15	To protect and enhance water resources
SO16	To protect and enhance air quality
SO17	To help minimise the impacts of waste development on climate change
SO18	To reduce the consumption and wasteful use of primary resources, and encourage the development of alternatives to primary resources
SO19	To minimise the requirement for energy use, promote energy efficiency, and increase the use of energy from renewable sources
SO20	To secure the sustainable management of waste, minimise its production, and increase re-use, recycling and recovery rates
SO21	To reduce the need to travel and to reduce journey lengths
SO22	To encourage the use of more sustainable transport modes
SO23	To protect places, features and buildings of historic, cultural and archaeological importance
SO24	To protect and enhance the quality, integrity and distinctiveness of the landscape and townscapes, including historic landscapes of cultural significance
SO25	To promote effective and sympathetic restoration and after use of sites

SA Objective Reference	SA Objective
<b>SO26</b>	To ensure flexibility in the Plan
<b>SO27</b>	To promote good governance
<b>SO28</b>	To use sound science responsibly

Table 2: List of Sustainability Objectives

## Accessing Cheshire West and Chester Council information and services

Council information is also available in Audio, Braille, Large Print or other formats. If you would like a copy in a different format, in another language or require a BSL interpreter, please email us at **[equalities@cheshirewestandchester.gov.uk](mailto:equalities@cheshirewestandchester.gov.uk)**

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Pokud byste požadovali informace v jiném jazyce nebo formátu, kontaktujte nás

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ਜੇ ਇਹ ਜਾਣਕਾਰੀ ਤੁਹਾਨੂੰ ਕਿਸੇ ਹੋਰ ਭਾਸ਼ਾ ਵਿਚ ਜਾਂ ਕਿਸੇ ਹੋਰ ਰੂਪ ਵਿਚ ਚਾਹੀਦੀ, ਤਾਂ ਇਹ ਸਾਥੋਂ ਮੰਗ ਲਓ।

如欲索取以另一語文印製或另一格式製作的資料，請與我們聯絡。

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