Cheshire West & Chester Council

Local Plan

Annual Monitoring Report 2024

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Cheshire West and Chester

Annual Monitoring Report 2024

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1 Introduction

1. The Annual Monitoring Report (AMR) 2024 covers the period 1 April 2023 to 31 March 2024. It has been prepared in accordance with Section 113 of the Localism Act (2011), which amends the Planning and Compulsory Purchase Act (2004) which requires local planning authorities to produce a report containing information relating to the:

- implementation of the Local Development Scheme (LDS); and
- extent to which the policies set out in the Local Plan are being achieved.

1.1 Regulation 34 of the Town and Country Planning (Local Planning) (England) Regulations 2012 also requires monitoring reports to contain information relating to the following:

- policy implementation;
- delivery of net additional dwellings and additional (gross) affordable dwellings;
- details of neighbourhood development plans being prepared;
- details of how the authority is fulfilling its duty to co-operate[(i)]; and
- details of the information specified in paragraph 1 of Schedule 2 to the Community Infrastructure Levy Regulations 2010.

Annual monitoring reports provide a vital check on the performance of planning policy in the current context of the borough. Monitoring provides an opportunity to ensure policies can adapt to the changing priorities and circumstances of the borough whilst highlighting areas where additional policy support is required to achieve sustainable economic growth and development.

1.2 The AMR 2024 has been produced to monitor the indicators set out in the monitoring framework established as part of the Local Plan (Part One) Strategic Policies which was adopted in January 2015 and Local Plan (Part Two) Land Allocations and Detailed Policies adopted in July 2019.

1.3 Certain indicators require the close monitoring and interrogation of planning decisions to allow for detailed policy information to be collected. The Local Plan (Part Two) indicators were adopted part way through the 2019/20 monitoring year in July 2019. Hence some indicators will have more information than the previous years' reports. Additionally, some strategic indicators and spatial indicators have been merged in order to avoid repetition. These sections have been cross-referenced.

1.4 Each indicator table provides the results of the monitoring and states whether the policy is on target or not. This monitoring is a check on policy implementation and should not be taken as an indication of the economic growth of the borough. The indicator tables have been set up to show whether the indicator has been taken from the Local Plan (Part One) monitoring framework (indicated by a LPP1 reference), the Local Plan (Part Two) monitoring framework (indicated by a LPP2 reference) or is a significant effects indicator taken from the Sustainability Appraisal (indicated by a SE reference). The Local Plan policies relevant to the indicator are listed as well as the source of the information or data. The significant effects reference (SE) is shown where relevant (as explained in section 6).

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i s110 Duty to co-operate in relation to planning for sustainable development, Localism Act 2011

Example indicator table

Table 1.1

LPP1 LPP2 SE	Monitoring framework reference: Indicator summary		
	Target	Baseline	2023-2024
Target met? Y/N			
	Local Plan policy ref(s):		
	Significant Effects ref(s):		
	Source:		

2 Local Plan

2.1 The Cheshire West and Chester Local Plan has two parts, (Part One) Strategic Policies and (Part Two) Land Allocations and Detailed Policies. The Local Plan (Part One) provides the overall vision, strategic objectives, spatial strategy and strategic planning policies for the borough to 2030. The Local Plan (Part Two) provides further detailed policies and land allocations which support the strategic objectives and policies set out in the Local Plan (Part One). The Local Plan seeks to deliver the Council's aim to produce a comprehensive planning framework to achieve sustainable development in the borough.

2.2 In addition to the Local Plan, there are a number of made neighbourhood plans within Cheshire West and Chester which form part of the development plan for the area (see section 4 'Neighbourhood Planning and Article 4 Directions' for details).

Supplementary planning documents (SPDs) have been prepared to support the Local Plan.

- Revised Parking Standards SPD (updated February 2022)
- Oil and Gas Exploration, Production and Distribution SPD (May 2017)
- Travel Planning Guidance SPD (March 2016)
- Houses in Multiple Occupation and Student Accommodation SPD (April 2016)
- House Extensions and Domestic Outbuildings SPD (January 2021)

Community Infrastructure Levy (CIL)

2.3 CIL allows local authorities in England and Wales to raise funds to pay for strategic infrastructure projects, from developers who are undertaking new building projects in their area. A CIL charging schedule was adopted by Cheshire West and Chester Council on 20 July 2017 with effect from 1 September 2017. Developments within Cheshire West and Chester Council’s chargeable zones that meet the conditions for CIL have been required to pay the levy on planning permissions issued from 1 September 2017.

3 Plan preparation

Local Plan (Part One) Strategic Policies

3.1 The Local Plan (Part One) was adopted in January 2015

Local Plan (Part Two) Land Allocations and Detailed Policies

3.2 The Local Plan (Part Two) was adopted in July 2019 and was prepared in accordance with the Council's adopted Local Development Scheme 2017 and Statement of Community Involvement 2017.

Traveller Development Plan Document (DPD)

3.3 On 5 February 2020, the Council's Cabinet decided that the preparation of the Traveller Development Plan Document (DPD) would be discontinued. Please see item 86 of the agenda for a full report and minutes here.

Local Plan Review

3.4 The Local Plan (Part One) has been reviewed in accordance with the revised National Planning Policy Framework (2019), Planning Policy Guidance and the Town and Country Planning (Local Planning) (England) Regulations 2012, as amended. The Council review concluded that there is no immediate need to update the Plan either in part or as a whole. Further information is available here.

3.5 In June 2024, in accordance with the Local Planning Regulations, a proportionate review of the policies in the Local Plan (Part Two) against the NPPF was carried out. The review concluded that there was no immediate need to update the Plan. Further information is available here here.

Local Plan Update

3.6 The Secretary of State for Levelling up, Housing & Communities wrote to Local Authorities on 8 September 2023 setting out that no local plans prepared under the current system of plan making can be submitted after 30 June 2025. This would give very limited time to prepare a comprehensive new local plan under the old system without already being at an advanced stage.

3.7 At a meeting of Cabinet on 10 January 2024, the Council formally decided to prepare a new style Local Plan under the provisions of the Levelling Up and Regeneration Act 2023.

3.8 Since the Cabinet meeting the new Labour Government have consulted on proposed changes to the National Planning Policy Framework. Until changes at a national level have been implemented and a new Local Plan is completed, the existing Local Plans will continue to operate. Further information is available here.

4 Neighbourhood Planning and Article 4 Directions

4.1 There are 26 made neighbourhood plans within the borough (as of August 2024) which were formally made by the Council's executive/cabinet as shown in the table below. These neighbourhood plans now form part of the statutory development plan for the area and have full development plan weight in planning decisions. In addition to the 26 made neighbourhood plans there are a number of emerging neighbourhood plans which are at varying stages of development across the borough.

Table 4.1 Neighbourhood plans in the borough

Made neighbourhood plans (at August 2024)	
Ashton Hayes and Horton-cum-Peel	Made 21 June 2017
Beeston, Tiverton and Tilstone Fearnall	Made 20 December 2017
Broxton	Made 30 November 2016
Central Gowy (South) (Huxley and Foulk Stapleford)	Made 6 March 2018
Clotton Hoofield	Made 20 May 2021
Cuddington Parish	Made 27 February 2019
Darnhall	Made 20 May 2021
Davenham and Whatcroft	Made 20 December 2017
Farndon	Made 6 March 2018
Hartford	Made 8 June 2016
Helsby	Made 8 June 2016
Ince	Made 30 October 2023
Kelsall and Willington	Made 15 March 2017
Malpas and Overton	Made 8 July 2015
Moulton	Made 5 July 2019
Neston	Made 8 June 2016
No Mans Heath	Made 28 June 2018
Norley	Made 3 February 2016
Northwich	Made 4 July 2018
Tarporley	Made 8 June 2016

4 Neighbourhood Planning and Article 4 Directions

Made neighbourhood plans (at August 2024)	
Tarvin	Made 9 September 2019
Tattenhall and District	Made 4 June 2014
Upton-by-Chester and District	Made 2 September 2022
Utkinton and Cotebrook	Made 20 May 2021
Whitegate and Marton	Made 3 May 2017
Winsford	Made 19 November 2014
Neighbourhood plans at earlier stages	**Stage of development**
Antrobus	Neighbourhood Area 1 - Area designated 16 December 2020 (Antrobus Parish Council applied for a Neighbourhood Area for the purposes of preparing a Community Right to Build Order).
Barrow	Area designated 11 September 2013
Blacon	Area designated 22 August 2023
Burwardsley	Area designated 21 March 2019
Christleton and Littleton	Area designated 2 February 2024
Churton	Area designated 16 January 2023
Coddington and District	Area designated 9 March 2016
Comberbach	Area designated 5 October 2018
Delamere and Oakmere	Area designated 6 May 2020
Dunham on the Hill and Hapsford	Area designated 26 January 2022, Regulation 14 consultation 26 February - 22 April 2024
Farndon	Revised area designated 23 October 2015, Regulation 14 consultation on updated Plan 12 September - 25 October 2022
Frodsham	Area designated 1 June 2015, Regulation 14 consultation 24 October to 4 December 2022, Regulation 16 consultation 2 May - 14 June 2024. Examination August 2024
Guilden Sutton	Area designated 25 April 2016

Made neighbourhood plans (at August 2024)	
Handbridge	Area designated 18 January 2021, Regulation 14 consultation 28 April - 30 June 2024
Kingsley	Area designated 29 March 2018
Lower Peover	Area designated 27 July 2017
Malpas (revised area)	Revised area designated 15 March 2023
Marston (a new NDP Area was established for Marston which removed Wincham PC area)	Area designated 13 June 2022
Mickle Trafford and District	Area designated 17 December 2015 (currently not being progressed)
Tarporley (revised area)	Revised area designated 19 April 2024
Tattenhall and District (revised area)	Revised area designated 12 April 2023
Winsford (review of plan)	Winsford Town Council agreed to review the existing Winsford Neighbourhood Plan at its meeting of 19 June 2023.

4.2 There is a close relationship between neighbourhood plans and the Local Plan. Neighbourhood plans must be in general conformity with the strategic policies in the Local Plan (Part One) and any strategic policies in the Local Plan (Part Two).

4.3 The Neighbourhood Plan groups are responsible for monitoring the Neighbourhood Plans. Monitoring the success and implementation of policies and the plans as a whole will be helpful when plans are reviewed as it will indicate areas that require improvement.

Article 4 Directions

4.4 There are currently three Article 4 directions within Cheshire West and Chester that remove permitted development rights in relation to conversion of dwellings to houses in multiple occupation (HMOs). The Article 4 directions are located at King Street, Newry Park and Garden Lane in Chester. There are still high levels of HMOs in these areas and potential issues relating to additional HMOs, for example in terms of parking, storage of waste and noise. As such, the original reasons the directions were made are still valid and the three Article 4 Directions should be retained.

5 Duty to co-operate

5.1 Introduced in the Localism Act 2011, the duty to cooperate is a legal duty on planning authorities, county councils and various public bodies to engage constructively, actively and on an ongoing basis to maximise the effectiveness of Local Plan preparation in the context of strategic and cross boundary matters.

Local Plan (Part Two) Land Allocations and Detailed Policies

5.2 Throughout the preparation of the Local Plan (Part Two) the Council carried out continuous engagement with other local planning authorities and statutory bodies. They were kept up-to-date on the progress of the examination (including receipt of the Inspector's report and adoption of the Local Plan). A Duty to Cooperate Statement was produced and submitted for examination alongside the Local Plan (Part Two) (March 2018) which can be viewed here.

Cooperation with other local authorities

5.3 The Council has been consulted on a number of draft Local Plans (Regulation 18 and Regulation 19), evidence to inform Local Plan preparation, draft CIL Charging Schedules, Area Action Plans, Supplementary Planning Documents and Statements of Community Involvement. Where appropriate, the Council has provided comments and responded constructively to requests for co-operation.

6 Sustainability Appraisal

6.1 The Sustainability Appraisal (SA) of the Local Plan (Part One) Strategic Policies sets out any significant effects of the implementation of the policies in the plan both individually and the plan as a whole. The SA of the Local Plan (Part Two) Land Allocations and Detailed Policies follows a similar methodology. The SA of the Local Plan (Part Two) Publication Plan was published alongside the plan at this stage and formed part of the set of documents submitted to the planning inspectorate. The monitoring framework has been built upon the findings of the SA and the requirement to monitor the effects of the plan, both beneficial and adverse. Significant effect indicators have been developed as part of the SA scoping report and have been included in the annual monitoring report in a table under each indicator where relevant. Where significant effects are identified these are shown throughout the AMR with an SE (X) reference number linked to the significant effects list below. This will enable the Council to monitor the performance of the policies of the plan in relation to the identified significant effects and to prevent duplication.

6.2 In July and August 2023, consultation was undertaken on a SA Scoping Report for the Local Plan Update. This SA Scoping Report included up-to date baseline information and highlighted key trends, issues and objectives for the area. It also identified an updated sustainability framework, including some updated indicators. Consultation responses were received and amendments to the scoping report and indicators may be required as a result of these comments. As such, the new indicators have not been incorporated into this AMR as they require further assessment and refinement.

Local Plan (Part One) Sustainability Appraisal Significant Environmental Effects Indicators

	Indicators identified in the SA of the Local Plan (Part One) are shaded in blue

Climate change

SE1	Carbon emissions from transport.
SE2	CO_2 emissions per capita arising from domestic, transport and industry and commerce.
SE3	Number and percentage of relevant planning applications determined contrary to Environment Agency advice on flood risk grounds.
SE4	Annual average domestic consumption of electricity (Kilowatt hours).
SE5	Annual average domestic consumption of gas (Kilowatt hours).
SE6	Housing energy efficiency (SAP rating).
SE7	Installed capacity from renewable energy sources.
SE8	Mode of transport used by residents to travel to work.

Biodiversity, flora and fauna

SE9	The percentage area of land designated as sites of Special Scientific Interest (SSSI) within the local authority area in favourable condition.
SE10	Number and total area of new statutory and non-statutory nature conservation sites.
SE11	Number and total area of internationally and nationally designated nature conservation sites.
SE12	Total amount of open space per 1,000 resident population (ha).

Water

SE13	Change in extent of flood risk areas.
SE14	Number and percentage of relevant planning applications granted contrary to Environment Agency advice on water quality grounds.
SE15	Water quality/ecological status of rivers.
SE16	Percentage of relevant development incorporating SuDS.

Air

SE17	Annual average nitrogen dioxide concentration in AQMAs (ug/^{m3}).
SE18	Number and extent of AQMAs.
SE19	Number of tonnes of NOx emitted annually from road transport.
SE20	Number of tonnes of PM10 emitted annually from road transport.

Land and resources

SE21	Supply of primary land-won aggregate sand and gravel.
SE22	Sales of primary land-won aggregate sand and gravel.
SE23	Percentage of total aggregate sand and gravel produced that is from secondary and recycled sources (sales of secondary and recycled aggregate).
SE24	Amount of best and most versatile agricultural land.
SE25	Percentage of new and converted dwellings built on previously developed land.
SE26	Percentage of employment development completed on previously developed land in a sustainable location (ha).

Waste

SE27	Local Authority collected waste.
SE28	Kilogrammes of household waste collected per head.
SE29	Total amount of commercial and industrial waste.
SE30	Percentage of Local Authority collected waste landfilled.
SE31	Amount of commercial and industrial waste sent for energy recovery/landfill/treatment (estimated).
SE32	Percentage of Local Authority waste recycled and composted.
SE33	Percentage of Local Authority waste sent for energy recovery.
SE34	Capacity of waste management facilities in CWaC (existing facilities).
SE35	Waste imports to CWaC and exports from CWaC.
SE68	Number of fly-tipping incidents recorded.

Cultural heritage and landscape

SE36	Number of heritage assets (listed buildings, scheduled monuments, conservation areas) identified 'at risk' on the Heritage at Risk register.
SE37	Total number of heritage assets (listed buildings, scheduled monuments, conservation areas).
SE38	Number and area of RIGS.
SE39	Number of designated Local Green Space sites within made neighbourhood plans.
SE40	Number of Green Flag awarded open spaces.

Population and human health

SE41	Number of LSOAs in the bottom 20 per cent of the indicators of multiple deprivation.
SE42	Number of households in fuel poverty.
SE43	Household composition and size.
SE44	Number and type of new health facilities.
SE45	Number of borough residents in employment.

Housing

SE46	Number of affordable housing completions in monitoring year.
SE47	Number of extra care schemes approved and number of older persons dwellings provided.
SE48	Number of vacant dwellings and unfit dwellings.
SE49	Provision of sites/pitches for Gypsies and Travellers and Travelling Showpersons accommodation.
SE50	Number of net dwelling completions each year.
SE51	Provision of mix of housing as part of developments.

Community safety

SE52	Domestic burglaries.
SE53	Violent crime per year in the LA area.
SE54	Fear of crime (Community Survey).
SE55	Total number of people killed or seriously injured (KSI) in road traffic collisions.
SE56	Total number of children (aged under 16) killed or seriously injured (KSI) in road traffic collisions.

Economic development

SE57	Amount of employment land developed by type and location 2010-30.
SE58	Amount of employment land developed since 2010 plus amount of employment land available in the supply by type and location.
SE59	Number of businesses.
SE60	GVA by head of population (£).
SE61	Vacancy rates on primary shopping streets.
SE62	Amount of completed additional floorspace (gross and net) for town centre uses.
SE63	Unemployment rates in the borough.
SE64	Average earnings within the borough.
SE65	Number of day and overnight visitors to the borough.
SE66	Amount of new tourism related development.
SE67	Percentage of the borough covered by superfast broadband.
SE68	Number of fly-tipping incidents recorded

7 Spatial, Chester, Ellesmere Port, Northwich, Winsford, Rural

7.1 The policies contained within the Spatial Strategy of the Local Plan (Part One) seek to ensure sustainable development, building upon the vision and strategic objectives in setting out the levels and location of new development, the spatial areas and the approach to accommodating growth, the approach to Green Belt and countryside and transport and infrastructure.

7.2 Local Plan (Part One) policy STRAT 1 is not monitored separately within the monitoring framework. This policy underpins all policies within the Local Plan (Part One) and its implementation is therefore monitored through all of the indicators within the monitoring framework.

Strategic Development

7.3 Local Plan (Part One) policy STRAT 2 sets out the level and location of new development to meet future needs and support the growth of the borough to create sustainable communities. The delivery of new housing is monitored against the overall strategic requirement set out in Local Plan (Part One) policy STRAT 2, and the Local Plan (Part One) spatial area policies STRAT 3 to STRAT 8. The Local Plan (Part One) sets a housing target of at least 22,000 (net) new dwellings and 365 ha of land for employment development between 2010 and 2030 (an average of 1,100 dwellings per year).

7.4 The following indicators provide the mechanism to monitor the success of this policy within the context of the Local Plan (Part One) Strategic Policies in meeting the borough's strategic development needs for housing and employment land.

Housing

LPP1	STRAT 2 (A) Total number of net dwellings completed in monitoring year (2023-2024)				
SE	Target	Baseline	Gross	Losses	Net
Target met? Y (exceeded)	Delivery of 1,100 net dwellings per year (see housing trajectory)	N/A	1,383	-17	1,366
	Local Plan policy ref(s): STRAT 2				
	Significant Effects ref(s): SE50				
	Source: Cheshire West and Chester housing land monitor				

SE	STRAT 2 (A i) Percentage of new and converted dwellings built on previously developed land		
	Target	**Monitoring period**	**2011-2024 (average)**
Target met? Y	56% (average across the Local Plan period 2010 - 2030) Set out in Local Plan (Part One) examination Matter Eight statement)	2010-2011 Data unavailable 2011-2012 = 75% (further 2% on mixed pdl/gf sites) 2012-2013 = 81% (further 3% on mixed pdl/gf sites) 2013-2014 = 66% (further 9% on mixed pdl/gf sites) 2014-2015 = 56% (further 17% on mixed pdl/gf sites) 2015-2016 = 60.5% (further 10% on mixed pdl/gf sites) 2016-2017 = 49% (further 2% on mixed pdl/gf sites) 2017-2018 = 60% (further 5% on mixed pdl/gf sites) 2018-2019 = 61% (further 7% on mixed pdl/gf sites) 2019-2020 = 53% (further 5% on mixed pdl/gf sites 2020-2021 = 51.5% (further 4% on mixed pdl/gf sites) 2021-2022 = 55% 2022-2023 = 50% (further 1% on mixed pdl/gf sites) 2023-2024 = 39% (further 4% on mixed pdl/gf sites)	58%
	Local Plan policy ref(s): STRAT 2		
	Significant Effects ref(s): SE25		
	Source: Cheshire West and Chester housing land monitor		

LPP1	STRAT 2 (B) Number of net dwelling completions in previous five year periods			
	Target	**Baseline**	**Completions**	
Target met? N/A	Delivery of 1,100 net dwellings per year (see housing trajectory) (5,500 in a five year period) Please see table below for annual gross completions, losses/demolitions, and net completions.	5,500	5-year period	Net completions
			2010-2015	4,664
			2015-2020	10,329
	Local Plan policy ref(s): STRAT 2			
	Significant Effects ref(s): SE50			
	Source: Cheshire West and Chester housing land monitor			

LPP1	STRAT 2 (C) Total number of net dwelling completions since 2010 (base date of the Local Plan (Part One)		
	Target	**Baseline**	**2010-2024**
Target met? Y (exceeded)	Total (net) housing completions since 2010 set out in housing trajectory	0	20,566 See table 7.1
	Local Plan policy ref(s): STRAT 2		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing land monitor		

Table 7.1 Annual gross and net housing completions

Monitoring year	Gross completions	Losses/demolitions	Net completions
2010-2011	680	- 26	654
2011-2012	858	- 62	796
2012-2013	698	- 25	673
2013-2014	1,032	- 62	970
2014-2015	1,613	- 42	1,571
2015-2016	1,816	- 47	1,769
2016-2017	2,041	- 24	2,017
2017-2018	2,569	- 27	2,542
2018-2019	2,173	- 21	2,152
2019-2020	1,857	- 8	1,849
2020-2021	1,348	- 13	1,335
2021-2022	1,525	- 8	1,517
2022-2023	1,412	- 57	1,355
2023-2024	1,383	- 17	1,366
Total	21,005	- 439	20,566

Figure 7.1

Graph illustrating annual net housing delivery, Local Plan annualised housing requirement, and revised annual housing requirement
Net dwellings
2750
2250
1750
1250
750
250
2010/11
2011/12
2012/13
2013/14
2014/15
2015/16
2016/17
2017/18
2018/19
2019/20
2020/21
2021/22
2022/23
2023/24
Net annual completion
Local Plan 2010 baseline annual requirement
Revised residual annual requirement

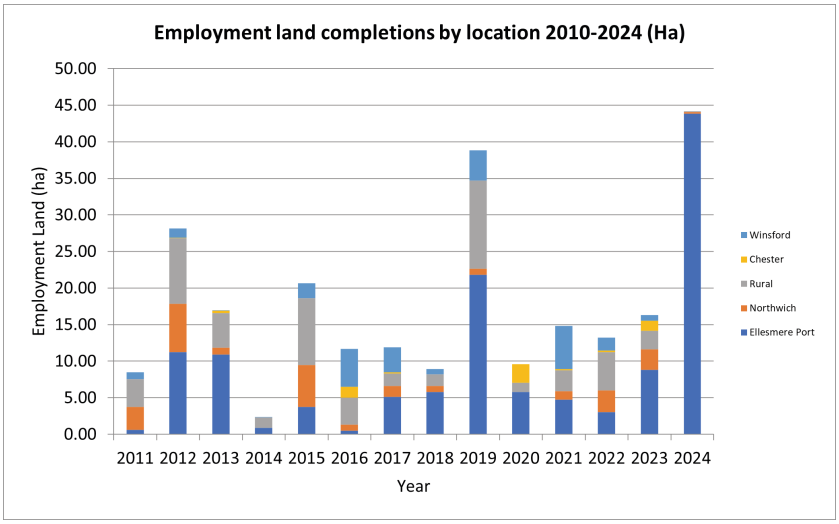
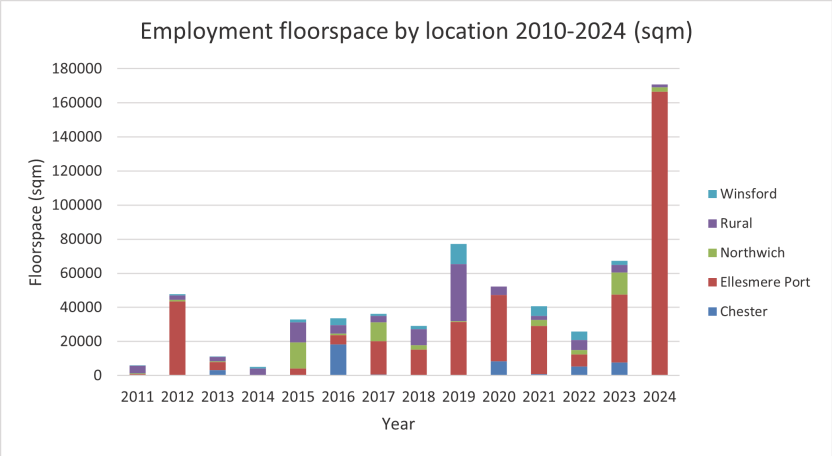
LPP1	STRAT 2 (D) Deliverable* five year housing supply										
	Target	Baseline	1 April 2016	1 April 2017	1 April 2018	1 April 2019	1 April 2020	1 April 2021	1 April 2022	1 April 2023	1 April 2024
Target met? Y (exceeded)	Five-year deliverable supply based on housing trajectory	8,906	9,322	8,556	7,744	6,692	5,629	5,950	5,469	4,993	4,209
	Local Plan policy ref(s): STRAT 2										
	Significant Effects ref(s): N/A										
	Source: Cheshire West and Chester housing land monitor *To be considered deliverable, sites for housing should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within 5 years. (Source: Annex 2: Glossary - National Planning Policy Framework)										

Employment

7.5 Local Plan (Part One) Policy STRAT 2 makes provision for the delivery of at least 365ha of employment land to meet a range of sizes and types of site across the borough throughout the plan period [(ii)] The Local Plan (Part Two) Land Allocations and detailed policies, makes employment land allocations under policies CH 3, EP 2, N 4, W 2 and R 3 to meet these strategic development needs. Indicators for policy STRAT 2 (E), STRAT 2 (F), STRAT 3 (D) and ECON 1 (Di) are used to monitor both Local Plan (Part One) and Local Plan (Part Two) employment land policies. The Winsford Neighbourhood Plan and Neston Neighbourhood Plans also include employment land allocations, which contribute towards the overall employment land supply for the borough.

7.6 These indicators provide an overview of the location, range, type and size of employment sites being completed, permitted or allocated (through local or neighbourhood plans) to meet strategic development requirements. Further information on key strategic employment sites is provided in the indicators for the spatial areas (Chester, Ellesmere Port, Northwich and Winsford) and in the indicators on economic growth, employment and enterprise (policy ECON 1) regarding redevelopment of employment land to other uses and wider economic trends for the borough.

ii All employment land indicators in this report relate to large sites above 0.25ha (or 500sqm) in size.

LPP1 LPP2	STRAT 2 (E) Amount of employment land developed by type and location 2010 - 2030		
	LPP2/S2 (A), LPP2/S3 (B) (Chester), LPP2/S4 (B) (Ellesmere Port), LPP2/S4 (D) (Ellesmere Port), LPP2/S5 (C) (Northwich), LPP2/S6 (A) (Winsford), LPP2/S8 (A) (Rural)		
	Target	**Baseline (employment land developed - ha)**	**1st April 2024**
Target met? Y (ongoing)	At least 365 hectares 2010-2030	Total 2010-2024: 246.08ha   	2023-2024: 44.19ha See table 7.2 for breakdown by type and location for 2024

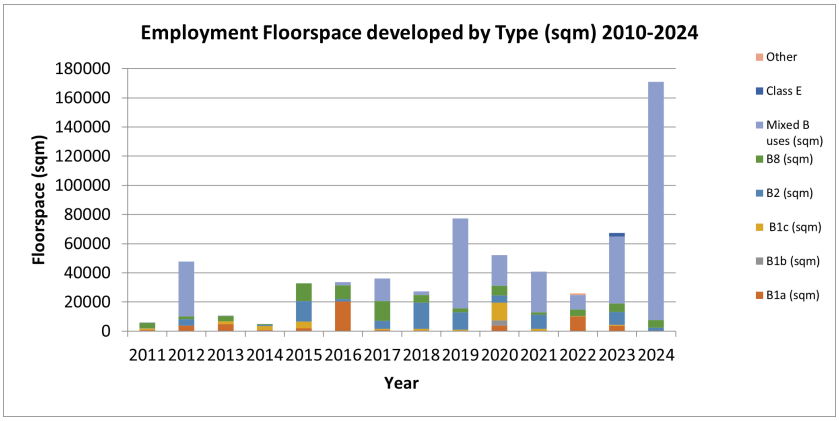
LPP1 LPP2	STRAT 2 (E) Amount of employment land developed by type and location 2010 - 2030		
	LPP2/S2 (A), LPP2/S3 (B) (Chester), LPP2/S4 (B) (Ellesmere Port), LPP2/S4 (D) (Ellesmere Port), LPP2/S5 (C) (Northwich), LPP2/S6 (A) (Winsford), LPP2/S8 (A) (Rural)		
	Target	**Baseline (employment land developed - ha)**	**1st April 2024**
			
	Local Plan (Part One) policy ref(s): STRAT 2, STRAT 3-6, STRAT 8, ECON 1 Local Plan (Part Two); CH 3, EP 2, N 4, W 2, R 3		
	Significant Effects ref(s): SE57		
	Source: Employment monitor (2024)		

Table 7.2 Employment land completions 2023-24, by type and location (ha / sqm)

Indicator	Summary (ha/sqm)		E(g)(i)	E(g)(ii)	E(g)(iii)	B2	B8	Mixed B	Total
LPP2/S3(B)	Chester	Ha	0	0	0	0	0	0	0
		Sqm	0	0	0	0	0	0	0
LPP2/S4(B)	Ellesmere Port	Ha	0	0	0	1.57	2.9	39.35	43.82
LPP2/S4(D)		Sqm	0	0	0	2,473	785	163,229	166,487
LPP2/S5(C)	Northwich	Ha	0	0	0	0	0.27	0	0.27
		Sqm	0	0	0	0	2,740	0	2,740
LPP2/S8(A)	Rural	Ha	0	0	0	0	0.1	0	0.1
		Sqm	0	0	0	0	1,620	0	1,620
2/S6(A)	Winsford	Ha	0	0	0	0	0	0	0
		Sqm	0	0	0	0	0	0	0
	Total	Ha	0	0	0	1.57	3.27	39.35	44.19
		Sqm	0	0	0	2,473	5,145	163,229	170,847

7.7 Most of the employment land completions for the 2023-24 monitoring period have taken place in Ellesmere Port, with 1 scheme in Northwich (Thor Specialities) and 1 scheme in the rural area (Delamere Self Storage). The employment land take up during this monitoring period has been significantly higher than previous years and exceeds the average annual take up of 15.5 ha per annum. This is due to the completion of a few large schemes on key sites in Ellesmere Port including;

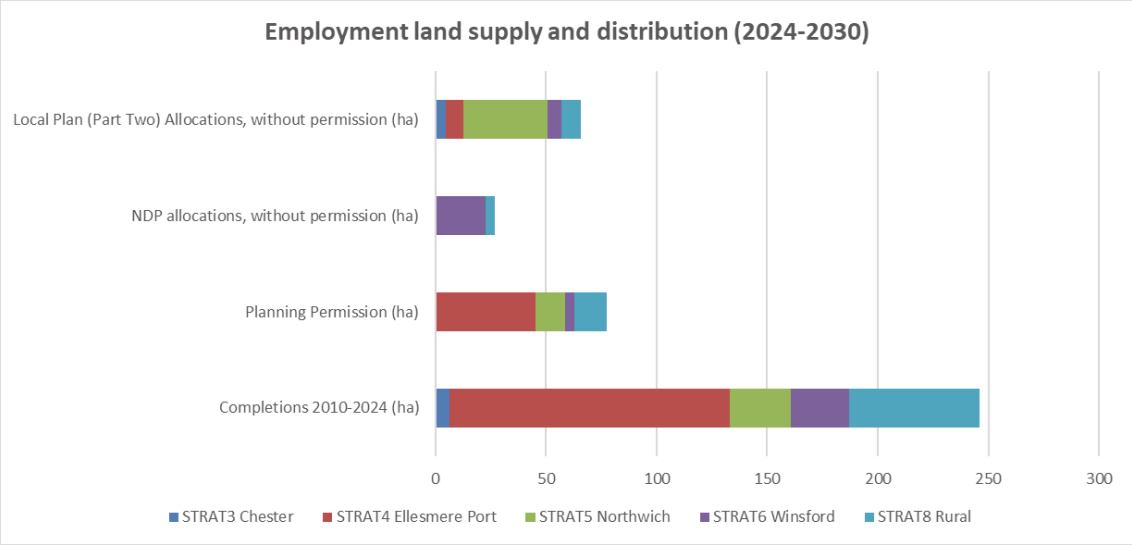
- Land at Newport Business Park - development of 6 commercial units for General Industrial and Storage and Distribution uses with ancillary office space (4.85ha, 210,00 sqm), now known as Vortex Business Park. The scheme has been developed as part of the Cheshire Science Corridor enterprise zone.

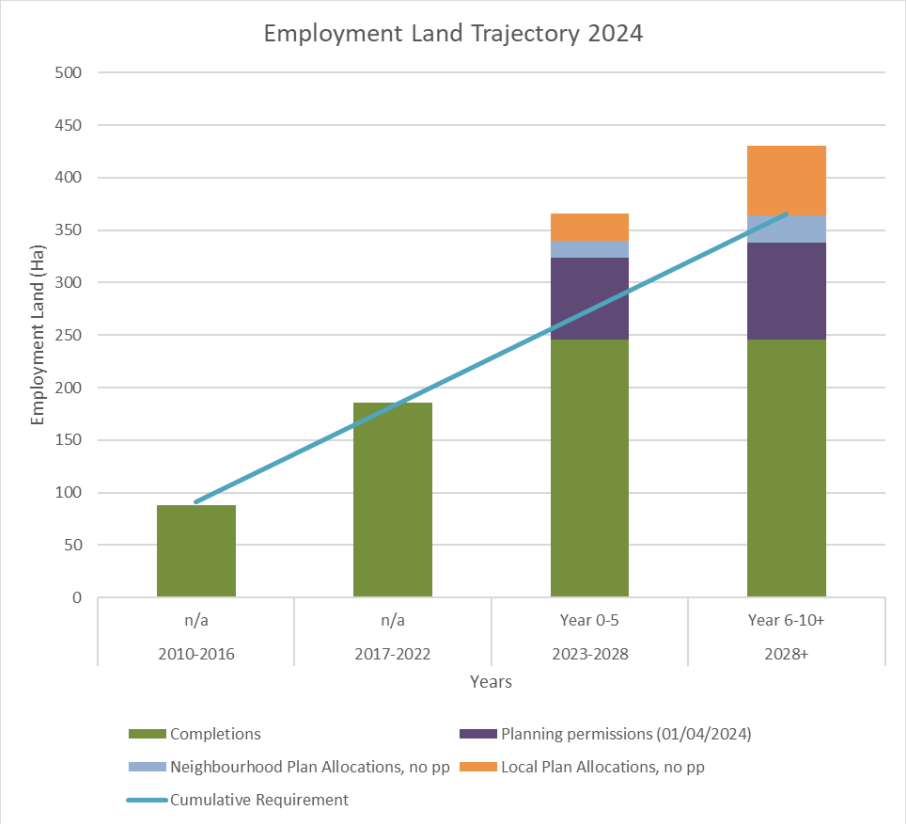
- Hooton Park / Stellantis - erection of single unit (Use Classes B2 and B8) with ancillary offices (15 ha, 62,151 sqm). This is a £100 million investment into electric vehicle production by Stellantis.

- Former Bridgewater Paper Mill, Ellesmere Port (17.4 ha, 73,296sqm) - now known as link logistics park, a large scale speculative development close to junction 7 of the M53 Home - Link Logistics Park

- Land at North Road, adjacent Rossmore Rd East - 2 industrial units (2.1 ha, 6,782 sqm), known as Northside 45 and Northside 53.

SE	STRAT 2 (E i) Percentage of employment development completed on previously developed land in a sustainable location (ha)		
	Target	**Baseline**	**Employment completions by land type**
	Local Plan (Part One) encourages the use of previously developed land in sustainable locations. No specific target.	N/A	Previously developed land (ha / %): 44.19 ha / 100%
	Local Plan policy ref(s): STRAT 1, STRAT 2		
	Significant Effects ref(s): SE26		
	Source: Employment monitor (2024)		

LPP1	STRAT 2 (F) Amount of employment land developed since 2010 plus amount of employment land available in supply		
LPP2	LPP2/S2 (B), LPP2/S3 (C) (Chester), LPP2/S4 (C) (Ellesmere Port), LPP2/S5 (D) STRAT 5(D) (Northwich), LPP2/S6 (B) (Winsford), LPP2/S8 (B) (Rural)		
	Target	**Baseline**	**2023-2024**
Target met? on target	At least 365 hectares	Employment land completions 2010-2024: 246.1ha (Note; cumulative employment land completions since 2010 have been reviewed and updated, from previous years, so exact figures may not be comparable to previous years)  	Employment land supply 2024: 169.97ha (undeveloped allocations and commitments) Total Employment land provision 2010-2024: 416.07ha (completions since 2010, allocations and commitments) Overall provision: +51ha (+14%) over the 365ha requirement

LPP1	STRAT 2 (F) Amount of employment land developed since 2010 plus amount of employment land available in supply		
LPP2	LPP2/S2 (B), LPP2/S3 (C) (Chester), LPP2/S4 (C) (Ellesmere Port), LPP2/S5 (D) STRAT 5(D) (Northwich), LPP2/S6 (B) (Winsford), LPP2/S8 (B) (Rural)		
	Target	Baseline	2023-2024
			

	Local Plan (Part One) policy ref(s): STRAT 2, STRAT 3-6, STRAT 8, ECON 1 Local Plan (Part Two); CH 3, EP 2, N 4, W 2, R 3
	Significant Effects ref(s): SE58
	Source: Employment monitor (2024)

7.8 This indicator monitors employment land provision over the Plan period, since 2010. Given the high proportion of completions in the 2023-24 monitoring period, the amount of employment land developed since 2010 now exceeds the employment land supply (allocations and planning commitments) for the remaining plan period. Table 7.3 shows employment land supply and distribution by spatial area. A flexible supply of employment land is maintained borough wide, exceeding the 365ha requirement 2010-30. However, the amount of flexibility in overall provision has dropped from 23% above the requirement in 2022-23 period, to 14% for the current 2023-24 monitoring period.

7.9 The forecasting shows that to meet the Plan requirement, this is dependant on allocated sites in the Local Plan and Neighbourhood Plans coming forward for development, or further windfall sites. The amount of Neighbourhood Plan allocations without planning permission in Winsford has increased since the previous monitoring period, as some permissions have expired. There are revised planning applications pending for alternative schemes on some of these undeveloped plots at Winsford Industrial Estate. It is therefore still anticipated that these sites will come forward for development within the Plan period. Appendix B 'Employment land supply' provides detailed site information.

Table 7.3 Employment Land Supply and Distribution, 1st April 2024

Local Plan (Part One) policy	Completions 2010-2024 (ha)	Planning permission (ha)	NDP allocations without permission (ha)	Local Plan (Part Two) allocations without permission (ha)	Total (ha)
STRAT 3 Chester LPP2/S3(C)	6.39	0.06	0	4.77	11.22
STRAT 4 Ellesmere Port LPP2/S4 (C)	126.84	45.35	0	7.77	179.96
STRAT 5 Northwich LPP2/S5 (D) STRAT 5 (D)	27.42	13.33	0	38.27	79.02
STRAT 6 Winsford LPP2/S6 (B) STRAT 6 (C)	26.27	4.3	22.65	6.3	59.52
STRAT 8 Rural LPP2/S8 (B) STRAT 8 (C)	59.18	14.35	4.22	8.6	86.35
Total LPP2/S2 (B)	**246.1**	**77.39**	**26.87**	**65.71**	**416.07**
Local Plan requirement					365
Summary of Provision					**+51 (+14%)**

Chester

7.10 Local Plan (Part One) policy STRAT 3 sets out the level of new development required to support the city's role as the borough's key economic driver. The following indicators provide the mechanism to monitor the success of this policy within the context of Local Plan (Part One) Strategic Policies.

LPP1	STRAT 3 (A) Total number of net dwellings completed in Chester spatial area			
	Target	**Baseline (2010)**	**2010-2024**	**% of requirement achieved**
Target met? On-going	5,200 dwellings by 2030	0 dwellings	4,944	95 %
	Local Plan policy ref(s): STRAT 3			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

LPP1	STRAT 3 (B) Number of net dwelling completions on Wrexham Road strategic site			
	Target	**Baseline (2010)**	**Site status**	
Target met? On-going	1,300 dwellings (1,264 by 2030)	0 dwellings	2019-2020	Kings Moat Garden Village (17/05201/OUT up to 1,400 dwellings; 17/02453/OUT Part A (full) 483 dwellings, 17/05200/FUL phased delivery of 786 dwellings) 5 dwellings completed (30+ units under construction) **Total site completions = 5**
			2020-2021	Roman Green and Emperor Park phases under construction. Annual completions = 83 (Under construction = 63) **Total site completions = 88**
			2021-2022	Roman Green and Emperor Park phases under construction. Annual completions = 138 (Under construction = 84) **Total site completions = 226**

LPP1	STRAT 3 (B) Number of net dwelling completions on Wrexham Road strategic site			
	Target	Baseline (2010)	Site status	
			2022-2023	Roman Green and Emperor Park phases under construction. Annual completions = 160 (Under construction = 93) **Total site completions = 386**
			2023-2024	Roman Green and Emperor Park phases under construction. Annual completions = 226 (Under construction = 110) **Total site completions = 612**
	Local Plan policy ref(s): STRAT 3			
	Significant Effects ref(s): N/A/			
	Source: Cheshire West and Chester housing land monitor			

Employment, retail, and leisure

LPP1	STRAT 3 (C) Delivery of Northgate leisure and retail scheme and new theatre		
	Target	Baseline	2023-2023
Target met? Y (in part). Theatre opened 2017.	Development completed by 2020	Application 14/02792/FUL approved (Sept 2014) for change of use for part of development site (former cinema). Hybrid planning permission granted September 2016 16/02282/OUT 19/02222/S73	Storyhouse theatre and Chester Northgate phase 0 and 1 are complete. Following the monitoring period, on 31 July 2024 Cabinet decided to enable procurement of a development partner for the redevelopment of the next stage of Northgate. [Agenda for Cabinet on Wednesday, 31st July, 2024, 10.00 am - Cheshire West & Cheshire Council (cheshirewestandchester.gov.uk) Item 11].
	Local Plan policy ref(s): STRAT 3, ECON 2		
	Significant Effects ref(s): N/A		

LPP1	STRAT 3 (C) Delivery of Northgate leisure and retail scheme and new theatre		
	Target	Baseline	2023-2023
	Source: Cheshire West and Chester Retail monitoring, online planning application register and Chester Northgate		

LPP1	STRAT 3 (D) Delivery of Chester Business Quarter		
	Target	Baseline	2023-24
Target met? N	Development completed by 2027	Planning permission 12/04895/FUL provides for full permission for the first office building and outline permission for further mixed use development on the remainder of the Chester Business Quarter. September 2014 - 14/03317/REM approved, office building 1 (One City Place) February 2016 – development completed on first office building (One City Place). October 2018 - Demolition works 2018 to Premier house, to prepare the site for phase 2 of the Business Quarter development. October 2020 - 20/01823/FUL approved plot B2 of the outline masterplan - erection of a hotel with ground floor restaurant/retail uses and associated infrastructure and landscaping (departure from the indicative layout shown on the outline) February 2021 - 20/03011/ADV approved for signage to the proposed hotel. September 2021 - 21/00448/DIS conditions being discharged on the hotel approval One City Plan refresh 2022-2045, to replace One City Plan 2012-27. One City Plan | Chester Growth Partnership (westcheshiregrowth.co.uk) 22/02572/REM- Erection of a seven-storey apartment building comprising 133 no. units including associated access, parking and	23/00344/REM- Reserved matters application for the erection of Retirement Living Housing (Category II type accommodation) with associated communal facilities, landscaping and car parking – application pending during monitoring period (Approved 14 July 2023). The 10 year time limit for the reserved matters applications on the hybrid planning permission 12/04895/FUL expired on 24 April 2024 (remaining phases of office development). A separate new full planning application would be required for future development of these plots. The following phases are in the process of being implemented or discharging conditions (as at May 2024): • Plot 8-9 - 22/02572/REM - 133 flats • Plot 10 - 23/00344/REM - retirement living (C3 use) • Plot 2 - 20/01823/FUL - hotel use The following application is awaiting decision: 24/00333/NMA Non-material amendment to hybrid planning permission ref: 12/04895/FUL to alter wording to conditions.

LPP1	STRAT 3 (D) Delivery of Chester Business Quarter		
	Target	Baseline	2023-24
		landscaping works – approved 15th February 2023 (plots 8 & 9 of the outline permission)	
	Local Plan policy ref(s): STRAT 2, STRAT 3, ECON 1		
	Significant Effects ref(s): N/A		
	Source: Employment monitor (2024)		

7.11 Local Plan (Part One) policies STRAT 3 and ECON 1 identify Chester Business Quarter (CBQ) as a key location for mixed use, employment led regeneration in Chester. The CBQ is within the Chester Northern Gateway regeneration area of the Local Plan (Part Two) policy CH 2.A.

LPP1 LPP2	STRAT 3 (E) Amount of employment land and premises lost to other uses at Chester Business Park, Chester West Employment Park and Sealand Industrial Estate LPP2/S3 (D) (Chester) - Loss of existing or allocated employment land to other uses, by type and location (ha)	
	Target	2023-24
Target met? Y	No loss on allocated sites	Chester West employment park, or Sealand Industrial Estate: 0.26ha 22/01007/FUL - Land adjacent to Chelford Close; Erection of dealership showroom, vehicle display and car parking, amended access arrangements and landscaping. None at Chester Business Park
	Local Plan policy ref(s): ECON 1, CH 3	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester Employment land monitor (2024)	

7.12 Indicator ECON1 (D) monitors the loss of existing or allocated employment land to other uses. This indicator is measured at the point of completion of any proposed alternative development and relates to large sites (>0.25ha/500sqm).

CH 2 - Chester Regeneration Areas

LPP2	LPP2/S3 (A) Regeneration schemes delivered within a designated regeneration area	
	Target	At 1 April 2024
Target met? On-going	Development completed by 2030	CH 2.A Chester Northern Gateway - Please refer to indicator STRAT 3(D) for Chester Business Quarter developments, STRAT 2(E) for completed employment schemes in this area. There were no completions during the 2020-22 monitoring period, although some development has taken place in previous years. CH 2.B Commonhall Street (No Update) CH 2.C Chester Castle and Riverside (No Update) CH 2.D Northgate: Please see STRAT 3(C)
	Local Plan policy ref(s): STRAT 1; STRAT 2, STRAT 3, ECON 1	
	Significant Effects ref(s): N/A	
	Source: Planning application monitoring - Housing Land Monitor; Employment Land Monitor; Visitor Economy monitoring (completions)	

7.13 Local Plan (Part Two) policy CH 2 identifies the following regeneration areas in Chester: Chester Northern Gateway, Commonhall Street, Chester Castle and Riverside and Northgate.

CH 5 - Chester Conservation Areas

LPP2	LPP2/S3 (E) Percentage of planning applications/adverts consent for signage and illumination refused on the Rows contrary to CH 5		
	Target	Baseline (2019)	As at 1 April 2024
Target met? No	100% of refusals citing policy CH 5 in the reasons for refusal	Adoption of policy CH 5	3 relevant refusals were identified, 2 of which (67%) were refused contrary to policy CH 5: 23/00677/ADV 23/00264/ADV
	Local Plan policy ref(s): CH 5		
	Significant Effects ref(s): N/A		
	Source: Planning application monitoring		

Ellesmere Port

7.14 Local Plan (Part One) policy STRAT 4 sets out the level of new development required in Ellesmere Port to support the town's potential to deliver substantial economic growth including employment opportunities in the advanced manufacturing, environmental technologies and distribution sectors. The following indicators provide the mechanism to monitor the success of this policy within the context of the Local Plan (Part One) Strategic Policies plan.

Housing development

LPP1	STRAT 4 (A) Total number of net dwelling completions in Ellesmere Port spatial area			
	Target	Baseline (2010)	2010-2024	% of housing requirement achieved
Target met? On-going	4,800 dwellings by 2030	0 dwellings	3,317	69 %
	Local Plan policy ref(s): STRAT 2, STRAT 4			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

LPP1	STRAT 4 (B) Number of net dwelling completions on Ledsham Road site 2010-2030			
	Target	Baseline	Year	Development progress and completions
Target met? On-going	1,570 dwellings by 2029 (based upon planning application 13/04015/OUT)	0 dwellings	2014-2015	13/04015/OUT - approved 24th July 2014 - 1,500 dwellings 12/03849/FUL - approved 9th September 2014 - 145 dwellings No development taken place
			2015-2016	12/02091/OUT - allowed on appeal 26th October 2015 - 2,000 dwellings 15/03143/REM - approved 23rd October 2015 pursuant to outline permission 13/04015/OUT - Phase 1: 170 dwellings Phase 1 Annual completions = 0 (Under construction = 9)

LPP1	STRAT 4 (B) Number of net dwelling completions on Ledsham Road site 2010-2030			
	Target	Baseline	Year	Development progress and completions
			2016-2017	Phase 1 : Annual completions = 41 **Total site completions = 41 dwellings**
			2017-2018	16/05464/REM - approved 15 May 2017 pursuant to outline permission 12/02091/OUT - Phases 2.3.4: 458 dwellings Phase 1 : Annual completions = 90 (Total = 131) Phases 2.3.4.5 : Not started **Total site completions = 131 dwellings**
			2018-2019	Phase 1 : Annual completions = 13 (Total = 144) Phase 2.3.4: Development commenced **Total site completions = 144 dwellings**
			2019-2020	19/00670/REM - approved 10 March 2020 pursuant to outline permission 12/02091/OUT 19/04504/REM - received 18th December 2019 (awaiting decision) - Phases 4 and 5: 313 dwellings 19/04389/REM - received 19th December 2019 (awaiting decision) - Phase 3: 256 dwellings Phase 1 : Annual completions = 15 (Total = 159) Phase 2 : Annual completions = 38 (Total = 38) **Total site completions = 197 dwellings**
			2020-2021	19/04504/REM - approved 16 December 2020 pursuant to outline permission 12/02091/OUT - Phases 4 and 5: 313 dwellings

LPP1	STRAT 4 (B) Number of net dwelling completions on Ledsham Road site 2010-2030			
	Target	Baseline	Year	Development progress and completions
				19/04389/REM - approved 16 December 2020 pursuant to outline permission 12/02091/OUT - Phase 3: 256 dwellings Phase 1 :Annual completions = 4 (Total = 163) Phase 2 : Annual completions = 113 (Total = 151) Phase 3 : Annual completions = 4 (Total = 4) **Total site completions = 318 dwellings**
			2021-2022	Phase 1 : Annual completions = 7 (Phase complete = 170) Phases 2 and 3 : Annual completions = 42 (Total = 197) Phases 4 and 5 : Development not started **Total site completions = 367**
			2022-2023	22/02181/REM - approved 23 December 2022 pursuant to outline permission 12/02091/OUT - Plot substitution of 168 dwellings (previously 164 dwellings) to Phase 5. Phase 1: Complete Phase 2 and 3 : Annual completions = 80 (Total = 272) Phase 4 and 5 : Not started **Total site completions = 447** 23/02279/REM pursuant to outline permission 12/02091/OUT received 6 July 2023 - 625 dwellings forming part of Phases 6,7,8,9,10 & 11 (pending decision)

LPP1	STRAT 4 (B) Number of net dwelling completions on Ledsham Road site 2010-2030			
	Target	**Baseline**	**Year**	**Development progress and completions**
			2023-2024	Phase 1 : Complete (Total = 170) Phase 2 : Complete (Total = 272) Phase 3 : Annual completions = 55 (Total = 63 / 193 remaining) Phase 4 : Not started (149 units) Phase 5 : Not started (168 units). 22/02181/REM pursuant to outline permission 12/02091/OUT approved Jan 2024. **Total site completions = 502** 23/02279/REM pursuant to outline application 12/02091/OUT received 6 July 2023 - pending decision - 627 dwellings forming part of Phases 6,7,8,9,10 & 11 of the development.
	Local Plan policy ref(s): STRAT 4			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

Employment development in Ellesmere Port

7.15 Local Plan (Part One) policy STRAT 4, EP 1, STRAT 2 (E) and ECON 1 seeks to maintain a portfolio of employment land and premises available in Ellesmere Port and the surrounding area, to meet a range of sizes and types of business needs and to contribute towards the overall employment land requirement for the borough. Local Plan (Part One) policies STRAT 4 and ECON 1 identify key sites with considerable potential for future economic growth in the area. These are monitored under STRAT 2 (E), STRAT 2 (F) and ECON 1 (Di), together with the Local Plan (Part Two) indicators for Ellesmere Port set out below.

EP 1 - Ellesmere Port settlement area

LPP2	LPP2/S4 (A) Delivery of regeneration schemes around the town centre		
	Target	**Baseline (2010)**	**At 1 April 2024**
Target met? **On-going**	Development completed by 2030	n/a	The Department for Levelling Up, Housing and Communities announced Round 2 of the £4.8 billion Levelling Up Fund in April 2022. This fund aims to support investment in infrastructure and schemes that improve everyday life across the UK, including regenerating town centres and high streets, upgrading local transport options, and investing in cultural, heritage and leisure assets. In January 2023 CWAC successfully secured funding for the Transforming Ellesmere Port Town Centre. Further information is available at: Transforming Ellesmere Port Town Centre | Cheshire West and Chester Council Additional information on the Council's regeneration schemes for Ellesmere Port is available at: Ellesmere Port regeneration | Cheshire West and Chester Council During the 2023-24 monitoring period, planning application 23/03910/FUL for Ellesmere Port Market, was approved on 15 March 2024 for the change of use of the flea market to a flexible event space and external alterations to elevations to include entrance canopies, external cladding, external bin store, installation of PV panels and associated works. Further information can be viewed at; Transforming the Market Hall | Cheshire West and Chester Council
	Local Plan policy ref(s): EP 1		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing/employment/retail land monitor		

7.16 Local Plan (Part One) policy STRAT 4, and Local Plan (Part Two) policy EP 1 relate to the Ellesmere Port settlement area. The policy supports *regeneration proposals in and around the town centre including mixed use development and a public services hub*. Policy EP 1 also supports improved links, physical and landscape improvements to gateways, corridors and green spaces.

EP 2 - EP 6 - Employment land provision in Ellesmere Port

7.17 Policies STRAT 4 and ECON 1 identify key sites for economic growth for Ellesmere Port, Cheshire West and the wider sub-region. These include New Bridge Road, Stanlow, Protos (Ince Park) and Hooton Park (Vauxhall).

LPP1 / LPP2	LPP2/S4 (D) (Ellesmere Port) - Employment completions (ha/sqm) at key employment locations identified in STRAT 4 in Ellesmere Port
Target met? n/a	Indicator STRAT 2 (E) provides the employment land completions for 2023-24 monitoring period. Completions took place at New Bridge Road Stanlow (Newport Business Park) and Hooton Park (both key sites in Local Plan Part One STRAT 4 / ECON 1).
	Local Plan policy ref(s): STRAT 2, STRAT 4, ECON 1, EP 2-EP 6
	Significant Effects ref(s): N/A
	Source: Employment Land Monitoring (2024)

7.18 The monitoring indicators relating to employment land provision in Ellesmere Port (Policies EP 2-6) are also detailed under the strategic policy indicators for policy STRAT 2 (E), STRAT 2 (F) and ECON 1 (Di).

EP 7 - Ellesmere Port historic dock

LPP2	LPP2/S4 (F) Number of planning applications for tourism related uses in the canal port area		
	Target	Baseline (2010)	At 1 April 2024
Target met? n/a	Development completed by 2030	n/a	The following planning applications were approved in the historic canal port area (none are directly for tourism related use); 22/02303/FUL Century House - Proposed replacement of existing windows with timber framed, double glazed, sliding sash windows, 28 March 2023 23/03466/FUL Boat Museum - Replacement of existing timber external fire escape, addition of new black steel stairs, approved 20 March 2024

LPP2	LPP2/S4 (F) Number of planning applications for tourism related uses in the canal port area		
	Target	Baseline (2010)	At 1 April 2024
			22/02601/FUL Telfords Quay - Change of use from offices to 8 no. Apartments, approved 10 July 2023
	Local Plan policy ref(s): EP 7		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring		

Northwich

7.19 Local Plan (Part One) policy STRAT 5 sets out the level of new development required in Northwich to provide a key focus for development in the east of the borough. The following indicators provide the mechanism to monitor the success of this policy within the context of the Local Plan (Part One) Strategic Policies.

Housing development

LPP1	STRAT 5 (A) Total number of net dwelling completions in Northwich spatial area			
	Target	Baseline (2010)	2010-2024	% of housing requirement achieved
Target met? On-going	4,300 dwellings by 2030	0 dwellings	4,236	98.5 %
	Local Plan policy ref(s): STRAT 2, STRAT 5			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

LPP1	STRAT 5 (B) Delivery of Winnington Urban Village scheme including up to 1,200 dwellings			
	Target	Baseline (2010)	Year	Site status
Target met? On-going	1,200 net dwellings completed by 2030	0 dwellings	2010-2013	No development taken place. 06-0740-OUM approved 18th August 2008. Further applications pending consideration

LPP1	STRAT 5 (B) Delivery of Winnington Urban Village scheme including up to 1,200 dwellings			
	Target	Baseline (2010)	Year	Site status
			2013-2014	12/01837/REM approved 17th April 2013 Annual completions = 86 **Total site completions = 86**
			2014-2015	Annual completions = 159 **Total site completions = 245**
			2015-2016	14/03279/FUL approved 2nd July 2015 Annual completions = 144 **Total site completions = 389**
			2016-2017	Annual completions = 176 **Total site completions = 565**
			2017-2018	Annual completions = 161 **Total site completions = 726**
			2018-2019	17/03621/FUL approved 13th April 2018 Annual completions = 142 **Total site completions = 868**
			2019-2020	Annual completions = 65 **Total site completions = 933**
			2020-2021	Annual completions = 70 **Total site completions = 1,003**
			2021-2022	Annual completions = 17 **Total site completions = 1,020**
			2022-2023	Annual completions = 16 **Total site completions = 1,036** 157 units remaining (not started) on last phase of development (Island Site) 21/01244/FUL approved Dec 2022 for 24 units
			2023-2024	Annual completions = 0 **Total site completions = 1,036** 181 units remaining (not started) 21/04176/OUT pending decision for 68 dwellings.
	Local Plan policy ref(s): STRAT 5			

LPP1	STRAT 5 (B) Delivery of Winnington Urban Village scheme including up to 1,200 dwellings			
	Target	Baseline (2010)	Year	Site status
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

7.20 The Winnington Urban Village is being developed by four house builders (Barratt, David Wilson Homes, Morris Homes and Taylor Wimpey). Work on developing the island site of the urban village development commenced in 2022 and the delivery of the site has continued in this monitoring period.

LPP1	STRAT 5 (C) Delivery of Wincham Urban Village scheme including up to 950 dwellings			
	Target	Baseline	Year	Site status
Target met? On-going	Development completed by 2030	0 dwellings	2010-2015	0 dwellings completed Resolution to approve application subject to s106 legal agreement
			2015-2016	11/01968/OUT approved 21st July 2015 for up to 950 dwellings
			2016-2020	No change
			2021-2022	20/03068/FUL approved 29 July 2021 for 103 dwellings Development commenced (Brook View). Access and groundworks under construction.
			2022-2023	Annual completions = 11 **Total site completions = 11**
			2023-2024	Annual completions = 49 **Total site completions = 60**
	Local Plan policy ref(s): STRAT 5			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

7.21 This site was re-considered through the preparation of the Local Plan (Part Two) Land Allocations due to the dynamic nature of land ownership across the site. The site remains a mixed use redevelopment opportunity but the housing and employment mix is expected to reflect the latest land ownership and land use information. It remains an allocation for both housing and employment, to include in the region

of 200 dwellings. Development commenced on site in 2022 and has continued in this monitoring period. A new access from New Warrington Road has been completed and the first phase of housing development is under construction.

Employment development

LPP1	STRAT 5 (E) Delivery of Northwich Riverside projects including Barons Quay		
	Target	**Baseline 2010**	**2023-2024**
Target met? Y	Development completed by 2017	12/05368/FUL - planning permission granted. Work due to commence Autumn 2014	Development complete (2017)
	Local Plan policy ref(s): STRAT 5		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester monitoring database		

LPP1	STRAT 5 (F) Amount of employment land and premises lost to other uses at Gadbrook Park		
	Target	**Baseline**	**2023-24**
Target met? Y	No loss	No loss	Employment land (ha): No loss. See ECON1(Di) Employment floorspace (m^2): No loss
	Local Plan policy ref(s): STRAT 5, STRAT 2, ECON 1, N 4, N 5		
	Significant Effects ref(s): N/A		
	Source: Employment land monitor (2024)		

7.22 Gadbrook Park is identified as a key site for continued employment use in the Local Plan (Part One). There has been no loss of employment land / floorspace during the monitoring period.

N2 - Northwich regeneration area

LPP2	LPP2/S5 (A) Regeneration schemes delivered within a designated regeneration area		
	Target	**Baseline (2010)**	**At 1 April 2024**
Target met? On-going	Development completed by 2030	n/a	Further information on regeneration schemes in Northwich can be found at: Northwich regeneration | Cheshire West and Chester Council. The designated regeneration areas identified in Local Plan (Part Two) policy N2 include: Weaver Square, Winnington Works (Tata) and Wincham Urban Village. Weaver Square - Weaver Square | Cheshire West and Chester Council Winnington Works (TATA) - Outline planning application received 22 December 2021 (21/05070/OUT), awaiting decision. Mixed use development of up to 1,550 units of residential dwellings (Use Class C3) including affordable housing (subject to viability); up to 11,000 sqm of Use Class C2 specialist accommodation for older people including residential care home; local centre and active ground floor uses comprising up to 600 sqm of flexible floorspace for retail (including small convenience food store) within Use Class E(a), up to 275 sqm of health, nursery and community uses within Use Classes E(e), E(f) & F2(b); up to 7,700 sqm of employment space (Use Class E(g)(iii)); up to 950 sqm of cafe, restaurant, takeaway and public house floorspace (Use Classes E(b) and Sui Generis); up to a 2,250sqm (up to 2FE) primary school with associated playing fields (Use Class F1(a)); and associated road infrastructure, landscaping (including Sustainable Urban Drainage Systems), public realm and amenity space (all matters reserved except for vehicular access). Wincham (see LPP2/S5) below
	Local Plan policy ref(s): STRAT 5, N 2, N 4		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring		

LPP2	LPP2/S5 (B) Delivery of new housing and employment at Wincham	
	Target	**At 1 April 2024**
Target met? on-going	Development completed by 2030	Completed Developments 2023-24: Housing - See STRAT 5(C) Employment - none Approved schemes: 19/04229/FUL (approved 9 April 2021): Erection of one dwelling and detached garage 20/03256/FUL(approved 19 August 2021): Construction of 6 detached dwellings, with detached double garages and associated access road 21/04280/NMA (approved 17 January 2022) Non-material amendment to planning permission 20/03256/FUL 20/03068/FUL(approved 29 July 2021) Erection of 103 dwellings including associated works, access and landscaping 21/03358/DIS (approved 12 January 2022) discharge of conditions on 20/03068/FUL 21/04388/NMA (approved 14 February 2022) non-material amendment on 20/03068/FUL Pending planning applications (awaiting decision): 20/03447/OUT 8 Industrial / office units (application refused after the 2021-22 monitoring period) Employment Land Allocations - see policy N 4.A of Local Plan (Part Two), see indicator STRAT2(F) employment land supply
	Local Plan policy ref(s): STRAT 5, N 2, N 4	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester planning application monitoring; Housing land monitor, Employment Land Monitor 2024	

7.23 Local Plan (Part One) policy STRAT 5 and Local Plan (Part Two) policy N 2.C supports mixed use development in the Wincham area, with residential development located off New Warrington Road; and/or for employment development located off Chapel Street/Wincham Lane.

N 3 - Meeting outstanding housing need in Northwich

LPP2	LPP2/S5 (F) Number of new homes delivered on allocated sites in Northwich			
	Target	**Baseline (2010)**	**Year**	**Development progress and completions**
Target met? on-going	A. Briar Lane garage court (10+ dwellings)	0 dwellings	2023-2024	No extant permission / pending planning application(s)
	B. Land at Winnington Avenue (100+ dwellings)	0 dwellings	2017-2018	17/01965/OUT approved 20th July 2018
			2020-2021	20/00992/REM approved 8th September 2020 - 124 dwellings "Winnington Place" Annual completions = 2 **Total site completions = 3**
			2021-2022	Annual completions = 29 **Total site completions = 31**
			2022-2023	Annual completions = 46 **Total site completions = 77**
			2023-2024	Annual completions = 38 **Total site completions = 115**
	C. Land at Hargreaves Road (235+ dwellings)	0 dwellings	2021-2022	21/00055/FUL application pending decision - residential development of up to 395 dwellings
			2022-2023	21/00055/FUL approved 15th May 2023
			2023-2024	Development commenced / under construction. 16 under construction. **Total site completions = 0**
	D. Former Castleleigh Centre (20+ dwellings)	0 dwellings	2023-2024	No current application / planning permission
	Local Plan policy ref(s): STRAT 5, N 3			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

Winsford

7.24 Local Plan (Part One) policy STRAT 6 sets out the level of new development required in Winsford to provide a key focus for development alongside Northwich in the east of the borough. The following indicators provide the mechanism to monitor the success of this policy within the context of the Local Plan (Part One) Strategic Policies.

Housing development

LPP1	STRAT 6 (A) Total number of net dwelling completions in Winsford spatial area			
	Target	Baseline (2010)	2010-2024	% of housing requirement achieved
Target met? On-going	3,500 dwellings by 2030	0 dwellings	2,513 dwellings	72 %
	Local Plan policy ref(s): STRAT 6			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

7.25 The Winsford Neighbourhood Plan identifies the land allocations to deliver the Local Plan housing requirement in this spatial area. Table A.2 in Appendix A 'Housing completions and commitments' sets out the planning status and progress of these sites.

LPP1	STRAT 6 (B) Number of net dwelling completions at Station Quarter site			
	Target	Baseline	Year	Development progress and completions
Target met? On-going	1,000 dwellings (775 by 2030)	0 dwellings. Site allocated in Winsford Neighbourhood Plan Planning application submitted for development of part of strategic site	2014-2015	15/01032/OUT submitted March 2015
			2015-2016	15/01032/OUT approved September 2015 - development up to 215 dwellings
			2016-2018	17/04426/REM submitted October 2017. Application approved January 2018 - development of 215 dwellings
			2018-2019	Development commenced
			2019-2020	Annual completions = 42 **Total site completions = 42**
			2020-2021	Annual completions = 4 **Total site completions = 46**
			2021-2022	Annual completions = 46 **Total site completions = 95**

LPP1	STRAT 6 (B) Number of net dwelling completions at Station Quarter site			
	Target	**Baseline**	**Year**	**Development progress and completions**
			2022-2023	Annual completions = 11 **Total site completions = 106**
			2023-2024	Annual completions = 0 **Total site completions = 106**
	Local Plan policy ref(s): STRAT 6			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

Employment, retail and leisure development

LPP1	STRAT 6 (C) Amount of additional employment land provided 2010-2030		
	Target	**Baseline**	**2023-24**
Target met? Y (ongoing)	at least 35 hectares	See STRAT2 (E) and STRAT2 (F). The made Winsford Neighbourhood Plan allocates an additional 35ha of employment land which now forms part of the overall employment land supply for the borough and Winsford (sites W6, W7 and O5).	The Local Plan (Part Two) allocates employment land at Winsford Industrial Estate and Woodford Park. The Winsford Neighbourhood Plan allocates sites at Winsford Industrial Estate East of Road One (site W7) and South Bostock Road, West of Road One (site W6). During the 2023-24 monitoring period no new developments were completed. Planning permission has now expired on some plots covered by policies W2 of the Local Plan and W6 and W7 of the Neighbourhood Plan. New planning applications have been submitted and are awaiting determination. Land to the west of Oakmere Road (Site O5) is currently without planning permission. See STRAT2 (E), STRAT2(F), ECON1(Di)
	Local Plan policy ref(s): STRAT 2, STRAT 6, ECON 1		
	Significant Effects ref(s): N/A		
	Source: Employment land monitor (2024)		

LPP1 LPP2	STRAT6 (D) Amount of employment land and premises lost to other uses at Winsford Industrial Estate and Woodford Park		
	Target	**Baseline**	**2023-24**
Target met? **N**	No loss	No loss	See ECON1(Di). Winsford Industrial Estate - schemes at Road Three 19/01845/FUL, land west Road One (mitigation area) 18/01850/FUL.
			Woodford Park - No loss of employment land (ha) or premises (sqm) during the monitoring period
	Local Plan policy ref(s): STRAT 2, STRAT 6, ECON 1, W2		
	Significant Effects ref(s): N/A		

LPP1 LPP2	STRAT6 (D) Amount of employment land and premises lost to other uses at Winsford Industrial Estate and Woodford Park		
	Target	Baseline	2023-24
	Source: Employment monitor (2024)		

7.26 Local Plan (Part One) policy STRAT 6 safeguards Winsford Industrial Estate and Woodford Park Industrial Estate for business and industrial development to support local employment opportunities.

LPP1	STRAT 6 (E) Delivery of new food store in town centre		
	Target	Baseline (2010)	2023-2024
Target met? N	Development completed by 2030	No planning application for development has been submitted.	No net increase in food stores in the town.
	Local Plan policy ref(s): STRAT 6, ECON 2		
	Significant Effects ref(s): N/A		
	Source: Planning application monitoring		

Rural area

7.27 Local Plan (Part One) policy STRAT 8 sets out the level of new development required in the rural area to serve local needs in the most accessible and sustainable locations. The policy identifies key service centres which will be the focus for new development in the rural area. The following indicators provide the mechanism to monitor the success of this policy within the context of the Local Plan (Part One) Strategic Policies.

Housing development

LPP1	STRAT 8 (A) Total number of net dwelling completions in rural area			
	Target	Baseline (2010)	2010-2024	% of housing requirement achieved
Target met? Y (exceeded)	At least 4,200 dwellings by 2030	0 dwellings	5,556 dwellings	132 %
	Local Plan (Part One) policy ref(s): STRAT 2, STRAT 8			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

STRAT 8 (B) Total number of net dwelling completions in key service centres				
Key service centre	**Target (by 2030)**	**Baseline (2010)**	**2010-2024**	**% of housing requirement completed**
Cuddington & Sandiway	200 dwellings	0	204	102 %
Farndon	200 dwellings	0	253	126.5 %
Frodsham	250 dwellings	0	197	79 %
Helsby	300 dwellings	0	326	109%
Kelsall	200 dwellings	0	237	118.5 %
Malpas	200 dwellings	0	375	187.5 %
Neston & Parkgate	200 dwellings	0	299	149.5 %
Tarporley	300 dwellings	0	321	107 %
Tarvin	200 dwellings	0	194	97 %
Tattenhall	250 dwellings	0	268	107 %
Local Plan (Part One) policy ref(s): STRAT 2, STRAT 8				
Significant Effects ref(s): N/A				
Source: Cheshire West and Chester housing land monitor				

7.28 All of the key service centres have made significant progress in meeting the individual housing requirements. Eight of the identified key service centres have achieved the Local Plan housing requirements, and completions in all of the key service centres are above 75 per cent of the requirement.

R1 - Identified settlements in the rural area

LPP2	LPP2/S8 (D) Number of development proposals approved in the countryside contrary to policy R1		
	Target	Baseline (2010)	2023-2024
Target met? n/a	0	0	Residential development: 52 applications approved that include residential development in the countryside (outside of key service centres). Of which: Change of use (agricultural buildings) = 21 permissions Change of use (other) = 19 permissions Conversion = 2 permissions New build = 10 permissions Employment development: 0 permissions
	Local Plan policy ref(s): STRAT 8, STRAT 9, R 1		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing land monitor and planning application monitoring		

R2 - Meeting the outstanding housing requirement in Tattenhall

LPP2	LPP2/S8 (E) Number of new homes delivered on allocated sites in Tattenhall			
	Target	Baseline (2010)	Year	Development progress and completions
Target met? On-going	A. Land at Chester Road - up to 30 dwellings	0 dwellings 17/04645/OUT approved 29th August 2018	2019-2020	18/04009/REM approved 17 April 2019: 30 dwellings
			2020-2021	Annual completions = 0
			2021-2022	20/02824/FUL approved 10 October 2021: 30 dwellings (Millbrook Meadows)
			2022-2023	Annual completions = 0 (18 units under construction)

LPP2	LPP2/S8 (E) Number of new homes delivered on allocated sites in Tattenhall			
	Target	Baseline (2010)	Year	Development progress and completions
			2023-2024	Annual completions = 12 **Total site completions = 12**
	Local Plan policy ref(s): STRAT 8, STRAT 9, R 2			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester housing land monitor			

Green Belt and countryside

7.29 Local Plan (Part One) policy STRAT 9 protects the intrinsic character and beauty of the Cheshire countryside through the maintenance of the general extent of the North Cheshire Green Belt, and protection of the countryside by restricting development to that which requires a countryside location. The following indicator is included within the monitoring framework of the Local Plan (Part One) Strategic Policies plan.

7.30 Monitoring indicators for Green Belt and countryside are included in the Local Plan (Part Two) Monitoring Framework. Applications that would involve inappropriate development within the Green Belt should not be approved. In some cases applications will be justified through the demonstration of very special circumstances which outweighs the harm, by way of inappropriateness, to the Green Belt.

LPP1 LPP2	STRAT 9 (A) Relevant planning applications determined in accordance with policy LPP2/S9 (A) Number and type of new built developments (on greenfield land) approved in the Green Belt contrary to policy		
	Target	Baseline (2010)	At 1 April 2024
Target met? N/A	0	N/A	It has not been possible to collect the detailed policy information for the 2023-2024 monitoring period that is required to fully assess and complete the indicator. Future iterations of the AMR will include further interrogation of planning decisions and the application of Local Plan (Part One) policy STRAT 9.
	Local Plan policy ref(s): STRAT 9		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring		

GBC1 - Commercial sites in the Green Belt

LPP1 LPP2	STRAT 9 (A) Relevant planning applications determined in accordance with policy LPP2/S9 (B) Planning applications refused/approved in accordance with policy at commercial sites in the Green Belt	
	Target	**At 1 April 2024**
Target met? Y	Approved in accordance with policy	**GBC 1.A Chester Zoo** The following applications were approved in the 2023-24 monitoring period: 22/04005/FUL - Single storey extension to existing science centre. Approved 06 July 2023. 22/03850/FUL - Erection of 1 no. 33kV substation and 2 no. 11kV substations, together with a 11 kV cable route. Approved 25 May 2023. 23/03284/FUL - Purpose-built data centre enclosure and associated plant items at Chester Zoo. Approved 19 February 2024. In addition there have been discharges of conditions on applications 22/02996/S73, 22/03850/FUL and 22/03737/FUL. The following applications have been granted since April 2024: 22/02129/FUL - Erection of a two storey reception building with service area and 51 accommodation lodges, an orientation lodge, associated ground works including formation of a lake, erection of fencing, and hard and soft landscaping including service road and footpath link into the zoo. Approved 13 May 2024. 22/02366/FUL - Erection of a single storey check-in lodge with separate luggage storage, associated ground works which include reconfiguration of existing car parking to provide 80 new car parking spaces with vehicular and pedestrian circulation and boundary fencing. Approved 13 May 2024. **GBC 1.B Countess of Chester** 23/00661/REM - Approval of reserved matters (access, appearance and landscape) following outline approval under 22/03028/OUT for the erection of a hospital building, including the construction of a link to the adjacent building, the erection of compounds for storage and for housing power supply units, the demolition of existing buildings and associated landscape works. Approved 09 June 2023.

LPP1 LPP2	STRAT 9 (A) Relevant planning applications determined in accordance with policy LPP2/S9 (B) Planning applications refused/approved in accordance with policy at commercial sites in the Green Belt	
	Target	**At 1 April 2024**
		23/03892/DIS Discharge of condition 3 (materials and samples) of planning permission 23/00661/REM. Approved 12 January 2024. The following applications have been granted since April 2024: 24/00473/FUL - Buildings and enclosures to house electrical plant and equipment. 24 May 2024. **GBC 1.C Dale Barracks, Chester** None **GBC 1.D Chester Business Park** None **GBC 1.E Urenco Capenhurst** 23/01585/FUL - Recladding of building B300 and demolition of B552 and B805. Approved 14 August 2023.
	Local Plan policy ref(s): ECON 3, GBC 1	
	Significant Effects ref(s): N/A	
	Source: Planning application monitoring. Sites/areas defined under policy GBC 1 (Chester Zoo, Countess of Chester, Dale Barracks, Urenco, Capenhurst and Chester Business Park).	

GBC 2 - Protection of landscape

LPP2	LPP2/S9 (C) Percentage of applications that erode ASCVs		
	Target	**Baseline (2019)**	**At 1 April 2024**
Target met? **Y**	0	0	0 applications from a total of 168 (0%)
	Local Plan policy ref(s): GBC2		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitoring		

7.31 The number of planning applications that were situated in an ASCV amounted to a total of 168 in the current monitoring year. Of the approved applications, none were deemed to erode any of the ASCVs in which they were located.

GBC 3 - Key settlement gaps

LPP2	LPP2/S9 (D) Proportion of approved schemes within Key Settlement Gaps that meet policy criteria		
	Target	Baseline (2019)	At 1 April 2024
Target met? Y	100%	100%	8 (100%)
	Local Plan policy ref(s): GBC 3		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitoring		

7.32 During the 2023/2024 monitoring period a total of eight applications were approved within key settlement gaps that met policy criteria. None of the applications (shown in the table below) were contrary to any of the listed constraints set out in the policy.

Table 7.4 Planning applications approved between 31/03/2023 – 1/04/2024 that fall within key settlement gaps.

Planning Application Reference	Date of Approval	Proposal
23/01199/NMA	11/04/2023	Non Material Amendment to 21/04529/FUL (make building smaller, change of location of the internal toilet, change construction material from SIPS to Steel structure clad in wood)
23/01713/FUL	26/05/2023	Proposed two storey front/side extension, windows installed on the single storey roof of an existing rear extension.
24/00774/TPO	12/03/2024	Apple (T1) - Reduce regrowth height by approx. 3m down to previously established level at approx 4m from ground level. Reduce lateral spread property facing side by approx 1m. Carry out light thin of watershoots. Apple (T2) - Reduce regrowth height up to
24/00122/LDC	16/01/2024	Existing use of the site and building as a residential dwelling
24/00671/FUL	04/03/2024	Installation of airsource heatpump on gravel driveway (at the side of the dwelling)

Planning Application Reference	Date of Approval	Proposal
23/02496/FUL	07/08/2023	Two storey front extension, addition of porch, single storey rear extension, creation of additional second floor with dormers to include alterations to roof, roof lights to all elevations, alterations to driveway to create new access and landscaping.
23/03162/FUL	13/10/2023	Replacement of a 2 bay practice facility with a 3 bay practice facility at Davenham Cricket Club.

8 Transport and accessibility

8.1 Local Plan (Part One) policy STRAT 10 supports the the delivery of, and promotes sustainable travel choices, setting out requirements for new development and making provision for a number of improvements to the borough's transport network. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One).

LPP1	STRAT 10 (A) Carbon emissions from transport Data taken from: 'Local Authority CO2 emissions estimates 2010-2020 (kt CO_2) (Gov.uk)		
	Target	**Baseline**	**2023-2024**
Target met? Y	Reduce from 2010 baseline	952 kt CO2 in 2010 (using new methodology)[1] 947.8 kt CO2 in 2011 916 kt CO2 in 2012 912.9 kt CO2 in 2013 927.1 kt CO2 in 2014 949.2 kt CO2 in 2015 959.1 kt CO2 in 2016 943.1 kt CO2 in 2017 941.5 kt CO2 in 2018 923.9 kt CO2in 2019 757.8 kt CO2 in 2020	2021: 791.64 kt CO2
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): SE1		
	Source: Data taken from: UK local authority and regional greenhouse gas emissions national statistics, 2005 to 2021 - GOV.UK (www.gov.uk)		

1. note that in the production of the 2018 estimates, new data was introduced, together with some improvements to the underlying methodology, which has resulted in a reduction to the previously published 2010 baseline figure of 972.9kt CO2. All figures after 2010 have also changed slightly using this new methodology and is therefore different from previous years' AMR.

SE	STRAT 10 (A i) CO2 emissions per capita arising from domestic, transport and industry and commerce		
	Target	**Baseline**	**2023-2024**
Target met? Y	Reduce from 2010 baseline	2010: 16.1 2011: 14.3 2012: 15.8 2013: 14.3 2014: 12.8 2015: 11.9 2016: 12.1 2017: 12.3 2018: 10.8 2019: 11.2 2020: 10.2	2021: 9.7 kt CO_2
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): SE2		
	Source: Data taken from: ' 'CO2 emissions estimates - Total per capita in England | LG Inform (local.gov.uk)		

8.2 Local Plan (Part One) policy STRAT 10 aims to reduce carbon emissions from transport and take steps to adapt transport networks to the effects of climate change. The trend shows a steady reduction in CO2 and NOx with some increases. However, emissions per capita has reduced by 6.4 kt since 2010, the lowest recording being this year in 2021. The data indicates that the overall emissions from transport, industry and commercial and domestic has declined. This could be due to a number of initiatives which have been introduced to reduce CO2, such as alternative energy and efficiencies in industry.

SE	STRAT 10 (A ii) Number of tonnes of NOx emitted annually from road transport		
	Target	**Baseline**	**2023-2024**
Target met? Y	Reduce from 2012 baseline	2012: 2996.67 t 2014: 2662.28 t 2015: 2898.27 t 2016: 2627.40 t 2017: 2445.84 t 2018: 2291.52 t 2019: 2388.99 t	2020: 1548.96 t
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): SE19		
	Source: https://naei.beis.gov.uk/emissionsapp/		

8.3 Nitrogen Dioxide (NO2) and Nitric Oxide (NO) are both oxides of nitrogen and are collectively referred to as NOx. All fossil fuel combustion processes produce NOx emissions, largely in the form of NO, which is converted to NO2 in a chemical reaction in the atmosphere. The main source of NOx emissions is road transport.

8.4 There has been a reduction in NOx emitted from road by 1447.71 t since the baseline, although the significant drop between 2019 and 2020 may have been due to the COVID-19 pandemic lockdown. Many factors will combine to affect NOx levels in a particular area; topography, weather patterns, numbers and types of vehicles and congestion patterns. Different vehicles give off different amounts of NOx. Larger vehicles, older vehicles and diesel vehicles produce more NOx than modern vehicles. New vehicles are 'cleaner' due to new technology such as catalytic converters and particulate filters.

SE	STRAT 10 (A iii) Number of tonnes of PM_{10} emitted annually from road transport		
	Target	**Baseline**	**2023-2024**
Target met? **Y**	Reduce from 2010 baseline (Data available from 2012 onwards)	2012: 189.09 t 2014: 179.91 t 2015: 170.39 t 2016: 161.04 t 2017: 155.63 t 2018: 152.82 t 2020: 164.29 t	2021: 149.11 t
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): SE20		
	Source: https://naei.beis.gov.uk/emissionsapp/		

8.5 Concentrations of NO2, and in some cases PM10, are often higher where traffic is slow moving, with stop/start driving, and where buildings on either side reduce dispersion. Episodes of particulate pollution can occur on regional scales. PM10 (particulate matter smaller than 10 microns) is easily inhaled and is associated with a range of health effects including lung function, asthma symptoms and cardiovascular diseases. Particulate matter does not exhibit a no-effects threshold so reductions in ambient levels are associated with improvements in health outcomes. Since the baseline, there has been a reduction of 39.98 t emitted from road transport and a reduction of 15.18 t since the previous monitoring period. This could be attributed to the changes in working patterns since COVID19, with more people working from home.

SE	STRAT 10 (A iv) Mode of transport used by residents to travel to work in CWaC (% of employed residents)		
	Target	**Baseline**	**2023 -2024**
Target met? **N/A**	Increase in the number of residents using modes of transport other than the private car/van.	**2008:** Car and Van: 78% Bus: 2% Train: 2% Motorcycle: 0% Bicycle: 3% Foot: 13% Other: 0% **2011:** Car 73.9% Public Transport 5.7% Bicycle or Foot 12.7%	Driving Car or Van: 68.4% On foot: 10% Passenger in a car/van:5.6% Bus, minibus, coach: 3.5% Bicycle: 2.7% Train: 2% Working from home: 5.9%
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): SE8		
	Source: Source: State of the Borough Transport and connectivity | Cheshire West and Chester Council. The information in the State of the Borough 2024 is based is from Census 2021.		

8.6 Since the last census, the Council has a Low Emissions Strategy, and continues its work on active travel, as well as declaring a climate emergency. Therefore, work is ongoing to increase commuting residents to take other modes of transport other than private car or van. For this year, commuting on foot has decreased since the baseline. It is imperative to note here that due to the COVID19 pandemic, the reduced mobility and increased working from home will have further positive effects on transport emissions which would be noticeable in the upcoming census data.

8.7 It is to be noted that data in the above table hasn't changed since the last monitoring period as the data is still based on 2021 Census.

LPP1	STRAT 10 (B) Delivery of Chester Bus Interchange		
	Target	**Baseline**	**2023/24**
Target met? **Y**	Development completed by June 2016	Funding for scheme awarded Planning application ref: 14/04539/FUL	Complete. Construction of the Chester bus interchange commenced in September 2015. Planning permission for the scheme was granted on 17 December 2014 (14/04539/FUL). Construction of Chester bus interchange has completed and is fully operational.

LPP1	STRAT 10 (B) Delivery of Chester Bus Interchange		
	Target	Baseline	2023/24
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): N/A		
	Source: CWaC online planning register		

LPP1	STRAT 10 (C) Delivery of New Bridge Road/A5117 link road		
	Target	Baseline	2023/2024
Target met? Ongoing	Development completed by 2030	Stanlow Special Policy Area Review (2016)	No further progress
	Local Plan policy ref(s): STRAT 10		
	Significant Effects ref(s): N/A		
	Source: CWaC Transport and Infrastructure		

LPP1	STRAT 10 (D) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See the Local Plan (Part Two) transport and accessibility indicators below which relate to strategic policy STRAT 10.

T 1 - Local road network improvement schemes

LPP2	LPP2/S10 (A) Delivery of road improvement schemes (delivered by LGF, local large majors, developer contributions)		
	Target	Baseline (2019)	At 1 April 2024
Target met? On-going	Set within CWAC Transport Strategies	**Local Growth Fund 3** • A51 Tarvin to Chester Improvement Scheme • Sutton Way Boulevard Pedestrian and Cycling Improvements • A5117 Pedestrian and Cycling Improvements • Chester to Ellesmere Port Canal Towpath Pedestrian and Cycling Improvements	**A51 Tarvin to Chester Improvement Scheme:** Complete **Sutton Way Boulevard Pedestrian and Cycling improvements:** Complete **A5117 Pedestrian and Cycling Improvements:** Complete

LPP2	LPP2/S10 (A) Delivery of road improvement schemes (delivered by LGF, local large majors, developer contributions)		
	Target	Baseline (2019)	At 1 April 2024
		Development Funding - Business Case Development • Winnington Swing Bridge/A533 Corridor Improvements • Middlewich southern Link Feasibility Study Consultants were commissioned in May 2018 on behalf of a cross-border working group, consisting of: Wrexham County Borough Council, Flintshire County Council, Highways England, Department for Transport, Transport for the North and Welsh Assembly Government to carry out a feasibility study for a new relief road to the west of Chester. In 2019-20, Highways projects funded through developer contributions delivered/started were as follows: • Tilston Speed Management Improvements • Huntington Primary school pedestrian crossing • Mill Lane, Frodsham - Parking Restrictions • Thornton Road Shared Use Footpath, Ellesmere Port • Winnington to Northwich Cycle & Pedestrian Route Scheme In 2021-22: **A51 Tarvin to Chester Improvement Scheme**: Completed. **Sutton Way Boulevard pedestrian and cycling improvements:** Complete **A5117 Pedestrian and cycling improvements:** Complete	**Chester to Ellesmere Port canal towpath pedestrian and cycling improvements:** Complete **Winnington Swing Bridge/A533 Corridor Improvements:** CWaC submitted two applications Levelling Up Fund in April 2022 and successfully secured funding for the Transforming Ellesmere Port Town Centre. Unfortunately, the transport infrastructure project of Winnington Swing Bridge/A533 Corridor Improvements was not successful. The Government have announced that a third call for applications for Levelling Up funding (LUF) where this could be reconsidered. **Middlewich southern Link Feasibility Study:** The draft Strategic Outline Business Case is now complete. Continued joint partnership discussions are required to progress with Cheshire East Council to outline next steps. **Delivery of New Bridge Road/ A5117 link road:** Report concludes a scheme, if required would not be led or funded by the authority **Chester City Gateway including Hoole Bridge/A56 corridor:** Public consultation of the Draft Strategic Regeneration Framework (SRF) for the Chester City Gateway regeneration area (The Gateway) took place in January/February 2023. The framework includes options for the bridge.

LPP2	LPP2/S10 (A) Delivery of road improvement schemes (delivered by LGF, local large majors, developer contributions)		
	Target	**Baseline (2019)**	**At 1 April 2024**
		Chester to Ellesmere Port canal towpath pedestrian and cycling improvements: Complete **Winnington Swing Bridge/A533 corridor improvements:** Outline Business Case progressing **Middlewich southern Link Feasibility Study:** Continued joint partnership discussions are required to progress with Cheshire East Council to outline next steps. **Chester - Broughton Growth Corridor:** Ongoing **Delivery of New Bridge Road/ A5117 link road:** Ongoing **Chester City Gateway including Hoole Bridge/A56 Corridor:** Ongoing **Active Travel Fund Tranche 1 (Emergency Active Travel Fund) Chester schemes:** Ongoing **Active Travel Fund Tranche 2 (Creation of longer term projects) Helsby and Frodsham (A56):**Substantially complete although final delivery expected in July. **Highways and Pedestrian Safety Improvements in Anderton:** Ongoing **Highway and Pedestrian Safety Improvements in Castle, Northwich:** Ongoing **Highway Safety Improvements:** Ongoing	**Active Travel Fund Tranche 1 (Emergency Active Travel Fund) Chester Schemes:** Paused awaiting decision on future Schemes. Mini Holland Expression of Interest submitted to DfT for Boughton Corridor. **Active Travel Fund Tranche 2 (Creation of longer-term projects) Helsby and Frodsham (A56):** Complete **Active Travel Fund Tranche 3 (Creation of longer term projects) Northwich schemes:** Active Travel England set up in shadow form. Council awaiting funding decision and outcome. **Active Travel Fund Tranche 4 (Design):** This was announced in January 2023 and will be delivered as and when funding becomes available.
	Local Plan policy ref(s): STRAT 10, T 1		

LPP2	LPP2/S10 (A) Delivery of road improvement schemes (delivered by LGF, local large majors, developer contributions)		
	Target	Baseline (2019)	At 1 April 2024
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester Council Strategic Transport update; Council records of S106 contributions for development		

T 2 - A56 Hoole Road Corridor

LPP2	LPP2/S10 (B) Delivery of 5th Park and Ride site		
	Target	Baseline (2019)	At 1 April 2024
Target met? No progress	As per Council's Parking Strategy/Parking Standards SPD	Baseline established in 2019/20 No progress	No progress
	Local Plan policy ref(s): T 2		
	Significant Effects ref(s): N/A		
	Source: N/A		

LPP2	LPP2/S10 (D) Delivery of A56 Hoole Road corridor improvements		
	Target	Baseline (2019)	At 1 April 2024
Target met? No progress	N/A	Baseline established 2019/20 No progress	No progress
	Local Plan policy ref(s): T 2		
	Significant Effects ref(s): N/A		
	Source: N/A		

8.8 There has been no progress to date on the delivery of the 5th Park and Ride site, or any corridor improvements along the A56 Hoole Road corridor. An Outline Business Case for a multi modal access feasibility study to addresses a variety of access, highway and network capacity constraints on the A56 has been prepared and the next phase to examine the options around the bridge are still to be developed.

T 3 - Railway Stations

LPP2	LPP2/S10 (E) Additional car parking spaces		
	Target	**Baseline (2017/18)**	**At 1 April 2024**
Target met? **N**	Increase from baseline 2017/18	• **Hartford** – Northern Rail station car park (83 spaces) • **Northwich** – Northern Rail station car park (50 + 3 accessible spaces) • **Winsford** – London Northwestern Railway Rail station car park (25 + 3 accessible spaces) • **Frodsham** – Northern Rail station car park (23 spaces) and CWaC Frodsham Station car park (131 + 5 accessible spaces) • **Helsby** – Northern Rail station car park (23 spaces) and CWaC Station Avenue car park (21 spaces) • **Cuddington** – Northern Rail station car park (5 spaces) • **Chester** – Transport for Wales Chester East station car park (113 + 6 accessible spaces) and Transport for Wales Chester West station car park (123 + 6 accessible spaces)	• **Hartford** - London Northwestern Railway station car park - 77 spaces (3 accessible) • **Northwich** - Northern Rail station car park - 50 spaces (3 accessible) • **Winsford** - London Northwestern Railway station car park - 25 spaces (3 accessible) • **Frodsham** - Transport for Wales station car park - 23 spaces (0 accessible) and CWaC Frodsham Station car park - 136 spaces (5 accessible) • **Helsby** - Transport for Wales station car park - 20 spaces (0 accessible) and CWaC Station Avenue car park - 21 spaces (0 accessible) • **Cuddington** - Northern Rail station car park - 5 spaces (0 accessible) • **Chester** - Transport for Wales Chester East station car park - 113 spaces (6 accessible) operated by APCOA and Chester West station car park - 123 spaces (6 accessible) operated by APCOA
	Local Plan policy ref(s): T 3		
	Significant Effects ref(s): N/A		
	Source: https://www.londonnorthwesternrailway.co.uk/stations/hartford-cheshire https://www.northernrailway.co.uk/stations/northwich https://www.londonnorthwesternrailway.co.uk/stations/winsford https://tfw.wales/places/stations/frodsham https://tfw.wales/places/stations/helsby https://www.northernrailway.co.uk/stations/cuddington https://www.northernrailway.co.uk/stations/chester https://www.cheshirewestandchester.gov.uk/residents/transport-and-roads/parking-and-permits/rural-car-parks https://www.nationalrail.co.uk/find-a-station/		

8.9 Local Plan (Part Two) policy T 3 aims to protect and improve on the current levels of station parking at stations identified in the Council's parking strategy, plus Chester, as priorities for investment in schemes to increase car capacity. The table above confirms no significant change from the baseline

position and an analysis of planning permissions granted in the 2023/24 monitoring year, has not identified any planning consents that would result in any future loss or provision of station parking capacity.

T 5 - Parking and access

LPP2	LPP2/S10 (F) Planning permissions determined not in accordance with policy		
	Target	Baseline (2020/2021)	At 1 April 2024
Target met? N	Zero	During the period 2020-21 there were 15 planning applications that included policy T 5 as a reason for refusal out of 224 refusals for all development types over the same period.	During the period 2023-24 there were 18 planning applications that included policy T 5 as a reason for refusal out of 291 refusals for all development types over the same period.
	Local Plan policy ref(s): T 5		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitoring		

LPP2	LPP2/S10 (G) Number/proportion of schemes that do not meet parking standards		
	Target	Baseline (2020/2021)	At 1 April 2024
Target met? N	Zero	15 planning applications were refused on parking grounds out of a total of 451 applications (that could have provided parking) that were granted permission (3.3%).	2 planning applications were refused on parking grounds out of a total of 415 applications (that could have provided parking) that were granted permission (0.5%)
	Local Plan policy ref(s): T 5		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitoring		

8.10 Local Plan (Part Two) policy T 5 aims to ensure appropriate provision is made for access and parking in new developments. Compared to the baseline, marginally more planning applications were refused permission which reference policy T 5 in the reasons for refusal in 2023/24. Criterion 5 of the policy seeks the provision of sufficient parking facilities to serve the needs of a development having regard to the Council's latest adopted parking standards for cars and other vehicles as necessary, including cycles. The parking standards are set out in the Council's Parking Standards SPD which was updated in February 2022. Monitoring information shows fewer applications included parking/ parking standards as a reason for refusal in 2023/24 than the baseline year.

LPP2	LPP2/S10 (H) Number/proportion of EV charging points/infrastructure provided		
	Target	**Baseline (2017/2018)**	**At 1 April 2024**
Target met? **Y**	Increase from baseline 2017/18	**2017/18** Planning permission granted for 8 schemes, with requirements for the provision of 11 charging points **2019/20** • 47 residential schemes (23 charging points and 1,511 dwellings with infrastructure/ cabling) • 12 commercial schemes (65 charging points and 788 parking spaces with charging infrastructure/ cabling) **2020/21** • 102 residential schemes (345 charging points and 455 dwellings with infrastructure/ cabling) • 26 commercial schemes (52 parking spaces with charging points and 1 scheme requiring approval for a future scheme for EV charging) **2021/22** • 101 residential schemes (241 charging points, 868 dwellings with infrastructure/cabling) • 37 commercial schemes (100 parking spaces with charging points and 2 schemes with a condition requiring the future submission and approval of a scheme for EV charging infrastructure and/ or charging points) **2022/23**	Planning permission granted for: • 103 residential schemes (575 charging points) and 4 schemes requiring details of an EV charging scheme to be submitted in the future • 36 commercial schemes (168 parking spaces with charging points, 1 scheme providing EV charging infrastructure serving 20 parking spaces, and 2 schemes with a condition requiring the future submission and approval of a scheme for EV charging infrastructure and/or charging points).

LPP2	LPP2/S10 (H) Number/proportion of EV charging points/infrastructure provided		
	Target	**Baseline (2017/2018)**	**At 1 April 2024**
		• 64 residential schemes (113 charging points, 160 dwellings with infrastructure/cabling) • 30 commercial schemes (138 parking spaces with charging points, 4 schemes providing EV charging infrastructure serving 63 parking spaces, 2 schemes with a condition requiring the future submission and approval of a scheme for EV charging infrastructure and/or charging points)	
	Local Plan policy ref(s): T 5		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitoring		

8.11 The Parking Standards Supplementary Planning Document (SPD) contains the Council's latest recommended standards for EV charging infrastructure in new developments. Local Plan (Part Two) policy T 5, requires development proposals to have regard to the Parking Standards SPD, and following its adoption in 2019, monitoring shows a significant increase in the number of schemes being granted planning permission with conditions for EV charging infrastructure. Where possible, planning conditions require the provision of an EV charging point, or require a dedicated 32 amp radial circuit to be provided to enable occupiers to easily have a charging point installed at some point in the future. Monitoring information for 2023/24 shows a continuation in the securing of both EV charging points being provided in all forms of new development.

9 Infrastructure

9.1 Local Plan (Part One) policy STRAT 11 supports the provision, protection and enhancement of new and existing infrastructure required to secure the future of sustainable communities throughout the borough. The following indicator provides the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies.

LPP1	STRAT 11 (A) Provision of necessary infrastructure / contributions as part of development								
	Target	Baseline	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021	2021 - 2022	2022 - 2023	2023 - 2024
Target met? N	100 per cent of relevant schemes	100 per cent of relevant schemes provided for necessary infrastructure	100 per cent of relevant schemes provided for necessary infrastructure	99 per cent of relevant schemes provided for necessary infrastructure	99 per cent of relevant schemes provided for necessary infrastructure	99 per cent of relevant schemes provided for necessary infrastructure	100 per cent of relevant schemes provided for necessary infrastructure	98 per cent of relevant schemes provided for necessary infrastructure	98 per cent of relevant schemes provided for necessary infrastructure
	Local Plan policy ref(s): STRAT 11								
	Source: Tracking of S73 applications and general planning application information.								

9.2 Indicator STRAT 11 (A) is currently monitored through the tracking of Section 73 applications for the removal or variation of a condition attached to a planning permission. During the 2023-2024 period, there were 49 applications decided. One of these applications related to the removal of conditions for a manufacturing facility. The application outlined a variation to the design to reduce lorry parking spaces from the original plans. None of the other applications involved loss of infrastructure.

Community Infrastructure Levy (CIL)

9.3 The Community Infrastructure Levy (CIL) allows local authorities in England and Wales to raise funds from developers who are undertaking new building projects in their area. Money gained through CIL will be used to pay for strategic infrastructure projects and a proportion is passed to the relevant town or parish council where the development occurs.

9.4 Cheshire West and Chester adopted a CIL charging schedule in June 2017 after public consultation and inspection by the Planning Inspectorate, as per the regulations and CIL was implemented on 1 September 2017. The adopted charging schedule sets out the Council's CIL rate per square metre for various types of development, including residential and retail developments and only applies in certain parts of the borough. CIL is calculated by multiplying the floor space of a development by the relevant charge per square metre, for more information please visit: Community Infrastructure Levy (CIL) | Cheshire West and Chester Council

LPP2	LPP2/S11 (A) Number of applications liable for CIL (number of planning permissions approved)		
	Target	Baseline	2023 - 2024
Target met? N/A	N/A	2018-2019: 144 2019-2020: 172 2020-2021: 214 2021-2022: 156 2022-2023 131	122
	Local Plan policy ref(s): STRAT11		
	Significant Effects ref(s): N/A		
	Source: CIL monitoring		

LPP2	LPP2/S11 (B) Annual total CIL payments		
	Target	Baseline	2023- 2024
Target met? N/A	N/A	2018-2019: £539,791.60 2019-2020: £1,616,789.27 (note that due to then ongoing enforcement action, this figure is based on the dates when payments were due, rather than money received) 2020-2021: £1,516,236.74 (note that due to ongoing enforcement action, this figure is based on the dates when payments were due, rather than money received) 2021-2022: £2,992,299.03 (note that due to ongoing enforcement action, this figure is based on the dates when payments were due, rather than money received) 2022-2023: £2,975,849.33 (note that due to ongoing enforcement action, this figure is based on the dates when payments were due, rather than money received)	£2,647,000 (note that due to ongoing enforcement action, this figure is based on the dates when payments were due, rather than money received)
	Local Plan policy ref(s): STRAT11		
	Significant Effects ref(s): N/A		
	Source: CIL monitoring		

LPP2	LPP2/S11 (C) Number of applications where S106 money received by the Council		
	Target	**Baseline 2018 - 2019**	**2023 - 2024**
Target met? N/A	N/A	16 (£2,784,564.39 in total) 2019-2020: 30 (£4,004,764.86 in total) 2020-2021: 20 (£1,838,295 in total) 2021-2022: 20 (£8,689,917 in total) 2022-2023: 16 (£7,839,886.08 in total)	19 (£8,354,489.40 in total)
	Local Plan policy ref(s): STRAT11		
	Significant Effects ref(s): N/A		
	Source: S106 monitoring		

SE	STRAT 11 (A i) Percentage of the borough covered by Superfast Broadband									
	Target	**Baseline**	**2016-2017**	**2017-2018**	**2018-2019**	**2019-2020**	**2020-2021**	**2021-2022**	**2022-2023**	**2023-2024**
Target met? N	100 per cent	January 2014 (when Connecting Cheshire project started) 68.1%	91.7% (March 2017)	93.9% (March 2018)	95.2% (March 2019)	96.1% (March 2020)	96.6% (March 2021)	97% (March 2022)	97.2% (March 2023)	97.7% (March 2024)
	Local Plan policy ref(s): STRAT 11									
	Significant Effects ref(s): SE67									
	Source: Think Broadband - Local Broadband Information All of the figures are based on the EU definition of superfast broadband, which is greater than 30 Mbps.									

10 Economic

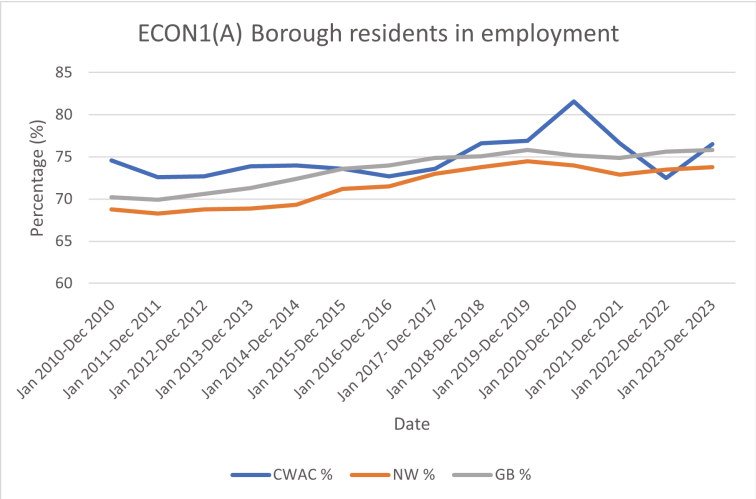
10.1 As set out in chapter 1 'Introduction' the indicators within this monitoring report review the implementation of the policies within the Local Plan and do not necessarily reflect the success or otherwise of the borough's other economic and development programmes.

Employment

10.2 Local Plan (Part One) policy ECON 1 seeks to promote sustainable economic growth in the borough, supporting existing and future business growth. The policy also sets out key employment locations which are safeguarded to meet the future economic growth of the borough.

10.3 Economic data is available on the Cheshire West and Chester 'State of the borough dashboard' State of the Borough | Cheshire West and Chester Council The indicators below provide a snapshot of this data available during the monitoring period. For up to date information please refer to the Council's online dashboard. The Council will also be preparing an Economic Development Needs Assessment to provide further evidence for emerging local plan policies.

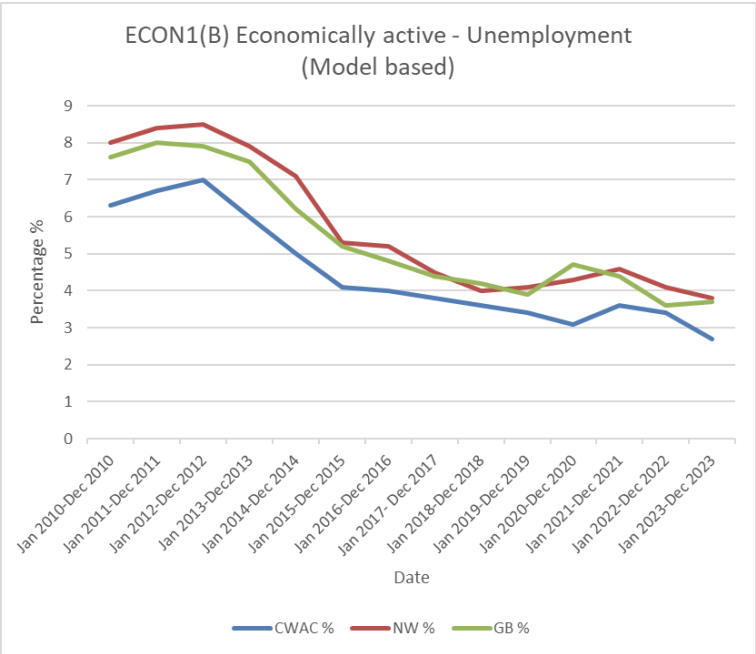
10.4 Local Plan indicators ECON 1(A) - (C) relate to skills and employment, or business and economy. They provide a contextual overview of economic activity in the borough. It is important to note that employment and business activity levels will be affected by a range of other factors outside the influence of the Local Plan.

LPP1	ECON 1 (A) Number of borough residents in employment[1]		
SE	Target	Baseline	2023-24
Target met? N	Increase from 2010 baseline		Latest data shown is to December 2023 Jan-Dec 2023 CWAC: 76.5 % Jan-Dec 2023 NW: 73.8 % Jan-Dec 2023 GB: 75.8 %
	Local Plan policy ref(s): ECON 1		
	Significant Effects ref(s): SE45		

LPP1	ECON 1 (A) Number of borough residents in employment[1]		
SE	Target	Baseline	2023-24
	Source: ONS Crown Copyright Reserved [from Nomis All People Economically Active in Employment], CWAC State of the Borough Dashboard State of the Borough | Cheshire West and Chester Council		

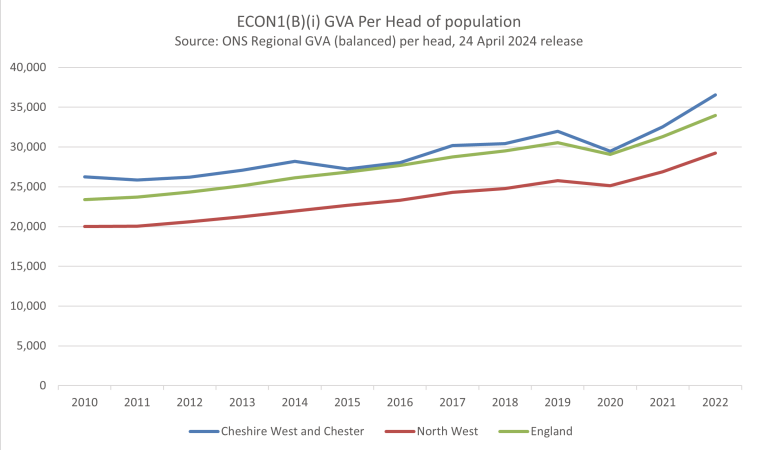
1. Data taken from ONS Office for National Statistics on Employment

10.5 The indicator ECON1 (A) is a contextual indicator showing the percentage of economically active residents that are in employment. There has been a sharp drop in the Cheshire West figures since 2020, with the number falling to below both regional and national averages most likely as a result of the Covid-19 pandemic. The most recent data covering Jan-Dec 2023 shows the Cheshire West and Chester figures are starting to increase to previous levels.

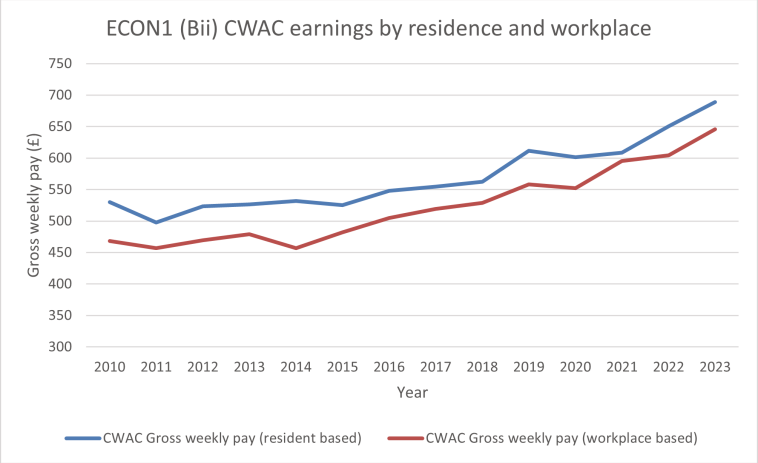
LPP1	ECON 1 (B) Unemployment rate[1]		
	Target	Baseline	2023-24
Target met? Y	Reduce from 2010 baseline		Jan-Dec 2023 CWAC 2.7% Jan-Dec 2023 North West 3.8% Jan-Dec 2023 GB 3.7%
	Local Plan policy ref(s): ECON 1		
	Significant Effects ref(s): SE63		
	Source: ONS Crown Copyright Reserved [from Nomis, All people economically active, unemployed], CWAC State of the Borough Dashboard State of the Borough | Cheshire West and Chester Council		

1. Data taken from ONS Model based estimates of unemployment

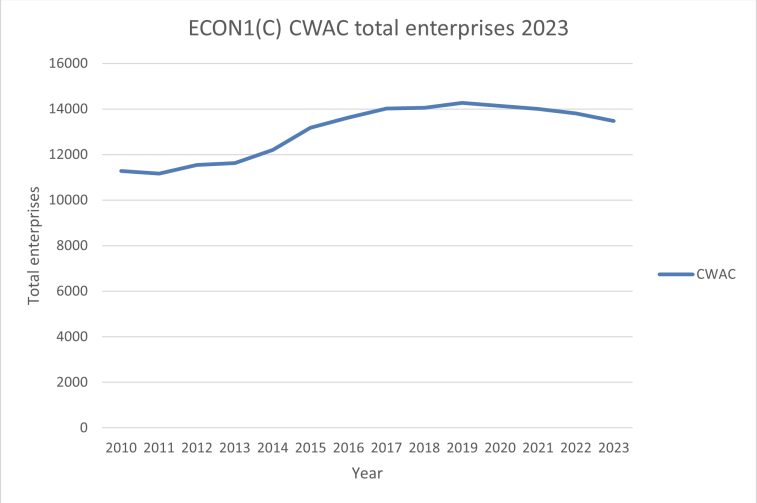
10.6 The model based unemployment rate for Cheshire West and Chester continues to be below the NW and national levels as at December 2023.

SE	ECON1 (B i) GVA per head of population (£)		
	Target	**Baseline**	**2023-24**
Target met? n/a	None identified		Latest data release is not comparable to previous AMR's. The latest released data 24th April 2024. CWAC: £36,557 NW: £29,232 England £33,976
	Local Plan policy ref(s): STRAT 2, ECON 1		
	Significant Effects ref(s): SE60		
	Source: Regional gross value added (balanced) per head and income components (released 24 April 2024)		

10.7 Gross Value Added (GVA) is a measure of economic productivity. The borough is performing well compared to north west and national rates.

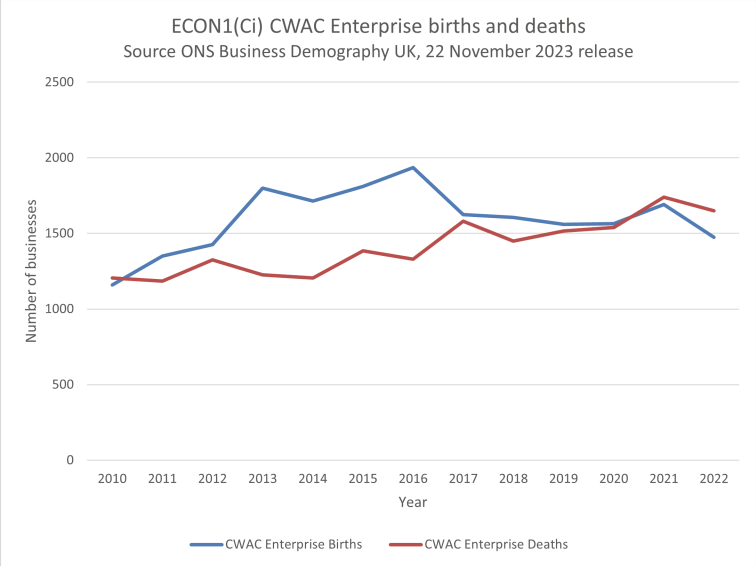
SE	ECON1 (B ii) Earnings within the borough (£)		
	Target	**Baseline**	**2023-24**
Target met? n/a	N/A		CWAC resident based: £689.2 CWAC workplace based: £645.8 NW resident based: £649 NW workplace based: £646.3
	Local Plan policy ref(s): STRAT 2, STRAT 3-9, ECON 1		
	Significant Effects ref(s): SE64		
	Source: Gross weekly pay £, ONS annual survey of hours and earnings - resident analysis; ONS annual survey of hours and earnings - workplace analysis, CWAC State of the Borough Dashboard State of the Borough | Cheshire West and Chester Council		

10.8 The indicator shows that average resident based earnings in the borough are higher than workplace earnings. There has been a gradual increase in both since the start of the Plan period. Resident based earnings are higher than the North West average, whereas workplace based earnings have fallen slightly to just below the average for the North West. This suggests that residents could be commuting to areas outside the borough for higher paid roles.

LPP1	ECON 1 (C) Number of businesses[1]		
	Target	**Baseline**	**2023-24**
Target met? **Y**	Increase from 2010 baseline		Number of businesses CWAC 13475
	Local Plan policy ref(s): ECON 1		
	Significant Effects ref(s): SE59		
	Source: Nomis official labour market statistics, ONS total enterprises. CWAC State of the Borough Dashboard State of the Borough | Cheshire West and Chester Council		

1. ONS data on Total Enterprises

10.9 The total number of enterprises in the borough are gradually increasing over the plan period, which is a positive trend for the borough's economy. The slight decline since 2019 may be a result of the Covid-19 pandemic. This indicator should also be read alongside the data on business births and deaths.

SE	ECON1 (C i) Enterprise births and deaths		
	Target	**Baseline**	**2023-24**
Target met? Y	Increase in business births from 2010 baseline (net gain)		Latest release 22 November 2023 (ONS) CWAC enterprise births 1475 (at 2022) CWAC enterprise deaths 1650 (at 2022)
	Local Plan policy ref(s): ECON 1		
	Significant Effects ref(s): SE59		
	Source: Office for National Statistics licensed under the Open Government Licence v. 3.0 ONS Business Demography UK, release date 22 November 2023.		

LPP1	ECON 1 (D) Relevant planning applications determined in accordance with policy		
	Target	**Baseline**	**2023-24**
Target met? N/A	100 per cent	N/a	Key sites - see indicators STRAT 2(D) and STRAT 2(E) for Chester. Indicator ECON 1 (Di) relates to the loss of employment land. Broadband infrastructure see STRAT 11 (Ai)/SE67.
	Local Plan policy ref(s): ECON 1		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester Employment land monitor (2024)		

10.10 Local Plan (Part One) policy ECON 1 identifies that a flexible supply of employment land to meet a range of sizes and types of site across the borough. The policy also relates to the protection of employment land and premises from alternative forms of development. The following key employment locations are specifically identified and safeguarded in this policy: Chester Business Quarter; Chester Business Park: Hooton Park; Ince Park; New Bridge Road; Stanlow.

These are monitored under indicators for Local Plan (Part One) policies STRAT 2, STRAT 3 and STRAT 4. Local Plan (Part One) policy ECON 1 also relates to the provision and protection of employment land and premises. The indicator below shows the loss of existing or allocated employment land to another use during the monitoring period.

LPP1	**ECON 1 (D i) Loss of existing or allocated employment land to other uses 2023-24**		
LPP2	**LPP2/S2 (C) strategic, LPP2/S3 (D) Chester, LPP2/S4 (E) (Ellesmere Port), LPP2/S5 (E), Northwich, LPP2/S6 (C) (Winsford), LPP2/S8 (C) Rural, LPP2/EC (A) Protection of employment land**		
	Target	**Baseline**	**2023-24**
Target met? **N**	No loss on allocated sites		See Table 10.1 below for the breakdown by area. Total loss: 19.33ha (545 sqm) land and floorspace
	Local Plan policy ref(s): ECON 1, DM 5		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester employment land monitor (2024)		

10.11 It is recognised that alongside the take-up and development of employment land, there will be some redevelopment of employment land to other uses. National changes to use classes and permitted development since 2020, have provided greater flexibility for alternative uses particularly in town centres. Local Plan (Part One) policy ECON1 and Local Plan (Part Two) policy DM 5, together with relevant made neighbourhood plan policies, set out the circumstances where redevelopment to alternative uses may be acceptable. Local Plan policies seek to retain employment land where a site makes an important contribution to the range, choice and quality of land to meet future employment needs. The indicator includes redevelopment of allocated employment land and/or the redevelopment of existing premises in employment use.

10.12 The table below, sets out the loss of employment land to other uses for 2023-24 monitoring period.

Table 10.1 Loss of employment land/premises to alternative uses 2023-24

Spatial Area	Location (alternative use proposed)	Redevelopment of employment land/buildings to another use (ha)	Amount of floorspace developed for an alternative use (sqm)
Chester LPP2/S3 (D)	Chelford Close, Chester (Chester West /Sealand IE)	0.26	0
Ellesmere Port LPP2/S4 (E)	n/a	0	0
Northwich LPP2/S5 (E)	Land at Winnington Avenue (retail frontage)	0.48	0
Winsford LPP2/S6 (C)	Road Three, Winsford Land west of Road One (mitigation), Winsford IE	3.99	545
Rural LPP2/S8 (C)	Roften Works	14.6	0
Total LPP2/S2 (C) LPP2/EC/A		**19.33**	545

10.13 This indicator shows that during the 2023-24 period a high proportion of employment land loss (rather than premises floorspace). The data for this year is skewed by the inclusion of the former Roften Works site (14.6ha) which is cleared industrial land that has been redeveloped for new housing. The data also includes loss of allocated employment land at the west of Road One, Winsford for ecological mitigation associated with the development of adjacent land. There are no losses of employment land / premises identified in the Ellesmere Port area, which may indicate demand for employment land/premises in this area.

DM 7 - Rural diversification of land based businesses

LPP2	LPP2/EC (B) Number and type of proposals for rural diversification refused due to being contrary to policy DM 7		
	Target	Baseline (2010)	At 1 April 2024
Target met? N/A	N/A		None
	Local Plan policy ref(s): DM7		
	Significant Effects ref(s): N/A		

LPP2	LPP2/EC (B) Number and type of proposals for rural diversification refused due to being contrary to policy DM 7		
	Target	Baseline (2010)	At 1 April 2024
	Source: CWAC planning application monitoring - refusals in monitoring period by development type, retail monitoring (farm shops)		

DM 8 - Equestrian development

LPP2	LPP2/EC (C) Percentage of new equestrian development proposals approved in line with policy	
	Target	At 31 March 2024
Target met? N/A	N/A	11 applications were approved specifically for new equestrian development. Of which, all 11 were approved in accordance with DM 8.
	Local Plan policy ref(s): DM 8	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester planning application monitoring	

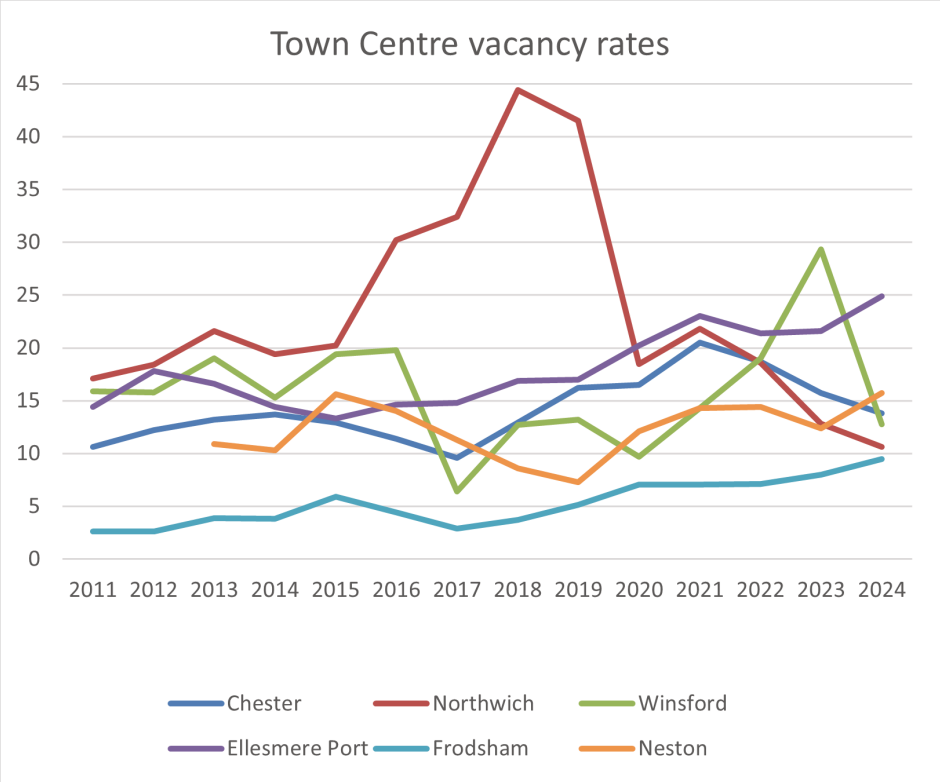
Town centres

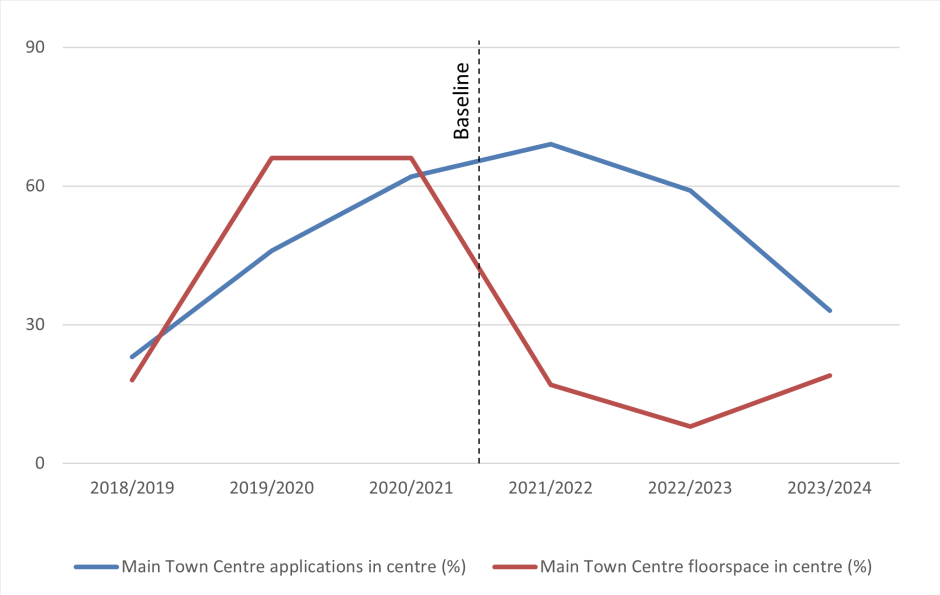
10.14 Local Plan (Part One) Policy ECON 2 sets out the town centre hierarchy in the borough, seeking to ensure the long-term viability of the borough's retail centres through a town centre first approach. The policy also sets out key proposals for the borough's town centres and the approach to main town centre developments outside of the existing centres. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies in protecting and enhancing the borough's centres. The retail dataset for the 2022-2023 period is available as an excel worksheet on the Council's monitoring webpage Monitoring reports (cheshirewestandchester.gov.uk) .

10.15 The changes to the Use Classes Order combine the A1, A2, A3 and B1 use classes, into a single E use class (commercial, business and service) and other main town centre uses have become Sui Generis. This took effect 1 September 2020, and affects the way in which retail developments are monitored. The 2021/2022 monitoring period was the first complete year of the new use class system to reflect this change.

10.16 ECON 2 (A) Delivery of Northgate leisure and retail scheme and new theatre in Chester (see STRAT 3 (C)).

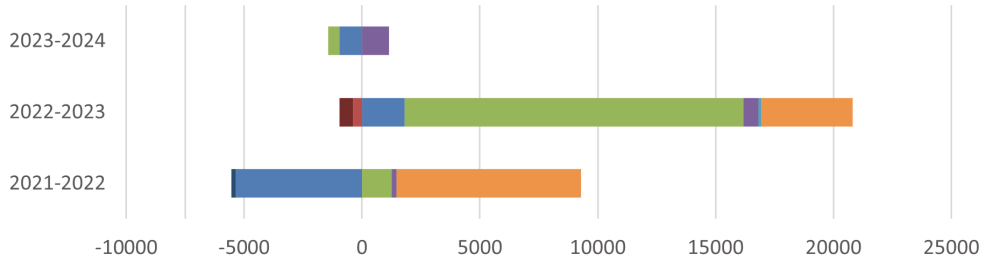
10.17 ECON 2 (B) Delivery of Barons Quay scheme, Northwich (see STRAT 5 (E)).

LPP1 / LPP2	ECON 2 (C) Vacancy rates on primary shopping streets LPP2/EC (D) Vacancy rates in the primary shopping areas		
	Target	**Baseline (%) 2010**	**2023-2024 (%)**
Target met? N	Reduce from baseline	Chester - 10.6 Northwich - 17.1 Winsford - 15.9 Ellesmere Port - 14.4 Frodsham - 2.6 Neston (data only available from 2013) 10.9	Chester - 13.8 Northwich - 10.6 Winsford - 12.8 Ellesmere Port - 24.9 Frodsham - 9.5 Neston - 15.7 
	Local Plan policy ref(s): ECON 2, DM 14		
	Significant Effects ref(s): SE61		
	Source: Cheshire West and Chester officer site visits		

LPP1 / LPP2	ECON 2 (D) Relevant planning applications determined in accordance with policy LPP2/EC (E) Number of approved retail planning applications and floorspace (m2) in and out of centre		
	Target	**Baseline**	**2023- 2024**
Target met? **N**	100 per cent Increase in town centre uses approved in 'in centre' locations	Baseline established 2019/2020: Percentage of applications in centre - 46 Percentage of floorspace in centre - 66	Percentage of applications in centre - 33 Percentage of floorspace in centre - 19 
	Local Plan policy ref(s): ECON 2, DM 14		
	Significant Effects ref(s): SE62		
	Source: Cheshire West and Chester planning application monitoring		

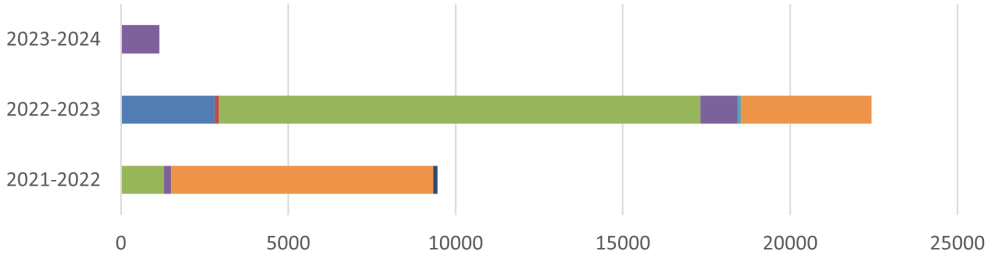
LPP2	LPP2/EC (F) Amount of completed floorspace in centre for town centre uses		
	Target	**Baseline (2017/18)**	**As at 1 April 2024**
Target met? **Y**	Increase from baseline set in 2017/2018	8,584m2 (net)	-280m2 (net)
	Local Plan policy ref(s): ECON2, DM14		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester retail monitoring		

Net completed floorspace in town centres (sqm)



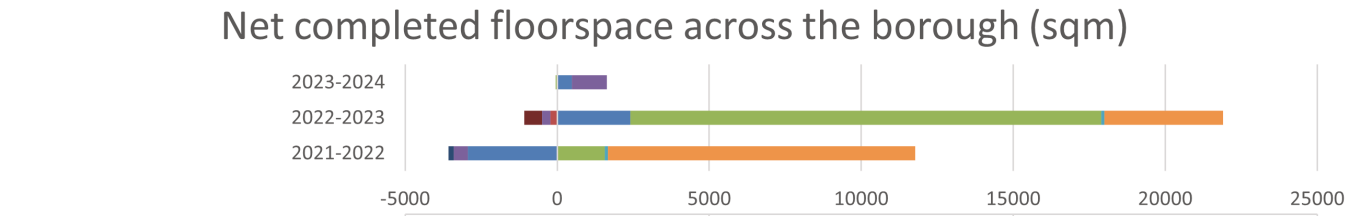
	2021-2022	2022-2023	2023-2024
E.a - Shop or retail uses	-5357	1802	-959
E.c - Financial, professional and other services	0	-378	0
E.b - Restaurants and cafes	1255	14392	-473
Sui - Drinking establishments	201	641	1152
Sui - Hot food takeaways	0	94	0
E.g - Offices, research & development and any industrial process	7837	3898	
E.d - indoor sport, recreation or fitness centres	-176	0	0
Sui - other	0	-582	0

Gross completed floorspace in town centres (sqm)

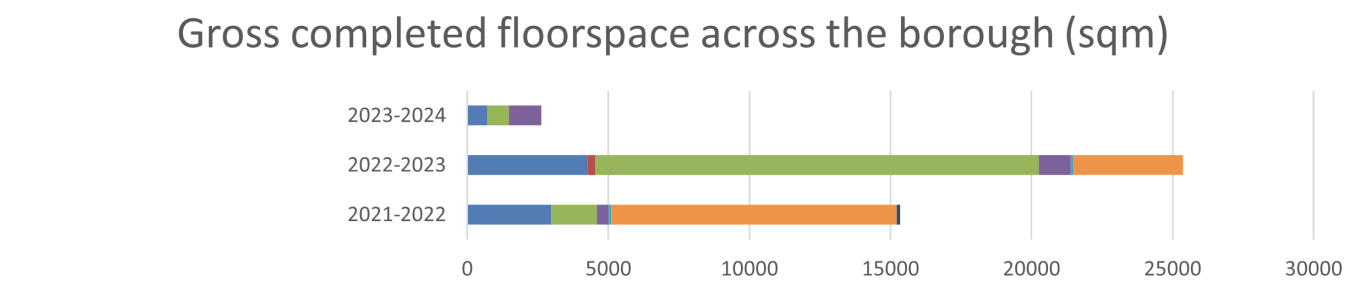


	2021-2022	2022-2023	2023-2024
E.a - Shop or retail uses	37	2800	0
E.c - Financial, professional and other services	0	120	0
E.b - Restaurants and cafes	1255	14392	0
Sui - Drinking establishments	201	1124	1152
Sui - Hot food takeaways	0	94	0
E.g - Offices, research & development and any industrial process	7837	3898	
E.d - indoor sport, recreation or fitness centres	124	0	0
Sui - other	0	0	0

LPP2	LPP2/EC (G) Amount of completed floorspace across the borough for town centre uses		
	Target	**Baseline (2017/18)**	**At 1 April 2024**
Target met?	Decrease from baseline set in 2017/18 AMR	20,596m2 (net)	1,588m2 (net)
N	Local Plan policy ref(s): ECON2, DM14		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester retail monitoring		



	2021-2022	2022-2023	2023-2024
E.a - Shop or retail uses	-2933	2402	480
E.c - Financial, professional and other services	0	-225	0
E.b - Restaurants and cafes	1571	15503	-44
Sui - Drinking establishments	-475	-282	1152
Sui - Hot food takeaways	90	94	0
E.g - Offices, research & development and any industrial process	10118	3898	
E.d - indoor sport, recreation or fitness centres	-176	0	0
Sui - other	0	-582	0



	2021-2022	2022-2023	2023-2024
E.a - Shop or retail uses	2971	4261	715
E.c - Financial, professional and other services	0	273	0
E.b - Restaurants and cafes	1619	15726	761
Sui - Drinking establishments	417	1124	1152
Sui - Hot food takeaways	90	94	0
E.g - Offices, research & development and any industrial process	10118	3898	
E.d - indoor sport, recreation or fitness centres	124	0	0
Sui - other	0	0	0

DM 15 - District and local retail centres

LPP2	LPP2/EC (H) Total loss of town centre floor space in local retail centres		
	Target	**Baseline (2017/18)**	**At 1 April 2024**
Target met? N	Decrease from baseline set in 2017/2018 AMR	667m2 (net total floorspace in Local/District Retail Centres)	0m2 (net total floorspace in Local/District Retail Centres)
	Local Plan policy ref(s): ECON2, DM15		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester retail monitoring		

Tourism

10.18 Policy ECON 3 sets out support for the expansion of existing and the creation of new tourism opportunities to enhance the borough's tourism offer.

Tourism Attractions/facilities

LPP1 LPP2	ECON 3 (A) Relevant planning applications determined in accordance with policy LPP2/EC (I) Number of planning applications for tourism attractions/facilities granted in accordance with policy		
	Target	**Baseline**	**2023-24**
Target met? **N/A**	N/A	N/A	New tourism attractions/facilities during 2023-24 period were approved at Chester Zoo. This is also a major commercial site in the Green Belt and further information is included in indicator STRAT 9 (A).
	Local Plan policy ref(s): ECON 3		
	Significant Effects ref(s): N/A		
	Source: CWAC planning application monitor Visitor Economy April 2023-2024.		

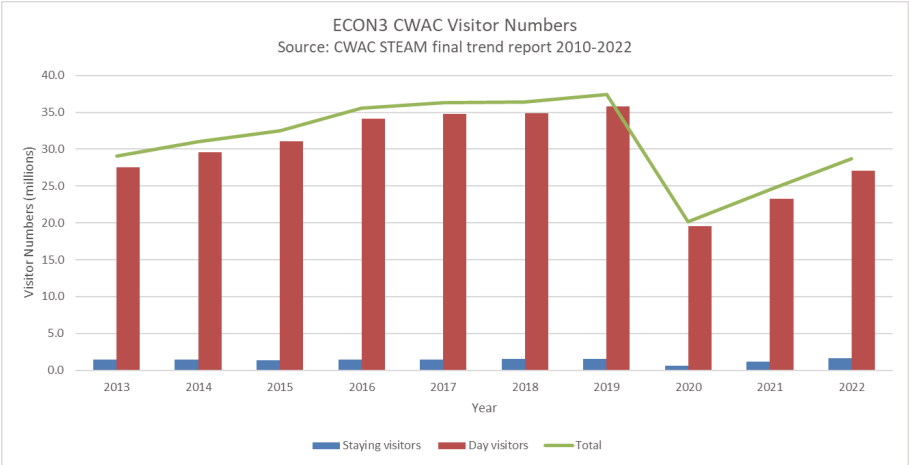
10.19 Local Plan (Part One) policy ECON 3 states that planning applications for the expansion or creation of new tourism opportunities should benefit the local economy and be of an appropriate scale and type for its location. Appendix C 'Visitor Economy' shows the planning applications granted during the monitoring period for tourism attractions/facilities.

Visitor Accommodation

LPP1 LPP2	ECON 3 (A) Relevant planning applications determined in accordance with policy LPP2/EC (J) - Number of planning applications granted for new visitor accommodation, in accordance with policy.	
	Target	**As at 1 April 2024**
Target met? **n/a**		The following proposals were granted during the monitoring period: **Caravans / Camping / Log Cabins / Pods / Glamping / Lodges:** 3 applications approved **Holiday lets / self-catered apartments:** 6 applications approved
	Local Plan policy ref(s): ECON3, DM9, DM10	
	Significant Effects ref(s): N/A	

LPP1 LPP2	ECON 3 (A) Relevant planning applications determined in accordance with policy LPP2/EC (J) - Number of planning applications granted for new visitor accommodation, in accordance with policy.	
	Target	**As at 1 April 2024**
	Source: CWAC planning application monitor Visitor Economy April 2023-2024.	

10.20 The proposals for visitor accommodation that were granted during the monitoring period are shown in Appendix D. The larger hotel scheme was approved in Chester as the sub-regional centre and visitor destination, which aligns with policies ECON3 and DM9 / DM10.

SE65	ECON 3 (A i) Number of day and overnight visitors to the borough		
	Target	**Baseline**	**2023-24**
	N/A		The most recent information is from 2022 2022 Staying visitor numbers (millions): 1.6 2022 Day visitor numbers (millions): 27.1 Total visitors (millions) : 28.7
	Local Plan policy ref(s): ECON 3		
	Significant Effects ref(s): SE65		
	Source: Cheshire West and Chester STEAM report (Global Tourism Solutions UK). See also CWAC State of the borough dashboard Culture and tourism | Cheshire West and Chester Council		

11 Social

11.1 The social policies of the Local Plan (Part One) seek to deliver good quality and affordable homes which are required across the borough. Alongside the need to deliver these homes is the need to ensure the long-term health and well-being of our communities by reducing health inequalities and seeking the delivery of improved health care and leisure opportunities across the borough.

Housing

11.2 Local Plan (Part One) policies SOC 1 and SOC 2 make provision for the delivery of affordable housing required in the borough. Policy SOC 1 seeks to achieve up to 30 per cent affordable dwellings on new developments and also allows the delivery of small sites of 100 per cent affordable housing (exception sites) which would not otherwise be considered appropriate for development on land adjacent to settlements. The following indicators provide the mechanism to monitor the application of these policies and their success in meeting the borough's affordable housing needs.

LPP1 LPP2 SE	SOC 1-2 (A) Number of affordable housing completions in monitoring year LPP2 / SO (A), LPP2 / SO (B), LPP2 / SO (J)			
	Target	Baseline (2010)	Completions 2023-2024	Total completions 2010-2024
Target met? On-going	6,600 affordable homes by 2030 (based upon up to 30 per cent of 22,000 net additional dwellings)	0	377	5,220
	100 per cent affordable housing on relevant rural exception schemes	0	No rural exception schemes were completed within the monitoring period Application 22/04073/FUL approved 27th November 2023 for 5 affordable dwellings	See Table 11.2
	Local Plan (Part One) policy ref(s): SOC 1, SOC 2			
	Significant Effects ref(s): SE46			
	Source: Cheshire West and Chester housing land monitor			

11.3 The Council's Strategic Housing Market Assessment (SHMA) identified that there was a need (in terms of the imbalance between supply and demand) for 3,570 affordable homes. If backlog was met over a five year period i.e. 2013-2018, this would equate to 714 homes per annum for this period. Local Plan (Part One) policy SOC 1 sets out a target of achieving up to 30 per cent affordable homes on market schemes in order to address some of this shortfall. If this target was achieved as a total of 22,000 new dwellings in the Local Plan then 6,600 affordable homes could be provided. At 1 April 2024 approximately 80 per cent of this target has been achieved.

11.4 In the 2023-2024 monitoring period, 27% of the total gross housing completions were affordable units. Across the plan period, 26% of the total gross annual housing completions have delivered affordable units.

11.5 It should be noted that not all market schemes will provide affordable housing and that there will also be schemes brought forward with higher levels of affordable housing provision (in some schemes 100 per cent) including those by Registered Providers and on rural exception sites. The Council's Strategic Housing team also records completions of affordable housing units. The two monitoring regimes have different criteria for recording completions therefore the Strategic Housing monitoring will not match that carried out by the Planning Policy team for the purposes of the annual monitoring report.

Table 11.1 Annual gross affordable completions as proportion of total gross dwelling completions

	2010 - 2011	2011 - 2012	2012 - 2013	2013 - 2014	2014 - 2015	2015 - 2016	2016 - 2017	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021	2021 - 2022	2022 - 2023	2023-2024	Total
Affordable housing	263	390	184	161	572	478	461	630	436	288	266	291	423	377	5,220
Total completions	680	858	698	1,032	1,613	1,816	2,041	2,569	2,173	1,857	1,348	1,525	1,412	1383	21,005
% affordable completions	39 %	45.5 %	26 %	15.5 %	35 %	26 %	22.5 %	24.5 %	20 %	16 %	20 %	19 %	30 %	27%	25 %

11.6 This table sets out the level of affordable housing that has been delivered rather than the level of affordable housing that has been consented, therefore the figures do not directly show whether or not the Local Plan (Part One) policy SOC 1 requirement is being achieved. The future supply of affordable dwellings will continue to be monitored through tracking of planning permissions and completions as part of the annual housing monitoring exercise.

Rural exception sites

11.7 Since the base date of the Local Plan (Part One) a number of rural exception sites have been granted planning permission. Table 11.2 lists these sites and those in the planning process including details of location, number of dwellings, and site status.

Table 11.2 Rural exception sites

Address / location	RP / developer	Location	Application ref	No. of units	Site Status (1 April 2024)
Knutsford Road, Antrobus	Affordable Homes & Hearle Homes	Antrobus	17/01666/FUL	15	Application withdrawn
Land at Ashton Lane, Ashton Hayes	Equity Housing Group Ltd	Ashton Hayes	14/01865/FUL (02/01/2015)	15	Complete
Adj Cheshire Cat (1), Whitchurch Road, Christleton	Plus Dane Group Ltd	Christleton	12/00960/FUL (25/06/2012)	13	Complete
Adj. Cheshire Cat (2), Whitchurch Road, Christleton	Blueoak Estates	Christleton	17/00201/FUL (06/04/2017)	10	Complete (2018-2019)
Troopers Field (1) , Whitchurch Road, Chester	Edward Homes	Christleton	13/04277/FUL (20/05/2014)	17	Complete
Troopers Field (2) , Whitchurch Road, Chester	Edward Homes	Christleton	16/05567/FUL (27/07/2017)	10	Complete
Smiths Honda, Whitchurch Road, Christleton		Christleton	14/01072/FUL (30/06/2014)	4	Permission expired
Station Road, Elton	Chester & District Housing Trust	Elton	12/02910/FUL (26/03/2013)	20	Complete
Treetops, School Lane, Guilden Sutton	Plus Dane Group Ltd	Guilden Sutton	13/05410/FUL (06/06/2014)	17	Complete
Proffits Lane, Helsby	Equity Housing Group Ltd	Helsby	17/02372/FUL (22/11/2017)	23	Complete (2018-2019)

Address / location	RP / developer	Location	Application ref	No. of units	Site Status (1 April 2024)
Pike Lane, Kingsley	McInerney Homes & Plus Dane Group Ltd	Kingsley	09/02370/FUL (15/07/2010)	13	Complete
Higher Heyes Drive, Kingsley	Torus / Liverpool Mutual Homes	Kingsley	17/02356/FUL (15/03/2018)	15	Complete (2020-2021)
Littleton Hall Farm, Littleton Lane, Littleton	Your Housing Group Ltd	Littleton	13/05143/FUL (06/02/2014)	9	Complete
Brakeley Lane, Little Leigh	Muir Group Housing	Little Leigh	14/00335/FUL (04/04/2014)	8	Complete
Witney Lane, Edge, Malpas	Chester & District Housing Trust	Malpas	12/01942/FUL (20/08/2012)	18	Complete
School Lane, Mickle Trafford	Equity Housing Group	Mickle Trafford	13/04150/FUL (21/010/2014)	16	Complete
Redcot, School Bank, Norley	Equity Housing Group	Norley	14/03127/FUL (28/01/2015)	14	Complete
Lodge Lane, Saughall	Chester & District Housing Trust	Saughall	11/03300/FUL (19/01/2012)	18	Complete
Whitchurch Road, Christleton	Blueoak Estates	Christleton	22/04073/FUL (27/11/2023)	5	Not started

11.8 The Council notes that some applications for rural exception sites do not involve a Registered Provider (RP) but seek 100 per cent discount market for sale. The Council is aware that on one scheme a property bought with a market discount was immediately sub-let at market rates and will continue to monitor and enforce where necessary.

Allocation of affordable units provided through exception schemes

11.9 Between 2012 and 2018 there was a relatively high level of rural exception schemes proposed in the borough particularly adjacent to Green Belt settlements and in some of these settlements, several schemes have been approved (see Table 11.2). Whilst the delivery of affordable housing is supported, the intention of Local Plan (Part One) policy SOC 2 is to meet a specific local need for affordable housing in identified rural settlements and not to meet wider needs as these are addressed through the Council's housing requirement. The Council has collected data from the Housing Strategy team on the allocation of the units in accordance with the local need policy. For the sites where information was available (set out in table 11.3) less than 40 per cent of the units delivered on these sites have been taken up by residents of the relevant parish. For example in one scheme, of the 10 shared ownership units seven went to residents who only had a connection to the borough area not the parish or adjoining parish areas. For the policy to operate as intended it may be necessary to introduce safeguards to ensure a genuine local need is being met.

Table 11.3 Allocation of affordable units by site and location

Address/site	Location	Allocation of units
Treetops, School Lane, Guilden Sutton	Guilden Sutton	17 units (11 affordable rent, 6 shared ownership) Tier 1 (local connection to parish) = 9 Tier 2 (local connection to adjoining parish) = 5 Tier 3 (local connection to ward) = 0 Tier 4 (local connection to borough) = 3 53 % first occupation with local connection to parish 47 % first occupation without local connection to parish
School Lane, Mickle Trafford	Mickle Trafford	16 units (6 affordable rent, 10 shared ownership) Tier 1 = 4 Tier 2 = 4 Tier 3 = 0 Tier 4 = 8 25 % first occupation with local connection to parish 75 % first occupation without local connection to parish
Redcot School, School Bank, Norley	Norley	14 units (8 affordable rent, 6 shared ownership) Tier 1= 4 Tier 2 = 5 Tier 3 = 0 Tier 4 = 5 29 % first occupation with local connection to parish 71 % first occupation without local connection to parish
Adj Cheshire Cat (1), Whitchurch Road, Christleton	Christleton	13 units (7 affordable rent, 6 shared ownership) Tier 1 = 6 Tier 2 = 5 Tier 3 = 0 Tier 4 = 2 46 % first occupation with local connection to parish 54 % first occupation without local connection to parish
Brakeley Lane, Little Leigh	Little Leigh	8 units (4 shared ownership) (1) Tier 1 = 2 Tier 2 = 2 Tier 3 = 0 Tier 4 = 0 50 % first occupation with local connection to parish 50 % first occupation without local connection to parish
Troopers Field (sites 1 and 2), Whitchurch Road, Chester	Christleton	27 discount market for sale units. Tier 1 =4 Tier 2 =9 Tier 3 =2 Tier 4 =12 15 % first occupation with local connection to parish 85 % first occupation without local connection to parish

1. no data available on affordable rent units

11.10 Local Plan (Part One) policy SOC 3 makes provision for the delivery of a mix of housing types, tenures and sizes, including housing for the elderly and for student accommodation, to support the delivery of balanced and sustainable communities in the borough. Delivering a wide range of house types, sizes, and tenures provides the appropriate supply of new housing in the borough which "meets the needs of our residents" which is a key priority in the Council Plan. The following indicator provides the mechanism to monitor the application of this policy within the context of the Local Plan (Part One) Strategic Policies.

LPP1 LPP2 SE	SOC 3 (A) Provision of mix of housing as part of developments LPP2 / SO (C), LPP2 / SO (M), LPP2 / SO (N)		
	Target	**Baseline (2010)**	**2023-2024**
Target met? On-going	100 per cent of relevant schemes	0 dwellings	See tables 11.4 and 11.5
	Local Plan policy ref(s): SOC 3		
	Significant Effects ref(s): SE51, SE46		
	Source: Cheshire West and Chester housing land monitor		

11.11 Tables 11.4 and 11.5 provide the annual breakdown of housing completions by type (house, bungalow or apartment/flat) and size (number of bedrooms), and by tenure i.e. market and affordable dwellings. The figures in these two tables include self contained older persons' dwellings and self contained student accommodation. Local Plan (Part One) policy SOC 3 supports the provision of student accommodation in Chester in appropriate, accessible locations, convenient for the facilities at the University of Chester. Self contained units, for example studio flats and cluster flats, are included in the housing completions and supply data in the Council's housing land monitor reports.

11.12 Communal accommodation which includes both care homes and student halls of residence (multiple bedrooms sharing bathrooms and cooking facilities) are not currently included in the supply of new housing to meet the Local Plan housing requirement. However, they are included for the purpose of calculating the NPPF housing delivery test, and are reported through the Housing Flow Reconciliation required by the Ministry of Housing, Communities and Local Government.

Table 11.4 Annual market housing completions by type and size

Monitoring period	House				Bungalow			Apartment/flat			
	1 bed	2 bed	3 bed	4+ bed	1 bed	2 bed	3+ bed	1 bed	2 bed	3 bed	4+ bed
2010-2011	0	32	187	99	data not available			21	78	0	0
2011-2012	2	21	183	115	data not available			46	99	4	0

Monitoring period	House				Bungalow			Apartment/flat			
	1 bed	2 bed	3 bed	4+ bed	1 bed	2 bed	3+ bed	1 bed	2 bed	3 bed	4+ bed
2012-2013	9	35	173	103	2	4	4	19	165	0	0
2013-2014	1	58	305	353	0	5	1	58	87	0	5
2014-2015	4	42	428	379	2	5	5	58	148	0	0
2015-2016	4	32	336	484	4	14	11	203	173	1	76
2016-2017	2	49	381	754	1	21	11	212	134	14	1
2017-2018	1	82	659	722	0	14	6	398	55	2	0
2018-2019	5	73	784	501	1	27	9	206	97	11	0
2019-2020	0	91	534	488	0	12	26	218	95	5	0
2020-2021	7	58	386	383	3	22	22	64	130	7	0
2021-2022	2	57	496	416	2	11	37	89	118	6	0
2022-2023	3	66	349	443	0	7	8	69	42	1	1
2023-2024	2	65	353	421	5	11	3	76	69	1	0
TOTAL	**42**	**761**	**5,554**	**5,661**	**20**	**153**	**143**	**1,737**	**1,490**	**52**	**83**

Table 11.5 Annual affordable housing completions by type and size

Monitoring period	House				Bungalow			Apartment/flat			
	1 bed	2 bed	3 bed	4+ bed	1 bed	2 bed	3+ bed	1 bed	2 bed	3 bed	4+ bed
2010-2011	0	80	29	0	data not available			50	104	0	0
2011-2012	0	115	56	0	data not available			32	187	0	0
2012-2013	0	41	48	11	0	0	0	24	39	20	0
2013-2014	0	59	80	2	0	0	7	6	1	4	0
2014-2015	2	122	197	0	0	0	0	87	129	5	0
2015-2016	0	112	104	13	0	0	0	125	124	0	0
2016-2017	0	148	179	0	0	20	2	89	23	0	0
2017-2018	4	292	187	2	0	0	0	113	32	0	0
2018-2019	0	125	198	3	4	2	0	65	34	5	0
2019-2020	0	115	73	4	0	1	0	83	12	0	0

Monitoring period	House				Bungalow			Apartment/flat			
	1 bed	2 bed	3 bed	4+ bed	1 bed	2 bed	3+ bed	1 bed	2 bed	3 bed	4+ bed
2020-2021	0	83	61	10	0	6	0	0	48	58	0
2021-2022	0	171	68	0	0	0	0	35	17	0	0
2022-2023	2	110	137	6	0	10	0	81	65	12	0
2023-2024	0	141	144	5	0	0	0	65	22	0	0
TOTAL	**8**	**1,714**	**1,561**	**56**	**4**	**39**	**9**	**855**	**837**	**104**	**0**

11.13 The Local Plan acknowledges the importance of providing a range of options to meet the changing needs of the current and future population. This includes delivering smaller homes, such as one and two bedroom houses and flats, which can help new households to enter the housing market as well as provide options for households, such as the elderly, to downsize their property. It also acknowledges that the number of elderly residents is expected to increase through the plan period, and Local Plan (Part Two) policy SOC 3 encourages the development of a range of housing options (not restricted to communal care homes) to meet this change in demographic.

11.14 Monitoring indicator SOC 3 (A i) below sets out the delivery of specialist accommodation i.e. extra care and age-restricted developments. These schemes provide another housing option to meet the changing needs of the borough's population.

SE	SOC 3 (A i) Number of extra care schemes approved and number of older persons dwellings provided in monitoring period		
	Target	Baseline (2010)	2023-2024
Target met? N/A	N/A	0 schemes permitted	3 applications approved in the monitoring period: • Great Western House, Chester Street, Chester - 75-bed care home facility • Former Drill Hall, Dingle Lane, Winsford - 42 one-bedroom apartments to include 12 retirement apartments • 438 Swanlow Lane, Winsford - change of use into a C2 residential care home In addition, a new build scheme has been approved for the development of six, one-bed flats and support workers accommodation for adults with learning difficulties, at The Croft Care Home, Great Sutton (Ellesmere Port) Consented schemes outstanding at 1 April 2024: • Whitby Road, Ellesmere Port - brain injury rehabilitation service (C2 care home building, and C3 supported living apartment building): Development commenced

SE	SOC 3 (A i) Number of extra care schemes approved and number of older persons dwellings provided in monitoring period		
	Target	**Baseline (2010)**	**2023-2024**
			• Thrive Living. Former garden centre, Whitchurch Road, Chester - Extra care community (155 units comprising one and two-bed self-contained units): Under construction • Brook Meadow, Church Lane, Willaston - Retirement living accommodation (42 units): Not started • Wealstone Residential Home, Wealstone Lane, Upton, Chester - Specialist dementia care home (30 bedspaces): Under construction • Lloyd Drive, Ellesmere Port - Care development (80-bed C2 older persons accommodation, and 25-bed specialist care home for mental health rehabilitation): Not started • Hooton Road (Rofton), Willaston - 70-bed C2 care home: Not started • Gifford Lea, Tattenhall, Phase Three - 47 one and two-bed self-contained assisted living units: Under construction
	N/A	0 schemes completed	Completed schemes within the monitoring period: • Former RBL Club, Hooton Road, Willaston - Retirement living housing (30 self-contained apartments)
	Local Plan policy ref(s): SOC 3		
	Significant Effects ref(s): SE47		
	Source: Cheshire West and Chester housing land monitor		

Table 11.6 Annual specialist accommodation completions 2010-2024

Monitoring period	Completed self-contained units	Completed communal bedspaces
2011-2012	0	8
2012-2013	22	0
2013-2014	54	0
2014-2015	206	0
2015-2016	279	13
2016-2017	125	66
2017-2018	35	81
2018-2019	15	0
2019-2020	56	58
2020-2021	93	68
2021-2022	43	20
2022-2023	68	83
2023-2024	30	0
Total	1,026	397

Table 11.7 Annual student housing completions 2010-2023

Monitoring period	Completed self-contained student units	Completed communal student bedspaces
2010-2011	0	0
2011-2012	2	0
2012-2013	0	0
2013-2014	18	179
2014-2015	0	0
2015-2016	137	25
2016-2017	143	0
2017-2018	350	0
2018-2019	151	0

Monitoring period	Completed self-contained student units	Completed communal student bedspaces
2019-2020	175	0
2020-2021	0	0
2021-2022	0	0
2022-2023	0	0
2023-2024	0	0
Total	976	204

11.15 The Council adopted a supplementary planning document (SPD) on student accommodation and houses in multiple occupation in 2016. Two new criterion, shown in the table below, have been set up to assess the SPD.

Monitoring period	Number of applications received for new purpose built student accommodation	Number of applications received for new purpose built student accommodation that include a management plan	Percentage of applications including a management plan (target 100%)
2015-2016	1 x refused - allowed on appeal	0	0%
2016-2017	2 x refused - allowed on appeal; 1 approved	2	66%
2017-2018	1	1	100%
2018-2019	2	0	0%
2019-2020	0	0	N/A
2020-2021	0	0	N/A
2021-2022	0	0	N/A
2022-2023	0	0	N/A
2023-2024	0	0	N/A

SE	SOC 3 (A ii) Number of vacant and unfit dwellings		
	Target	2015-2024	
Target met? N/A	N/A	Vacant	2015-2016 2246 long term empty homes 2016-2018 Data not available 2019-2020 (as of 31/10/20) 2969 empty properties of which 1,797 are long term. 2020-2021 (as of 01/11/21) 2353 empty properties of which 1404 are long term. 2021-2022 (as of 01/09/22) 1038 long term empty Class C properties (empty between six months and two years) 424 long term empty premium properties (empty over two years) 887 Empty unoccupied and unfurnished 1376 Empty exempt 2022-2023 (as of 01/09/2023) 918 long term empty Class C properties (empty between six months and two years) 449 long term empty premium properties (empty over two years) 1,115 empty unoccupied and unfurnished 3,755 empty exempt 2023-2024 773 long term empty Class C properties (empty between six months and two years) 610 long term empty premium properties (empty over two years) 1,052 empty unoccupied and unfurnished 2,644 empty exempt
	N/A	Unfit	2015-16 4,335 dwellings (32 per cent of the total housing stock) experienced Category 1 Hazard 2,484 dwellings (30 per cent of the total housing stock) failing Decent Homes thermal comfort 425 reported cases of unfit properties.

SE	SOC 3 (A ii) Number of vacant and unfit dwellings		
	Target	2015-2024	
			2016-2021 No updated data available 2021-22 133 Empty uninhabitable 2022-2023 197 Empty uninhabitable 2023-2024 113 Empty uninhabitable
	Local Plan policy ref(s): SOC 3		
	Significant Effects ref(s): SE48		
	Source: Cheshire West and Chester Council Housing Strategy / Regulatory Services / Council Tax		

DM 20 - Mix and type of new housing development *see SOC 3

LPP2	LPP2/SO (C) Number of new homes completed by type and size	
	Target	At 1 April 2024
Target met? N/A	Meet the requirements of policy	See SOC 3 (housing completions by type and size)
	Local Plan policy ref(s): SOC 3 and DM 20	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

LPP2	LPP2/SO (E) Number of accessible and adaptable dwellings		
	Target	Baseline (2019)	At 1 April 2024
Target met? N/A	Increase in baseline established 2017/18		It has not been possible to collect the detailed policy information for the 2023-2024 monitoring period that is required to fully assess and complete the indicator. Future iterations of the AMR will explore ways in which this data could be collected.

LPP2	LPP2/SO (E) Number of accessible and adaptable dwellings		
	Target	Baseline (2019)	At 1 April 2024
	Local Plan policy ref(s): SOC 3 and DM 20		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

LPP2	LPP2/SO (F) Number of wheelchair user dwellings		
	Target	Baseline (2019)	At 1 April 2024
Target met? N/A	Meet the requirements of policy	N/A	It has not been possible to collect the detailed policy information for the 2023-2024 monitoring period that is required to fully assess and complete the indicator. Future iterations of the AMR will explore ways in which this data could be collected.
	Local Plan policy ref(s): SOC 3 and DM 20		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

DM 21 - Development within a residential curtilage and
DM22 - Change of use to dwelling houses and residential conversion

LPP2	LPP2/SO (G) Number of proposals approved in the countryside to extend residential curtilage	
	Target	At 31 March 2024
Target met? N	0	The target was not met as 3 applications were approved to extend / change the use of land to residential curtilage.
	Local Plan policy ref(s): DM21	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester planning application monitoring database	

LPP2	LPP2/SO (H) Number of development proposals which comply with DM 21 and DM 22 LPP2/SO (I) Number of dwellings created through change of use/conversion of rural buildings by area		
	Target	**Baseline (2019)**	**At 1 April 2024**
Target met? N/A	N/A	N/A	It has not been possible to collect the detailed policy information that is required to fully assess and complete indicator LPP2/SO (H). Future iterations of the AMR will include further interrogation of planning decisions and the application of Local Plan (Part Two) policy DM 21 and DM 22. LPP2/SO (I) 37 dwellings were completed through the change of use of rural / agricultural buildings. The spatial distribution of the completions is as follows: Kelsall = 1 dwelling Rural (outside urban and key service centres) = 36
	Local Plan policy ref(s): DM 21 and DM 22		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing monitoring database		

DM 23 - Delivering affordable housing * see SOC 1

LPP2	LPP2/SO (A) Number and location of affordable homes completed	
	Target	**At 1 April 2024**
Target met? N/A	6,600 affordable homes by 2030 (based upon 30% of 22,000 net additional dwellings. 100% affordable housing on relevant rural exception schemes.	See SOC 1 (affordable housing completions)
	Local Plan policy ref(s): SOC 1 and DM 23	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

DM 24 - Rural exceptions sites * see SOC 1 / SOC 2

LPP2	LPP2/SO (B) Number of rural exceptions sites approved and completed	
	Target	At 1 April 2024
Target met? N/A	N/A	See SOC 1 and SOC 2
	Local Plan policy ref(s): SOC 2 and DM 24	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

LPP2	LPP2/SO (J) Number of schemes approved in line with local need	
	Target	At 1 April 2024
Target met? N/A	100%	See SOC 1 and SOC 2
	Local Plan policy ref(s): SOC 3 and DM 20	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

DM 25 - Essential rural workers dwellings

LPP2	LPP2/SO (K) Number of essential rural workers dwellings completed		
	Target	Baseline (2019)	At 1 April 2024
Target met? N/A	N/A	0 dwellings	Completions in monitoring period: 5 permanent rural/key worker dwellings 3 temporary rural/key worker dwellings Approvals in monitoring period: 3 permanent rural/key worker dwellings 2 temporary rural/key worker dwellings
	Local Plan policy ref(s): DM 25		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing land monitor		

LPP2	LPP2/SO (L) Number of essential workers dwellings lost to open market housing		
	Target	Baseline (2019)	At 1 April 2024
Target met? N/A	Zero		It has not been possible to collect the detailed policy information that is required to fully assess and complete the indicator. Work is being undertaken to identify possible ways to interrogate planning decisions and the application of Local Plan (Part Two) policy DM 25.
	Local Plan policy ref(s): DM 25		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application database		

DM 26 - Specialist accommodation *see SOC 3

LPP2	LPP2/SO (M) Number of new bed spaces provided (by type)	
	Target	At 1 April 2024
Target met? N/A	N/A	See SOC 3
	Local Plan policy ref(s): DM 26	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

DM 27 - Student accommodation * see SOC 3

LPP2	LPP2/SO (N) Number and location of new bed spaces and new self contained units completed	
	Target	At 1 April 2024
Target met? N/A	N/A	See SOC 3
	Local Plan policy ref(s): DM 27	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester housing land monitor	

DM 28 - Houses in multiple occupation

11.16 Applications for houses in multiple occupation (HMO) are assessed against the SPD, and the table below sets out the number of applications decided against this SPD.

Monitoring period	Number of applications decided for Houses in Multiple Occupation	Number of applications refused	Was concentration of HMO's used as a reason for refusal?
2015-2016	15	2	No (one referred to over proliferation of HMOs, but not percentages)
2016-2017	8	2 (allowed on appeal)	Yes, in both cases.
2017-2018	7	1	Yes
2018-2019	5	1 (dismissed on appeal)	Yes
2019-2020	5 (including 2 change of use from HMO)	0	n/a
2020 -2021	16 (including 3 change of use from HMO)	3	19/01817/FUL: No (the officer report did mention that the development would be contrary to policy DM 28 (the three criteria relating to amenity standards, cycle parking and waste facilities) 20/03314/FUL: No (Change of use from an HMO) 20/02497/FUL: No
2021-2022	8	0	n/a
2022-2023	6	0	n/a
2023-2024	7	2	23/00367/FUL :Yes 22/02235/FUL :No

LPP2	LPP2/SO (O) Number of new HMO properties approved		
	Target	Baseline (2019)	At 31 March 2024
Target met? N/A	N/A	3	7
	Local Plan policy ref(s): DM 28		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing monitoring database		

LPP2	LPP2/SO (P) Change in the number of HMO's within Article 4 areas		
	Target	Baseline (2019)	At 31 March 2024
Target met? N	Zero	-1	4

LPP2	LPP2/SO (P) Change in the number of HMO's within Article 4 areas		
	Target	Baseline (2019)	At 31 March 2024
	Local Plan policy ref(s): DM 28		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester housing monitoring database.		

Gypsy and Traveller and Travelling Showpersons accommodation

11.17 Local Plan (Part One) policy SOC 4 seeks to ensure appropriate provision of Gypsy and Traveller and Travelling Showpersons accommodation to meet need in the borough over the Plan period. The target requirement for pitches shown below is derived from the Gypsy and Traveller Accommodation Assessment (GTAA) which has been updated since the base date of the Local Plan. The most recently updated GTAAwas published in July 2018 and identifies a need for 21 additional pitches (between 2017 and 2030) for Gypsy and Traveller households that meet the Government's planning definition; three plots for Travelling Showpeople; and the provision of a 5-10 pitch transit site.

11.18 In the last monitoring period five permanent pitches, one temporary pitch, and one lawful development certificate have been approved. 31 private permanent pitches have been approved since the base date of the latest GTAA (2018) and 64 permanent pitches since the start of the plan period as shown in the table below.

LPP1 SE	SOC 4 (A) Provision of sites for Gypsy and Traveller and Travelling Showpersons accommodation		
	Target	Baseline	Monitoring outcome
Target met?	Gypsy and Traveller pitches: 21 pitches 2017-2030 Travelling Showpersons plots: 3 plots by 2030 Transit site: 5-10 pitches by 2030	30 Gypsy and Traveller pitches granted permission. 0 Travelling Showpersons plots. 0 Transit site pitches.	**2014-2015** Two permanent public sites completed during the monitoring period 12/03158/FUL 18 permanent pitches - land off Barlow Drive, Winsford 11/05215/OUT 12 permanent pitches - Municipal depot, Rossfield Road, Ellesmere Port **2015-2016** Additional pitches provided at existing site :14/02835/S73and 15/00689/FUL Total 8 permanent pitches - Oakland Park, Davenham **2016-2017** No pitches/plots approved **2017-2018** No pitches/plots approved

LPP1 SE	SOC 4 (A) Provision of sites for Gypsy and Traveller and Travelling Showpersons accommodation		
	Target	**Baseline**	**Monitoring outcome**
			2018-2019 16/02334/FUL3 permanent - Gethsemane, Dunham on the Hill 14/04412/FUL2 permanent pitches and 6 transit pitches - Little Meadows, Elton **2019-2020** 19/01594/S73 6 permanent pitches - Green Acres Caravan Park, Childer Thornton 19/02669/FUL 2 permanent pitches - Green Meadows Chalet Park, Alvanley **2020-2021** 19/03963/S73 4 additional permanent pitches - Woodlands Place, Land at Old Hall Lane, Elton **2021-2022** 20/00432/FUL 3 additional permanent pitches - Gesthsemane, Dunham on the Hill **2022-2023** 20/00961/FUL 4 permanent pitches - Whitegate Stables, Mickle Trafford **2023-2024** 22/02273/FUL 3 permanent pitches - Sunnyview, Backford 23/01582/LDC 1 permanent pitch (lawful development) - Three Oaks, Kelsall 21/03690/FUL 2 permanent pitches - Tarvin Lodge Meadow, Tarvin
	Local Plan policy ref(s): SOC 4		
	Significant Effects ref(s): SE49		
	Source: Cheshire West and Chester housing land monitor; GTAA (2018)		

Table 11.8 Local Authority Gypsy and Traveller pitches with permanent permission

Local Authority sites	
Location	**Number of pitches**
Barlow Drive, Winsford	18
Municipal Depot, Rossfield Road, Ellesmere Port	12
Total	**30**

Table 11.9 Private Gypsy and Traveller pitches with permanent permission in the borough

Private sites with permanent planning permission	
Location	**Number of pitches**
Maryburgh Caravan Park, Hapsford	25
The Stables, junction of Grass Road and A5117, Elton	5
County Meadow Field, Dunham on the Hill	3
Land at Travellers Rest, Winsford	16
The Old Pumping Station, Frodsham	13
Prevan Place / Woodlands Lane, Old Hall Lane, Elton	6
Oaklands Caravan Park, Land at junction of Davenham Bypass and London Road, Northwich	8
Gethsemane, Chester Road, Dunham on the Hill	6
Little Meadows, Elton /Thornton-le-Moors	2
Green Acres, Childer Thornton	6
Green Meadows Chalet Park, Towers Lane, Alvanley	2
Whitegate Stables, Plemstall Lane, Mickle Trafford	4
Sunny View, Dunkirk Way, Backford	3
Three Oaks, Kelsall	1
Tarvin Lodge Meadow, Tarporley Road, Tarvin	2
Total	**102**

Health and well-being

11.19 Local Plan (Part One) policy SOC 5 sets out support for proposals which will meet the health and well-being needs of the borough's residents. The following indicator provides the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies.

11.20 The Local Plan (Part Two) includes a section on health and well-being and includes policies such as health impacts of new developments, air quality, noise, land instability and hazardous installations. The monitoring framework in the Local Plan (Part Two) includes indicators specific to these new policies.

LPP1	SOC 5 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? see below	100 per cent	See the Local Plan (Part Two) health and wellbeing indicators below which relate to strategic policy SOC 5.

SE	SOC5 (A i) Number and extent of Air Quality Management Areas (AQMAs)		
	Target	Baseline	2023-2024
Target met? N	To meet national air quality objectives - ultimately to enable existing AQMAs to be revoked.	(2014-2015) Two AQMAs: - A5032 Whitby Road/Station Road in Ellesmere Port town centre and Boughton gyratory in Chester	No further changes in number of AQMAs since last monitoring year Four AQMAs: - A5032 Whitby Road/Station Road in central Ellesmere Port - Chester city (including Boughton) - Frodsham: junction at Fluin Lane with the A56 High Street - Thornton-Le-Moors[1]
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE18		
	Source: https://www.cheshirewestandchester.gov.uk/asset-library/air-quality-annual-status-report-2023.pdf		

1. Caused by SO_2

SE	SOC5 (A ii) Annual average nitrogen dioxide concentration in AQMAs (ug/m^3)		
	Target	**Baseline**	**2023-2024**
Target met? **Y**	Annual mean (NO2) not to exceed 40 ug/m^3	- Whitby Road/Station Road (declared 2005) 44.5 - Fluin Lane, Frodsham (declared 2015) 42.6 - Chester City Centre (declared 2017) 49.1 - Thornton-le-Moors (2016) 56 exceedances SO2 15-minute mean 2018: - Whitby Road/Station Road AQMA 36ug/m^3 - Fluin Lane, Frodsham AQMA 40.5ug/m^3 - Chester AQMA 48.5ug/m^3 (2016) (1) - Thornton-le-Moors 36 exceedances SO2 15-minute mean	2022 data - Whitby Road/Station Road AQMA 29 ug/m3 - Fluin Lane, Frodsham AQMA 14 ug/m3 - Chester Boughton 18 ug/m3 - Chester Bus Interchange 32 ug/m3 - Thornton-le-Moors 11 ug/m3
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE17		
	Source: air-quality-annual-status-report-2022-V2 (cheshirewestandchester.gov.uk)		

1. (includes Boughton AQMA)

11.21 The air quality objective for NO2 is 40 ug/m3 annually. None of the AQMAs have exceeded this. The Local Plan (Part Two) policy DM 31 seeks to reduce the impact of development on air quality within the borough. This is endorsed by the Low Emissions Strategy. The Thornton-le-Moors AQMAs relates to industrial emissions rather than roads and therefore is not directly related to the SOC5 (Aii) criterion.

SE	SOC5 (A iii) Number and type of new health facilities		
	Target	**Baseline**	**2023-2024**
Target met? **N**	Increase from 2015-2016	(2015-2016) - 5 new and loss of 4 health facilities. (2016-2017) - 10 new and loss of 1 health facility. (2017-2018) - 7 new and loss of 1 health facilities. (2019-2020) - 10 new health facilities and loss of none (2020-2021) - 8 new health facilities and loss of 1 health facility (2021-2022) - 3 new health facilities and loss of 1 health facility (2022-2023) - 1 permanent new health facility and 1 temporary and a loss of 2 health facilities.	No change since last monitoring period (2022-2023)
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE44		
	Source: Cheshire West and Chester planning application monitoring		

SE	SOC5 (A iv) Domestic burglaries		
	Target	**Baseline**	**2023-2024**
Target met? **N**	Reduction from 2015-2016	2015-2016: 585 2016-2017: 602 2017-2018: 1,029 2018-2019: 944 2019-2020: 847 2020-2021: 839 2021-2022: 704 2022-2023: 867	822
	Local Plan policy ref(s): SOC 5		

SE	SOC5 (A iv) Domestic burglaries		
	Target	Baseline	2023-2024
	Significant Effects ref(s): SE52		
	Source: ONS Recorded crime data by Community Safety Partnership area		

SE	SOC5 (A v) Violent crime per year in the local authority area		
	Target	Baseline	2023-2024
	None identified	2013/14: 1800[1] 2015-2016: 2,311 2016-2017: 2,770 2017-2018: 3,184 2018-2019: 3,291 [2] 2019-2020: 3,306 [3] 2020-2021: 3208 2021-2022: 3149 2022-2023: 3,170	3,033
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE53		
	Source: ONS Recorded crime data by Community Safety Partnership area		

1. Assault with injury - SA Scoping Report Update December 2015
2. Violence with injury
3. Violence with injury

SE	SOC5 (A vi) Fear of crime (Community Survey)		
	Target	Baseline	2023- 2024
Target met? N/A (1)	Reduction over time	2011 Perceive a high level of anti-social behaviour: 11.4 % Agree that crime issues are successfully dealt with in their local area: 31.6 %	2023-2024: There has been no update since last monitoring period 2021-2022 2021-2022: 16% felt fairly unsafe and 6% felt very unsafe after dark.

SE	SOC5 (A vi) Fear of crime (Community Survey)		
	Target	**Baseline**	**2023- 2024**
		2021-2022: 16% felt fairly unsafe and 6% felt very unsafe after dark. 2% felt fairly unsafe and nil felt very unsafe during the day.	2% felt fairly unsafe and nil felt very unsafe during the day.
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE54		
	Source: It is to be noted that the 20-21 figure was taken from Our Place 2021, which has replaced the Resident's Surveys of previous monitoring year has slightly different parameters of measuring Fear of Crime. For AMR 2022 and AMR 2023 this data is taken from the council's State of the Borough dashboard which also assesses similar criteria of feeling of safety rather than fear of crime, consistent with AMR 2021.		

1. The target for this indicator could not be assessed, because of changes to the parameters since the baseline of 2011. There were very negligible changes since the previous AMR.

SE	SOC5 (A vii) Total number of people killed or seriously injured (KSI) in road traffic collisions		
	Target	**Baseline**	**2023-2024**
	None identified	2013: 136 2014: 191 2016: 135 2017: 112 2018: 118 2019: 93 2020: 97 2021: 121 2022: 102	2023: 111
	Local Plan policy ref(s): SOC 5 & STRAT 10		
	Significant Effects ref(s): SE55		
	Source: Casualties involved in reported road accidentsTable RAS0403: Local authority (ODS, 1.2 MB) Unadjusted		

SE	SOC5 (A xiv) Number of LSOA's in the bottom 20 per cent of IMD		
	Target	**Baseline**	**2023-2024**
Target met? **N/A**	Reduce the number of areas in the worst 10 per cent nationally for deprivation (the target has been changed from 5% to 10% to align with the IMD)	2015: 14 (6.6% of the LSOA in the bottom 10% of IMD	2024: No updated data available since last monitoring period. 2019: 16 (7.5% of the LSOA in the bottom 10% of IMD)
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE41		
	Source: Cheshire West and Chester Index of Multiple Deprivation 2019 Summary (October 2019)		

SE	SOC5 (A xv) Number of households in fuel poverty		
	Target	**Baseline**	**2023-2024**
Target met? **N**	No-one should be living in fuel poverty by 2016-2018, with no vulnerable households by 2030.	2013: 12,823 (8.9 %) 2014: 14,461 (10.0 %) 2015: 14,627 (10.1 %) 2017: 16,179 (10.9%) 2018: 15,769 (10.6%) 2020 - 2021: 17,869 (12%) 2021-2022: 18,093 (11.9%)	2023-2024: 18,147 (11.4%)
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE42		
	Source: CWaC State of the Borough Inequality and deprivation | Cheshire West and Chester Council		

SE	SOC5 (A xvi) Household composition and size		
	Target	**Baseline**	**2023-2024**
	None identified	Average household size (2011 census): 2.23 (2015-2016): (2014) Projected average household size: 2.30 (1)	(Based on 2022 census data) Households with dependent children: 41,018

SE	SOC5 (A xvi) Household composition and size		
	Target	Baseline	2023-2024
		(2014) Projected household composition: One person: 43,000 Couple and no other adult: 41,000 Couple with one or more adult: 11,000 Household with dependent children: 39,000 Other: 9,000 (2015). Projected household composition: One person: 43,300 Couple and no other adult: 41,300 Couple with one or more adult: 11,400 (2017) Projected household composition for 2025: One person: 46,600 Couple and no other adult: Couple with one or more adult: 11,100 Household with dependent children: 43,700 Other: 9,900	Households with one person under 65: 25,605 Households with one person aged 66 or above: 21,284 Other: 67,249 (households include; couples with no children, lone parents with non-dependent children and multi-person households)
	Local Plan policy ref(s): SOC 5		
	Significant Effects ref(s): SE43		
	2023-2024 Source: Housing | Cheshire West and Chester Council		

1. The baseline information is based on census information, however the 2014 data is based on a projection and caution should be taken with these figures.

DM 2 - Impact on residential amenity

LPP2	LPP2/SO (Q) Number of planning applications for householder development refused due to DM 2		
	Target	Baseline (2019)	At 31 March 2024
Target met? N/A	N/A	7 applications	18 applications
	Local Plan policy ref(s): DM 2		
	Significant Effects ref(s): N/A		

LPP2	LPP2/SO (Q) Number of planning applications for householder development refused due to DM 2		
	Target	Baseline (2019)	At 31 March 2024
	Source: Cheshire West and Chester planning application monitoring database		

DM 29 - Health impacts of new development

LPP2	LPP2/SO (T) Number of approved planning applications on major schemes that included an assessment of health		
	Target	Baseline (2019-20)	At 1 April 2024
Target met? Y	Increase from baseline established 2017/2018	0	6 out of 29 relevant major planning applications had an assessment of health (either separate or part of other documents)
	Local Plan policy ref(s): DM 29		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database / Public Health consultation record		

DM 31 - Air Quality

LPP2	LPP2/SO (R) Number of approved applications within or adjacent to an AQMA which included mitigation measures to improve air quality		
	Target	Baseline (2019/20)	At 31 March 2024
Target met? N	Increase in the number of approvals in an AQMA which mitigate negative impacts	1 application provided mitigation measures	2 applications were approved within the AQMA which referred to DM31 and air quality mitigation.
	Local Plan policy ref(s): DM 31		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database (housing land, employment land, retail, visitor economy). Details of the AQMA's in the borough can be found at: Cheshire West and Chester Council - Air quality review and assessment		

DM 33 - New or extension to hazard installations and pipelines and
DM 34 - Development in the vicinity of hazardous installations.

LPP2	LPP2/SO (S) Number of planning applications that are approved against HSE advice	
	Target	At 1 April 2024
Target met? N	No applications	There were 9 applications where HSE was consulted; 1 of these applications was approved contrary to the HSE recommendation (22/02601/FUL - British Sub Aqua Club Ltd, Ellesmere Port. Change of use from offices to 8 apartments. The officer recommendation was refusal, the application was approved at Planning Committee June 2023. Planning committee considered the HSE advice in determining the application).
	Local Plan policy ref(s): DM 33 and DM 34	
	Significant Effects ref(s): N/A	
	Source: Planning permissions identified through housing and employment land monitoring 2023-24.	

Open space, sport and recreation

11.22 Policy SOC 6 seeks to protect and enhance the borough's existing open spaces and sport and recreation facilities. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies.

LPP1	SOC 6 (A) Amount of open space (Ha and Ha/1000 population)		
	Target	Baseline	2023-2024
Target met? Y	At least maintain baseline amount	2010-2011 • Parks & Gardens: 74.15 ha • Natural & Semi Natural Open Space: 456.73 ha • Amenity Green Space: 246.643 ha Provision for 12 and Under: 18.64 ha • Provision for Young People: 7.5 ha • Allotments: 38.85 ha • Outdoor Sports Facilities: 1769.93 ha • Cemeteries and Churchyards: 70.96 ha	• Park and Recreation Ground: 169.76 ha • Accessible Natural Green Space: 2550.12 ha • Amenity Green Space: 169.21ha • Play Space (Children): 16.2 ha • Play Space (Youth): 4.65 ha • Allotments: 36.23 ha Playing pitches: See table below

LPP1	SOC 6 (A) Amount of open space (Ha and Ha/1000 population)		
	Target	Baseline	2023-2024
		• Green Corridors: 80.06 ha and 1287 km PROW[1] • Civic Spaces: 2.41 ha	
		• Parks & Gardens: 0.35 ha per 1000 population • Natural & Semi Natural Open Space: 1.4 ha per 1000 population • Amenity Green Space: 0.81 ha per 1000 population • Provision for 12 and Under: 0.06 ha per 1000 population • Provision for Young People: 0.02 ha per 1000 population • Allotments: 0.12 ha per 1000 population • Cemeteries and Churchyards: 0.22 ha per 1000 population	• Parks Recreation Ground: 0.52 ha per 1000 population • Accessible Natural Green Space: 7.74 ha per 1000 population • Amenity Green Space: 0.51 ha per 1000 population • Play Space (Children): 0.05 ha per 1000 population • Play Space (Youth): 0.01 ha per 1000 population • Allotments: 0.11 ha per 1000 population
	Local Plan policy ref(s): SOC 6		
	Significant Effects ref(s): SE12		
	Source: Cheshire West and Chester Open Space Assessment 2011; Cheshire West and Chester Open Space Study 2016-2030; Playing Pitch Strategy 2015; Playing Pitch Strategy Updated 2018, Planning Application Monitoring		

1. Public Rights of Way

Table 11.10 Playing pitch amount and shortfall position in the borough

Sport	2015		2023/2024	
	Amount	Shortfall position	Amount	Shortfall position
Football (grass pitches)	396 pitches across 176 sites	• 6.75 adult pitches (shortfall of 9.5 adult pitches expected by 2027) • 5 youth (11v11) pitches (shortfall of	416 pitches across 178 sites	• 3.25 adult pitches (shortfall of 5 adult pitches expected by 2030) • 6.5 youth (11v11) pitches (shortfall

Sport	2015		2023/2024	
	Amount	Shortfall position	Amount	Shortfall position
		12.5 youth 11v11 pitches expected by 2027) • 4.25 youth (9v9) pitches (shortfall of 11 youth 9v9 pitches expected by 2027) • Demand currently being met (shortfall of 1.75 mini 7v7 pitches expected by 2027 • Demand currently being met (shortfall of 2.25 mini 5v5 pitches expected by 2027		of 14.75 youth 11v11 pitches expected by 2030) • 5.25 youth (9v9) pitches (shortfall of 8.75 youth 9v9 expected by 2030) • 2 mini (7v7) pitches (shortfall of 5 mini 7v7 pitches expected by 2030) • 5.75 mini (5v5) pitches (shortfall of 8.75 mini 5v5 pitches expected by 2030)
Football (3G artificial grass pitches)	3 full size 3G artificial grass pitches	14 full size 3G pitches	11 full size 3G artificial grass pitches	5 full size 3G pitches (shortfall of 7 full size 3G pitches expected expected by 2030)
Cricket	31 grass cricket squares	Demand currently being met (shortfall of 0.9 of a pitch expected by 2027)	29 grass cricket squares	Demand currently being met (shortfall of 0.6 of a pitch expected by 2030)
Rugby union	50 rugby union pitches (40 senior and 10 mini) across 24 sites	4.5 pitches (shortfall of 5.75 pitches expected by 2027)	50 rugby union pitches (40 senior and 10 mini) across 24 sites	5 pitches (shortfall of 6.25 full size 3G pitches expected by 2030)
Rugby league	1 rugby league pitch	Demand currently being met (shortfall of 1 adult pitch expected by 2027)	1 rugby league pitch	Demand currently being met (shortfall of 1 adult pitch expected by 2030)

Sport	2015		2023/2024	
	Amount	Shortfall position	Amount	Shortfall position
Hockey	12 full size pitches	Demand met currently and in the future if Neston Recreation Centre is re-provided	11 full size pitches	Demand met currently and in the future if Neston Recreation Centre is re-provided
Source: Cheshire West and Chester Playing Pitch Strategy 2015; Cheshire West and Chester Playing Pitch Strategy Updated 2018, Planning Application Monitoring 2023-24				

11.23 The baseline for indicator SOC 6 (A) has been taken from the Open Space Assessment 2011 which audited and assessed open space, outdoor sport and recreation provision across the borough. This assessment established a series of standards which underpin Local Plan (Part One) policy SOC 6 and was developed in accordance with Planning Practice Guidance 17 which was replaced by the National Planning Policy Framework in March 2012. Since then, there have been few updated versions of the NPPF, the latest being 2021. In 2015 the Council commissioned a study to update the Open Space Assessment and provide an up to date and robust assessment of needs and deficiencies in open spaces across the borough, in line with the requirements of paragraphs 73 and 74 of the Framework. This updated assessment (Open Space Study 2016-2030) forms part of the evidence base to inform and support policies relating to open space and recreation in the Local Plan.

11.24 The Open Space Study 2016-2030 provides a snapshot of open space provision within Cheshire West and Chester in 2016, and shows that there are deficiencies of open space in at least two typologies in each study area.

Table 11.11 Supply (ha/1000 population) of open space by area against the CWAC Standard (Open Space Study 2016-2030)

	Allotments	Amenity Green Space	Park and Recreation Ground	Play Space (Children)	Play Space (Youth)
Chester	4.77	-23.04	-1.67	-0.41	-0.91
Ellesmere Port	-0.85	-6.52	5.06	-1.00	-0.90
Rural	-10.86	-13.87	-12.89	0.5	-2.28
Northwich	-5.28	2.18	6.85	0.29	-1.16
Winsford	-2.81	11.97	3.65	0.77	-0.17

11.25 The Open Space Study assessed the provision of natural green space in the borough against Natural England's Accessible Natural Green Space Standards (ANGSt). It has identified that the provision of natural green space across the borough varies significantly, and whilst ANGSt are met in certain locations, there are gaps in access across the borough as set out in the following table:

Table 11.12 ANGSt Standards in Cheshire West and Chester

ANGSt Standard	Key access issues
At least one accessible 20 hectare site within two kilometres of home.	Good access in the four key settlement areas, but gaps in rural areas.
One accessible 100 hectare site within five kilometres of home.	Gaps in Ellesmere Port, Chester and rural areas.
One accessible 500 hectare site within ten kilometres of home.	Provision restricted to Delamere Forest which only covers part of northern area. There are gaps in Chester, Ellesmere port and large parts of the rural area.

11.26 There are slight differences in the methodologies of the 2011 and 2016 open space studies which presents challenges for direct comparisons: in the 2016 update no quantity analysis was undertaken for churchyards and cemeteries, green corridors or outdoor sports spaces, and civic spaces and sports pitches were not included. Assessment of sports pitches is presented in the separate Playing Pitch Strategy. The geographies used to assess the adequacy of provision also differs between the two studies and so comparison by area against local standards is not possible.

11.27 Indicative comparisons can be drawn in relation to the amount of open space in the borough. It shows that provision per 1000 population for allotments, play space (children) and play space (youth) has remained fairly constant but with a slight decrease in 2016, while the amount of amenity green space has decreased more so, by 0.3 ha per 1000 population. The amount of parks and recreation grounds has increased by 0.17 per 1000 population in 2016, however the definitions used in the studies may have contributed to this apparent increase as a broader overarching typology is used in the 2016 study compared to 2011. The amount of natural green space has increased significantly by 6.3 ha per 1000 people from 2011 to 2016. Again, this could partly be attributed to the methodology used to identify natural green space where the 2016 study potentially identifies a broader range of sites under this typology.

11.28 There is currently no monitoring mechanism to review the amount of open space on an annual basis, but any future updates to the Open Space Study will be reported in the annual monitoring report to review the provision of open space across the borough, relative to the Open Space Study 2016-2030 which can be used to update the baseline figure.

11.29 An update to the Playing Pitch Strategy was completed in 2018 which refreshed the playing pitch provision and shortfall position across the borough, from the previous study which was carried out in 2015. The findings showed generally the number of the different types of pitch to have remained the

same or to have increased. Where a reduction was identified, this was due to either clubs relocating to different pitches or a temporary loss due to redevelopment of a site. The existing position for all pitch sports is either demand is being met or there is a shortfall, whereas the future position shows the exacerbation of current shortfalls and additional shortfalls in some areas and for some sports. Where demand is being met, this does not equate to a surplus of provision, with any spare capacity instead considered as a solution to accommodating existing or future demand, or as strategic reserve. As such, there is a need to protect all existing provision until all demand is met, or there is a requirement to replace any lost provision to an equal or greater quantity and an equal or better quality before it is lost.

SE	SOC 6 (A i) Number of Green Flag awarded open spaces		
	Target	**Baseline**	**2023-2024**
Target met? N/A	None identified.	2012/13: 8 sites 2013/14: 8 sites 2018/19: 10 sites 2019/20: 10 sites 2020/21: 8 sites 2021/22: 8 sites 2022/23: 10sites	10 sites with Green Flag Awards
	Local Plan policy ref(s): SOC 6		
	Significant Effects ref(s): SE40		
	Source: greenflagaward.org.uk		

LPP1	SOC 6 (B) Relevant planning applications determined in accordance with policy		
	Target	**Baseline**	**2023-2024**
Target met? N/A	100 per cent	N/A	See the Local Plan (Part Two) open space and sport and recreation indicators below which relate to strategic policy SOC 6.

DM 35 - Open space and new development

LPP2	LPP2/SO (U) Proportion of major residential schemes that provide open space in accordance with the quantity standards		
	Target	**Baseline (2020)**	**As at 1 April 2024**
Target met? N/A	Increase from baseline established in 2019/20	Baseline established 2019/20	Of the 14 major residential schemes, 12 provided open space (86%). 5 applications contributed open space on-site, as part of the development. 4 applications provided financial contributions for open space off site and 3 applications provided a mixture of onsite provision and an off site financial contribution for specific open space typologies. A total of 2 major residential schemes made no provision - 1 had viability issues.
	Local Plan policy ref(s): SOC 6 and DM 35		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

DM 36 - Provision for sport and recreation

LPP2	LPP2/SO (V) Change in capacity of playing pitches across the borough		
	Target	**Baseline (2015)**	**As at 1 April 2024**
Target met? N/A	Reduce quantitative shortfalls in pitch stock from baseline figures	2015 can be viewed in table in SOC 6 (A)	see SOC 6 (A) Table: Playing pitch amount and shortfall position in the borough
	Local Plan policy ref(s): SOC 6 and DM 36		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

LPP2	LPP2/SO (W) Delivery of priority schemes identified in the Sports Facilities Strategy		
	Target	**Baseline (2020)**	**As at 1 April 2024**
Target met? N/A	No net loss in facilities	N/A	N/A - As of August 2024, the Sports Facilities Strategy has not been published. As a result, no priority schemes have been identified or delivered. This indicator cannot be monitored until the Sports Facilities Strategy is complete.

LPP2	LPP2/SO (W) Delivery of priority schemes identified in the Sports Facilities Strategy		
	Target	Baseline (2020)	As at 1 April 2024
	Local Plan policy ref(s): SOC 6 and DM 36		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

DM 37 - Recreational routeways

LPP2	LPP2/SO (X) Number of major applications that enhance the public access and recreational value of the strategic recreational routeway		
	Target	Baseline (2017)	As at 1 April 2024
Target met? N Baseline maintained	Increase from baseline established in 2017/18	0	0
	Local Plan policy ref(s): SOC 6 and DM 37		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

DM 39 - Culture and community facilities

LPP2	LPP2/SO (Y) Number of approved (new) and loss of community facilities in the urban area, key service centre or local service centre	
	Target	At 1 April 2024
Target met? Y	Increase in the percentage of community facilities in identified settlements and decrease the loss	Urban (Chester, Northwich, Ellesmere Port): 6 Key Service Centres: (Tarvin) 1 Local Service Centre (Moulton): 1 Rural: 3
	Local Plan policy ref(s): DM 39	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester planning application monitoring database	

LPP2	LPP2/SO (Z) Number of community use agreements for pay and play in schools or community facilities	
	Target	**At 1 April 2024**
Target met? **N**	Increase the number of community use agreements	No applications have included a community use agreement this year.
	Local Plan policy ref(s): DM 39	
	Significant Effects ref(s): N/A	
	Source: Cheshire West and Chester planning application monitoring database	

12 Environmental

Flood risk and water management

12.1 Local Plan (Part One) policy ENV 1 seeks to reduce flood risk, protect water quality and promote water efficiency measures across the borough through a number of mechanisms. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies.

Flood risk

LPP1	ENV 1 (A) Relevant planning applications determined in accordance with policy and/or those granted contrary to Environment Agency (EA) advice		
	Target	**Baseline**	**2023-2024**
Target met? **Y**	100% - 0 applications granted contrary to EA advice	2010 - one permission granted contrary to the advice of the EA	No applications were recorded as being approved contrary to EA advice on water quality grounds. No applications were recorded as being approved contrary to EA advice on flood risk grounds (subject to condition/resolution with the EA). Six applications recorded by the EA as having an objection on flood risk grounds are awaiting a decision and five were withdrawn.
	Local Plan policy ref(s): ENV 1		
	Significant Effects ref(s): SE3 and SE14		
	Source: Environment Agency published monitoring record 3 September 2024 EA Government Publications - EA Objections on flood risk and water quality		

SE	ENV 1 (A i) Change in extent to flood risk area within the borough/Number of properties in Flood Zone 3.		
	Target	**Baseline**	**2023-2024**
Target met?N/A	Overall reduction in areas at risk of flooding (ha)/number of properties in Flood Zone 2 and 3.	Area of the borough at risk of flooding (ha): Zone 2 - 607.78ha - 0.65% of the borough area Zone 3- 405.62ha - 0.43% of the borough area Zone 3 - 1,011 properties	N/A To be updated through any subsequent review of the SFRA mapping.
	Local Plan policy ref(s): ENV 1		
	Significant Effects ref(s): SE13		
	Source: EA/SFRA datasets 2016 CWaC GIS		

Water Management

12.2 Local Plan (Part Two) policy DM 41 includes a policy which requires proposals for major development to incorporate sustainable drainage systems (SuDS).

LPP1	ENV 1 (A ii) Percentage of relevant development incorporating SuDS		
	Target	**Baseline (2015)**	**2023-2024**
Target met? N	100 per cent of relevant developments	2015 - following the requirement for the LLFA to implement the adoption of SuDS schemes.	74% (61% of those had the SuDs condition discharged)
	Source: CWAC LLFA data September 2024		

Water Quality

12.3 The water quality of rivers, lakes and groundwater is a good indicator of the general health of the water bodies in terms of their ecology, biodiversity and amenity. The Water Framework Directive (WFD) is the principal legislative driver dictating the targets for surface and groundwater quality and under which actions to achieve compliance are implemented and monitored. The overall aim of the WFD is for all water bodies to achieve 'Good Ecological Status' or 'Good Ecological Potential' by 2027.

SE	ENV 1 (A iii) Change in water quality/ecological status of rivers in the borough		
	Target	**Baseline**	**2023/2024**
Target met?N	Deliver 'good' ecological status or 'good ecological potential' on all water bodies by 2027.	2016: 2 water bodies achieving 'good ecological status'	2019: 0 water bodies achieving 'good ecological status[1] 2022: overall WFD classification data not available[2]
	Local Plan policy ref(s): ENV 1, SOC 5		
	Significant Effects ref(s): SE15		
	Source: Environment Agency WFD classification data (Sept 2020) - The next full WFD classification will be produced in 2025.		

1. In 2016 two water bodies in Cheshire West and Chester achieved ‘good’ overall water body classification (the baseline). The WFD 2019 classification data for water bodies in England was published on 17 September 2020. The way the 2019 classifications have been derived is different to previous years, and a change in the chemical assessments has resulted in no water bodies passing the chemical assessment, and as such no water bodies achieving above ‘moderate’ overall water body classification. This has happened in all water bodies across England. It does not mean that the chemicals in the chemical assessments are new to the environment, but that the assessments now better represent the presence of these chemicals in the environment.
2. The 2022 classification data is an interim classification and overall water body classifications have not been generated for 2022. Overall ecology classifications, which only apply to surface water, have been generated where the EA have new data for at least one classification element. A summary of the ecological classifications for 2016 through to 2022 are provided below.

Table 12.1 Ecological classifications

	Year		
Ecological Status	**2016**	**2019**	**2022**
Bad	3	5	5
Moderate	32	34	28
Poor	15	11	15
Not assessed	0	0	4
Total	**50**	**50**	**52**

There is an increase in the number of water bodies between 2019 and 2022, as the EA have split one very large water body into 3 smaller ones. There are 4 water bodies (not assessed) which had no new data so a 2022 ecology classification is not available.

The data provided is for all surface water bodies that have an overlap with the Cheshire west and Chester boundary. Some of these overlaps are quite small. Data has not been provided for water bodies that are managed by Natural Resources Wales. The main omission is the water body Dee (Chester Weir to Ceiriog).

The next full WFD classification will be produced in 2025.

DM 42 - Flood water storage

LPP2	LPP2/EV (A) Number of applications within or adjacent to a flood storage area refused contrary to DM 42		
	Target	Baseline (2019)	2023-2024
Target met? N/A (no relevant applications)	100% of relevant applications	100%	No relevant applications identified in the monitoring period
	Local Plan policy ref(s): ENV 1, DM 42		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database and GIS		

Green Infrastructure, biodiversity and geodiversity

12.4 Local Plan (Part One) policy ENV 4 safeguards and seeks the enhancement of biodiversity and geodiversity across the borough, protecting sites from loss or damage. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies in protecting these important natural assets.

LPP1	ENV 4 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See the Local Plan (Part Two) biodiversity and geodiversity indicators below that relate to strategic policy ENV4.

LPP1/ SE	ENV 4 (B) and ENV 4 (B ii) Number and total area of new statutory and non-statutory nature conservation sites [1]		
	Target	**Baseline**	**2023-2024**
Target met? Y	At least maintain the baseline amount	2014-2015 Statutory: Special Protection Areas (SPA) - 2 sites (19,318.3 ha) Special Areas of Conservation (SAC) - 4 sites (17,329.7 ha) Ramsar - 4 sites (21,424.5 ha) Sites of Special Scientific Interest (SSSI) - 28 sites (13,940 ha) Local Nature Reserve - 6 sites (103.49 ha) National Nature Reserves - 0 sites Non-statutory: Areas of Nature Conservation Value (ANCV) - 39 sites [2] Non-statutory Nature Reserves - 36 sites[iii] Local Wildlife Sites - 443 sites (5,400 ha) Regionally Important Geological Sites (RIGS) - 24 sites (174 ha)	Statutory: No change Non-statutory: No change Baseline maintained
	Local Plan policy ref(s): ENV 4		
	Significant Effects ref(s): SE10		
	Source: Natural England, Cheshire West and Chester GIS data, JNCC, Cheshire West and Chester Total Environment Team		

1. Please note baseline included in the Local Plan (Part One) monitoring framework has been updated
2. Please note that former Local Authorities had different designations. They have now been replaced with Ecological Networks.

12.5 In addition to designations within the borough the Council monitors designations within 15km of the borough boundary. There are 13 Natura 2000 sites within this buffer, as follows:

- Midland meres and mosses phase 1 (Ramsar)
- Midland meres and mosses phase 2 (Ramsar)
- Mersey Estuary (Ramsar, SPA)
- Fenn's, Whixhall, Bettisfield, Wem and Cadney Mosses (SAC)
- Manchester Mosses (SAC)

iii Please note that these sites are no longer monitored by the Council

- Rostherne Mere (Ramsar)
- The Dee Estuary (Ramsar, SPA, SAC)
- Mersey Narrow and North Wirral Foreshore (Ramsar, SPA)
- Brown Moss (SAC)
- River Dee and Bala (SAC)
- Rixton Clay Pits (SAC)
- West Midland Mosses (SAC)
- Liverpool Bay (SPA)

12.6 The most recent designation is the Liverpool Bay SPA which was re-classified with the addition of new protected features and an associated boundary amendment on 31st October 2017.

SE	ENV4 (B i)The percentage area of land designated as Sites of Special Scientific Interest (SSSI) within the local authority area in a favourable condition		
	Target	**Baseline**	**2023-2024**
Target met? Y	In line with Defra 2020 target, achieve at least 50% of SSSIs in favourable condition and at least 95% in favourable or recovering condition.	2014-2015 70.6% in favourable condition. 97.3% in favourable or recovering condition.	70.09% in favourable condition. 96.75% in favourable or recovering condition.
	Local Plan policy ref(s): ENV 4		
	Significant Effects ref(s): SE9		
	Source: JNCC, Designated Sites View, Natural England.		

SE	ENV4 (B iii) Number and total area of internationally and nationally designated nature conservation sites		
	Target	**Baseline**	**2023-2024**
Target met? N/A	Targets may have been set in relation to the conservation objectives for these sites. These will be set out in their Core Management Plans.	2014-2015 Special Protection Areas (SPA) - 2 sites covering 19,318.3ha. Special Areas of Conservation (SAC) - 4 sites covering 17,329.7ha. Ramsar - 4 sites covering 21,424.5ha. Sites of Special Scientific Interest (SSSI) - 28 sites covering 13,940ha. National Nature Reserves – 0 (Including sites partly in the borough)	No change

SE	ENV4 (B iii) Number and total area of internationally and nationally designated nature conservation sites		
	Target	Baseline	2023-2024
	Local Plan policy ref(s): ENV 4		
	Significant Effects ref(s): SE11		
	Source: JNCC, Designated Sites View Natural England.		

SE	ENV4 (B iv) Number and area of Regionally Important Geological Sites (RIGS)		
	Target	Baseline	2023-2024
Target met? N/A	None identified.	2012 24 sites covering 174ha	28 sites comprising 294ha.
	Local Plan policy ref(s): ENV 4		
	Significant Effects ref(s): SE38		
	Source: Cheshire West and Chester GIS data, Cheshire West and Chester Total Environment team		

Local Green Space

12.7 Local Green Space designation is a way to provide special protection against development for green areas of particular importance to local communities. Local Green Space designation is for use in Local Plans or Neighbourhood Plans. These plans can designate green areas for special protection. A number of Neighbourhood Plans in the borough have designated Local Green Spaces as follows:

Neighbourhood Plan	Number of Local Green Spaces designated
Ashton Hayes	10
Broxton	4
Cuddington Parish	9
Farndon	3

Neighbourhood Plan	Number of Local Green Spaces designated
Helsby	17
Ince	7
Kelsall and Willington	6
Moulton	8
Neston	5
Northwich	28
Tarporley	9
Tarvin	10
Tattenhall and District	30
Upton-by-Chester and District	4
Utkinton and Cotebrook	2

SE	ENV4 (B v) Number of designated Local Green Space sites within made Neighbourhood Plans		
	Target	Baseline	2023-2024
Target met? Y	Increase from baseline figure.	2014-2015: 30 designated Local Green Space sites (Tattenhall & District Neighbourhood Plan)	145 Local Green Space sites: Ashton Hayes: 10 sites Broxton: 4 sites Cuddington Parish: 9 sites Farndon: 3 sites Helsby: 17 sites Ince: 7 sites Kelsall and Willington: 6 sites Moulton: 8 sites Northwich: 28 sites Neston: 5 sites Tarporley: 9 sites Tarvin: 10 sites Tattenhall and District: 30 sites

SE	ENV4 (B v) Number of designated Local Green Space sites within made Neighbourhood Plans		
	Target	Baseline	2023-2024
			Upton-by-Chester and District: 4 sites Utkinton and Cotebrook: 2 sites
	Local Plan policy ref(s): ENV 4		
	Significant Effects ref(s): SE39		
	Source: Cheshire West and Chester made Neighbourhood Plans		

Landscape

12.8 Local Plan (Part One) policy ENV 2 seeks to protect and enhance the landscape character and distinctiveness of the borough through a number of mechanisms including requiring development to take full account of the characteristics of the development site and retain features of landscape quality. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) in protecting the borough's unique landscape.

LPP1	ENV 2 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See the Local Plan (Part Two) landscape indicators below which relate to strategic policy ENV 2.

12.9 The Council have produced a series of evidence base documents relating to landscape including a Local Landscape Policy Review (January 2016); a Landscape Sensitivity Study (March 2016); The Landscape Strategy (March 2016); and 'Local Landscape Designations – Areas of Special County Value' (June 2017). The Local Landscape Policy Review reviews landscape designations from the former authority Local Plans including ASCVs and ASLEVs, and identifies Key Settlement Gaps. The Landscape Strategy (March 2016) supersedes previous landscape character assessment and guidance and provides a concise strategy for managing landscape change. Informed by this evidence base, the Local Plan (Part Two) provides additional detailed policies for the protection of landscape.

SE	ENV 2 (A i) Amount of best and most versatile agricultural land		
	Target	Baseline	2023-2024
Target met? N	Increase from baseline (Grade 1 to 4).	2010 Agricultural land quality in Cheshire (including Cheshire East): Grade 1+2 = 12.5% Grade 3 = 59.2% Grade 4 = 8.0% Grade 5 = 2.8% Non agricultural land = 5.7% Urban land = 11.5%	Agricultural land quality in Cheshire West and Chester: Grade 1+2 = 10.34% Grade 3 = 71.69% Grade 4 = 4.00 % Grade 5 = 2.16% Non-agricultural land = 1.01% Urban land = 7.81%
	Local Plan policy ref(s): STRAT 1, ENV 2		
	Significant Effects ref(s): SE24		
	Source: Natural England via Data.gov.uk		

Green Infrastructure

12.10 Local Plan (Part One) policy ENV 3 supports the creation and enhancement of high quality multi-functional Green Infrastructure, incorporating it in to developments and increased planting of trees and woodlands. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies.

LPP1	ENV 3 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See the Local Plan (Part Two) green infrastructure indicators below which relate to strategic policy ENV3.

12.11 The Ecological Network for Cheshire West and Chester (July 2016) which links areas of biodiversity importance at a broad landscape scale, taking account of the hierarchy of ecological designations, has been developed. The ecological network is an important component of the borough's green infrastructure network. When net gains in biodiversity and geodiversity assets are delivered in line with the ecological network priorities, benefits could be achieved which contribute towards strengthening the borough's wider green infrastructure network, natural capital and natural environment

as whole. The Local Plan (Part Two) includes detailed policies and a monitoring framework with further indicators relating to Green Infrastructure.

DM 44 - Protecting and enhancing the natural environment

LPP2	LPP2/EV (B) Proportion of applications within or adjacent to designated sites of biodiversity/geodiversity importance that result in a net loss of natural assets and the proportion that deliver net gain		
	Target	**Baseline (2019)**	**At 1 April 2024**
Target met? N/A	Increase in approved schemes that achieve no net loss	100% (No net loss) 21% (Net gain)	100% (No net loss) 10.3% of applications delivered a net gain.
	Local Plan policy ref(s): ENV 4, DM 44		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.12 As highlighted in the Local Plan (Part One) the following areas are considered designated sites for biodiversity and geodiversity importance: Special Protection Areas (SPAs), Special Areas of Conservation (SACs), Ramsar sites, Sites of Special Scientific Interest (SSSI), National Nature Reserves (NNR), Local Nature Reserves, Sites of Biological Interest (SBI), Local Wildlife Sites, and Regional Important Geological and Geomorphological Sites (RIGS).

12.13 Planning applications within the monitoring year that were within or adjacent to any of these areas were collected and analysed to discover if they led to a biodiversity net loss/gain. Between 1 April 2023 and 31 March 2024, a total of 68 planning applications were granted planning permission within or adjacent to a designated site. Of the total 68 permissions, 7 delivered a biodiversity net gain in line with Local Plan (Part Two) policy DM44 (6 on site, 1 was delivered via a financial contribution). The policy has ensured that biodiversity has been considered in at least 39 permissions and there has been either a net gain or a no net loss in biodiversity in all areas within or adjacent to designated sites. The results of this monitor are deemed positive as the figures signify that there is no net loss of natural assets and, where possible net gains have been delivered. 10.3 per cent of permissions delivered a biodiversity net gain on site.

12.14 As the ecological network covers a broad area, it is also likely that net gain has been provided on other schemes that are not within/adjacent to the identified designated sites, therefore not picked up within this indicator. The Council's Total Environment team are consulted on around 600 applications per year and provide comments in relation to Local Plan polices (ENV 4/DM 44) and the impact on net gain. This is currently done on major applications as the Environment Act is not yet mandatory. This will be reviewed in future monitoring reports in line with any new legislation. The Council is aware of recent legislation surrounding biodiversity net gain namely the Environment Act (mandatory from 12.02.24). The Act was not mandatory for most of the 2023-24 period, but will be considered in the next

monitoring period. The Council has prepared an interim guidance note for biodiversity net gain and ecological networks following the Environment Act.

Historic environment

12.15 Cheshire West and Chester has a unique and significant historic legacy which is recognised throughout the policies of the Local Plan. Heritage assets are an irreplaceable resource which must be protected, conserved, managed and enhanced. The Council is committed to the protection and enhancement of historic assets. Local Plan (Part One) policy ENV 5 protects the borough's unique and significant heritage assets requiring development to safeguard or enhance both designated and non-designated heritage assets. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies plan in protecting the historic environment and the character and setting of areas of acknowledged significance.

LPP1	ENV 5 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See Local Plan (Part Two) historic environment indicators below which relate to strategic policy ENV 5.

LPP1	ENV 5 (A i) Number of Conservation Area Appraisals as a proportion of Conservation Areas		
	Target	Baseline	2023-2024
Target met? No change	100 per cent	2014/15: 40%	43%
	Local Plan policy ref(s): ENV 5		
	Significant Effects ref(s): N/A		
	Source: Cheshire Historic Environment Record A Chester Rows Design Guide was produced in March 2023.		

LPP1	ENV 5 (B) Number of heritage assets at risk [1]		
SE	Target	Baseline	2023/2024
Target met? Y	Reduce from 2010 baseline	2010 Heritage at risk register: Listed buildings: 10 Scheduled Monuments: 22 Conservation Areas: 8 Total at risk: 40	2023/2024 Heritage at Risk Register: Listed Buildings: 8 Scheduled Monuments: 11 Conservation Areas: 1 Total at risk: 20
	Local Plan policy ref(s): ENV 5		
	Significant Effects ref(s): SE36		
	Source: Historic England - Heritage at Risk Register: https://www.historicengland.org.uk/advice/heritage-at-risk/search-register/, Cheshire West and Chester Historic Environment Record July 2024		

1. Assets registered as 'at risk' on the Heritage At Risk Register, Historic England

SE	ENV 5 (B i) Total number of heritage assets (Listed Buildings, Scheduled Monuments, Conservation Areas, Locally Listed Buildings, Registered Park and Gardens, Battlefields, Areas of Archaeological Potential/Importance)			
	Target	Baseline	2018/19	2023-2024
Target met? Y	Increase from 2010 baseline	4,395	10,909	11, 239
	Local Plan policy ref(s): ENV 5			
	Significant Effects ref(s): SE37			
	Source: Cheshire Historic Environment Record, Sites of archaeological/historic importance recorded on the Historic Environment Record (Monument records)			

DM 48 - Non-listed buildings, structures and landscapes of architectural and historic interest

LPP2	LPP2/EV (C) Number of additional locally listed assets registered on the historic environment record		
	Target	Baseline (2017/18)	At 1 April 2024
Target met? No change	Increase from baseline established in 2017/18	1,313	1,313 0 additional locally listed buildings.
	Local Plan policy ref(s): ENV 5, DM 48		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester Historic Environment Record		

High quality design and sustainable construction

12.16 Local Plan (Part One) policy ENV 6 promotes sustainable, high quality design and construction through a number of requirements of development. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies. Certain elements of policy ENV 6 are also monitored through the implementation of policies ENV 1, ENV 5 and ENV 7. Indicators for Local Plan (Part One) policy ENV 5 monitor the requirement for development to be sympathetic to heritage. Indicator ENV 7 (B) provides a mechanism to monitor the requirement in Local Plan (Part One) policy ENV 7 to incorporate energy efficiency measures and provide for renewable energy. Indicator ENV 1 (A ii) monitors the percentage of relevant development incorporating Sustainable Drainage Systems (SUDS) which measures the implementation of both Local Plan (Part One) policy ENV 1 and policy ENV 6 that seeks mitigation and adaptation to the effects of climate change.

12.17 It is intended that the following indicators will also provide a mechanism to monitor the sustainable construction element of Local Plan (Part One) policy ENV 6 by providing data on energy consumption and housing energy efficiency ratings in the borough.

LPP1	ENV 6 (A) Relevant planning applications determined in accordance with policy	
	Target	2023-2024
Target met? N/A	100 per cent	See the Local Plan (Part Two) high quality design and sustainable construction indicators below which relate to strategic policy ENV 6.

SE	ENV 6 (A i) Annual average domestic consumption of electricity (Kilowatt hours/year)		
	Target	**Baseline**	**Annual consumption 2011 - 2022**
Target met? Y	Reduce from baseline	2010: 4,199 KWh	2011: 4,120 KWh 2012: 4,050 KWh 2013: 4,101 KWh 2014: 4,064 KWh 2015: 3,761 KWh 2016: 3,973 KWh 2017: 3,871 KWh 2018: 3779 KWh 2019: 3737 KWh 2020: 3960 KWh 2021: 3700 KWh 2022: 3357 KWh
	Local Plan policy ref(s): ENV 6		
	Significant Effects ref(s): SE4		
	Source: Government Statistical Data Set		

SE	ENV 6 (A ii) Annual average domestic consumption of gas (Kilowatt hours)		
	Target	**Baseline**	**Annual consumption 2011-2022**
Target met? Y	Reduce from baseline	2010: 15,282 KWh	2011: 14,074 KWh 2012: 14,076 KWh 2013: 13,581 KWh 2014: 12,951 KWh 2015: 12,717 KWh 2016: 12,733 KWh 2017: 13,785 KWh 2018: 13,026 KWh 2019: 13,101 KWh 2020: 13,302 KWh 2021: 12,329 KWh 2022: 10,635 KWh

SE	ENV 6 (A ii) Annual average domestic consumption of gas (Kilowatt hours)		
	Target	Baseline	Annual consumption 2011-2022
			(2022 is the most up-to-date data for the 2024 AMR).
	Local Plan policy ref(s): ENV 6		
	Significant Effects ref(s): SE5		
	Source: Government Statistical Data Set		

12.18 The Standard Assessment Procedure (SAP), is the methodology previously used by the Government to assess and compare the energy and environmental performance of dwellings. Since 2013, the SAP data has been unavailable, therefore the data has been updated to use ONS data which analyses Energy Performance Certificates (EPC) by local authority area.

12.19 An Energy Performance Certificate (EPC) indicates the energy efficiency of a building. It is based on data about a building's energy features (for example, the building materials used and the heating systems and insulation), which are collected by an accredited energy assessor and are entered into a government approved software to generate the EPC. An EPC is required when a building is constructed, sold or let, and is valid for 10 years. Domestic EPCs are banded from "A" to "G", where "A" is the most energy efficient in terms of likely fuel costs and CO2 emissions. The following ratings correlate to the numerical ratings: (92+)A, (81-91)B, (69-80)C, (55-68)D, (39-54)E, (21-38)F, (1-20)G.

SE	ENV 6 (A iii) Housing energy efficiency (median energy efficiency score and rating for dwellings in the the local authority area)		
	Target	Baseline	2023-2024
Target met? Y (score increased or rating stayed the same)	Increase median energy efficiency score and rating from 2019 baseline (for existing and new dwellings) Energy efficiency score and energy efficiency rating band More than 91=A 81 to 91=B	2019: CWaC energy efficiency scores and ratings: Existing flats: 72 (C) Existing houses: 65 (D) New flats: 81 (B) New houses: 84 (B)	ONS data - all dwellings up to end of financial year ending 2023 (data published March 2023) Existing flats: 73 (C) Existing houses: Detached: 63 (D), Semi detached: 64(D), Terrace: 66(D) New houses Detached: 84 (B), Semi detached: 84 (B), Terrace: 84 (B) New Flats: 83 (B)

SE	ENV 6 (A iii) Housing energy efficiency (median energy efficiency score and rating for dwellings in the the local authority area)		
	Target	**Baseline**	**2023-2024**
	69 to 80=C 55 to 68=D 39 to 54=E 21 to 38=F 1 to 20=G		All dwellings: 68 (D)
	For comparison, for 2019 (1st April 2018 to 31st March 2019), the median energy efficiency score for new flats and new houses in England was rated within EPC band B. EPC data shows new flats had a median score of 83 and new houses a score of 84. In contrast, the median energy efficiency score for existing flats (70) was rated within EPC band C, and for existing houses within band D. The median energy efficiency score for existing houses in England was 64. Local Plan policy ref(s): ENV 6		
	Significant Effects ref(s): SE6		
	Source: Energy efficiency of housing in England and Wales - Office for National Statistics (ons.gov.uk)		

DM 3 - Design, character and visual amenity

LPP2	LPP2/EV (D) Number of applications agreed through the Design Review Panel		
	Target	**Baseline (2019)**	**As at 1 April 2024**
Target met? **N/A**	N/A	2: baseline established in 2019 **2021/22** • 2 applications **2022/23** • 1 pre-application	No schemes were presented to the Design Review Panel during the monitoring period.
	Local Plan policy ref(s): ENV 6, DM 3		

LPP2	LPP2/EV (D) Number of applications agreed through the Design Review Panel		
	Target	Baseline (2019)	As at 1 April 2024
	Significant Effects ref(s): N/A		
	Source: CWaC Regeneration Project Officer		

DM 4 - Sustainable construction

LPP2	LPP2/EV (E) Number of new dwellings meeting higher National Housing Standard for water consumption of 110 litres per person per day		
	Target	Baseline	As at 1 April 2024
Target met? N/A	Increase from baseline established in 2017/18	Baseline established 2019-2020: 38 schemes **2020/21** 101 schemes (1,030 dwellings) **2021/22** 100 schemes (1,195 dwellings) **2022/23** 67 schemes (493 dwellings)	2023/24: 96 schemes (886 dwellings)
	Local Plan policy ref(s): ENV 6, DM 4		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.20 This indicator was introduced by the Local Plan (Part Two) which was adopted on 18 July 2019. The indicator measures the number of planning permissions granted which include a planning condition requiring the new dwelling(s) to be constructed to the tighter National Housing Standard for water consumption of 110 litres per person per day. While 96 schemes included this planning condition, the number might have been expected to have been higher, given that 138 residential schemes were granted planning permission over the same period, although some of the permissions granted will have been for reserved matters.

LPP2	LPP2/EV (F) Number of non-domestic buildings achieving a BREEAM rating of 'excellent'		
	Target	**Baseline (2019)**	**As at 1 April 2024**
Target met? N/A	Increase from baseline established in 2017/18	Baseline established 2019-20: 11 schemes Good - 1 Very Good - 6 Excellent - 1 Not specific (highest rating that can reasonably/ viably be achieved - 3 **2020/21** • General industrial, storage or distribution - 1 Excellent, 1 Very Good, 1 Pass • Hotels - 1 Excellent • Commercial, Business and Service (Retail) - 1 Very Good • Local Community and Learning (Learning and non-residential institutions) - 1 Very Good • Sui Generis (formerly assembly and leisure) - 1 Excellent **2021/22** • General industrial, storage or distribution - 2 Very Good, 1 Pass, 1 Unspecified • Commercial, Business and Service (Retail) - 1 Very Good • Waste processing / recycling / energy - 4 Very Good **2022/23** • General industrial, storage or distribution - 2 Excellent, 1 Pass • Commercial, Business and Service (Retail) Community use - 3 Excellent, 1 Very Good • Waste processing / recycling / energy - 1 Very Good • Care home - 1 Very Good	4 schemes with a BREEAM condition (3 Excellent, 1 Very Good): • General industrial, storage or distribution - 1 Excellent • Health, Community use - 1 Excellent, 1 Very Good • Care home - 1 Excellent
	Local Plan policy ref(s): ENV 6, DM 4		

LPP2	LPP2/EV (F) Number of non-domestic buildings achieving a BREEAM rating of 'excellent'		
	Target	Baseline (2019)	As at 1 April 2024
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.21 Local Plan (Part Two) Policy DM 4 expects all non-domestic buildings to achieve a BREEAM rating of 'Excellent'. In total four schemes granted planning permission in the period 2023-24 included a condition that required the achievement of a BREEAM rating. Three schemes were conditioned to achieve an 'Excellent' rating, and one scheme was considered able to meet 'Very Good'. A further two schemes were seeking a BREEAM 'Very Good' rating, however the proposed rating was not secured by a planning condition.

12.22 The Council's sustainable construction guidance note[(iv)] explains the approach to sustainable design and construction for new developments, in accordance with the requirements set out in policy DM 4 and sets out what information is needed to demonstrate that the requirements of the policy have been met. In applying Local Plan (Part Two) policy DM 4 to non-domestic development, the Council recognises that the size of a development scheme can be a determining factor of whether a BREEAM assessment is viable, and that some buildings, for example modern agricultural buildings, will have very low energy demands. Therefore, the requirement for a BREEAM assessment is only applied to major non-domestic new build development schemes (i.e. those with a site area of one hectare or more; or providing 1,000 sqm floorspace or more) and not to changes of use or conversions, however, this is being kept under review.

12.23 The Sustainable Construction Guidance note also provides guidance for how residential schemes can meet requirements of policy DM 4, suggesting that new housing should be designed to deliver a reduction in carbon dioxide emissions where possible. Over the 2023/24 monitoring period this was included as a condition of planning permission on three schemes, totalling 647 dwellings, securing energy efficiency and/or low carbon measures including an energy efficiency strategy, installation of air source heat pumps, photovoltaic panels and a 100% reduction in regulated carbon emissions.

Alternative energy

12.24 Local Plan (Part One) policy ENV 7 supports renewable and low carbon energy proposals. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies in moving towards more renewable energy resources.

12.25 During the monitoring period, 70 applications relating to proposals for alternative energy supplies were approved. The applications approved in the monitoring period were:

- One application for a proposed solar farm of around 30MW on land at Bretton Hall Farm (22/02042/FUL)

iv Sustainable construction information requirements (cheshirewestandchester.gov.uk)

- 11 applications for a domestic scale ground mounted remote solar photovoltaics (PV)
- 25 applications for domestic scale roof mounted solar PV
- 4 applications for domestic scale roof mounted solar PV and air source heat pumps
- 4 applications for domestic scale air source heat pumps
- One application for an external biomass boiler to assist with heating a workshop and a log drying kiln at Oscroft (23/02833/FUL)
- One S73 application to alter the approved plans to reflect elevational changes and enable the installation of air source heat pumps and solar panels at a mixed use development of 23 dwellings and 23 commercial units on land at Lyndale Farm, Wrexham Road, Chester (22/04461/S73)
- One S73 application for variation of condition to provide ground mounted solar panels at Vauxhall car storage site, Ellesmere Port (23/02359/S73)
- 2 non-material amendment application to an outline permission for the erection of 70 dwellings to show indicative solar panel locations (23/02035/NMA)
- One application for a domestic scale air source heat pump
- 2 applications for business-scale air source heat pumps
- One business scale solar PV application (23/02929/FUL)
- One application for a polytunnel and micro wind turbine at Maple Paddock, Cuddington (23/01398/FUL)
- 2 Lawful Development Certificate applications were decided for solar PV on residential properties and 3 Lawful Development Certificate applications for solar PV on business properties. These applications assess whether the proposal is permitted under the Town and Country Planning General Permitted Development Order. These applications are not assessed against Local Plan policy ENV 7 and as such, have not been included in the table below.
- 10 prior approval applications were decided for solar PV on business properties. Prior approval applications are assessed under the permitted development regulations and in terms of design and external appearance. As the P14 applications are not assessed against Local Plan policy ENV 7 they have not been included in the table below.

LPP1	ENV 7 (A) Relevant planning applications determined in accordance with policy		
	Target	**Baseline 2018 - 2019**	**2023-2024**
Target met? Y	100 per cent	Two relevant applications determined, both in accordance with policy (100%).	• One application for a proposed solar farm of around 30MW on land at Bretton Hall Farm (22/02042/FUL) • 11 applications for a domestic scale ground mounted remote solar photovoltaics (PV) • 25 applications for domestic scale roof mounted solar PV • 4 applications for domestic scale roof mounted solar PV and air source heat pumps • 4 applications for domestic scale air source heat pumps

LPP1	ENV 7 (A) Relevant planning applications determined in accordance with policy		
	Target	Baseline 2018 - 2019	2023-2024
			• One application for an external biomass boiler to assist with heating a workshop and a log drying kiln at Oscroft (23/02833/FUL) • One S73 application to alter the approved plans to reflect elevational changes and enable the installation of air source heat pumps and solar panels at a mixed use development of 23 dwellings and 23 commercial units on land at Lyndale Farm, Wrexham Road, Chester (22/04461/S73) • One S73 application for variation of condition to provide ground mounted solar panels at Vauxhall car storage site, Ellesmere Port (23/02359/S73) • 2 non-material amendment application to an outline permission for the erection of 70 dwellings to show indicative solar panel locations (23/02035/NMA) • One application for a domestic scale air source heat pump • 2 applications for business-scale air source heat pumps • One business scale solar PV application (23/02929/FUL) • One application for a polytunnel and micro wind turbine at Maple Paddock, Cuddington (23/01398/FUL). All of these applications were approved in accordance with Local Plan (Part One) policy ENV 7.

LPP1	ENV 7 (B) Installed capacity from renewable energy sources				
	Target	Baseline	2018-2022	2022-2023	2023-2024
Target met?	Increase from 2014 baseline	Future years will be assessed against the figure for 2014 Installed capacity (MWh) in Cheshire West and Chester (at end of 2014): Total: **23 MW** This is made up of: Photovoltaics: 14.01 MW Onshore wind: 0.00 MW Anaerobic digestion: 0.2 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Number of installations (2014): Photovoltaics 3,225 Onshore Wind: 4 Anaerobic digestion: 1 Sewage gas: 2 Landfill gas: 3 Total renewable electricity generation (2014): **44,697 MWh** This is made up of Photovoltaics: 10,525 MWh Onshore wind: 61 MWh Anaerobic digestion: 1,325 MWh Sewage gas: 5,958 MWh Landfill gas: 26,828 MWh	<u>2018-2019</u> Installed capacity (MW) (at end of 2018): Total= **118.8 MW** Total renewable electricity generation (MWh): Total= **244,085 MWh** <u>2019-2020</u> Installed capacity (MW) (at end of 2019): Total= **126.5 MW** Total renewable electricity generation (MWh): Total= **186,464 MWh** <u>2020-2021</u> Installed capacity (MW) (at end of 2019 - as the most recent data was published in September 2020): Total= **127.9 MW** Total renewable electricity generation (MWh) Total= **186,464 MWh** <u>2021-2022</u> Installed capacity (MW) (at end of 2020 - as this is the most recent data) Total= **128.9 MW** Total renewable electricity generation (MWh): Total: **196,776 MWh** (Please see table below for details)	Installed capacity (MW) in Cheshire West and Chester (at end of 2021 - as this is the most recent data Total: **130.3 MW** Photovoltaics: 43.8 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.9 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Plant biomass: 21.5 MW Number of installations (end 2021) Photovoltaics: 6,191 Onshore wind: 5 Anaerobic digestion: 4 Sewage gas: 2 Landfill Gas: 3 Cofiring: 1 Total renewable electricity generation (MWh) Total: **155,595 MWh** Photovoltaics: 36,295 MWh Onshore wind: 81,036 MWh Anaerobic digestion: 10,640 MWh Sewage gas: [X] MWh Landfill gas: 27,623 MWh Plant biomass: [X] MWh	Installed capacity (MW) in Cheshire West and Chester (at end of 2022 - as this is the most recent data Total: **133.6 MW** Photovoltaics: 47.1 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.9 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Plant biomass: 21.5 MW Number of installations (end 2022) Photovoltaics: 7,052 Onshore wind: 5 Anaerobic digestion: 4 Sewage gas: 2 Landfill Gas: 3 Cofiring: 0 Total renewable electricity generation (MWh) Total: **174,368 MWh** Photovoltaics: 39,891 MWh Onshore wind: 92,161 MWh Anaerobic digestion: 12,314 MWh Sewage gas: [X] MWh Landfill gas: 30,002 MWh Plant biomass: [X] MWh

LPP1	ENV 7 (B) Installed capacity from renewable energy sources				
	Target	Baseline	2018-2022	2022-2023	2023-2024
	Local Plan policy ref(s): ENV 7				
	Significant Effects ref(s): SE7				
	Source: Government National Statistics - Renewable electricity by local authority. Published September 2023 * Note - onshore wind refers to number of schemes, not number of turbines				

Alternative energy: annual generation (Indicator ENV 7(B)) - additional information from table above

Year	Installed capacity (MW)	Number of installations	Total renewable energy generation (MWh)	Renewable energy installations
2018-2019	**118.8 MW** Photovoltaics: 32.8 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.41 MW Sewage gas: 1.47 MW Landfill gas: 7.21 MW Plant biomass: 21.50 MW	Photovoltaics: 5,291 Onshore wind: 5* Anaerobic digestion: 3 Sewage gas: 2 Landfill gas: 3 Plant biomass: 1	**244,085 MWh**	Photovoltaics: 31,391MWh Onshore wind: 92,016 MWh Anaerobic digestion: 24,343 MWh Sewage gas: 6,397 MWh Landfill gas: 28,713 MWh Plant biomass: 61,225 MWh
2019-2020	**126.5 MW** Photovoltaics: 40.5 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.4 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Plant biomass: 21.5 MW	Photovoltaics: 5,373 Onshore wind: 5* Anaerobic digestion: 3 Sewage gas: 2 Landfill gas: 3 Plant biomass: 1	**186,464 MW**	Photovoltaics: 33,657 MWh Onshore wind: 92,553 MWh Anaerobic digestion: 29,187 MWh Sewage gas: [X] MWh Landfill gas: 31,067 MWh Plant biomass: [X] MWh

Year	Installed capacity (MW)	Number of installations	Total renewable energy generation (MWh)	Renewable energy installations
2020-2021	**127.9 MW** Photovoltaics: 42.0 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.4 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Plant biomass: 21.5 MW	Photovoltaics: 5,759 Onshore wind: 5* Anaerobic digestion: 3 Sewage gas: 2 Landfill gas: 3 Plant biomass: 1	**186,464 MWh**	Photovoltaics: 33,657 MWh Onshore wind: 92,553 MWh Anaerobic digestion: 29,187 MWh Sewage gas: [X] MWh Landfill gas: 31,067 MWh Plant biomass: [X] MWh
2021-2022	**128.9 MW** Photovoltaics: 42.9 MW Onshore wind: 50.4 MW Anaerobic digestion: 5.4 MW Sewage gas: 1.5 MW Landfill gas: 7.2 MW Plant biomass: 21.5 MW	Photovoltaics: 6,011 Onshore wind: 5* Anaerobic digestion: 3 Sewage gas: 2 Landfill gas: 3 Plant biomass: 1	**196,776 MWh**	Photovoltaics: 39,114 MWh Onshore wind: 104,884 MWh Anaerobic digestion: 22,326 MWh Sewage gas: [X] MWh Landfill gas: 30,453 MWh Plant biomass: [X] MWh

12.26 Local Plan (Part One) policy ENV 7 supports renewable and low carbon energy proposals which contribute to the development of a low-carbon economy whilst tackling climate change and creating a secure and affordable energy system. Installed capacity has increased significantly between 2014 and 2024 from 23MW to 133.6 MW. This is mostly attributed to the introduction of onshore wind capacity, an anaerobic digestion facility and a plant biomass facility, along with significant increases in photovoltaics.

12.27 The majority of the renewable energy schemes which became operational in the monitoring period have been small to medium scale, including solar panels and ground source heat pumps on public buildings and at a domestic scale on residential properties. There have been a high number of this type of development in the monitoring period which is likely to result in a significant increase in capacity, however, this will not be included within the National Statistics until next year. There has also been one large scale solar farm (around 30 MW), which will significantly add to renewable energy capacity.

DM 51 - Wind energy

12.28 One application was determined for a wind energy proposal - a polytunnel and micro wind turbine at Maple Paddock, Cuddington (23/01398/FUL). This application was determined in accordance with policy.

DM 52 - Solar energy

12.29 During the monitoring period, 46 applications were approved relating to proposals for solar energy. The largest scheme approved during the monitoring period was a solar farm of around 30 MW on land at Bretton Hall Farm (22/02042/FUL).

LPP2	LPP2/EV (G) Applications for wind and solar energy determined in accordance with policy		
	Target	Baseline (2019 - 2020)	2023-2024
Target met? N/A	100%	1 application decided relating to ground-mounted solar photovoltaics - determined in accordance with policy DM 52 (100%)	See indicator ENV 7 Alternative energy supplies
	Local Plan policy ref(s): ENV 7, DM 51 and DM 52		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

DM 53 - Energy generation, storage and district heat networks

12.30 During the monitoring period, 72 applications were approved relating to proposals for energy generation, storage and district heat networks. Of these, 70 applications relate to alternative energy supplies and are described in more detail in the section relating to Local Plan (Part One) policy ENV7. The remaining two applications were approved for the following developments:

- One application for an electricity connection between Capenhurst battery storage facility and the National Grid substation (23/00088/FUL)
- One application for a battery storage facility on land south of Capenhurst Lane (22/03585/FUL)

LPP2	LPP2/EV (H) Applications for energy generation and storage determined in accordance with policy			
	Target	Baseline	2021 - 2022	2023-2024
Target met? Y	N/A	16 applications, all determined in accordance with the policy.	22 applications, all determined in accordance with the policy.	72 applications, all determined in accordance with the policy

LPP2	LPP2/EV (H) Applications for energy generation and storage determined in accordance with policy			
	Target	Baseline	2021 - 2022	2023-2024
	Local Plan policy ref(s): ENV 6, DM 53			
	Significant Effects ref(s): N/A			
	Source: Cheshire West and Chester planning application monitoring database			

Managing waste

12.31 Local Plan (Part One) policy ENV 8 sets out how the borough's waste management needs will be met in line with the requirements of the waste hierarchy. The policy also identifies a number of sites which are safeguarded for waste uses.

12.32 A new Waste Needs Assessment (WNA) for CWaC was published in 2023. The WNA was undertaken by BPP Consulting LLP and forecasts the amount of waste to be managed over the plan period for the main waste streams. It also assesses current and future waste capacity and identifies any deficiencies in future capacity. The table below is taken from the WNA 2023.

	Measured Baseline (Actuals)	Forecast Waste Management Requirements (Tonnes at Plan Milestone)					Peak or Cumulative Capacity Requirement (tonnes)	Trend in projected management requirements as per forecasts set out in Appendix 2, 3 & 4
	2021	**2025**	**2030**	**2035**	**2040**	**2045**		
Recycling/Organic Waste Treatment								
LACW	*106,112*	115,533	123,583	131,513	130,615	129,718	131,513	Rising then falling
C&I	*243,939*	251,590	270,183	270,805	271,427	272,049	272,049	Rising
CDEW	*51,095*	81,873	82,284	82,696	83,110	83,526	83,526	Rising
Total	***401,146***	**448,996**	**476,050**	**485,014**	**485,152**	**485,293**		
Residual waste Other Recovery								
LACW	*72,589*	60,433	51,199	42,084	41,797	41,510	60,803	Falling
C&I	*102,938*	100,636	82,856	83,047	83,238	83,428	100,636	Falling then static
Total	***175,527***	**161,439**	**134,765**	**126,046**	**126,276**	**126,505**		

	Measured Baseline (Actuals)	Forecast Waste Management Requirements (Tonnes at Plan Milestone)					Peak or Cumulative Capacity Requirement (tonnes)	Trend in projected management requirements as per forecasts set out in Appendix 2, 3 & 4
Residual waste Non-Inert Landfill								
LACW	*0*	1,777	1,765	1,754	1,742	1,730	38,601	Falling
C&I	*11,875*	7,188	7,205	7,221	7,238	7,255	169,542	Rising
CDEW	*54*	<5,458	<5,486	<5,513	<5,541	<5,568	119,051	Rising
Total	***11,929***	**14,434**	**14,481**	**14,526**	**14,572**	**14,618**	**327,194**	-
Aggregate recycling/ Recovery to Land and Recovery in Landfill								
Inert CDE	*492,495*	>463,949	>466,273	>468,609	>470,957	>473,317	473,317	Rising

12.33 The tables below use information from the Environment Agency Waste Data Interrogator 2022. This is the most up to date information available at the time of writing.

12.34 Local Plan (Part One) policy ENV 8 seeks to identify sufficient facilities and safeguard permitted capacity to meet predicted waste arisings. The capacity of existing waste management facilities in the borough is set out in the tables below.

LPP1	ENV 8 (A) Capacity of waste management facilities in Cheshire West and Chester		
	Target	**Baseline**	**2024**
Target met? Y	Sufficient capacity to meet identified needs throughout the plan period	1,316,500 tonnes per annum capacity in operational sites as at 2013 (materials transfer, recycling, composting, processing, energy from waste and hazardous waste treatment)* 4,000,000m^3 landfill (including hazardous) capacity as at 2013 2022: 2,059,494 tonnes per annum capacity in operational sites (materials recycling facilities, composting, recycling, transfer stations, hazardous waste treatment, landfill and other waste facilities). See table below for additional consented, but not yet operational capacity.	1,828,096 tonnes (from Waste Data Interrogator 2023)
	Local Plan policy ref(s): ENV 8		

LPP1	ENV 8 (A) Capacity of waste management facilities in Cheshire West and Chester		
	Target	Baseline	2024
	Significant Effects ref(s): SE 34		
	Source: Environment Agency Waste Data Interrogator 2023		

12.35 The table below shows the existing capacity in the borough for various types of waste management facilities for 2022 based on latest figures from the WDI 2022. These figures are based on actual inputs rather than consented capacity so are likely to be an underestimate of the borough's overall available capacity. Please note that in the previous years, the following tables had different waste categories based on older versions of the Waste Data Interrogator. This has now been amended to coincide with the latest WDI and to avoid double counting and to better reflect the waste capacity within the borough.

Waste management type	Number of operational facilities (in WDI 2023)	Input for 2024 (Tonnes)
Incineration	2	202,667
Landfill	3	345,833
MRS (Metal Recycling)	5	13,938
On/In Land	1	9,620
Transfer	11	123,195
Treatment	21	1,148,027
Total	43	1,843,280
Source - EA Waste Data Interrogator 2023		

12.36 It should be noted that the treatment category is very broad and covers a range of facilities such as composting, chemical treatment, biological and physical treatment. Chemical-physical processes strip waste of pollutants and enables safe landfilling. Biological processes transform pollutants into harmless products with the help of microorganisms or plants. Physical treatment essentially involves the removal of large non-biodegradable and floating solids that frequently enter a wastewater works, such as rags, papers, plastics, tins, containers and wood.

12.37 In addition to the operational sites shown above, there are a number of sites with planning permission for waste uses which are not yet operational. Progress with implementation of these sites is shown below.

Site	Consented Use and construction status as at 2024	Consented waste capacity (tonnes)
Protos, Ellesmere Port		
Plot 2	Soils treatment facility (outline) - Not Started	100,000
Plot 4	Bio-substitute natural gas renewable fuels facility - Not Started	175,000
Plot 5	Integrated waste management facility- Not Started	200,000
Plot 6	Plastics recycling village - Not Started	100,000
Plot 7	Water treatment plant (on-site waste) (outline) - Not Started	
Plot 8	Energy from waste plant - Under Construction	350,000
Plot 10B	Hydrogen production facility and electricity generating plant - Under Construction	12,775
Plot 12	Resource recovery village - Not Started	
Plot 13	Resource recovery village - Under Construction	25,000
Plot 14	Block Making facility -Not Started	36,000
Lostock Works, Northwich		
Lostock Sustainable Energy Plant (previously known as Brunner Mond/Tata)	Energy from waste plant – Complete but not yet operational	600,000
Organic Waste Management, Griffiths Road	Bio energy plant - Not started (but implemented)	150,000
Kinderton Lodge, nr Middlewich		
Kinderton Lodge	Landfill (non hazardous) - Implemented but not worked	Total 2.3 million tonnes over 11 years
Kinderton Lodge	Materials recycling facility	26,000

Site	Consented Use and construction status as at 2024	Consented waste capacity (tonnes)
Kinderton Lodge	Green waste composting	(not provided)
Other sites		
	Company	**Planning Application and Additional Comments and Capacities**
Land west of Garth Road Ellesmere Port Cheshire	Trinity Research Ltd.	17/00876/WAS- Under Construction Proposed waste inputs - Commercial and Industrial 4,700 Tonnes; Municipal 14,000 Tonnes per annum.
Land off Cookes Lane Rudheath Northwich - Extraction of existing landfilled waste products, processing and re-use of part, then landfilling of remaining waste products and restoration.	Not Known - Uses extracted waste products to create building blocks, thereby reducing need for new sand and gravel.	18/04735/FUL - Implemented but not worked - Capacity unknown
Urenco UK Ltd Capenhurst Lane Capenhurst Chester Cheshire CH1 6ER	Urenco UK Ltd	21/03161/WAS - Treatment of 5,000 tonnes per annum of off-site sources of very low level and low level radioactive wastes. And 2000 tonnes of on-site sources.
Holly Farm Burton Road Burton Chester Cheshire CW6 0ER	Not Known	21/02223/FUL - Not started
Land at North Road Ellesmere Port - Soil processing plant	Dunton Environmental	21/04645/FUL - 70,000 tonnes per annum of imported contaminated material per annum (up to 30,000 hazardous and up to 40,000 non-hazardous).
Plots 9b, 10a, 11 and 12 Protos Grinsome Road Ellesmere Port CH2 4RB	Protos	21/04076/FUL - Materials recycling facility, two plastics recycling facilities, a polymer laminate recycling facility and a hydrogen refueling station

12.38 It is clear that there is still sufficient capacity in operational and planned sites within the borough to meet predicted waste management needs. This indicates that the approach in policy ENV 8 to meeting the borough's waste needs remains appropriate.

Local Authority Collected Waste

SE	ENV 8 (A i) Local Authority Collected Waste			
	Target	Baseline 2009-2010	2015-2023	2023-2024
Target met? N/A	None Identified	192,109 tonnes	2015-2016: 173,207 tonnes 2016-2017: 178,188 tonnes 2017:2018: 169,182 tonnes 2018-2019: 171,196 tonnes 2019-2020: 173,720 tonnes 2020-2021: 182,900 tonnes 2021-2022: 178,702 tonnes 2022-2023: 162,822 tonnes	169,418 tonnes
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE27			
	Source: Defra's WasteDataFlow - Cheshire West and Chester Waste Management Service			

12.39 Local authority collected waste (LACW) consists of waste which comes into the possession of, or is under the control of, the local authority. It can be subdivided into a number of components:

- Household waste (the main component) consists primarily of waste collected directly from households;
- Household waste (with the exception of inert construction waste) which is accepted and collected at household waste recycling centres/civic amenity sites;
- Other household waste (smaller components) such as litter and street cleaning waste; and
- Non-household waste. The main components of municipal waste classified as non-household include commercial waste collected by local authorities (commonly termed “trade waste”) and inert construction materials accepted at household waste recycling centres.

12.40 As for the country as a whole, the amount of LACW in Cheshire West and Chester collected each year showed a gradual decline between 2009 -2016 and this is thought to be because of multiple reasons, including reducing the frequency of residual waste collections by Local Authorities, the use of education initiatives to produce greater public awareness of waste reduction and reuse and 'light-weighting' of packaging. There was an increase in arisings again during 2016-2017, and a significant reduction in LACW waste during 2017-2018. Much of this is attributed to the changes in at the Household Waste Recycling Centres. Enforcement cameras have been used to reduce commercial waste at these sites and has led to a reduction in over 6,000 tonnes waste being collected at these

centres. (It should be noted that this is likely to result in a comparable increase in other waste streams, in particular commercial and industrial waste).

12.41 After 2017-2018 the amount of LACW increased slowly, but with a large increase in 2020-2021. This large increase is due to the COVID-19 pandemic and associated lockdown, which meant some service suspensions and significant changes to working arrangements. The much higher than normal level of working from home will have resulted in lower levels of business waste and higher levels of LACW. The lowest amount of per capita waste collected is in 2022-23 and it has risen slightly since then, possibly due to a slight move out of the cost of living crisis.

SE	ENV 8 (A ii) Kilogrammes of household waste collected per head (kg/h)			
	Target	Baseline 2010- 2011	2011 - 2022	2023-2024
Target met? N/A	No specific target identified	508.63	2011-2012: 491.41 kg/h 2012-2013: 465.65 kg/h 2013-2014: 476.06 kg/h 2014-2015: 483.42 kg/h 2015-2016: 483.92 kg/h 2016-2017: 462.02 kg/h 2017-2018: 478.25 kg/h 2018-2019: 480.28 kg/h 2019-2020: 485.11 kg/h 2020-2021: 510.18 kg/h 2021-2022: 496.48 kg/h 2022-2023:436.33 kg/h	447.48 kg/h
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE28			
	Source: Cheshire West and Chester Waste Management Service			

12.42 As can be seen from the tables below, there has generally been a sharp decrease in the proportion of household waste being landfilled and an increase in the amount sent for energy recovery. There was a slight increase in the level of waste being landfilled in 2017-2018 compared with 2016-2017, due to an energy from waste facility being out of operation for a period, during which time the waste was landfilled. There was also an increase in 2020-2021 due to the COVID-19 pandemic and associated lockdown, disruption to facilities and significant increase in levels of LACW. In 2021-2022, 0.00% of the waste had been landfilled as per Waste data flow in terms of 'direct' landfill of waste and for the last two years it has risen slightly.

12.43 The percentage of LACW sent for energy recovery seems to have stabilised, with a slight increase in 2019-2020 and 2020-2021. The change in 2019-2020 is likely to be associated with a change to the processing of wood materials collected from household waste centres. These materials

(approximately 3,000 tonnes) were treated via the biomass (combustion) disposal route rather than closed loop recycling. Numbers from 2020 onwards is due to the COVID-19 pandemic and associated impacts on levels of LACW and disruption to facilities. 2021-2022 also saw the use of an additional treatment facility (Renescience: From Waste to Energy | Ørsted (orsted.co.uk) in Northwich that further improved the diversion rate through the treatment technology in place at that facility. This could explain the lowest level of landfilled waste in 2021-2022. There has been a slight increase over the last two years.

SE	ENV 8 (A iii) % of local authority collected waste landfilled			
	Target	Baseline 2010-2011	2011- 2023	2023 - 2024
Target met? N/A	No specific target identified	49.98%	2011-2012: 48.21% 2012-2013: 41.09% 2013-2014: 39.80% 2014-2015: 25.8% 2015-2016: 2.93% 2016-2017: 0.25% 2017-2018: 1.54% 2018-2019: 0.61% 2019-2020: 0.47% 2020-2021: 1.56% 2021-2022: 0.00% 2022-2023: 0.11%	0.26%
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE30			
	Source: Cheshire West and Chester Waste Management Service			

SE	ENV 8 (A iv) % of local authority collected waste sent for energy recovery			
	Target	Baseline 2010- 2011	2011- 2023	2023 - 2024
Target met? N/A	No specific target identified	0%	2011-2012: 0% 2012-2013: 0.28% 2013-2014: 0.25% 2014-2015: 4.67% 2015-2016: 39.14% 2016-2017: 41.76% 2017-2018: 40.13% 2018-2019: 40.38% 2019-2020: 43.16% 2020-2021: 43.90% 2021-2022: 42.38% 2022-2023: 43.44%	40.63%
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE33			
	Source: Cheshire West and Chester Waste Management Service			

12.44 There has been a steady increase in the proportion of local authority waste being recycled and composted. The reduction in 2020/21 is due to the COVID-19 pandemic and associated impacts on disruption of services, including temporary closures of household waste recycling centres and temporary suspension of garden waste collections. However, the borough still has one of the highest recycling rates in the country and has met the target of 50% recycling by 2020 set in the Cheshire Joint Municipal Waste Management Strategy. Since 2021, the percentage has generally been on an upward trajectory.

SE	ENV 8 (A v) % of local authority collected waste recycled and composted			
	Target	Baseline 2010- 2011	2011- 2023	2023 - 2024
Target met? Y	50% recycling rate	48.09%	2011-2012: 49.61% 2012-2013: 56.10% 2013-2014: 57.49% 2014-2015: 59.11% 2015-2016: 57.67% 2016-2017: 57.99% 2017-2018: 58.25% 2018-2019: 58.97% 2019-2020: 56.35% 2020-2021: 54.7% 2021-2022: 57.62%	59.10%

SE	ENV 8 (A v) % of local authority collected waste recycled and composted			
	Target	Baseline 2010- 2011	2011- 2023	2023 - 2024
			2022-2023: 59.10%	
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE32			
	Source: Cheshire West and Chester Waste Management Service			

Commercial and Industrial Waste

12.45 Commercial and industrial (C&I) waste is generated from the following sectors:

- Industrial Sectors
  - Food, drink and tobacco manufacturing businesses
  - Textiles/wood/paper/publishing businesses
  - Power and utilities companies
  - Chemical/non-metallic minerals manufacturing businesses
  - Metal manufacturing businesses
  - Machinery & equipment (other manufacturing) businesses
- Commercial Sectors
  - Retail and wholesale
  - Hotels and catering
  - Public administration and social work
  - Education
  - Transport and storage
  - Other services

12.46 It is difficult to accurately identify the level of commercial and industrial waste produced as there is no requirement on business to submit records. The CWaC Waste Needs Assessment (WNA) 2023 uses the 'point of management' approach to estimating C&I waste. This is primarily based on records of waste delivered to, and removed from, permitted waste facilities, taken from the Waste Data Interrogator.

12.47 A forecast for future C&I waste arisings is set out within the WNA 2023. This is based on a combination of the previous WNA growth rate factor and the DEFRA growth forecast, which produces a growth rate of 0.05% per annum. The estimated arisings in 2025 are 359,415 tonnes.

12.48 The total C&I waste arisings in 2021 were 358,751. Nearly two-thirds of this was recycled or re-used. 'Other' recovery accounted for 29% and much smaller amounts were sent for landfill, composting or anaerobic digestion.

SE	ENV 8 (A vi) Total amount of commercial and industrial waste		
	Target	**Baseline - 2010**	**2024**
Target met? N/A	No target set	Estimated arisings in 2010: 345,000 tonnes	Estimated arisings in 2025: 359,415 tonnes
	Local Plan policy ref(s): ENV 8		
	Significant Effects ref(s): SE29		
	Source: Waste Needs Assessments 2011 and 2023		

SE	ENV 8 (A vii) Amount of commercial and industrial waste produced in the borough sent for energy recovery / landfill / treatment (estimated)		
	Target	**Baseline**	**2023**
Target met? N/A	No target set	Baseline established for 2014: No previous figure available	2021 total arisings: 358,751 tonnes Landfill: 11,875 tonnes (3%) 'Other' recovery: 102,938 tonnes (29%) Compositing and anaerobic digestion 13,995 tonnes (4%) Recycling and re-use: 229,944 tonnes (64%)
	Local Plan policy ref(s): ENV 8		
	Significant Effects ref(s): SE31		
	Source: Waste Needs Assessment 2023		

Waste Movements

12.49 The Environment Agency Waste Data Interrogator (WDI) provides some data on movements of waste between waste planning authority areas, to give an idea of movements in the local waste markets. Although generally a useful dataset, not all movements give a detailed geographic waste source, and movements to those facilities exempt from waste management licencing are not reported. Therefore the picture provided may be partial in some cases, but still adds value to the evaluation of available capacity in Cheshire West and Chester. The information shown in the table below is the most up to date available at the time of writing.

12.50 Examining WDI 2022 data for the Cheshire West and Chester area shows:

- The borough is generally a net importer of waste, reflecting the wide range of facilities in Cheshire West and Chester, including a nationally significant hazardous waste facility and the lack of certain facilities in some other nearby authorities.
- 42 per cent of all waste generated in Cheshire West and Chester is processed or disposed of in the borough.
- Of that handled outside of Cheshire West and Chester, the main destinations are Lancashire, other authorities within the North West region, the West Midlands, Hampshire and Yorkshire.
- A significant proportion of the remainder of the inputs come from the North West region and Wales. There were also significant inputs from Bedford, Middlesborough, Walsall and Hampshire in general and from close neighbours St Helens, Wirral, Liverpool, Flintshire and Manchester. The inputs from the North West region are mostly to landfill, transfer, treatment and incineration. Material received from further afield is mainly inputs to specific waste management facility types e.g. material recycling, biological treatment, chemical treatment and treatment of hazardous waste.

SE		ENV 8 (A viii) Waste imports to Cheshire West and Chester (tonnes)		
	Target	Baseline - 2011	2012-2021	2023-2024
Target met? N/A	No target set	1,137,523	2012: 890,271 2013: 1,083,948 2014: 792,157 2016: 839,048 2017: 970,376 2018: 1,311,411 2019: 1,687,474 2020: 2,059,494 2021: 1,922,530 2022: 2,055,971	2023: 1,843,280
		Local Plan policy ref(s): ENV 8		
		Significant Effects ref(s): SE35		
		Source: EA Waste Data Interrogator 2023 (Waste Received table)		

SE		ENV 8 (A ix) Waste exports from Cheshire West and Chester (tonnes)		
	Target	Baseline - 2011	2012-2022	2023-2024
Target met? N/A	No target set	685,113	2012: 799,804 2013: 665,046 2014: 276,714 2016: 319,922 2017: 348,441 2018: 349,915 2019: 667,886 2020: 1,643,986 2021: 993,404 2022: 1,620,676	2023: 828,096
		Local Plan policy ref(s): ENV 8		
		Significant Effects ref(s): SE35		
		Source: - EA Waste Data Interrogator 2023 (Waste Received table)		

Local Plan (Part One) policy ENV 8 Safeguarded sites

12.51 In order to ensure that the borough has sufficient waste management capacity to meet forecast needs over the plan period, Local Plan (Part One) policy ENV 8 safeguards existing sites with planning permission for waste uses at Ince Park, Kinderton Lodge and Lostock, Northwich. The tables below show progress with these sites and monitor any loses to other uses.

12.52 In September 2022 an application was approved at Protos (Plots 9b, 10a, 11 and 12) for a materials recycling facility, two plastics recycling facilities, a polymer laminate recycling facility and a hydrogen refuelling station. The hydrogen refuelling station is not a waste use, but is directly linked to the waste uses as some of the hydrogen will come from the plastics to hydrogen facility that has been approved within Protos. A condition has been added to the approval to ensure that less than 50% of the hydrogen will be imported from outside Protos.

LPP1	ENV 8 (B) Amount of land safeguarded for waste management lost to other uses at Ince Park, Lostock Works and Kinderton Lodge		
	Target	**Baseline**	**2023-2024**
Target met? Y	No loss since baseline position	The extent of land safeguarded under policy ENV 8 at the three sites, as shown on the policies map. Prior to the adoption of the Local Plan (Part One) 0.65ha was lost at Ince Park for the drilling of boreholes for coalbed methane exploration	No further loss of land to other uses at Ince Park, Lostock. Works or Kinderton Lodge.
	Local Plan policy ref(s): ENV 8		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester annual monitoring of planning applications		

LPP1 LPP2	ENV 8 (B i) and LPP2/EV (I) Progress with development for waste management uses at Ince Park, Lostock Works and Kinderton Lodge		
	Target	**Baseline**	**2023-2024**
Target met? **On-going**	To meet the borough's needs for sustainable waste management through implementation of policy ENV 8	n/a	Please see the table above providing information about progress with sites with planning permission.
	Local Plan policy ref(s): ENV 8		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester annual monitoring of planning applications		

12.53 Ince Park provides a multi-modal resource recovery and energy from waste facility comprising numerous consented waste uses including a 35MW energy from waste facility, soil treatment, wood and timber recycling, incinerator bottom ash aggregate facility, plastics recycling village and biomass renewable energy plant. Since the adoption of the plan, no land has been lost at Ince Park, Lostock Works or Kinderton Lodge for other uses (apart from the hydrogen refuelling station at Protos which is linked to provision of hydrogen from an associated waste facility and is discussed above). Local Plan (Part One) policy ENV 8 is successfully safeguarding land for waste management uses at these sites.

LPP1	ENV 8 (C) Relevant planning applications determined in accordance with policy		
	Target	Baseline 2014-2015	2023-2024
Target met? Y	100 per cent determined in accordance	One application approved not in accordance with policy	No applications for waste development determined contrary to Local Plan (Part One) policy ENV 8. 100 per cent of relevant applications determined in accordance with policy
	Local Plan policy ref(s): ENV 8		
	Significant Effects ref(s):		
	Source: Cheshire West and Chester annual monitoring of planning applications and decisions		

12.54 During the 2023-2024 monitoring period, 6 applications relating to waste development were decided. The applications were all approved and were not contrary to Local Plan (Part One) policy ENV 8. These were:

- Non-material amendment to 17/02072/S73 at Wheelwash, Leslie Road, Winsford - to change the wording of a condition regarding the types of waste from street cleaning activities that can be brought to the site for bulking up (23/01511/NMA).
- Remediation of land and the operation of a soil processing plant at North Road, Ellesmere Port (20/04645/FUL).
- Construction of an agricultural anaerobic digestion facility at Lea Manor Farm, Aldford, Chester (22/00852/FUL).
- Construction of an anaerobic digestion plant on site EP1 at Garth Road, Ellesmere Port (23/01911/WAS).
- Existing above ground concreate slurry store with a proposed steel frame at Martson Hall Farm, Northwich (23/03600/FUL).

12.55 A Lawful Development Certificate application was also approved for the use of land at 60-64 Chapel Street, Northwich as a scrapyard (22/04225/LDC). This application assessed whether the proposal is permitted under the Town and Country Planning General Permitted Development Order and was not assessed against policy ENV 8.

Local Plan (Part One) policy ENV 8 does not specifically refer to slurry pits, but supports farm scale anaerobic digesters.

12.56 The number of fly-tipping incidents is a relatively new indicator and as such, the target is to reduce the number of incidents from the 2018-19 baseline. There was a significant increase in the number of incidents in 2020-2021, possibly due to the impact of COVID-19 and the disruption to waste collection services, including the temporary suspension of green waste collections. Since then the number of incidents has reduced significantly and it is now well below the baseline from 2018-19.

LPP1	ENV 8 (D) Number of fly-tipping incidents recorded			
	Target	Baseline 2018-2019	2019 - 2023	2023-2024
Target met? N	Reduce from baseline 2018/19	4,068 incidents	2019-2020: 3,722 incidents 2020-2021: 8,061 incidents 2021-2022: 4,762 incidents 2022-2023: 2,340 incidents	2,524 incidents
	Local Plan policy ref(s): ENV 8			
	Significant Effects ref(s): SE68			
	Source: Cheshire West and Chester Waste Management Service			

DM 54 - Waste management facilities and
DM 55 - Sites for replacement household waste recycling facilities

12.57 No sites have been identified for new household waste recycling centres in Frodsham or Tattenhall. In August 2023 an application was submitted for variation of condition of the planning permission (21/02684/S73to extend the current temporary permission for a further two years until 22 August 2025. The application was approved in December 2023.

LPP2	LPP2/EV (J) Applications for waste management facilities determined in accordance with policy, including applications on safeguarded land and applications for new household waste recycling sites		
	Target	Baseline	At 1 April 2024
Target met? Y	100% - delivery of new household waste recycling sites for Chester, Frodsham and Tattenhall.	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 figure will be used as baseline for future AMRs.	No new sites identified for new household waste recycling centres.
	Local Plan policy ref(s): ENV 8, DM 54 and DM 55		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

Minerals

12.58 Local Plan (Part One) policy ENV 9 makes provision for an adequate and steady supply of aggregate minerals in accordance with the sub-regional apportionment for the North West. The policy also seeks the prudent use of the borough's natural finite resources whilst contributing to the need for nationally significant gas storage capacity. The following indicators provide the mechanism to monitor the success of this policy within the Local Plan (Part One) Strategic Policies plan in meeting the borough's aggregate needs alongside that of the wider area. The Council's Local Aggregate Assessment monitors the borough's aggregate reserves and sales in more detail and should be read alongside these indicators.

12.59 Sand and gravel is the main naturally occurring aggregate mineral within Cheshire West and Chester; the borough does not contain aggregate rock reserves and is therefore a net importer of this material. The borough also includes deposits of silica sand.

12.60 The Council's Local Aggregate Assessment 2023 covers sales and reserves data from January 2022 – December 2022 and 2019 import data from British Geological Survey. This provides the most up to date review of aggregate supply and demand in the borough. The Local Aggregate Assessment 2024 is currently under preparation.

LPP1	ENV 9 (A) Supply of permitted reserves of sand and gravel		
	Target	Baseline	2023-2024
Target met? N	Maintain at least 7 year landbank throughout the plan period	5.53 years (4.4 million tonnes) as at 31 December 2010	4.51 years (3.61 million tonnes) based on the annual apportionment figure (as at December 2022)
	Local Plan policy ref(s): ENV 9		
	Significant Effects ref(s): N/A		
	Source: Local Aggregate Assessment 2023		

12.61 Indicator ENV 9(A) measures the length of landbank within the borough calculated using the sum in tonnes of all permitted reserves for which valid planning permissions are extant, divided by the annual rate of future demand based on the agreed sub-regional apportionment of 0.80mt per annum. In line with the requirements set out in paragraph 219 of the Framework, landbanks for aggregate sand and gravel of at least seven years should be maintained.

Table 12.2 Aggregate sand and gravel sites within Cheshire West and Chester (March 2024 status)

Site	Operator	Material	Status
Cheshire Sands[(v)]	Tarmac Ltd	Sand	Active

v Operational as Crown Farm quarry (Cheshire Sands incorporates the former Crown Farm and Delamere Quarries).

Site	Operator	Material	Status
Cobden Farm Quarry	Tarmac Ltd	Sand	Closed
Forest Hill Quarry	CEMEX UK	Sand	Active
Rudheath Lodge	Sibelco UK Ltd	Silica sand and construction sand	Active

12.62 In 2023-24, reserves have been available in only three active sites. The Local Plan (Part Two) identifies that additional supply will be provided through continued extraction at existing sites; allocation of a site to extend Forest Hill quarry; identification of a Preferred Area at Moss Farm forming an extension to Forest Hill; and identification of an Area of Search. The most recent applications relating to each of the sand and gravel quarries are as follows:

- Cheshire Sands: 21/04693/S73 to extend the extant planning permission consents at Delamere Quarry (4/31844) and Crown Farm Quarry (4/APP/2002/1514) in order to work sand and gravel reserves in a phased manner. There is a more recent application 23/00320/FUL for a lateral and deepening extension of the approved excavation area within Crown Farm Quarry for the winning and working of an additional 5.58 million tonnes of sand that has not yet been decided. If approved, it would be a significant addition to the landbank.

- Forest Hill: In April 2021, application 21/01861/S73 was submitted to vary conditions on permission 13/03715/MIN to allow an extension of time to complete the working and restoration of the current working area, and amendments to the phased working pattern. The application was granted planning permission in October 2021. The permission includes amending the cessation of the winning and working of sand until 31st December 2023. It estimates that a maximum of 170,000 tonnes of sand remains to be extracted and rate of extraction is approximately 75,000 tonnes per annum. It states that the northern extension (19/02452/MIN), which is anticipated to contain 350,000 tonnes, will follow on once extraction of the remaining 170,000 tonnes of sand on the current site is extracted. An application was approved in March 2023 for variation of condition of planning permission 15/04076/S73 to extend the date by which the development shall cease and the restoration scheme be submitted and approved, to 9 January 2028 or within 12 months of the date of completion of the mineral extraction in the adjoining mineral site under planning permission 19/02452/MIN.

- Rudheath Lodge: The application 17/03104/MIN (for silica sand extraction and associated development - mineral extraction by dredging, progressive restoration, mineral processing and despatch) was approved at Planning Committee and issued in July 2019. There have also been several approvals for discharge of conditions of this planning permission including 19/04069/DIS, 20/00562/DIS, 20/02035/DIS and 20/02468/DIS regarding habitat management and protection of ecology.

SE	ENV9 (A i) Supply of Primary-Won aggregate sand and gravel		
	Target	Baseline	2023-2024
Target met? N/A	N/A	4.4 million tonnes as at 31 December 2010	3.61 million tonnes as at December 2022
	Local Plan policy ref(s): ENV 9		
	Significant Effects ref(s): SE21		
	Source: Local Aggregate Assessment 2023		

12.63 Aggregate sand and gravel reserves increased significantly in 2015 due to the completion of a Section 106 legal agreement for Cheshire Sands. Since then, reserves decreased, but then increased again slightly in 2019 due to a reassessment of reserves and due to the addition of the construction sand portion of the reserves from Rudheath Lodge, a predominantly silica sand quarry.

SE	ENV9 (A ii) Sales of Primary-Won aggregate sand and gravel		
	Target	Baseline	2023-2024
Target met? N/A	N/A	0.54 million tonnes during 2010	0.65 million tonnes as at December 2022
	Local Plan policy ref(s): ENV 9		
	Significant Effects ref(s): SE22		
	Source: Local Aggregate Assessment 2023		

12.64 Sales of primary won aggregate sand and gravel has increased from the baseline and in 2018 and 2019 they were at the highest point since 2010. COVID-19 resulted in the temporary shut-down of many quarries and will have had a significant impact on sales during 2020, as well as for some part of 2021.

12.65 In 2022-23 , the sales have seen a decline probably following a national trend of lower demand of minerals combined with mineral products companies wrestling with limited haulage capacity and rising costs of energy, raw materials, labour and carbon.

SE	ENV9 (A iii) Percentage of total aggregate sand and gravel produced that is from secondary and recycled sources		
	Target	Baseline	2023-2024
Target met? N/A		National and regional guidelines for aggregate provision in England prepared by Communities and Local Government, July 2009 set out an assumption that approximately 30 per cent of aggregate will be sourced from alternative	No accurate data sources available

SE	ENV9 (A iii) Percentage of total aggregate sand and gravel produced that is from secondary and recycled sources		
	Target	Baseline	2023-2024
		materials (including recycled aggregate) over the period 2005 - 2020.	
	Local Plan policy ref(s): ENV 9		
	Significant Effects ref(s): SE23		
	Source: Waste Data Interrogator 2021		

12.66 In the previous years, the percentage of total aggregate sand and gravel produced that is from secondary and recycled sources, has been assessed from information from the NW AWP Annual Monitoring Survey responses from recycled operators on sales of recycled aggregate and then worked out what percentage of total aggregate sales (from quarries and recycled operators) came from recycled sources.

12.67 A national Aggregate Minerals Survey was undertaken by the British Geological Survey in 2023 on behalf of the Department for Levelling Up, Housing and Communities. The findings of this survey have not yet been published and it did not include an assessment of recycled aggregates. A separate recycled aggregate survey was undertaken through the NW AWP Annual Monitoring Survey in 2023, but again the response from recycled operators was very low and only one operator provided details of recycled aggregate. Data for construction, demolition and excavation waste recycling is difficult to obtain as most of the material reprocessed and utilised at source using mobile plant and therefore is not recorded.

12.68 According to the Mineral Products Association publication The Contribution of Recycled and Secondary Materials to Total Aggregates Supply in Great Britain - 2021 Estimates , total recycled and secondary sources of aggregates accounted for 28% (69.6 million tonnes) of total aggregates supply in Great Britain, a leading position internationally in the use of recycled and secondary aggregates.

LPP1	ENV 9 (B) Relevant planning applications determined in accordance with policy		
	Target	Baseline	2023-2024
Target met?	100 per cent	100 per cent in accordance	No relevant applications determined within the monitoring period.
Y	Local Plan policy ref(s): ENV 9		
	Significant Effects ref(s): N/A		
	Source: Review of minerals planning applications		

M 1 - Future sand and gravel working

LPP2	LPP2/EV (K) Number of applications for sand and gravel permitted outside the current sites, allocated site for sand and gravel or Preferred Area or Area of Search		
	Target	**Baseline**	**2023 - 2024**
Target met? **Y**	No applications permitted outside the current sites, allocated sites, Preferred Area or Area of Search unless the required level of provision cannot be met from within these areas and the proposal would secure significant material planning benefits that outweigh any material planning objections	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 figure will be used as a baseline for future AMRs. 2019-2020: 0 2021-2022: 0	0
	Local Plan policy ref(s): M 1 and M 2		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.69 M 2 - Minerals Safeguarding Areas

LPP2	LPP2/EV (L) Number of applications for non-mineral development or hydrocarbon development granted within Mineral Safeguarding Areas (MSA) that do not comply with the criteria within policy M 2		
	Target	**Baseline (2019-2020)**	**2023-2024**
Target met? **No**	No applications for non-mineral or hydrocarbon developments permitted within MSAS that do not comply with the criteria within policy M 2.	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 figure will be used as a baseline for future AMRs. 2019-2020: 11 applications 2021-2022: 54 applications	11 applications (approved) for new development or where activity on site was likely to intensify. No applications referred to the MSA or mineral safeguarding.
	Local Plan policy ref(s): M 1 and M 2		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.70 11 applications were submitted for new development that is not exempt from the mineral safeguarding requirements, or for alterations or extensions to existing buildings, or for change of use where activity on site was likely to intensify and therefore were not exempt from safeguarding. None of the applications demonstrated that the following criteria within policy M2 had been complied with:

- mineral sterilisation will not occur; or
- due to the quantity or quality of the mineral it is no longer of any existing or potential value; or
- the mineral can be extracted satisfactorily prior to the incompatible development taking place; or
- the incompatible development is of a temporary nature and can be completed and the site restored to a condition that does not inhibit extraction within the timescale that the mineral is likely to be needed and does not permanently sterilise the mineral; or
- there is an overriding need for the incompatible development and the material planning benefits of the non-mineral or hydrocarbon development would outweigh the material planning benefits of the underlying or adjacent material; or
- the development comprises one of the exempt types of development listed in the explanation.

12.71 This monitoring work and the results of the AMR in the last few years identified this as a significant issue. It has been raised with the Development Management team and additional information is being requested for relevant applications. A guidance note has also been prepared to provide further information on mineral safeguarding for officers and applicants to ensure that mineral safeguarding issues are fully assessed in the future. The guidance note was published in September 2022 and a requirement for Mineral Resource Assessments for certain applications is being added to the local list. The 2023 Local Aggregate Assessment is available here.

M 5 - Restoration of minerals and oil and gas sites

LPP2	LPP2/EV (M) Number of quarries where restoration has been completed that year, in accordance with the policy and planning application		
	Target	**Baseline**	**2023 - 2024**
Target met? **N/A**	N/A	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 will be used as baseline for future AMRs. 2019-2020: 1 Quarry 2021-2022: None	0 quarries where restoration has been completed during this period. Restoration at Cobden Farm is ongoing. Restoration of parts of Rudheath Lodge and Forest Hill are under restoration, but other parts of these quarries are still operational. No information available to confirm whether the restoration has been completed in accordance with the policy and planning application (as restoration not yet finalised).
	Local Plan policy ref(s): M 5		
	Significant Effects ref(s): N/A		

LPP2	LPP2/EV (M) Number of quarries where restoration has been completed that year, in accordance with the policy and planning application		
	Target	Baseline	2023 - 2024
	Source: Cheshire West and Chester planning application monitoring database and Development Management team knowledge		

12.72 Cobden Farm Quarry operated by Tarmac under planning permission 10/04344/MIN ceased operation in 2021 and has been under restoration since then.

M 6 - Salt and brine working

LPP2	LPP2/EV (N) Number of applications for salt and brine permitted outside the current site or Preferred Areas		
	Target	Baseline	2023 - 2024
Target met? Y	No applications for salt or brine permitted outside the current sites or Preferred Areas unless the required level of provision cannot be met from within these areas and the proposals would secure significant material planning benefits that outweigh and material planning objections.	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 figure will be used as baseline for future AMRs. 2019-2020: None 2022-2023: None	None
	Local Plan policy ref(s): M 6		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

12.73 Preferred Areas are defined by the Government as areas of known resources where planning permission might reasonably be anticipated by industry. These areas will contain viable mineral deposits and have been assessed against planning criteria as the least environmentally damaging sites. They are areas of land with reasonable evidence of the existence of commercially extractable minerals, which are largely unaffected by substantial planning constraints and which are adequate, collectively, to meet the anticipated need for the mineral.

12.74 There was a new application 23/01531/FUL for the drilling and solution mining of four new additional brine cavities, retention of soil storage area, underground cabling and pipework, continuation of access tracks and development of associated above and below ground infrastructure (Phase 7 Project) at Holford Brinefield received this monitoring year. The application is pending decision.

M 7 - Industrial sand proposals

12.75 There were no applications for new silica sand developments submitted or approved during the monitoring period.

LPP2	LPP2/EV (O) Number of applications for silica sand development permitted outside the allocated areas that do not comply with the criteria in the policy		
	Target	**Baseline**	**2023 - 2024**
Target met? **Y**	No applications for silica sand permitted outside the allocated areas that do not comply with the criteria within policy M 7	Information not relevant prior to adoption of Local Plan (Part Two). 2019 - 2020 figure will be used as a baseline for future AMRs. 2019-2020: None 2021-2022: None	No applications for new silica sand development permitted during the monitoring period.
	Local Plan policy ref(s): M 7		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

M 8 - Minerals infrastructure

LPP2	LPP2/EV (P) Number of applications for non-mineral development on safeguarded minerals infrastructure sites.		
	Target	**Baseline**	**2023-2024**
Target met? **Y**	No applications for non-minerals development on safeguarded minerals infrastructure sites that do not comply with the criteria in policy M 8.	In 2019-20 no applications approved for non-mineral development on safeguarded minerals infrastructure sites and one application approved adjacent to a safeguarded site but a use that will not prevent operation of the facility on the safeguarded site.	No applications were approved for non-mineral development on safeguarded minerals infrastructure sites.
	Local Plan policy ref(s): M 8		
	Significant Effects ref(s): N/A		
	Source: Cheshire West and Chester planning application monitoring database		

General

General Policy

LPP2	LPP2/GEN (A) Number of appeals upheld and dismissed and policy reason(s)		
	Target	**Baseline (April 2017 to March 2019)**	**At 1 April 2024**
Target met? **N/A**	N/A	**Baseline** Major application decisions: 223 Total major appeal decisions: 14 Major decisions overturned at appeal: 10 (4.5%) Non-major application decisions: 4,203 Total non-major appeal decisions: 138 Non-major decisions overturned at appeal: 33 (0.8%) **Appeal decisions 2020-2021** Total no. appeals: 102 No. allowed: 29 (28%) No. dismissed: 73 (72%) **Appeal decisions 2021-2022** Total no. appeals: 95 No. allowed: 18 (19%) No. dismissed: 75 (79%) No. quashed: 1 (1%) No. split: 1 (1%)	**July 2021 to June 2023** Major application decisions: 126 Total major appeal decisions: 9 Major decisions overturned at appeal: 4 (3.2%) Non-major application decisions: 3,902 Total non-major appeal decisions: 136 Non-major decisions overturned at appeal: 47 (1.2%) **Appeal decisions 2023-2024** Total no. appeals: 91 No. allowed: 29 (32%) No. dismissed: 62 (68%)
	Local Plan policy ref(s): General		
	Significant Effects ref(s): N/A		
	Source: Planning appeal monitoring taken from: • Table_P152_July_2021_to_June_2023_final • Table_P154_July_2021_to_June_2023_final available from: https://www.gov.uk/government/statistical-data-sets/live-tables-on-planning-application-statistics and Cheshire West and Chester appeals monitoring information 2023-2024		

12.76 Between July 2021 and June 2023, Cheshire West and Chester determined 3,902 non-major planning applications, of which 47 were overturned at appeal (1.2%); and 126 major applications, of which 2 were overturned at appeal (3.2%). For this period, the Government's performance threshold

for both major and non-major applications is set at 10%[vi]. Cheshire West and Chester's performance of 1.2% and 3.2% is comfortably below the threshold and therefore the Council's overall appeals performance does not raise any concerns.

12.77 During the 2023-2024 monitoring period, out of a total of 91 appeal decisions, 29 (32%) were allowed and 62 (68%) dismissed. 10 appeals were allowed for technical reasons, either that the proposal was permitted development or a lawful use, or that a planning condition was incorrectly applied. One appeal was allowed because the impacts of development could be controlled or reduced by mitigation measures or planning conditions, and two appeals were allowed due to the personal circumstances of the applicants. A further 16 appeals were allowed based on a different assessment of impact on design, character, infilling or openness by planning inspectors, than by the Council. This high-level analysis does not reveal a pattern which suggests any particular policy is out of date, inconsistent with the NPPF or is being implemented incorrectly.

vi https://www.gov.uk/government/publications/improving-planning-performance-criteria-for-designation

A Housing completions and commitments

Table A.1 Housing completions and planning commitments: main urban areas and the rural area

Spatial area	Net housing requirement	Net completions (2010-2024)	Remaining net requirement (2024-2030)	Commitments (extant planning permission) 1 April 2024	LP/NP sites without planning permission-1 April 2024	Small site windfall	Total supply (vii) 2024
Chester	5,200	4,944	256	1,305	100	76	**1,481**
Ellesmere Port	4,800	3,317	1,483	1,748	-	57	**1,805**
Northwich	4,300	4,236	64	1,170	30	44	**1,244**
Winsford	3,500	2,513	987	715	1,112	28	**1,855**
Rural (whole)	4,200	5,556	- 1,356	985	10	110	**1,105**
Total	22,000	20,566	1,434	5,923	1,252	315	**7,490**

A small site windfall allowance of 105 dwellings per annum is included in the supply of housing land from year four onwards. The windfall allowance is updated and revised where applicable, in the housing land monitor report, based on the most up to date information. It is disaggregated across the spatial areas based on the identified housing stock split set out in the Local Plan (Part One).

Housing completions and planning permissions - key service centres

Table A.2 Housing completions and planning commitments in the key service centres

Spatial area	Net housing requirement	Net completions (2010-2024)	Remaining net requirement (2024-2030)	Commitments (extant planning permission) at 1 April 2024
Cuddington and Sandiway	200	204	-	0
Farndon	200	253	-	0
Frodsham	250	197	53	26
Helsby	300	326	-	362
Kelsall	200	237	-	2
Malpas	200	375	-	55

vii Commitments, development plan sites, and small sites allowance

Spatial area	Net housing requirement	Net completions (2010-2024)	Remaining net requirement (2024-2030)	Commitments (extant planning permission) at 1 April 2024
Neston and Parkgate	200	299	-	59(1)
Tarporley	300	322	-	5
Tarvin	200	194	6	10
Tattenhall	250	269	-	61(2)

1. Plus Neston Neighbourhood Plan allocates a site for 10 new houses.
2. Plus Tattenhall Neighbourhood Plan safeguards a site for 30 new houses

Neighbourhood Plans

The made neighbourhood plans for Tarporley, Winsford, Kelsall and Neston include housing land allocations / designations for future development. The planning status of each site at 1 April 2024 is set out below. The planning application search tool on the Council's website can be used to view details of the planning applications listed in the tables.

Table A.3 Tarporley Neighbourhood Plan

Site ref	Location	NP capacity	HELAA ref	Planning status	Development status	Permission capacity
TH1	Royal British Legion site, Tarporley	Approximately 8 dwellings	TAR/0066a	17/00760/FUL approved 31 Aug 2017: 10 dwellings, public car park, access road. 2018/2019: site under construction 2019/2020: Poppy Lane development complete	Complete (2020)	10 (+2 NP capacity)

Table A.4 Winsford Neighbourhood Plan

Site ref	Location	NP capacity	Monitoring ref	Planning status	Development status	Permission capacity
NTC 1 NTC 2	Winsford Gateway, Hawkshead Way, Grange Lane	NTC 1 = 94 dwellings NTC 2 = 174 dwellings	WOV/0067, WOV/0068, WOV/0105	20/00742/FULapproved 26 Feb 2021: 268 dwellings	Under construction (2024)	268 (= NP sites NTC 1 and NTC 2 capacity)
NTC 3	Former Winsford Clio Centre site, Sadler Road	12 dwellings	WOV/0083	17/04875/FUL 12 one bed apartments	Complete	12 (= NP capacity)

Site ref	Location	NP capacity	Monitoring ref	Planning status	Development status	Permission capacity
NTC 4	North of Winsford Police Station (WOV/0067)	14 dwellings	WOV/0066			
NTC 5 (1)	Former Richmond Packaging, New Road	61 dwellings	WOV/0079	15/00663/FUL 49 dwellings	Complete	49 (-12 NP capacity)
NTC 5 (2)	Liquid Lounge site, New Road		WOV/0137	21/03597/OUT 12 dwellings	Not started (outline)	See NTC 5 (1) Total capacity 61 (= NP capacity)
NTC 5 (3)	North of former Richmond Packaging site, New Road (WOV/0070)		WOV/0069			
NTC 6 **NTC 7**	Land between New Road and River Weaver (Site of former New Road Business Centre)	NTC 6 = 50 dwellings NTC 7 = 20 dwellings	WOV/0040	15/01088/FUL 64 dwellings	Complete	64 (-6 total NP capacity for NTC 6 and NTC 7)
TC 0 / TC 4	Winsford Shopping Centre, Dene's Drive	Town centre uses - residential on upper floors if viable	WID/0008	21/05058/FUL class E units, drive-through coffee unit and outline for community hub (pending)	Not started	
TC 1	Dene Street car park	Town centre uses - residential on upper floors if viable	WID/0013	20/01160/FUL Erection of Aldi (relocation)	Complete	N/A
TC 2	Former Civic Hall site, High Street	Town centre uses - residential on upper floors if viable	WID/0014	21/05058/FUL class E units, drive-through coffee unit and outline for community hub (pending)	Not started	
TC 3	Winsford Library and Dingle Recreation Centre, High Street	Town centre uses - residential on upper floors	WID/0016			
TC 5	Land at High Street / Dingle Lane	Town centre uses -	WID/0017			

Site ref	Location	NP capacity	Monitoring ref	Planning status	Development status	Permission capacity
		residential on upper floors				
TC 6	Land at Sadler Road	Mixed use including residential	WOV/0065			
TC 7	56 High Street	Residential use	WOV/0071			
TC 8	Land at 52 High Street, Church Street	Residential use	WOV/0077A, WOV/0077B	18/02569/OUT 14 dwellings	Permission expired	
TC 9	Church Street car park	Residential use	WOV/0070			
TC 10	Land at Wharton Road Roundabout	Mixed use development	WOV/0073	19/03989/FUL 73 dwellings	Phase 1: Complete. Phase 2: Stalled	73 (NP capacity not defined)
STC 1	Land off Ways Green	93 dwellings	WSD/0011 WSD/0032	09/02473/FUL, 12/03429/FUL 93 dwellings	Complete	93 (= NP capacity)
STC 2	Land off Ways Green (WSD/0026)	100 dwellings	WID/0012	15/00083/FUL 119 dwellings (Platts Meadow)	Complete (2023)	119 (+19 NP capacity)
STC 3	Land at the edge of the Flashes	Open space/ leisure				
STC 4	Land rear of Gladstone Street	188 dwellings	WSD/0045	13/02760/OUT, 15/00864/REM, 16/02710/FUL, 18/00576/FUL 208 dwellings (Charlotte Place)	Complete	208 (+20 NP capacity)
S 1	Rilshaw Farm, Rilshaw Lane (Winsford Station Quarter) (WIW/0047)	Mixed use incl. 665 dwellings	WIG/0025			
S 2	North of Rilshaw Lane, south of A54 (Station Quarter) (WIW/0018)	224 dwellings	WIG/0009	14/01266/OUT, 15/01032/OUT, 17/04426/REM (Station Quarter - NP sites S 2 and part of S 3) 215 dwellings	Under construction	215 (-9 NP capacity) Also see site S 3.

Site ref	Location	NP capacity	Monitoring ref	Planning status	Development status	Permission capacity
S 3	North and south of Rilshaw Lane (Station Quarter) (WIW/0071)	101 dwellings	WIG/0037	See site S 2 (permission extends in to site S 3)		
S 4	Land off A54 Bypass, adjacent to Winsford Railway Station (WIW/0044)	34 dwellings	WIG/0023			
S 5	Land off Middlewich Road, adjacent to Winsford Railway Station (WIW/0045)	27 dwellings	WIG/0024			
W 1	Former Leaf Lane Infant School site	23 dwellings	WIW/0035	15/01176/FUL 22 dwellings	Complete	22 (-1 NP capacity)
W 2	Land rear of Beaulieu Avenue	17 dwellings	WIW/0046	14/04916/FUL 24 dwellings	Complete	24 (+7 NP capacity)
W 3	Wharton car transplants, Wharton Road	150 dwellings	WIW/0019	18/03742/FUL 205 dwellings	Under construction	205 (+55 NP capacity)
W 4	Land at Nat Lane (WIW/0030)	161 dwellings	WIW/0015	12/04804/OUT 161 dwellings	Permission expired	
W 5	Land off Bostock Road, Smokehall Lane	115 dwellings	WIW/0024	19/03573/FUL 138 dwellings	Complete (2024)	138 (+ 23 capacity)
O 1 (1)	Land west of Chester Road (WOV/0056)	475 dwellings	WOV/0085A WOV/0085B	Spring Croft Phase A: 12/00800/OUT, 14/03269/REM 181 dwellings Spring Croft Phase B: 12/01756/OUT, 16/05419/REM 280 dwellings	Under construction	479 (+4 total NP capacity of sites O1(1) and O1(2))
O 1 (2)	Land west of Chester Road	see O 1(1)	WOV/0056	Salterswell 20/00606/REM 18 dwellings	Complete (2024)	See O 1(1)
O 2	Land at Littler Lane, Oakmere Road	65 dwellings	WOV/0065	12/01462/OUT, 13/01885/REM 58 dwellings	Complete	58 (-7 NP capacity)
O 3	Former Woodford Lodge High School site	400 dwellings	WOV/0063	15/05139/FUL 406 dwellings 17/02645/FUL replan of 39 dwellings	Complete (2024)	406 (+6 NP capacity)

Site ref	Location	NP capacity	Monitoring ref	Planning status	Development status	Permission capacity
O 4	Former Handley Hill Primary School site	71 dwellings	WOV/0045	17/00025/DEM school demolition 19/03290/FUL 82 dwellings	Complete (2020)	82 (+11 NP capacity)

Table A.5 Kelsall Neighbourhood Plan

Site ref	Location	NP capacity	HELAA ref	Planning status	Development status	Permission capacity
G3	Land at Flat Lane, Kelsall	Approximately 45 dwellings	TAK/0108	18/01996/FUL 29 dwellings (over 55's)	Complete (2023)	29 (-16 NP capacity)

Table A.6 Neston Neighbourhood Plan

Site ref	Location	NP capacity	HELAA ref	Planning status	Development Status	Permission capacity
	8 to 30 Brook Street, Neston	Approximately 10 dwellings	NES/0034			n/a

B Employment land supply

An excel worksheet is available on the Council's monitoring webpage at https://consult.cheshirewestandchester.gov.uk/kseapi/public/files/6399524. It sets out employment land provision to supplement indicators on Employment Land Provision 2010-2030 (1st April 2024) in this report. This provides details of;

- extant planning commitments for employment use,
- 'made' Neighbourhood Plan employment land allocations
- undeveloped employment allocations from the adopted Local Plan (Part Two) Land Allocations and Detailed Policies

The trajectory under indicator STRAT2(F) shows that for 2010-2030, there is sufficient provision of employment land to meet the borough wide requirement of 365ha over the plan period.

C Visitor Economy

The following tables provide further information on indicators relating to Local Plan (Part One) policy ECON 3 Visitor Economy and Local Plan (Part Two) policies DM 9 Visitor Accommodation and DM 10 Caravan and Camping sites. The planning application search tool on the Council's website can be used to view details of the planning applications listed in the tables.

Table C.1 Visitor Accommodation Summary 2023-2024

Type of Visitor Accommodation	No. of approved planning applications	Planning application reference	Spatial Area
Caravan / Camping / Lodges / Pods:	3	22/02182/FUL 22/04197/FUL 23/03395/FUL	Rural Rural Rural
Holiday lets:	6	22/00272/FUL 22/03457/FUL 22/03607/FUL 22/04210/FUL 23/01761/FUL 23/01982/FUL	Rural Chester Rural Rural Rural Rural

Table C.2 Planning permissions for Visitor Accommodation 2023-2024

Planning application	Location	Proposed Development	Type of Visitor Accommodation
22/02182/FUL	Rural	Change of use of land to acommodate outside dining, erection of huts and tent structures (retrospective)	Tents
22/04197/FUL	Rural	Change of use land for the siting of 43 seasonal stone pitches for touring caravans and improved road access	Touring caravans
23/03395/FUL	Rural	Use of cabin 4 as warden's accommodation and revert cabin 2 to holiday use	Lodges

Planning application	Location	Proposed Development	Type of Visitor Accommodation
22/00272/FUL	Rural	Change of Use of Existing C3 residential Dwelling and redundant agricultural Barns into (Class C1) Holiday Cottages	Holiday Let
22/03457/FUL	Chester	Change of use from Offices to 4no. holiday lets	Holiday Let
22/03607/FUL	Rural	Alterations to sub-divide existing single dwelling/holiday let to two holiday let units and replacement door details	Holiday Let
22/04210/FUL	Rural	Use of existing residential annexe as self-catering tourist accommodation	Holiday Let
23/01761/FUL	Rural	Demolition of existing building and construction of two small one bedroom holiday let units	Holiday Let
23/01982/FUL	Rural	Change of use of an existing building to holiday let.	Holiday Let

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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**

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যদি আপনি এই ডকুমেন্ট অন্য ভাষায় বা ফরমেটে চান, তাহলে দয়া করে আমাদেরকে বলুন।

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

Jeżeli chcieliby Państwo uzyskać informacje w innym języku lub w innym formacie, prosimy dać nam znać.

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。

Türkçe bilgi almak istiyorsanız, bize başvurabilirsiniz.

اگر آپ کو معلومات کسی دیگر زبان یا دیگر شکل میں درکار ہوں تو برائے مہربانی ہم سے پوچھئے۔

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