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BARRY KEEL
Chief Executive
Floor 1 - Civic Centre
Plymouth
PL1 2AA

www.plymouth.gov.uk/democracy

Date 11/02/10 Telephone Enquiries 01752 304022 Fax 01752 304819
Please ask for Helen Rickman, Democratic Support Officer e-mail helen.rickman@plymouth.gov.uk

GROWTH AND PROSPERITY OVERVIEW AND SCRUTINY PANEL

DATE: FRIDAY 19 FEBRUARY 2010
TIME: 2.00 PM
PLACE: COUNCIL HOUSE, NEXT TO THE CIVIC CENTRE

Committee Members—

Councillor Viney, Chair
Councillor Coker, Vice Chair
Councillors Ball, King, Martin Leaves, Mrs Nelder, Reynolds, Roberts and Wheeler

Substitutes—:

Any Member other than a Member of the Cabinet may act as a substitute member provided that they do not have a personal and prejudicial interest in the matter under review.

Members are invited to attend the above meeting to consider the items of business overleaf.

Members and Officers are requested to sign the attendance list at the meeting.

BARRY KEEL
CHIEF EXECUTIVE

GROWTH AND PROSPERITY OVERVIEW AND SCRUTINY PANEL

PART 1 (PUBLIC PANEL)

1. APOLOGIES

To receive apologies for non-attendance by Panel members.

2. DECLARATIONS OF INTEREST

Members will be asked to make any declarations of interest in respect of items on this agenda.

3. MINUTES

(Pages 1 - 6)

To confirm the minutes of the last meeting held on 7 December 2009.

4. CHAIR'S URGENT BUSINESS

To receive reports on business which, in the opinion of the Chair, should be brought forward for urgent consideration.

5. FEEDBACK FROM THE OVERVIEW AND SCRUTINY MANAGEMENT BOARD - TO FOLLOW

To receive any feedback from the Overview and Scrutiny Board on issues which concern this Panel.

6. LOCAL DEVELOPMENT FRAMEWORK 2009 ANNUAL MONITORING REPORT

(Pages 7 - 122)

The Assistant Director for Planning Services will submit a report on the Local Development Framework – Annual Monitoring Report.

7. PLYMOUTH CITY COUNCIL HOUSING SERVICES

(Pages 123 - 134)

The Assistant Director for Strategic Housing will submit a report on the role of strategic housing in Plymouth.

8. HOE FORESHORE SITE VISIT UPDATE

Members will be provided with an update on the Hoe Foreshore site visit that took place on 4 February 2010.

9. REVIEW OF SKATEBOARDING BY LAW TASK AND FINISH GROUP UPDATE - TO FOLLOW

Members will be provided with an update on the Skateboarding Task and Finish Group.

10. TRACKING RESOLUTIONS (Pages 135 - 138)

To monitor progress on previous resolutions.

11. WORK PROGRAMME (Pages 139 - 140)

To review the panels work programme 2009/10.

12. EXEMPT BUSINESS

To consider passing a resolution under Section 100A (4) of the Local Government Act 1972 to exclude the press and public from the meeting for the following item(s) of business on the grounds that it (they) involve(s) the likely disclosure of exempt information as defined in paragraph(s) of Part 3 of Schedule 12A of the Act, as amended by the Freedom of Information Act 2000.

PART II (PRIVATE PANEL)

MEMBERS OF THE PUBLIC TO NOTE

that under the law, the panel is entitled to consider certain items in private. Members of the public will be asked to leave the meeting when such items are discussed.

13. EASTERN CORRIDOR PROGRESS REPORT (E3)

Members of the Panel will receive a verbal update on the Eastern Corridor.

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Growth and Prosperity Overview and Scrutiny Panel

Monday 7 December 2009

PRESENT:

Councillor Viney, in the Chair.
Councillor Coker, Vice Chair.
Councillors Ball and Roberts.

Apologies for absence: Councillors Martin Leaves and Mrs Nelder

The meeting started at 2.00 pm and finished at 4.32 pm.

Note: At a future meeting, the committee will consider the accuracy of these draft minutes, so they may be subject to change. Please check the minutes of that meeting to confirm whether these minutes have been amended.

33. DECLARATIONS OF INTEREST

The following declaration of interest was made in accordance with the Code of Conduct in relation to an item under discussion at this meeting –

Name	Agenda item and subject.	Reason	Interest
Councillor Wildy	6. Worklessness: The Contribution and Role of Plymouth City Council.	She is on the local management board of working links	Personal

34. MINUTES

Resolved that the minutes of the meeting held on 26 October 2009 be confirmed as a correct record.

35. CHAIR'S URGENT BUSINESS

There were no items of Chair's Urgent Business

36. FEEDBACK FROM OVERVIEW AND SCRUTINY MANAGEMENT BOARD

The Business Manager for Development and Regeneration informed the Panel that the Management Board had requested that all Panels incorporate into their work programme feedback on corporate improvement priorities; this had been included in the agenda under item 8 where slippage on CIP 11 had been identified.

37. WORKLESSNESS: THE CONTRIBUTION AND ROLE OF PLYMOUTH CITY COUNCIL

Several representatives from different organisations and sectors of the Council namely, Strategic Housing, Social Inclusion, Recruitment and the Shekinah Mission provided the Panel with presentations upon the issue of worklessness in Plymouth.

The Panel was informed that –

- (i) homelessness and unemployment were strongly linked to rates of unemployment; figures were very high among single homeless, young homeless people and homeless families;
- (ii) many people who experienced homelessness or who were rough sleepers had low levels of qualifications, and many had none at all; many homeless people also had a

history of offending, mental health issues, substance abuse and domestic violence which resulted in multiple barriers to get into the workplace;

- (iii) Plymouth Sustainable Employment Programme (PSET) was a unique pilot project funded by the CLG (Communities and Local Government Department) in order to explore how to support entrenched rough sleepers and homeless people in hostels to access training and employment;
- (iv) PSET provided greater opportunities to reach challenges in the labour market; this initiative was run by the Shekinah Mission to support homeless people back into employment;
- (v) PSET enabled skilled workers to engage with 12 hard to reach individuals in Plymouth and move them into sustainable employment;
- (vi) PSET provided an inclusive programme for people excluded from mainstream society and employment;
- (vii) pre employment training was included in the PSET programme and was integral to an individual's personal development as it provided help with literacy and numeracy and allowed individuals to become more stable before going into employment;
- (viii) Shekinah trading had a model of engagement in which work experience was provided for two weeks to individuals to help them move into employment;
- (ix) the PSET pilot programme was due to finish in February 2010;
- (x) the PSET pilot programme was highlighted as being a flagship for employability;
- (xi) every homeless person out of work amounted to an annual sum of £7,758 in welfare benefit payments, £1,341 in income tax and national insurance payments and £12,000 in lost economic output; it was also estimated that if factors such as temporary accommodation, unemployment, and the cost of health services, criminal justice services and support were taken into account the annual cost to taxpayers of each homeless person could be as much as £50,000;
- (xii) the financial inclusion unit had received an award for 'Best Practice' nationally and was nominated as 'Council Partner of the Year' due to its work with money advice services;
- (xiii) the financial inclusion unit had formed a questionnaire in order to determine the barriers to unemployed individuals; the results showed childcare, low wages and debt were the 3 main factors;
- (xiv) tax credits were a great way to supplement low wages as in some cases it could double an individual's income;
- (xv) it was important for a lead to be identified for the issue of worklessness so that a coordinated approach could be maintained;
- (xvi) Plymouth City Council was a popular local employer as evidence showed that people in the local area wanted to work for the Council;
- (xvii) Plymouth City Council demonstrated best practice in encouraging people from all sectors of the community to apply for vacancies;
- (xviii) 4.23% of all staff at the Council were from an ethnic minority group;
- (xix) Plymouth City Council had 20% of the population aged 18 to 29 and 19.75% of the working population under the age of 31;

- (xx) the Council currently had the following general initiatives, New Deal, Local Employer Partnership (LEP), Staff Learning and Development and Plymouth Adult and Community Learning Service;
- (xxi) Plymouth City Council offered a 'Guaranteed Job Interview' for applicants self-assessed as having a disability who also met the short listing criteria;
- (xxii) the Council were offering work experience for people with learning difficulties;

In response to questions raised it was reported that –

- (xxiii) it would cost approximately £1000 per person in order to support the PSET programme; these funds would provide pre employment training and on going support whilst in employment;
- (xxiv) the PSET pilot programme received great support from the following council departments, Customers Services, Car parks and Maintenance;
- (xxv) the PSET pilot programme required additional funding in order to continue its work;
- (xxvi) £50,000 was required in order to allow the programme to continue for another year;
- (xxvii) the PSET programme looked at early intervention in order to put processes and mechanisms in place to help with potential problems with rent, bills and transportation;
- (xxviii) the average wage in Plymouth was £23,000;

The following recommendations were agreed;

a) Tackling Worklessness is essential to the City meeting the objectives set out in the Local Economic Strategy, Sustainable Community Strategy, Children & Young People's Plan as well as a range of other targets. Whilst it is recognised that Worklessness impacts in many aspects of the Council and partnership's work e.g. health, learning etc ultimately it demands a lead service area and can best be addressed from a Strategic Economic Development perspective

Recommendation: That the Department for Development & Regeneration take on the ownership and leadership of the Worklessness agenda on behalf of the Council and that links across Plymouth City Council are accordingly established to a) ensure the councils role is clearly understood and b) that from an Economic Development perspective that skills development aligns with the economic drivers of the city and key sectors

b) The present framework with central and local government and the third sector is too complicated. The emerging consensus in national policy, endorsed by Overview & Scrutiny is that operationally Worklessness is best led by the Local Authority, under the strategic direction of the LSP

Recommendation: that Plymouth City Council take on a leadership role

c) The Children & Young People OSP will be aware of the Skills and NEETS agenda. The Growth & Prosperity OSP recommends that PCC reviews its Recruitment policies to become an exemplar employing body, by providing greater employment/work opportunities for disengaged groups eg young people, care leavers, young offenders and the longer term unemployed

Recommendation: That HR work with Assistant Director Economic Dev and his team to develop a strategy for Plymouth City Council recruitment under the Worklessness agenda and that CMT endorse this.

38. DESTINATION SOUTH WEST

The Business Manager for Development and Regeneration informed the panel that Destination South West was a tracking resolution from a previous meeting in which it was highlighted that currently there was no councillor representation on the board. At 26 October 2009 meeting the panel was advised that the Director of DSW was happy to attend a future meeting, however it was resolved that the Assistant Director for Development and Regeneration (Economic Development) would attend the Panel first in order to provide an update.

The Panel was informed that –

- (i) Destination South West was established more than five years previously in which £1000 was funded each year;
- (ii) the aim was to promote Destination South West around the world;
- (iii) Plymouth did not have a deep water mooring that was not owned by the Military of Defence;
- (iv) boats have reduced from 25 to 7 annually;
- (v) a strategy was being drafted in order to keep the South West on the national and international radar;

Resolved that the Assistant Director for Development and Regeneration (Economic Development) be invited to attend a future meeting once the strategy had been completed, in order to provide the panel with an update.

39. CORPORATE IMPROVEMENT PRIORITIES

The Head of Transport Strategy informed the panel that Corporate Improvement Priority 11 (Improving access across the city) showed some slippage in achievement and informed the Panel that –

- (i) three milestones in CIP 11 were slipping in the access ability action plan, namely the access to health facilities, training and employment for young people;
- (ii) the council had accessibility action plans for 2006-2011;
- (iii) access to healthcare (to Derriford Hospital) was identified as a strategic objective for the Council;
- (iv) a draft for the Derriford Hospital Action Plan would be submitted to the Healthy Theme Group in January 2010;
- (v) Derriford was to see considerable development in future years through the Local Development Framework

In response to questions raised it was reported that –

- (vi) a result from a health and wellbeing survey showed that those without access found it twice as likely to have difficulties getting to Derriford Hospital;
- (vii) the council was trying to improve access via public transport;
- (viii) new shelters and cycle racks had been installed at the Derriford Interchange;
- (ix) the cycle network was to be prioritised in the Northern Corridor or the city;

- (x) the A386 was to be widened in order to install a South Bound bus lane;
- (xi) it was recognised that accessibility in the Local Area Action Plans was key to success;

Resolved that the Head of Transport Strategy be requested to return to the 25 January 2010 meeting to discuss further what measures need to be undertaken to progress Accessibility Action Plan targets.

40. **HOE FORESHORE SITE VISIT UPDATE**

The Chair informed the panel that the Hoe Foreshore Task and Finish Group was due to be finalised as a final site visit was taking place on 8 January 2010 in order to ensure that remedial works had been completed.

41. **QUARTERLY SCRUTINY REPORT**

The Panel noted the quarterly scrutiny report.

42. **APPOINTMENT OF CO-OPTED REPRESENTATIVES**

The Panel considered the option to appoint a co-opted representative and resolved that this would be considered again at the next meeting after the Director for Development & Regeneration had helped to present his plans for the delivery of the future growth agenda.

43. **TRACKING RESOLUTIONS**

The Business Manager for Development and Regeneration informed the panel that a resolution had been passed from the Devonport, Stoke, St Peter and the Waterfront Area Committee to the Management Board on 2 December 2009 in which the Growth and Prosperity Panel be asked to consider driving speeds on the Hoe.

Resolved that this be noted but meanwhile the Business Manager for Development and Regeneration identify whether the Transport & Highways service were already looking into this issue and to consider this item at a future meeting.

44. **WORK PROGRAMME**

The Panel was informed that due to significant pressures in Democratic Support the proposed extra meeting for 'worklessness' which was due to be held in January could not be supported; it was therefore resolved that this item be scheduled for 22 March 2010. In order to accommodate this change it was agreed that 'Strategic Housing Functions' be moved from 25 January 2010 to 22 March 2010 meeting and that 'City and Sub Regional Governance' be moved from 22 March 2010 to 25 January 2010 meeting.

In response to a question raised, it was resolved that the Director for Development and Regeneration and the Cabinet Member for Planning, Strategic Housing and Economic Development be invited to the 25 January 2010 meeting in order to provide the Panel with an update on the Capital Programme.

Under this item it was also raised that Councillors Lowry and Aspinall would be named substitutes for Councillor Coker if he was unable to attend the Overview and Scrutiny Management Board.

45. **EXEMPT BUSINESS**

There were no items of exempt business.

CITY OF PLYMOUTH

Subject: Local Development Framework
2009 Annual Monitoring Report

Committee: Growth and Prosperity Overview and Scrutiny Panel

Date: 19 February 2010

Cabinet Member: Councillor Fry

CMT Member: Director for Development

Author: Fiona Northcott

Contact: Tel: 01752 30 4574
Email: fiona.northcott@plymouth.gov.uk

Ref: AD/MISC

Part: 1

Executive Summary:

This report highlights the key messages contained in the 2009 Annual Monitoring Report (AMR), to assist Member scrutiny of the Local Development Framework (LDF). To summarise, the key messages are

- Plymouth remains the most successful authority in the country in preparing its LDF.
 - It is on track to achieve virtually all of the ambitious targets that it set itself as part of its LDF.
 - As a consequence Plymouth is in a strong position to progress its long term goals, and is in a position to take advantage of the economic upturn when it comes.
-

Corporate Plan 2009-2012:

The LDF is one of the Council's key strategies for delivering its Corporate Aims, as identified in the Corporate Plan. Producing an AMR is a requirement of the LDF process. It is seen as the main mechanism for assessing the LDF's performance in terms of helping to build Plymouth's future by articulating a spatial planning vision and strategy in support of the Sustainable Community Strategy. The LDF is a genuinely cross-cutting strategy, supporting the delivery of each of the Council's strategic objectives through provision of spatial planning policies and proposals.

**Implications for Medium Term Financial Plan (MTFP) and Resource Implications:
Including finance, human, IT and land**

The report has no direct financial implications.

Other Implications: e.g. Section 17 Community Safety, Health and Safety, Risk Management, Equalities Impact Assessment, etc.

The AMR assesses progress towards achieving the LDF's promotion of community safety through the provision of policies to influence the design and nature of physical development. Equality impact assessment is used in the preparation of LDF documents.

The report has no direct other implications.

Recommendations & Reasons for recommended action:

It is recommended that the Growth and Prosperity Overview and Scrutiny Panel:

- 1 Note that the process for preparing LDF documents will change in response to revisions to government legislation and guidance on this matter.
- 2 Note the current position reported in the Annual Monitoring Report in relation to:- Contextual Indicators; Core Output Indicators; Significant Effect Indicators.
- 3 Note that the 2009 Annual Monitoring Report provides a commentary on whether or not the LDF Core Strategy Targets are on track to deliver the plan's key strategic objectives.
- 4 Instruct the Officers to take appropriate action to address the issues arising in relation to those indicators which are currently not on target but which can be addressed through the planning application process, namely Lifetime Homes and Renewable Energy Production.

Reason: To respond to the Growth and Prosperity Overview and Scrutiny Panel minute seeking a report on Plymouth's Local Development Framework Annual Monitoring Report - to ensure appropriate scrutiny of the Local Development Framework within the government's 'Plan, Monitor and Manage' approach.

Alternative options considered and reasons for recommended action:

There are no alternative options as the Annual Monitoring Report is a factual report, required by the Planning and Compulsory Purchase Act, that the City Council has to produce.

Background papers:

"Plymouth's Local Development Framework – Core Strategy 2006-21",

"Planning Act 2008", Office of Public Sector Information, 26 November 2008. (Part 1)

"Annual Monitoring Report 2009"

“Planning Policy Statement 12: creating strong safe and prosperous communities through Local Spatial Planning”

“Regional Spatial Strategy and Local Development Framework Core Output Indicators – Update 2/2008”

“Local Development Framework Monitoring: A Good Practice Guide”

Sign off: comment must be sought from those whose area of responsibility may be affected by the decision, as follows (insert initials of Finance and Legal reps, and of Heads of HR, AM, IT and Strat. Proc.):

Head	N/A	Head	N/A	Head	N/A	Head o f A M	N/A	Head	N/A	Head of S t r a t P r o c	N/A
Originating SMT: Member: Anthony Payne, Director of Development											

1. BACKGROUND

- 1.1. The Local Development Framework (LDF) Annual Monitoring Report (AMR) is a statutory document which has to be submitted to Government every December. It is seen as the main mechanism for assessing both progress in preparing LDF Documents, as well as the performance of the Strategy - providing the catalyst for any review or update.
- 1.2. **This Annual Monitoring Report is a position statement as at 31 March 2009 and covers the monitoring year 2008/09** (i.e. it is required to report on development activity between April 2008 through to March 2009.)
- 1.3. However, this monitoring period covers the time period before the effects of the global recession would have been fully felt, and the implications of this needs to be taken into account in considering future progress. In addition, while it is helpful to review progress on an annual basis, many of the development indicators need to be considered within a longer timescale (e.g. 5+ years), before coming to conclusions. For example, when a major development takes place in one year, it often takes one or two years for the market to assimilate its full potential, which in turn means correspondingly lower development rates in the following year. Therefore, where appropriate, this AMR caveats its conclusions within these broader considerations

2. CONTEXT

- 2.1. The approach to scrutinising the LDF was considered at the meeting of the Overview and Scrutiny Panel (OSP) on 20th August 2007. It was agreed that the most effective approach would be for the OSP to consider the findings of the AMR each January. The Panel could then advise the Portfolio Holder and officers on any implications it feels should be addressed:
 - through the Local Development Scheme (LDS) - thereby informing the prioritisation of work in relation to planning policy development and delivery.
 - In relation to planning policy matters - where the monitoring of performance against the LDF's objectives may indicate the need for some adjustments.
- 2.2. Within this context, the OSP needs to consider the following key messages that come from the 2009 AMR.

3. KEY MESSAGES IN RELATION TO THE LOCAL DEVELOPMENT SCHEME

- 3.1. Plymouth remains the most successful authority in the country in preparing its LDF. As at January 2010 the Council was over two thirds of the way through completing its very ambitious LDF programme, having:
 - Adopted 9 of its original programme of 14 Statutory LDF documents
 - Adopted 2 Supplementary Planning Documents: the Planning Obligations and Affordable Housing (SPD) and the Design SPD
 - Adopted the Review of Statement of Community Involvement
 - Submitted the City Centre/University AAP (Oct 2009) with the Examination being held in January 2010
 - Progressed the Derriford/Seaton AAP through Issues and Preferred Options Consultation

- Progressed the remaining 4 LDF Documents through their Issues and Options stage
- 3.2. This progress has not only provided us with national publicity about Plymouth and its aspirations, but also given the city a significant competitive advantage by bringing certainty to the development process and thus facilitating investment. Already a number of major investments have been completed, or are underway, bringing about a steep change in the quality, pace and intensity of development.
- 3.3. In looking to the 2010 LDF work programme, there are a number of matters that will impact on the timetable. These are:
- Changes, in 2008, to the national legislative and regulatory framework has altered the processes for preparing an LDF
 - The need for further evidence based studies to support the delivery of key proposals in the Derriford, Hoe and East End Area Action Plans and the Sustainable Neighbourhoods (Key Sites Allocations) DPD and new joint Plymouth Urban Fringe DPD.
- 3.4. The potential impact of these changes on the LDF timetable are explained in the AMR, and discussions about these changes are ongoing with Government Office South West.

4. KEY MESSAGES IN RELATION TO MONITORING CORE STRATEGY TARGETS

- 4.1. The Core Strategy was prepared with monitoring in mind. Each Section of the Core Strategy contains a set of Strategic Objectives, amplified by key targets. The AMR follows this approach of reporting on each topic area in terms of whether its key indicators are 'On Track' or 'Below Target'.
- 4.2. Whilst this report covers the time period before the effects of the global recession would have been fully felt, it would seem that Plymouth is continuing to lay the groundwork for a prosperous future - despite the recession. The city is on track with virtually all of the ambitious targets that it set itself as part of its Local Development Framework. They all provide an indication of how Plymouth is moving towards its vision of creating a city which is one of Europe's finest most vibrant waterfront cities where an outstanding quality of life is enjoyed by everyone. Plymouth is in a strong position to progress its long term goals, and take advantage of the economic upturn when it comes.
- 4.3 Out of the 40 Targets of the LDF Core Strategy

Targets met or on track to being met	36	90%
Below target/ improving performance	3	7.5%
Target not met	1	2.5%

- 4.4 The one target not to have been met is
- CS Target 9.2 relating to the delivery of the Peninsula Dental School by 2008. Development on the Devonport site just missed this target with a completion date of 16 March 2009. Reserved Matters were approved for development on the Derriford site in November 2009 and ground clearance work started in January 2010.

- 4.5 The three targets that are not yet on track to being met are:
1. CS Target 6.2 relating to the delivery of office development.
 2. CS Target 10.4 relating to the delivery of Lifetime Homes.
 3. CS Target 11.5 relating to onsite renewable energy production.

Mechanisms for improving future performance on each of these targets are set out below

1. CS Target 6.2 relating to the delivery of office development.
In 2008/09 4,868 sq m of office space was completed, up from 1,229 sq m in the previous year. A major new office development of almost 5,000 sq m was nearing completion in Sutton Harbour. Furthermore the City Centre and University Area Action Plan aims to create a new office core and contains a proposal for 100,000 sq m of office floorspace. This is expected to come forward in the next 5-6 years which would see this target being met in future.
2. CS Target 10.4 relating to the delivery of Lifetime Homes.
Whilst this year's performance of 12.4% is below the policy target of 20%, it is a significant improvement on the previous year's performance of 9.4%. A partial explanation for the below target performance is the number of dwellings that were the subject of earlier outline applications or previous submissions to which Lifetime Homes conditions had not been applied. In order to improve performance there is now a standard section in the case officer's report on "Equalities and Diversities Issues" where Lifetime Homes are addressed and relevant applications are referred to the Access Consultant who will advise on the requirement. Other proactive measures being taken to improve performance are:
 - a further workshop in November 2009 to reinforce awareness of the importance of this policy when considering planning applications.
 - a leaflet is being written for developers on the social and economic reasons for building homes to Lifetime Homes standards.
3. CS Target 11.5 relating to onsite renewable energy production.
19.3% major applications approved between October 2008 and September 2009 had conditions requiring compliance with this policy. This is an improvement on the previous year's performance of 10.2%. A number of presentations / workshops were delivered during 2008 to raise awareness of the requirements of this policy, and to ensure that the requirements for onsite renewable energy production equipment are considered early in the design and planning approval process. All case officer reports are expected to address this issue to ensure compliance and specialist advice is provided by our Environmental Planning Coordinator.

4.6 However as well as detailing where targets are not yet on track to being met, the AMR also highlights what has been achieved in the past year or since the start of the plan period in 2006

4.7 Housing

- An impressive 98 per cent of new homes finished in the last year were built on brownfield sites the highest percentage since monitoring began in 2001.

- In the last three years 3,071 new homes were built and a further 258 provided through converting or subdividing properties
- 220 homes were demolished - 218 were Council homes to clear the way for regeneration projects
- In 2008/9 1,097 homes were completed
- 290 affordable homes were delivered
- 21 properties removed from the buildings at risk register
- 1.7 per cent of developable land remains derelict - favourably below the national target of 2.5 per cent
- Although the number of homes under construction fell to 644, compared to 1,613 in 2007, some 274 new homes were started

4.8 Retail space

- 9.61 hectares of employment land were developed - the best in six years thanks to the completion of Tamar Science Park and Forrester's Business Park
- However, sites under construction fell from 13.9 hectares to 8.9 hectares
- Of 1,142 prime frontage shops across the city, including neighbourhood shopping areas such as Mutley and Crownhill, 103 were vacant in Autumn 2008. This is likely to have increased by now, although figures are not yet available.

4.9 Planning

- 100 major planning applications determined in 2008/09
- 376 minor applications
- 923 householder and other applications
- Planning Committee approved development to the value of £566 million in 2009
- Development has been approved on 10 Market Recovery Action Plan sites for a total of 695 residential units and 9,164 square metres of commercial floorspace

4.10 Environment

- Cann Wood designated a local nature reserve - three more in the pipeline including Bircham Valley and Radford Woods reserve
- Outline business case approved to manage waste that cannot be recycled, as part of a partnership between Plymouth, Devon and Torbay councils.

4.11 Transport

- 109,000 passengers used Plymouth City Airport until March 2008 - a 30 per cent increase
- Number of public transport journeys in 2007/08 20.6 million - up 4 per cent - largely due to concessionary fares

- Total vehicle miles fell to 1,134 million from 1,150 million in 2007

4.12 People

- Number of economically active in the city's travel to work area up from 140,170 to 143,405 - an increase of 3,235 in 2006 and 2007 - the latest figures.
- Steady rise in the number of economically active in Plymouth - although the rise has slowed down the city is still ahead of its target of 1,800 employees a year on average over five years.

4.13 Education

- New primary schools opened at Riverside, Ernesettle, Shakespeare, Mayflower, Oakwood
- Brook Green Centre for Learning - for young people with special needs
- First life-long learning campus officially opened at Whitleigh incorporating new facilities for Whitleigh Primary, Woodlands Special School and Sir John Hunt among others.

5. CONCLUSIONS

- 5.1. The 2009 AMR has reported that considerable progress is still being made in implementing the Core Strategy, through a number of delivery mechanism including the Area Action Plans. This work is providing a very strong foundation for delivering Plymouth's Vision, turning aspirations into reality by facilitating the development of key elements of the Vision. With 11 years to go in the plan period, the City Council can remain confident that the delivery of its overall vision remains on track.
- 5.2. The main concern, at this stage, relates to the potential effects of the current recession. However there are no indicators that would suggest that a change of policy approach is necessary, other than a pragmatic acceptance that it is going to take at least 2-3 years longer to achieve what we had expected to deliver by 2021.



annual monitoring report 2009



1 Introduction and Context	3
Background	3
Publishing the Annual Monitoring Report	3
Context of the Annual Monitoring Report	3
The Monitoring Framework	4
Developing the Monitoring Framework	4
2 Delivering the Local Development Scheme	5
Introduction	5
Progress so far	5
Current Position – as at December 2009	6
Future Work programme	7
3 Delivering the City's Vision	11
Delivering Plymouth's Strategic Role and City Vision	12
Delivering Sustainable Linked Communities	13
Delivering the Quality City	13
Delivering Regeneration	15
Delivering the Economic Strategy	17
Delivering Adequate Shopping Provision	23
Delivering Cultural & Night-Time Economy	27
Delivering Educational Improvements	28
Delivering Adequate Housing	29
Delivering a Sustainable Environment	44
Delivering Mineral Resources	46
Delivering Sustainable Waste Management	47
Delivering Sustainable Transport	48
Delivering Community Well-being	50
4 Equality Monitoring	53
5 Monitoring the Implementation of LDF Policies	55

Appendix

1	National Core Output Indicators	59
2	Contextual Indicators	67
3	Additional Significant Effects Indicators	75
4	Summary of Progress on Targets	77
5	Development Progress on LDF Allocated Sites	81
6	2009 Implementation Schedule	87
7	Progress of Strategically Significant Infrastructure Projects	91
8	Relationships between Targets and Indicators	97
9	Plan Monitor Manage Process	105

1 Introduction and Context

Background

1.1 Monitoring is an essential element of the Government's 'Plan, Monitor and Manage' approach to policy making. Within this context the Annual Monitoring Report is seen as the main mechanism for assessing the performance of the Local Development Framework (LDF), providing the catalyst for any review or update. Plymouth City Council's Local Development Framework covers the period 2006 to 2021. This Annual Monitoring Report is a position statement as at 31 March 2009 and covers the monitoring year 2008/2009. Whilst economic circumstances are likely to impact on the delivery of the LDF vision and its strategic objectives, it is important to note that this report covers the time period before the effects of the global recession would have been fully felt.

Publishing the Annual Monitoring Report

1.2 Section 35 of the Planning and Compulsory Purchase Act 2004 requires the Annual Monitoring Report to be submitted to the Secretary of State (through the Government Office South West) by the end of December 2009.

1.3 Regulation 48(8) of the Town and Country Planning (Local Development) (England) Regulations 2004 also requires the city to make the Annual Monitoring Report available to local communities both in hard copy and electronically on the Council's website www.plymouth.gov.uk.

Context of the Annual Monitoring Report

1.4 The 2004 Act specifies that the Annual Monitoring Report should contain information on:

- the implementation of the Local Development Scheme (see Section 2 of this report).
- the extent to which the policies set out in the local development documents are being achieved (see Section 3 of this report).

1.5 Where milestones or targets are not being met, or are not on track to being achieved, the AMR should:

- explain why.
- consider whether changes need to be made.
- set out clearly the steps that the authority will take to address these issues.

The Monitoring Framework

1.6 The Local Development Framework is monitored through a series of indicators. In addition to the Core Strategy targets this Annual Monitoring Report also includes:

- **Core output indicators** defined by the Department for Communities and Local Government (CLG) to achieve a consistent data set for all Local Authorities. They measure the direct effects of policy. (see Appendix 1 for summary).
- **Contextual indicators** which measure changes in the wider social, economic, and environmental background against which policies operate. (see Appendix 2 for the city profile which has been produced by Government Office South West (GOSW) Regional Intelligence Team).
- **Significant effects indicators** which measure the significant environmental effects of the Local Development Framework policies. These have been identified by the Strategic Environmental Assessment/ Sustainability Appraisal of the Local Development Framework.
(see Appendix 3 for a summary of those that have not already been reported on in either Chapter 3 or in Appendices 1 or 2).

1.7 Appendix 8 of this report sets out the monitoring framework in greater detail, setting out the relationship between each of the Strategic Objectives and the targets in the Core Strategy.

Developing the Monitoring Framework

1.8 This Annual Monitoring Report considers development progress and targets within the Area Action Plan areas. Appendix 9 shows in diagrammatic form the Plan Monitor Manage process in relation to site specific proposals. The progress of these proposals as the Area Action Plans begin to be implemented, and the Implementation Schedule, are set out in Appendix 5 and Appendix 6 respectively.

1.9 An additional Core Output Indicator to be reported in this year's AMR is Building for Life Assessments. This indicator assesses the quality of residential developments and is reported in paragraphs 3.18 - 3.19 of this report.

2 Delivering the Local Development Scheme

Introduction

2.1 This section of the AMR considers progress in preparing Plymouth's Local Development Framework (LDF) up to April 2009. The scope and timetable for this work is set out in the Council's Local Development Scheme (LDS), providing the benchmark against which performance is assessed. This section reviews:

- progress so far,
- the current position, and
- any changes that may need to be made to the LDF work programme.

Progress so far

2.2 Plymouth's original LDS was submitted to Government Office South West (GOSW) in January 2005 (adopted July 2005). Since that time, the Council has made very rapid progress.

2.3 By April 2009 the Council had adopted 9 of its original 14 proposed Development Plan Documents (DPDs). However, some DPDs have been combined making 7 published DPD documents in total.

Completed LDF Documents:	Adoption Date:
Plymouth's Core Strategy (including Criteria Based Policies)	23/04/07
North Plymstock Area Action Plan and Minerals DPD	06/08/07
Devonport Area Action Plan	06/08/07
Millbay and Stonehouse Area Action Plan	06/08/07
Waste Development Plan Document	21/04/08
Sutton Harbour Area Action Plan	28/07/08
Central Park Area Action Plan	22/09/08

2.4 The Council has also made considerable progress with the documents required to support the statutory elements of its LDF. It has completed a review of the adopted Statement of Community Involvement, as well as adopting two Supplementary Planning Documents, as follows:

Completed LDF Documents:	Adoption Date:
Plymouth's Statement of Community Involvement	24/07/06
Review of Statement of Community Involvement	27/04/09
Planning Obligations & Affordable Housing SPD	01/12/08
Design SPD	06/07/09

2.5 In addition, the Council has also made considerable progress in progressing its remaining LDF documents, as follows:

LDF Documents to be completed:	Current Position:	Programmed Adoption Date
City Centre /University AAP	Submitted Oct.2009 Examination 26/01/10	Nov.2010
Derriford /Seaton AAP	Issues & Preferred Options Consultation Feb.2009	May.2011
Sustainable Neighbourhoods DPD	Issues and Options Engagement started July 2007	Feb.2012
Plymouth Urban Fringe DPD	Issues and Options Engagement started July 2008	Feb.2012
East End AAP	Issues & Options Consultation March 2005	Jan.2013
Hoe AAP	Issues & Options Consultation March 2005	Nov.2013

Current Position – as at December 2009

2.6 The Council has now completed over two thirds of its very ambitious LDF work programme. Inevitably there has been a need to adjust the LDF work programme in response to events. None the less, Plymouth has adopted more LDF documents than any other authority in England, accounting for 8% of all adopted DPDs and 20% of all adopted AAPs. In achieving this, Plymouth has also been recognised, in government and other guidance, as a national exemplar of LDF best practice in a number of areas.

2.7 Plymouth's progress in preparing its LDF has given the city a real competitive advantage. In delivering Plymouth's vision, the Core Strategy defines a significant step change in the quality, pace and intensity of development. It sets out how Plymouth's potential for long term sustainable growth, as well as fulfilling its wider regional role as the economic hub of the far South West, can be realised.

2.8 In terms of achieving this vision, the adopted AAPs and DPDs provide the delivery mechanisms, bringing certainty to the development process, securing significant, quality new developments. Already, a number of major developments have been completed, or are underway, to deliver fundamental elements of this vision. Further key opportunities are being brought forward and delivered through the LDF process.

Future Work programme

2.9 Work on the City Centre /University AAP has progressed according to the LDS timetable. The statutory pre-submission consultation was undertaken in August 2009, the AAP was submitted in October 2009, and the Hearing is to take place in January 2010 (2 months ahead of schedule), with an anticipated Adoption by at least November 2011.

2.10 In considering the 2010 work programme for the remaining LDF documents, there are a number of matters that have implications for the LDF timetable, as follows:

Changes to the national regulatory framework

2.11 The national legislative and regulatory framework for preparing LDFs has been changed by the Planning Act 2008. In effect the Preferred Options consultation stage is no longer required, and a new pre-submission stage has been introduced. In response, Plymouth will carry on ensuring continuous engagement during the whole plan making process, but combine the Issues and Preferred Options into one milestone consultation stage, leading up to the new pre-submission consultation. (The details of this new approach are set out in Plymouth's revisions to its Statement of Community Involvement.)

2.12 As a consequence of adapting the consultation process to meet these new regulatory requirements, the timetable for producing Plymouth's remaining LDF documents will need to be re-programmed. This has implications for:- Derriford /Seaton AAP, The Hoe AAP, The East End AAP and Plymouth's Sustainable Neighbourhoods (Key Site Allocations) DPD, and the Plymouth Urban Fringe DPD.

The need for further work to support the LDF documents

2.13 In addition, the Plan, Monitor and Manage approach to LDF planning has highlighted the need for further evidence base studies to support the preparation of the remaining AAPs and DPDs.

2.14 Preparing these studies will impact on the LDF timetable as follows:

- Derriford /Seaton AAP – further more detailed studies are needed on shopping provision, transport infrastructure, master planning for the new centre, as well as further information on the proposed green infrastructure in order to inform the Pre-submission consultation document.
- The Hoe AAP – a more detailed understanding of the implications of tourism on the Hoe is needed to inform the Issues and Preferred Options consultation stage.
- The East End AAP – further more detailed studies are needed on the transport options, major hazard sites, as well as master planning work on the opportunity sites in the Embankment Lane area and an evidence base study of future development options for the Port of Plymouth, in order to inform the Issues and Preferred Options consultation stage.
- The Sustainable Neighbourhoods (Key Site Allocations) DPD and new joint Plymouth Urban Fringe DPD - with the publication of the Secretary of State's proposed revisions to the Regional Spatial Strategy, together with the uncertainty caused by these revisions having to undergo further statutory assessment, the implications of a considerably increased housing allocation for both Plymouth and on Plymouth's Urban Fringe (in South Hams), means that the programme for preparing these documents will need to be reviewed.

Reviewing the Core Strategy

2.15 There is a constant need to keep the Core Strategy under review, particularly in the light of revised Regional Spatial Strategy - which is expected to be published during 2010. It is also recognised that, by 2012, the Core Strategy will have been adopted for 5 years and therefore needs to be formally reviewed by 2013/14 and rolled forward to cover the next 15 to 20 years. These considerations now need to be built into revising the LDS 3 year timetable.

Preparing Supplementary Planning Documents

2.16 With the Planning Act 2009 receiving Royal Assent on 26 November 2008 there will no longer be a requirement to include SPD details in the LDS. In the meantime it should be noted that:

- The Planning Obligations and Affordable Housing SPD was adopted a year ago, and in the light of the experience gained from its operation, it has now been revised and is about to be consulted on, with an expected adoption in the Spring of 2010.
- The Development Guidelines SPD is in the process of being consulted on, with an expected adoption by the Spring of 2010.
- The Coastal Planning SPD has been completed through its inclusion in the Development Guidelines SPD.
- The Shopping Centres SPD will be reviewed as a consequence of the changes to the LDF work programme above, with an expected adoption by the Summer of 2011.

2.17 In addition to the commitment to prepare the above SPDs, consideration is being given to the need for a Green Space Supplementary Planning Document (SPD) to provide the relevant supporting information about each of the LDF Green Space allocations. Again the production of this document will need to be programmed to ensure it follows on from the adoption of those DPDs that it supports.

The resource implication of supporting delivery of LDF proposals

2.18 With the strategic framework of the Core Strategy in place and rapid progress being made on the supporting delivery mechanisms of the AAPs and DPDs, the focus for resources needs to move towards pro-actively assisting delivery and implementation.

2.19 This will mean working with service providers to refine details – e.g. about infrastructure costs and programming. Other innovative ways to support key stakeholders in delivering key LDF proposals are being developed. However, this has both resource and timetabling consequences for preparing the remainder of the LDF

Revising Plymouth's Local Development Scheme

2.20 In accordance with government guidance, the impact of these changes will be discussed with Government Office South West (GOSW), and a revised LDS has been submitted to the Secretary of State outlining Plymouth's future LDF work programme.

3 Delivering the City's Vision

3.1 The Annual Monitoring Report 2006 identified a baseline set of figures related to the Submission Core Strategy. The Core Strategy itself was adopted in April 2007 and although early in its implementation this AMR monitors its policies, identifying change, not only in the past year but also from the baseline AMR report of 2006, and commenting on any emerging themes.

3.2 In this report the assessment ON TRACK is used to identify targets that are expected to be met in the future on the basis of past performance and/or current intelligence. The assessment BELOW FUTURE TARGET LEVELS is used to identify targets where past delivery has been below the target level set for the Local Development Framework from its implementation date of April 2006. For these targets an explanation is given as to how this may change in the future. In summary out of the 40 targets of the Adopted LDF Core Strategy

Targets met or on track to being met	36	90%
Below target/ improving performance	3	7.5%
Target not met	1	2.5%
Total number of LDF Core Strategy targets	40	100%

3.3 The three targets that are not yet on track to being met are:

- CS Target 6.2 relating to the delivery of office development.
- CS Target 10.4 relating to the delivery of Lifetime Homes.
- CS Target 11.5 relating to onsite renewable energy production.
The one target not to have been met is
- CS Target 9.2 relating to Peninsula Dental School (target was completion by 2008, actual completion of Devonport site was in year 2008/09).

3.4 For quick and easy reference, indicators, targets, and out-turn data are also summarised in the following Appendices:

- Appendix 1 – core output indicators.
- Appendix 2 – contextual indicators - the city profile has been produced by Government Office South West (GOSW) Regional Intelligence Team.
- Appendix 3 – significant effects indicators.
- Appendix 4 - summary of current performance against each Core Strategy target.
- Appendix 5 and 6 - progress update on the policies and proposals of Adopted Area Actions.
- Appendix 7 - progress update on the delivery of Strategically Significant Infrastructure Projects.

3.5 The framework which shows the wording of the objective, and the indicators relevant to that objective, is set out in Appendix 8.

Delivering Plymouth's Strategic Role and City Vision

Strategic Objective 1

Delivering Plymouth's Strategic Role

Strategic Objective 2

Delivering the City Vision

Key Findings and Conclusions

3.6 These are overarching objectives for the Core Strategy which define the Vision for Plymouth. They are delivered by Strategic Objective 3 through to Strategic Objective 15 which are reported in the remaining parts of this chapter.

3.7 With Plymouth's LDF Core Strategy now adopted, the Council has defined a significant step change in the quality, pace and intensity of development. It provides a framework for realising Plymouth's potential for long term sustainable growth and fulfilling the city's wider regional role as the economic hub of the far south west.

3.8 In translating this vision into reality and delivering real improvements to the quality of people's lives in a way that truly reflects the aspirations of local communities, the adopted LDF Area Action Plans provide the delivery mechanisms and bring certainty to the development process. As a result, a number of major developments are already under way and further key opportunities are being promoted through the LDF process.

3.9 Progressing the Core Strategy and its supporting AAP delivery mechanisms through to their adoption stage is critical to delivering the City Vision. A prerequisite of this will be the progression of supporting infrastructure projects. Appendix 7 lists those identified as being of significant strategic importance and their progress since last year.

3.10 Key elements of these objectives have now been met. The Core Strategy was submitted to the Secretary of State in August 2006 and progressed to its Examination stage in February 2007. The Inspector's Report was received in March 2007 and the Core Strategy was found to be sound. In April 2007 the Core Strategy was formally adopted.

Delivering Sustainable Linked Communities

Strategic Objective 3

To develop sustainable linked communities throughout the city.

Key Findings and Conclusions

3.11 All targets are either being met or on track to being met.

Core Strategy Target 3.1. ON TRACK

All residential parts of the city to have easy access to local shopping and community facilities by 2021 (to be measured through Sustainable Neighbourhood Assessments).

3.12 As part of the plan making process Sustainable Neighbourhood Assessments (SNAs) have been undertaken for each of the city's neighbourhoods. The SNAs will be a key element of the evidence base which will guide the production of the Combined Issues and Preferred Options Sustainable Neighbourhoods including Key Sites Allocations DPD which will be subject to further consultation in June/July 2010.

Delivering the Quality City

Strategic Objective 4

To capitalise on Plymouth's unique natural and built heritage and create well designed, safe, vibrant, diverse and sustainable neighbourhoods.

Key Findings and Conclusions

3.13 All targets have been met.

Core Strategy Target 4.1. TARGET MET

The completion of characterisation studies for the following areas to inform the Area Action Plans for Devonport, Millbay /Stonehouse, Hoe, City Centre / University, Sutton Harbour and East End.

3.14 The following studies have been completed.

- The characterisation studies for Devonport and for Stonehouse and Millbay were completed in July 2006.

- The Waterfront Characterisation Study was published in October 2006 and covers the Hoe, City Centre/University, Sutton Harbour and East End regeneration areas.
- The Barbican Characterisation Study was completed in September 2007.
- Plymouth City Centre Future Directions - Investment and Development Strategy was completed in June 2008. The Plymouth City Centre Precinct - Assessment of Strategic Options for the Management of its Heritage Assets was completed in October 2008.
- The Hoe Conservation Area Appraisal and Management Plan was completed in November 2008.

Core Strategy Target 4.2. TARGET MET

The removal of 5% of buildings per annum (approximately 21 properties per annum based on current number of buildings on the list) from the 2005 Buildings at Risk Register by virtue of their future being secured.

3.15 There were 412 properties on the 2005 Buildings at Risk Register. The 2008 AMR reported below target performance and proposed a more thorough review early in 2009. However a partial review has identified 21 properties (5%) which can be removed from the BAR Register in 2008/9 thereby meeting the Core Strategy target and suggesting that this indicator is back on track.

Core Strategy Target 4.3 TARGET MET

The completion of at least 4 Plymouth Design Panel meetings every year to consider major proposals and strategic design related strategies.

3.16 Four meetings of the Plymouth Design Panel took place in 2008/9 thereby meeting this criteria. There has since been a meeting in April 2009 but thereafter due to budgetary constraints, regular meetings of the Design Panel have been suspended. In future though the Panel may still be called for particular projects on an ad hoc basis, and where appropriate, regional and national panels may even be involved.

3.17 The target of 4 Panel meetings per annum had been identified as a proxy for achieving appropriate design review of projects and it is equally acceptable if this objective is delivered in other ways. In fact the CABA assessment (see below) provides a far more informative assessment of design quality of significant residential developments. This is the first year that design quality of has been assessed and reported using CABA standards.

Housing Quality – Building for Life Assessments

3.18 The CABE (Commission for Architecture and Built Environment) Building for Life criteria is a government endorsed assessment benchmark developed by CABE. The assessment has been designed to ensure that it meets the criteria described for housing quality in PPS3. However this is a new Core Output Indicator and the methodology for achieving consistency of assessment is still being developed.

3.19 In summary 19 major developments completed in 2008/9 have been assessed (also reported in Core Output Indicator table in Appendix 1 H6). This shows that 91% of dwellings on major sites were assessed as being of average or above average quality.

Classification	Number of developments	Number of Dwellings	% of dwellings
Very Good	3	99	19%
Good	5	178	34%
Average	8	199	38%
Poor	3	45	9%

In order to improve future scores, the pre-application process is being more widely applied and this should address design issues at the earliest stage. Moreover within the Planning Service there are now four approved Building for Life Assessors who will be carrying out informal assessments throughout the pre-application and planning application process.

As well as the use of site planning statements we have an Adopted Design SPD and a consultation draft Development Guidelines SPD which will help us to promote better design.

Delivering Regeneration

Strategic Objective 5

To prepare a series of Area Action Plans for the areas of the city of greatest development pressure or opportunity or sensitivity to change.

Key Findings and Conclusions

3.20 All targets are either being met or on track to being met.

3.21 Area Action Plans have either been completed or are in the process of being prepared for 9 areas of the city. Progress to 31st March 2009 is covered in Chapter 2 of this report. For development progress on proposals contained in the adopted AAPs see Appendix 5.

3.22 Sites for development in the rest of the City not covered by AAPs will be identified through the Sustainable Neighbourhoods including Key Sites Allocations DPD. Preparation of this document has started with a year long programme of consultation with stakeholders and local communities. The consultation is based on the Sustainable Neighbourhood Studies, and aims to achieve development across the City which will build sustainable linked communities delivering the needs of those communities. The DPD will be published as a combined Issues and Preferred Options document in Summer 2010.

National Land Use Database

3.23 As of April 2009 there were 313.4 hectares of land in the city defined by the National Land Use Database of Previously Developed Land (NLUD) as being vacant or derelict. NLUD identifies five distinct categories of vacant and derelict land;

- A – Previously developed land now vacant.
- B – Vacant buildings.
- C – Derelict land and buildings.
- D – Previously developed land or buildings currently in use and allocated in local plan or with planning permission.
- E – Previously developed land or buildings currently in use with redevelopment potential but no planning allocation or permission.

	A	B	C	D	E
Number of Sites	45	51	27	97	4
Total Area (Ha)	96.8	14.0	16.9	111.4	74.3
Min size (Ha)	0.01	0.003	0.008	0.009	0.009
Max size (Ha)	77.9	3.9	7.5	16.4	37.8
Number with Planning Status	20	20	7	97	0

3.24 Despite the monitoring period coinciding with the beginning of the recession the area of Type C land, derelict land and buildings, remained constant at 16.9 ha. Equally positive is the fact that over a third of the land on the database has planning consent or an LDF allocation and another third falls within categories A and B, the easiest type to bring back into productive use. This means that the city is in a strong position to take advantage of any economic upturn in the future.

3.25 The proportion of developable land that has been vacant or derelict for more than 5 years is 1.71%, favourably below the National Indicator (NI 170) target of 2.50%. This is a continued reduction from last year's value of 2.44 and reflects the continuing regeneration of our waterfront areas.

Delivering the Economic Strategy

Strategic Objective 6

To set a spatial planning framework through the LDF that supports the Council's Economic Strategy and Action Plan, helping to make Plymouth a place where people, business and an outstanding natural environment converge to bring about sustainable prosperity and well being for all.

Key Findings and Conclusions

3.26 The only target not to have been met in the 2008/09 year relates to the amount of new office development. However the City Centre and University Area Action Plan aims to create a new office core and contains a proposal for 100,000 sq m of office floorspace. This is expected to come forward in the next 5-6 years and could create up to 4,000 new jobs

3.27 The reported increase in the number of employees reflects previous economic confidence as the figures are from 2007. Similarly the increase in developed employment land in Plymouth mirrors this recent confidence. Permission has been given for a number of new developments with others currently under construction. However, these positive achievements must be placed in the context of the economic outlook. Any impacts as a result of the economic climate should become evident in the next report.

Core Strategy Target 6.1 ON TRACK

Delivery in the Plymouth Principal Urban Area of employment land of at least 4 ha per annum (2006-2016) and 4.5 per annum (2016 and 2021)

3.28 In 2008/09 9.61 ha of employment land were developed. This is the fourth period of year on year growth and represents the best figure for 6 years. There was strong growth in the B1 Use Class and a steady showing for Mixed Use B Uses. (See Figure 1). The average since the start of the plan period in 2006 now stands at 5.35 ha. per annum.

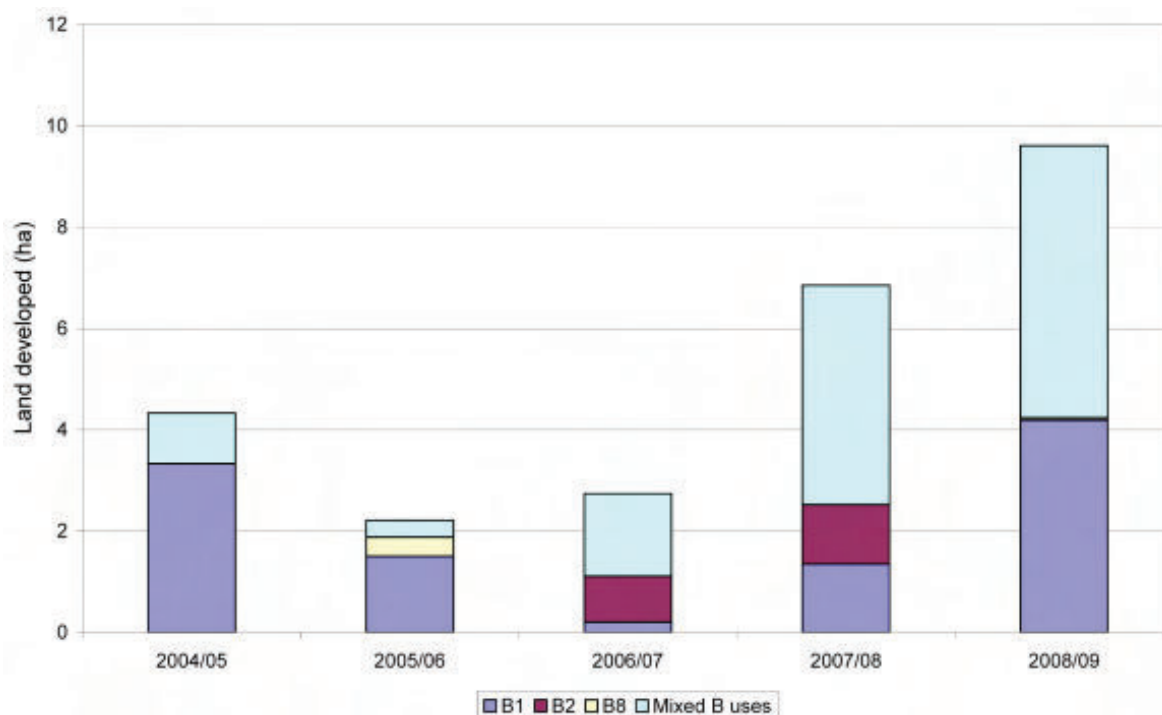


Figure 1 Land developed for employment use by type

3.29 The figure for developed floorspace of 13,508 sq m shows a great deal of consistency over the previous 4 years. (See Figure 3). As mentioned above there was a marked increase in B1 office use thanks to the completion of the latest stages of the Tamar Science Park and the Forrester's Business Park. The success of these campus style business parks, with their more generous layouts, helps to explain why the amount of floorspace developed has remained stable but the amount of land developed has risen steadily.

3.30 The recent difficult trading conditions experienced by the development industry are reflected in the fall in the area under construction or not started. (See Figure 2). Sites under construction fell from 13.5ha to 8.9ha and the total area of land on sites with planning permission but not started fell from 63.9ha to 37.5ha. This is largely because the planning permissions on a small number of large development sites have lapsed, for example the residual elements of the Plymouth International Business Park (15ha) and Glacis Park, Crownhill (5ha). The situation should be improved with the planned adoption of the City Centre and University Area Action Plan in 2010, which will seek to create a new, vibrant office quarter through allocations to the north of the city centre.



Figure 2 Employment land survey at April 2008

Core Strategy Target 6.2 BELOW FUTURE TARGET LEVELS

Delivery of 13,000 sq m new office development within the city per annum

3.31 This is an ambitious target which has not been met in the past few years, however, this is not altogether surprising since Plymouth has not had a buoyant market for office floorspace, and one of the aims of the Local Development Framework is to stimulate growth of an office sector. The recently submitted City Centre and University Area Action Plan aims to create a new 100,000 sq m office quarter on the edge of the city centre. In 2008/09 4,868 sq m of office space had been completed, up from 1,229 sq m in the previous year and a major new office development of almost 5,000 sq m was nearing completion in Sutton Harbour.

Developed employment land floorspace by use class

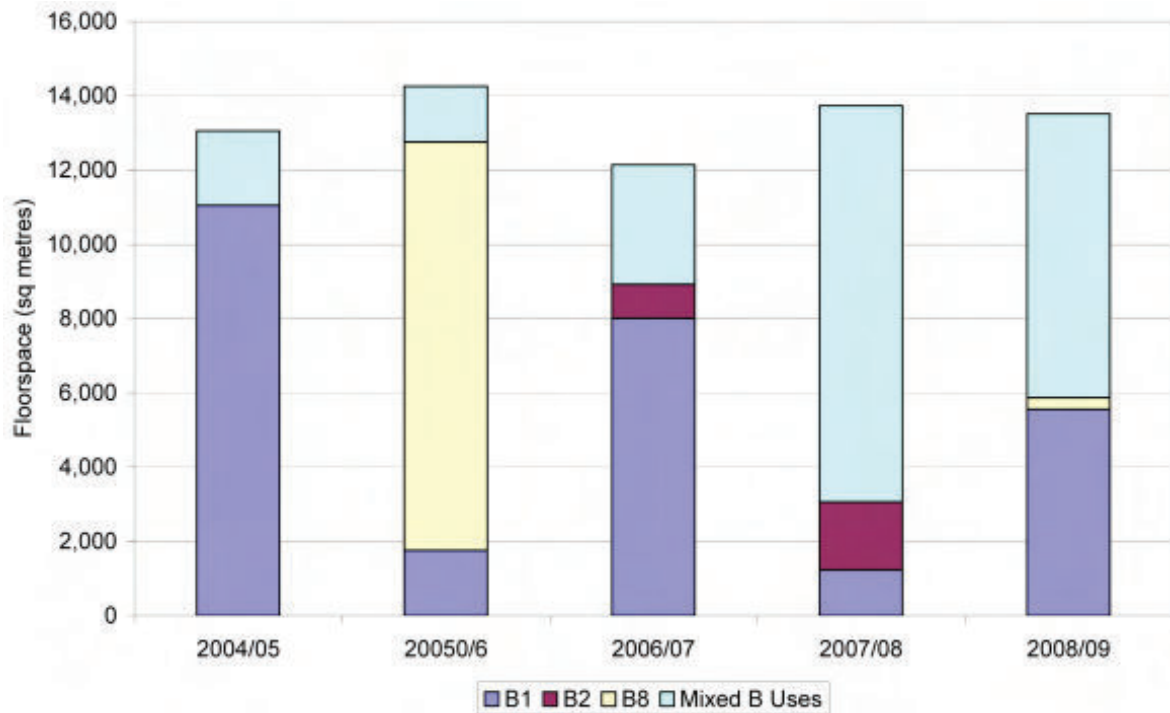


Figure 3 Developed employment land floorspace by use class

Core Strategy Target 6.3 ON TRACK

A net increase in the number of employees of approximately 1,800 per annum.

3.32 A number of data sources are used to monitor this target, one examining the economically active population and another looking at the number of jobs in Plymouth Travel to Work Area (TTWA). The chart shows that the economically active population numbers have been generally rising steadily since the April 2005 - March 2006 period, with an increase of some 5,800 employees in the period up to April 2006-March 2007, reflecting the buoyant economy at this time. The rate did slip to an increase of just 1,000 in the period up to March 2008 and just 900 to March 2009. Although the increase has not been steady and does appear to be slowing, it does surpass the target of 1,800 per annum on average over the five year period. However, the economic changes are starting to filter through with the declining number of economically active population.

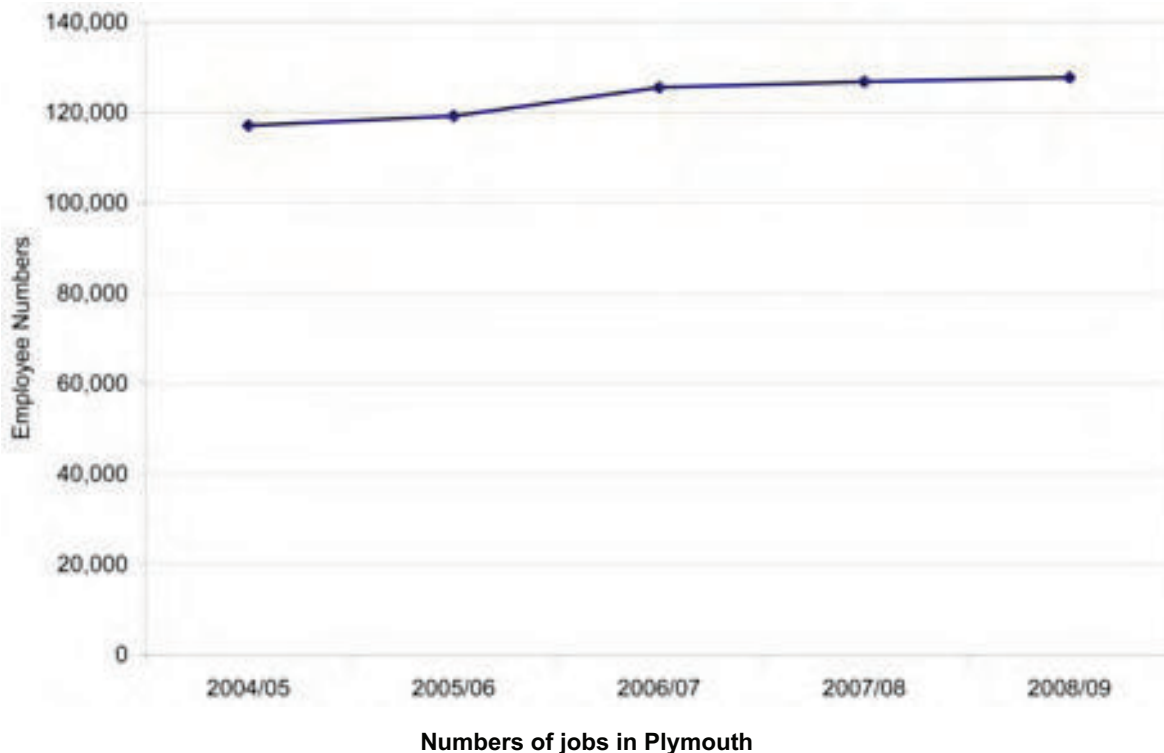
3.33 The Plymouth Travel to Work Area has continued to see increases in the number of jobs. The latest published figures (2007) show that between 2006 and 2007 there has been an increase of 3,235 jobs in the Plymouth TTWA, up from 140,170 to 143,405. However, it should be noted that this does not cover 2008 (figures for which are currently unavailable) and therefore does not include the period of economic change.

3.34 Six priority sectors have also been identified in the Local Economic Strategy (LES) that the City wishes to grow. These sectors are: advanced engineering; business services; creative industries; marine industries; medical and healthcare; and tourism and leisure. Work is being done to monitor the number of jobs in these sectors, although these are part of the overall figures. Using the most up-to-date figures available to 2007, two have declined (advanced engineering and medical and healthcare), two have increased (creative and marine industries) and two have remained unchanged (business services and tourism and leisure).

3.35 Given the current economic climate there may be more uncertainty in the future, especially with nationally rising unemployment rates. These should start to filter through in the next AMR giving a more realistic picture. However, the desire to grow the number of jobs in Plymouth is a long-term goal.

Number of people in Plymouth who are economically active

3.36 The chart below shows that the number of people of who are economically active in Plymouth (aged 16 and over) has risen steadily over the past four years. The rise in more recent years has, however, been at a slower rate with only minimal increases between 2006 and 2009.



Sector	Jobs as at 2003	Jobs as at 2006	Jobs as at 2007
Extractive	*	*	*
Manufacturing	20,100	18,700	18,800
Utilities	*	*	*
Construction	5,300	5,600	6,000
Retail/Distribution	24,700	24,300	24,100
Hotels and Catering	9,400	9,400	9,400
Transport and Communities	7,300	8,400	8,400
Financial Services	2,800	2,300	2,500
Business Services	16,100	16,000	17,300
Public Administration	9,200	11,000	10,500
Education	15,300	16,200	17,800
Health	18,800	20,500	20,600
Other Services	6,100	6,800	6,900
Total	136,042	140,170	143,405

* Numbers are too small to maintain confidentially and cannot be disclosed under the 1947 Statistics of Trade Act.

Source: ABI

3.37 The table above shows the number of jobs available in various sectors in Plymouth up to 2007. As can be seen the number of jobs have continued to increase but they do pre-date economic changes that started to occur in 2008. As such, these increases need to be treated with caution in that they are historic rather than wholly current.

Core Strategy Target 6.4 ON TRACK

Identification of at least one site to be safeguarded for a major high quality inward investment opportunity, including potentially a public sector office relocation or a private sector regional headquarters.

3.38 In 2007 the Council began the preparation of the Sustainable Neighbourhoods including Key Site Allocations DPD, which will identify key sites in Plymouth in areas not already covered by Area Action Plans. This process aims to identify sites for development in partnership with local communities, with the aim of creating a network of sustainable linked communities across the city, whilst ensuring that new development meets the needs of communities as well as the city as a whole. This document, along with the AAPs will ensure that there is a portfolio of employment

sites available, of the right quantity and quality and in the right locations, to meet the needs of the growth agenda and to accommodate prestige relocations of the kind envisaged by Core Strategy Target 6.4.

Delivering Adequate Shopping Provision

Strategic Objective 7

To promote new shopping development which contributes positively to delivering Plymouth's vision for sustainable high quality growth, making Plymouth a city of sustainable linked communities.

KEY FINDINGS AND CONCLUSIONS

3.39 All targets are either being met or on track to being met. Performance of the city's retail centres as defined by the number of vacant or non-A1 retail units would seem to be better than average and until 2008 seemed to be holding up well. However the impact of the economic downturn will be more evident in next year's AMR when the Autumn 2009 situation will be reported.

Core Strategy Target 7.1 ON TRACK

To achieve an increase in retail capacity for comparison goods of between 57,000 and 92,000 sq m net by 2016.

3.40 Since 2006 an extra 3,438 sq m (gross) of retail floorspace has been provided in addition to the 26,416 sq m (gross) of floorspace provided with the opening of Drakes Circus in 2006. This means that Plymouth is already over halfway to achieving the Core Strategy Target. In January 2007 a major study was commissioned looking at opportunities for further retail growth in the City Centre. This Study will show how the retail targets set out in the Core Strategy can be met in the City Centre in the period up to 2021 and beyond, and this has formed a key part of the evidence base of the City Centre and University Area Action Plan.

Core Strategy Target 7.2 ON TRACK

To achieve an increase in retail capacity for comparison goods of between 106,000 and 172,000 sq m net by 2021.

3.41 This target applies to the period up to 2021 and therefore includes the figures used in Target 7.1. Achievement of this target is dependent on increases in population and expenditure in Plymouth that will result from the success of the growth agenda, as is set out in the Core Strategy and the Plymouth Shopping Study 2006. The City Centre will be the focus for retail growth, and proposals will be brought forward

through the City Centre AAP. The City Centre and University AAP Issues and Preferred Options document was submitted on 30th October 2009 and the Public Examination is scheduled for January 2010.

Core Strategy Target 7.3 ON TRACK

To deliver a new district centre at Derriford to serve northern Plymouth by 2016, and to monitor its potential to grow in the future.

3.42 The Core Strategy was adopted in April 2007 and contains Policy CS07 setting out the aim to create a new district centre at Derriford. This new district centre will include an element of retail which will contribute to the overall targets to increase retail floorspace in the City. The Derriford and Seaton AAP is being prepared and will specify where and how large the new district centre will be.

3.43 The AAP completed its issues and preferred options stage in March 2009 and the pre-submission document is now being prepared with the consultation anticipated in February to March 2010 .

3.44 The completed AAP is timetabled to be adopted in 2011. The results of the Derriford Shopping Study emphasised the importance of making the link between the development of retail floorspace at Derriford and in the City Centre, and ensuring that the City Centre is the priority location for retail investment in the city. The Derriford and Seaton AAP and the City Centre AAP will both include a series of indicators to show when the conditions are right to channel significant amounts of retail investment towards Derriford, while still maintaining the City Centre's position as the primary shopping centre.

Core Strategy Target 7.4 ON TRACK

To deliver a new District Centre at Weston Mill by 2016.

3.45 A proposal will be brought forward through the Sustainable Neighbourhoods (Key Site Allocations) DPD.

Core Strategy Target 7.5 ON TRACK

To deliver new local centres at Devonport, Millbay and Plymstock Quarry by 2016.

3.46 Area Action Plans for Devonport, Millbay & Stonehouse and North Plymstock have now been adopted. The new centre at Devonport has been granted planning permission and the new centre at Millbay is included in the outline planning permission for the redevelopment of Millbay Docks. A planning application has been received for Plymstock Quarry which includes provision for the new local centre.

Core Strategy Target 7.6 ON TRACK

To deliver a consolidated retail warehouse location on Laira Embankment by 2016, which also assists with the delivery of strategic transport proposals for Plymouth's Eastern Corridor.

3.47 A proposal will be brought forward through the East End AAP.

Core Strategy Target 7.7 ON TRACK

To complete a revised Shopping study for Plymouth by 2011

3.48 The most recent Shopping Study was published in August 2006. A revision to that Study is planned by 2011.

Local Output Indicator

– Vacancy in prime shopping frontages.

3.49 There are no specific targets associated with this indicator although it is the Council's objective to maintain healthy shopping centres across the city. High levels of vacancy or non A1 retail use would indicate a problem arising in particular centres. In Autumn 2008, when the survey took place, of the 1,142 units in the city located within a prime shopping frontage, 103 (9%) were vacant, compared to national average of 15%, and 315 (27%) were in non-A1 retail use, negligible changes from the previous year.

3.50 The table below shows levels of vacancy in the prime shopping frontages as defined by the Local Plan First Deposit. These frontages will be revised in the Shopping Centres SPD. Overall there has been little change in the position since 2007 with centres holding up well despite the economic downturn. There are, however, variations in performance. For the first time since it's opening in October 2006 Drake Circus shopping centre was fully let, whilst vacancy rates for the City Centre Prime Frontage Remaining area went up from 3% to 7%.

Name	Type	No. of units	No. of Units Vacant	% Vacant	No. of Units Non A1 Use	% Non A1 Use	No. of Units Vacant and Non A1 Use	% Vacant and Non A1 Use
Prime Frontage Central	City Centre	127	13	10%	14	11%	27	21%
Prime Frontage Remaining	City Centre	170	12	7%	37	22%	49	29%
Drake Circus	City Centre	63	0	0%	7	11%	7	11%
Estover	District Centre	7	0	0%	2	29%	2	29%
Mutley Plain	District Centre	56	7	13%	20	36%	27	48%
Plympton Ridgeway	District Centre	68	8	12%	20	29%	28	41%
Plymstock Broadway	District Centre	26	4	15%	3	12%	7	27%
Roborough	District Centre	7	0	0%	1	14%	1	14%
St. Budeaux	District Centre	19	1	5%	10	53%	11	58%
Transit Way	District Centre	14	0	0%	1	7%	1	7%
All Local Centres	Local Centres	584	58	10%	200	34%	258	44%

3.51 The position with the ten worst performing centres is also similar with no significant worsening of their positions in the face of the severe decline nationally in retail activity. Encouragingly, 4 out of the 10 have no vacant units but do suffer from high levels of non A1 uses.

Name	No. of units	No. of Units Vacant	% Vacant	No. of Units Non A1 Use	% Non A1 Use	No. of Units Vacant and Non A1 Use	% Vacant and Non A1 Use
Lipson Vale	6	4	67%	1	17%	5	83%
Hooe	5	0	0%	4	80%	4	80%
Station Road (Devonport)	19	3	16%	11	58%	14	73%
Cumberland Street	13	2	15%	7	54%	9	69%
Clifford Road	6	0	0%	4	67%	4	67%
Chaddlewood	5	0	0%	3	60%	3	60%
George Street	5	0	0%	3	60%	3	60%
Ebrington Street	31	7	23%	11	35%	18	58%
Marlborough Street	34	7	21%	12	35%	19	56%
Stoke Village	33	5	15%	13	39%	18	55%

Delivering Cultural & Night-Time Economy

Strategic Objective 8

To facilitate the creation of Plymouth as a vibrant waterfront city with a thriving cultural and leisure sector and a diverse, safe, balanced and socially inclusive evening/ night-time economy.

Core Strategy Target 8.1

Targets to be developed in relation to the Council's work on promoting tourism and leisure trips to the city.

3.52 A tourism strategy for Plymouth will be developed once the Destination Management Organisation (DMO) structure for Plymouth is in place. This will contain a number of milestones and targets. Responsibility for the retail and day visitor markets will remain with the PCC Economic Development Services whilst the remainder will stay with the City Development Company.

Delivering Educational Improvements

Strategic Objective 9

To set a spatial planning framework that supports improvements in education to enable everyone to share in Plymouth's growing prosperity.

Key Findings and Conclusions

3.53 The Strategy for Change 2008 known as Investment for Children sets the priorities for new school buildings, closures, amalgamations and improvements. There have been some revisions to the previous targets for individual schools, but progress is being made.

Core Strategy Target 9.1 ON TRACK

Delivery of new primary schools in Barne Barton, Devonport, Millbay, Southway and Plymstock, and the Whiteleigh campus, by 2008-2016.

Project	Status
Barne Barton (amalgamation of Barne Barton and Bull Point primary schools on new site).	Riverside Primary school opened in February 2008 (replacing Barne Barton and Bull Point schools).
Devonport (amalgamation of Mt Wise and Marlborough primary schools on new site).	Ongoing project to replace with a new 2.5 form entry school on a new site . The site identified in the Devonport AAP was not considered to be a viable option. Increases in pupil numbers may negate this proposal when the <i>Investment for Children Strategy</i> is reviewed next year.
Millbay (new Secondary School and expanded Primary Provision).	The Millbay AAP provides for the development of a new secondary school. However the specific site identified has complications and is being reviewed. The provision for an expansion of primary schools is developing.
Southway (amalgamation of Langley Infant and Junior schools on same site and amalgamation of Southway and Tamerton Vale schools on the former Southway Community College site).	The new Oakwood Primary School opened in September 2009 (replacing Langley Infant and Junior schools). Beechwood Primary School is under construction to replace Southway and Tamerton Vale schools. Completion due 1 April 2010.

Project	Status
Plymstock (new school within the quarry site).	The North Plymstock AAP proposes a new primary school as part of the quarry development but does not specify a site for it. Work with the developer has identified a potential site.
Whitleigh campus (relocation of Woodlands Special School to a new campus, co-located with Sir John Hunt Community College and Whitleigh Primary School).	The Wood View Learning Community is completed and operational.

3.54 In addition, Ernesettle primary school was opened in 2008; Shakespeare primary school opened in 2009 (replacing West Park and Chaucer schools) and Mayflower primary schools opened in 2009 (replacing South Trelawney and North Prospect schools).

Core Strategy Target 9.2 TARGET NOT MET

Delivery of the Peninsula Dental School by 2008

Project	Status
Peninsula Dental School Devonport.	Development completed in 2008/09 (16/03/2009). Opened 28th April 2009.
Peninsula Dental School Derriford.	Approval of Reserved Matters 19/11/2009.

Delivering Adequate Housing

Strategic Objective 10

To ensure that all Plymouth residents have access to a decent and safe home within a quality living environment.

Key Findings and Conclusions

3.55 Dwelling completions are on track and we have demonstrated adequate supply (5,587 dwellings) to meet 5 year requirements.

Population and Housing Growth

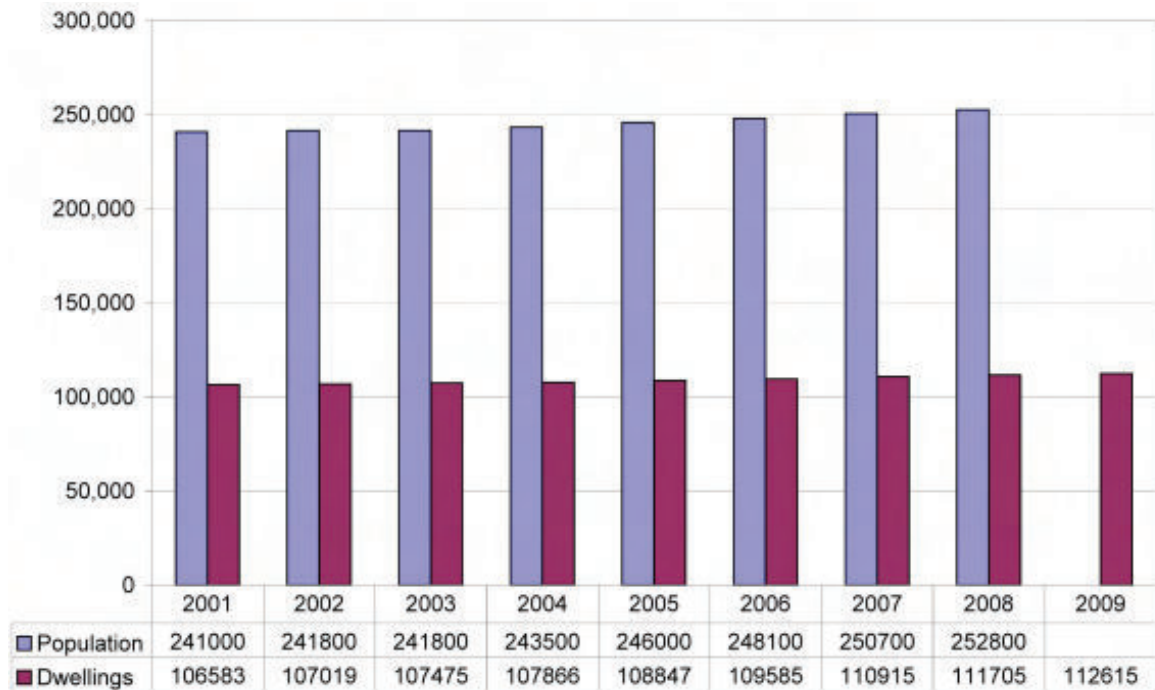


Figure 4 Population and housing growth

3.56 Between 2001 and 2008 Plymouth experienced a 4.90% increase in population. Over a similar period the number of dwellings increased by 4.81%. The following sections look at the current and future dwelling provision and land supply in the city.

Core Strategy Target 10.1 ON TRACK

The delivery of the strategic housing requirement up to 2021 of some 1,150 dwellings per annum (equating to 17,250 new homes by 2021). This annualised figure of 1,150 dwellings per annum is phased at 1,000 dwellings per annum (2006-2016) and 1,450 dwellings per annum (2016-2021).

Past delivery of dwellings

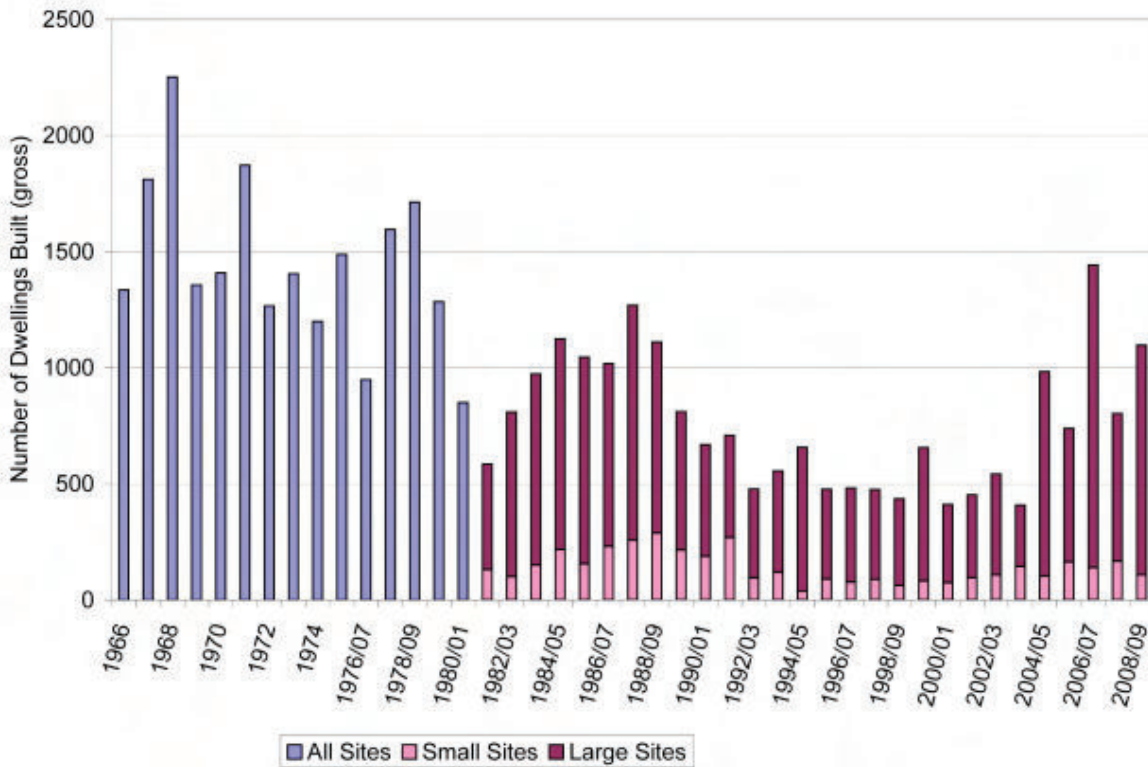


Figure 5 Dwellings completed

3.57 In the three years since the start of the plan period (2006-2009) 3,071 new dwellings have been constructed and an additional 258 have been provided through the conversion and subdivision of existing properties: 3,329 dwellings in total. Set against this impressive building programme, which exceeds the 1,000 annualised Draft RSS target, are 220 dwellings which have been demolished. These demolitions, 218 of which are of local authority housing, are the necessary precursor for the future regeneration of run down areas of the city and the improvement of the city's housing stock. This equates to an additional 3,109 dwellings net built 2006-2009.

3.58 Plymouth is a university city and as numbers at the university have increased there has been a need for additional student accommodation. In the past students have been accommodated in Halls of Residence but more recently development has taken the form of Cluster Flats, for example 6 apartments with communal lounge in a self contained unit, or alternatively self-contained studio rooms. There have been 93 such units built since 2006, accommodating 373 students. Government guidance has clarified the position in relation to these units deeming them to be outside the classification of "dwellings". Taking account of this means that overall 3,016 net additional dwellings have been built for the 3 years of the plan period (2006-2009).

	2006/7	2007/8	2008/9	Total 2006-2009
Total dwellings delivered (inc student housing)	1,429	803	1,097	3,329
Demolitions	113	13	94	220
Student dwellings	0	0	93	93
Net dwelling completions	1,316	790	910	3,016

3.59 It is important to note that the Draft RSS housing requirement and the Core Strategy target of 1,000 dwellings is a gross figure. Hence it is the top line of the above table: Total dwellings delivered (inc students housing) that should be assessed against this target, rather than the net figure which has to be reported as part of National Indicator (NI 155).

The 5 Year Housing Supply

3.60 In summary of paragraph 3.61 - 3.64 below, this assessment shows that Plymouth has a 5 year housing land supply. The assessment reflects the following considerations:

1. It covers the period April 2010-15
2. The requirement is based on the Draft RSS and Panel's report, as well as Plymouth's Adopted LDF Core Strategy. This indicates a requirement of 5,000 sites between 2010-15.
However, the assessment has regard to current market circumstances, the emerging Secretary of States proposed revisions to RSS, as well as taking into account the shortfall in the number of houses built 2006-10, based on survey.
3. The assessment indicates a 5 year land supply of 5,587 against a requirement for 5,200 homes.
4. The information for this assessment is based on the recently completed Plymouth 2009 SHLAA, and reflects the views of the SHLAA Panel made up of Developers, Agents, Architects and statutory agents.

Assessment of Plymouth's Housing Requirement:

3.61 The period used for calculating this year's Annual Monitoring Report 5 year Housing Land Supply is 1st April 2010 to 31st March 2015. However, Plymouth's housing requirement needs to be considered within the following context:

- The Draft Regional Spatial Strategy for the South West (2006-2026) defines Plymouth housing requirement as provision for 1,000 per annum 2006-16 and 1,450 per annum 2016-26. This requirement was endorsed by the Panel's examination of draft RSS.
The Secretary of State's proposed revision to RSS currently indicates a potential increase in this allocation to provision for growth of 1,400 per annum 2006-16 and 1,900 per annum 2016-26, making a total requirement of 33,000 over the

plan period. However, these proposed revisions to draft RSS are still subject to further statutory assessments before they can be confirmed.

- Plymouth's Adopted LDF Core Strategy (2006-2021) sets out the housing requirement in terms of an annualised target of 1,000 dwellings per annum 2006-16 and 1,450 dwellings per annum 2016-21. In terms of calculating the current 5 year land supply, this equates to making provision for 5,000 dwellings over the period 2010 to 2015.
- In considering the housing requirement over the next 5 years, any shortfall in houses built since the start of the plan period (2006) also needs to be taken into account. In Plymouth's case, 3,016 dwellings (net) have been delivered over the first three years of the plan period i.e. 2006-2009. A further 343 dwellings (net) are expected to be delivered 2009/10. This combines to make a 614 dwelling deficit which should be compensated for over the remaining 16 years of the plan period. This equates to an annual addition of 40 d.p.a. to the housing target.
- However, with the current recession, there has been a sudden and severe decrease of between 50% to 90% in the 'tangible' demand for new housing. Current indications are that it will take some 3 to 5 years for normal market conditions to be restored, which means that it will probably add some 5 years to the plan period before the number of houses built can match the current RSS estimate of housing demand. (These matters are the subject of ongoing discussions with GOSW concerning their implications for revising the Plymouth Local Area Agreement Housing Target, NI 154.)

3.62 Taking all these factors into account, Plymouth's 5 year housing land requirement must be based on the Draft RSS and Panel's report, (in that these are the statutory elements of revising the RSS that have now been satisfactorily completed), as well as Plymouth's Adopted LDF Core Strategy.

The requirement also needs to take into account the shortfall in provision for the period 2006-09. This equates to an annual addition of some 40 d.p.a. over the plan period.

Therefore, Plymouth's 5 year housing land requirement is 5,200 sites between 2010-2015.

3.63 However, this assessment has also taken into account the emerging Secretary of States proposed revisions to RSS, as well as having regard to the implications of current market circumstances. While these considerations may either increase or decrease Plymouth's housing land requirements, because they are both still the subject of further statutory considerations / negotiation with GOSW, their implications can not be relied on in determining Plymouth's 5 year housing land requirement.

Assessment of Plymouth's Housing Land Supply:

3.64 In terms of ensuring Plymouth has an adequate 5 year supply of housing sites to meet demand, the following factors need to be taken into account:

- A Strategic Housing Land Availability Assessment (SHLAA) was undertaken by consultants in April 2009 in order to provide an independent assessment of the

amount of land available and to identify the likely timescale of development. The assessment of sites was undertaken by a Panel consisting of developers, agents, and architects experienced in the local market. This Panel assessed the sites under the headings of whether they were suitable, available, and achievable to determine overall deliverability at April 2009 under current market conditions. The SHLAA assessment in paragraph 2.10.2 of the SHLAA report concluded that:

"Currently the final requirement for housing provision is yet to be confirmed through the RSS. However, it appears clear that, subject to market conditions, sufficient housing sites have been identified to meet the future requirement."

- In order to arrive at a 5 year supply from April 2010, for the purpose of this Annual Monitoring Report, the SHLAA assessment has been rolled forward by 8 months, using the latest intelligence on availability and deliverability of housing sites. This resulted in the trajectory shown in Fig 6 and a 5 year supply of 5,587 dwellings (net) made up of the following components.

Components of Plymouth's Housing Supply

	2010/11	2011/12	2012/13	2013/14	2014/15	5 year Total
Sites under construction	328	54	0	0	0	382
Sites with detailed planning permission	726	729	214	147	0	1,816
10% Allowance for non delivery	-73	-73	-21	-15	0	-182
SHLAA sites (2010 update)	135	319	602	833	1,554	3,443
<i>Sites with AAP allocation</i>	50	100	150	551	684	1,535
<i>Sites not allocated in AAP</i>	85	219	452	282	870	1,908
Allowance for sites < 5 units	62	53	86	94	97	392
Demolitions	-100	-120	0	-44	0	-264
TOTAL	1,078	962	881	1,015	1,651	5,587

3.65 Individual sites that make up the 5,587 dwellings of the 5 year supply are, in accordance with government guidance listed in an Annex . This document is available on (www.plymouth.gov.uk/) or alternatively in paper copy on request.

Housing Trajectory under current market conditions

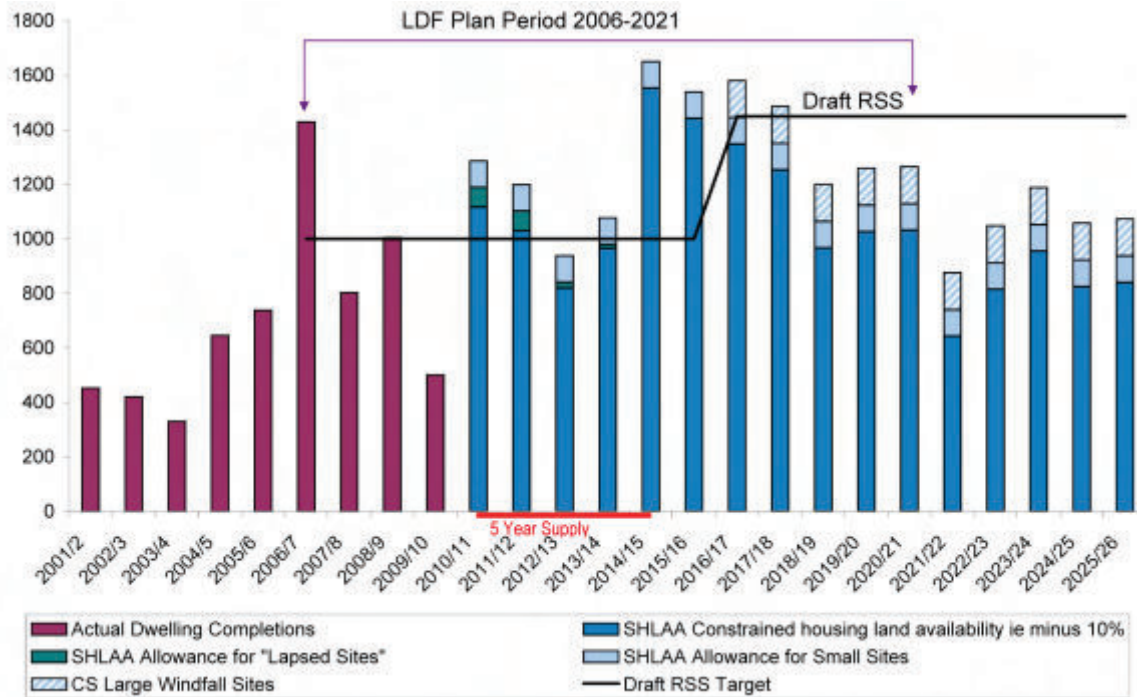


Figure 6 Housing Trajectory

The trajectory above shows the supply of sites over the entire period of the RSS i.e. 2006-2026. It is an assessment derived from the April 2009 SHLAA and as such it is based on current economic conditions. It should be noted that the SHLAA did not include sites that had not been put forward by a developer on the basis that under current market conditions they could not be considered to be “available”. However it is likely that when economic conditions improve further sites will become available as it becomes more viable for landowners to put forward sites for development. In addition the SHLAA made the assumption that reduced densities should be applied to the capacity of sites. Site densities may therefore also increase as the future apartment market once again picks up, thus further adding to the potential supply of dwellings.

Dwellings Under Construction



Figure 7 Dwellings under construction

3.66 The number of dwellings under construction has dropped sharply for the past two years in succession. At April 2009 it had fallen to 644 from peak levels of 1,613 in 2007. This decrease in construction activity is a reflection of the recession and its impact on the number of new dwellings being started. Both nationally and regionally the number of dwelling starts fell by almost 50% over this two year period. However in Plymouth the decrease has been more significant: in 2008/9 only 274 dwellings were recorded as having started, compared with 1,019 two years previously, a fall of 73%. However, the number of new schemes to start fell from 46 to 20 implying that it is the larger schemes that have been worst hit by the recession.

3.67 The supply of sites with planning permission on the other hand is only just beginning to reflect the recession with only a small decrease in the number of dwellings yet to start on sites with planning permission. With 4,571 dwellings yet to start and 644 already under construction: 5,215 in total it would seem feasible that there are adequate sites to meet 5 years of the RSS annualised dwelling target from new build construction alone without taking into account the contribution of conversions which has averaged 82 dwellings per annum over the past 5 years.

Dwellings Not Started

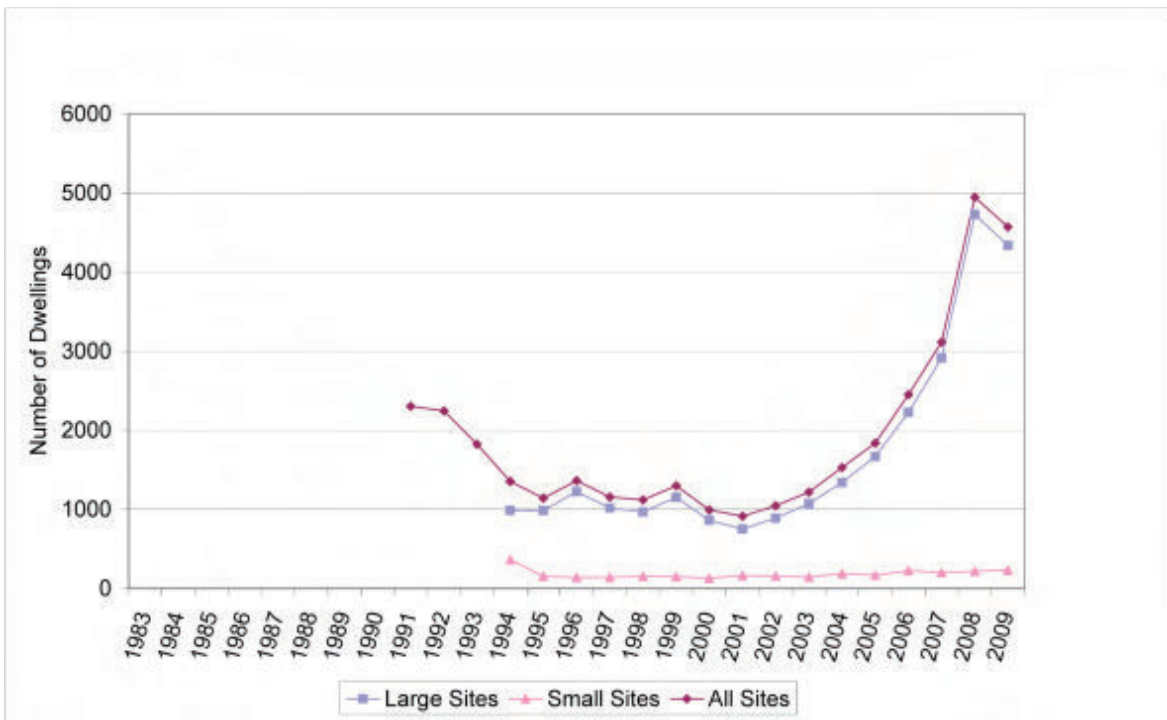


Figure 8 Dwellings not started

Local Output Indicator

– Development on Windfall Sites.

3.68 Since the start of the plan period dwelling completions on windfall sites have been averaging 522 per annum (48%). Of these windfall sites

- 69% (average 363 dwellings per annum) have been on large brownfield sites.
- 26% (average 134 dwellings per annum) have been on small brownfield sites.
- 5% (average 24 dwellings per annum) have been on greenfield sites.

In the past year 444 dwellings (44%) were built on windfall sites.

Dwelling Completions 2001-2008 by type of site

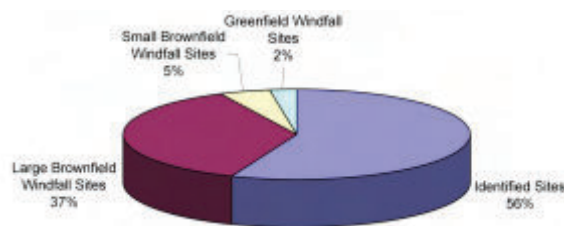


Figure 9 Dwelling completions, (Source: Housing Completions Database)

3.69 At April 2008, there were a potential 4,943 dwellings on sites with planning permission

- Greenfield windfall sites contribute just 2% to future commitments with planning permission.
- Large brownfield windfall sites contribute 33% of dwelling commitment with planning permission. This compares with 36% in 2007/8 and 52% in 2006/7 reflecting the new LDF allocations from Adopted AAPs progressing through the planning process.
- Small brownfield windfall sites contribute 6%.

3.70 In looking to the future, the LDF assumes that windfalls on small brownfield sites will continue, but that the contribution from large brownfield windfall sites will reduce as development is directed to the AAP sites or other key sites in the city.

Dwelling Commitments (with Planning Permission) 2008 by type of site

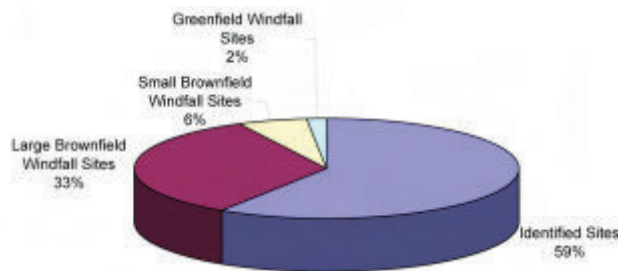


Figure 10 Dwelling commitments, (Source: Housing Completions Database)

Core Strategy Target 10.2 ON TRACK

At least 30% of new dwellings on qualifying sites to be affordable (equating to 3,300 new affordable homes by 2021).

3.71 In 2008/09, 290 affordable homes were delivered in Plymouth bringing the total number since the start of the plan period to 758. Delivery over this period (2006-2009) can be measured against a total delivery of 2,682 on sites of 15 dwellings or more ie 28%. The 2008/9 equivalent is 34% (290 affordable measured against 857 total on sites of 15 or more).

3.72 The delivery of 290 affordable dwellings also exceeds the target of 215 set by National Indicator (NI155) for 2008/9. Delivery over and above this target is a reflection of the work of the Plymouth Housing Development Partnership which involves partner Registered Social Landlords and the Homes and Communities Agency (HCA). The economic downturn has had a significant impact on the housing sector, with finance squeezed, falling asset values and a constrained customer base affecting the ability to build and purchase property. To combat this Plymouth has responded on a number of fronts to maximise impact and to help support both the house building industry and the delivery of new and affordable homes in the current

recession-hit housing market. These include securing significant HCA grant funding to purchase unsold completed open market homes or purchasing whole sites for affordable housing; kick-start and investment funding to unlock stalled sites; support of the Planning Market Recovery Action Plan. In addition £629,000 of Commuted Sums has been received which the Council will use to support a range of affordable housing delivery over the next two years.

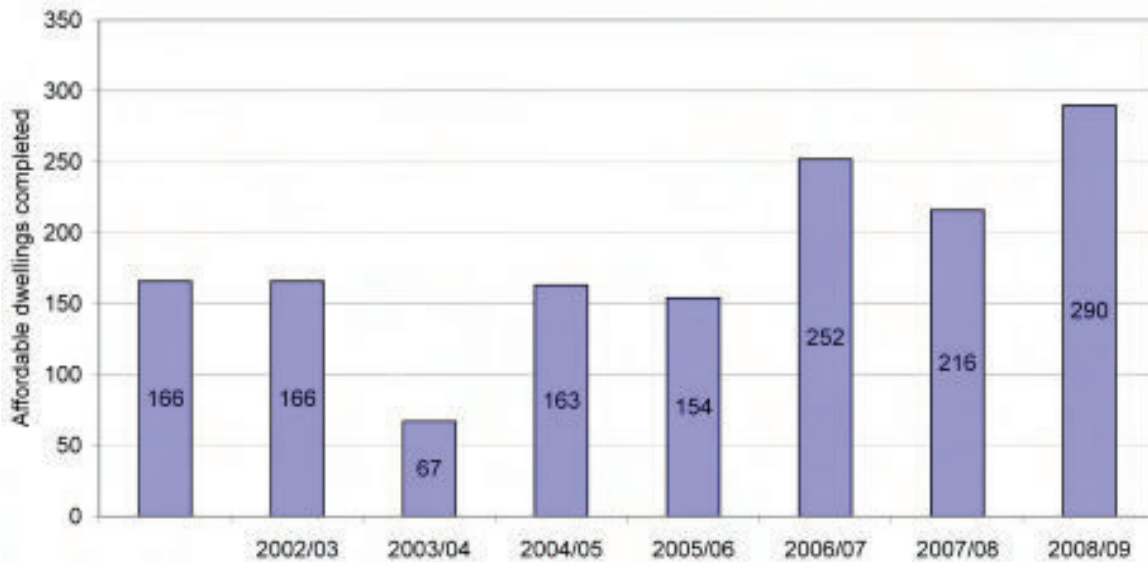


Figure 11 Affordable Housing, (Source: PCC Housing Services)

3.73 Of the 3 year total of 758 affordable dwellings 536 (71%) were for rent and 222(29%) were intermediate tenure eg shared ownership.

Core Strategy Target 10.3 ON TRACK

80% of new dwellings to be provided on previously developed land (equating to 13,800 homes by 2021).

3.74 In the past year 98% of dwellings completed were on previously developed land. This is our highest percentage since monitoring began in 2001.

3.75 Of all the new build development currently in the pipeline 92% is on previously developed land. When the likely contribution from conversions and subdivisions are added, all of which (100%) are classified as previously developed, it is likely that the LDF target (80%), the government target (60%), and the South West Regional target (50%) will be achieved next year.

New Homes on Previously Developed Land

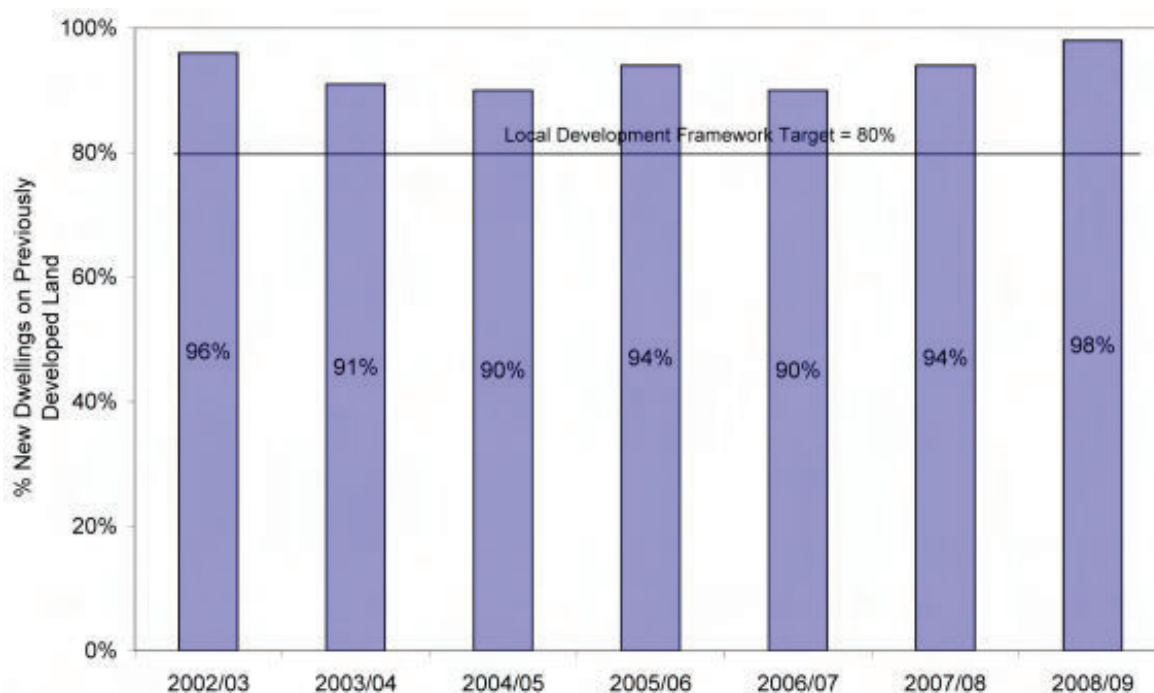


Figure 12 New homes on previously developed land, (Source: Housing Completions Database)

Core Strategy Target 10.4. BELOW TARGET BUT IMPROVING PERFORMANCE 20% of new dwellings developed to be Lifetime Homes standard (equating to 3,450 homes by 2021).

3.76 For calculating performance against this target we have used as a proxy the application of planning conditions or Section 106 agreements on sites of 5 dwellings or more. Whilst it would be difficult to insist on Lifetime Homes delivery for residential schemes of less than 5 units, we do encourage the adoption of Lifetime Homes standards as best practice for any new dwellings.

3.77 The use of this proxy measure assumes that the Lifetime Homes specified dwellings will actually be built to the required standards. To actively pursue compliance with these standards the City's Access Officer carries out checks on a selection of housing schemes as they are being built.

3.78 In 2008/9 524 dwellings received approval on schemes of 5 or more units. Section 106 agreements applied to these consents should ensure the delivery of 65 Lifetime Homes ie 12.4%. Whilst this is below the policy target, it is a significant improvement on the previous year's performance of 9.4%. A partial explanation for the below target performance is the number of dwellings (107 dwellings) that were the subject of earlier outline applications or previous submissions to which Lifetime Homes conditions had not been applied.

3.79 In future all case officer reports will address Lifetime Homes issues. Other proactive measures being taken to improve performance are

- A further presentation in November 2009 to reinforce awareness of the importance of this policy when considering planning applications.
- a leaflet is being written for developers on the social and economic reasons for building homes to Lifetime Homes standards.

3.80 In addition to the difficulty of ensuring that every agreed Lifetime Home is actually built (this would require considerable staff resources), the wording of the policy also makes it difficult to monitor against the target. In particular difficulties arise in relation to:

- small sites (<5 dwellings) – the expectation in relation to these sites needs to be clarified and if they are to be excluded from the requirements of the policy then the % on larger sites needs to be increased in order to meet the 3,450 target.
- topography – recognition needs to be made of the unsuitability of steeply sloping sites for Lifetime Homes and appropriate compensation should be made in the reporting of % delivery

3.81 It is recommended that when the Core Strategy targets next come under review, consideration be given to the rewording of the target to take into account these issues.

Local Output Indicator ON TRACK

– Ensuring the provision of an appropriate mix of type, size and tenure of housing.

3.82 Of the dwellings completed in the past year

- 87% consisted of 1 or 2 bed units
- less than 1% had more than 4 bedrooms

3.83 This shows a disproportionate number of small units compared with the 2001 make up of the city where 66% of households contain 1 or 2 persons and 6% contain more than 4 persons.

In terms of type of dwelling:

- 83% were flats
- 13% were terraced houses
- 4% were detached or semi-detached.

Dwelling Completions by Size/Type

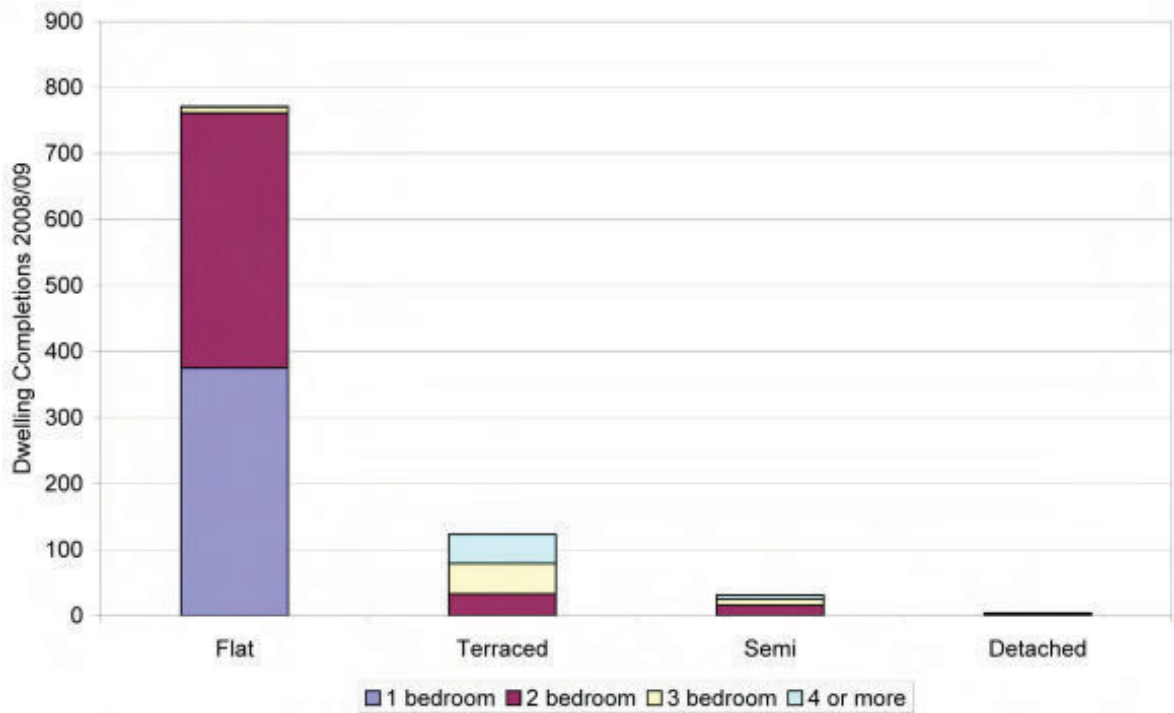


Figure 13 Dwelling completions by size, (Source: PCC Housing Completions Database)

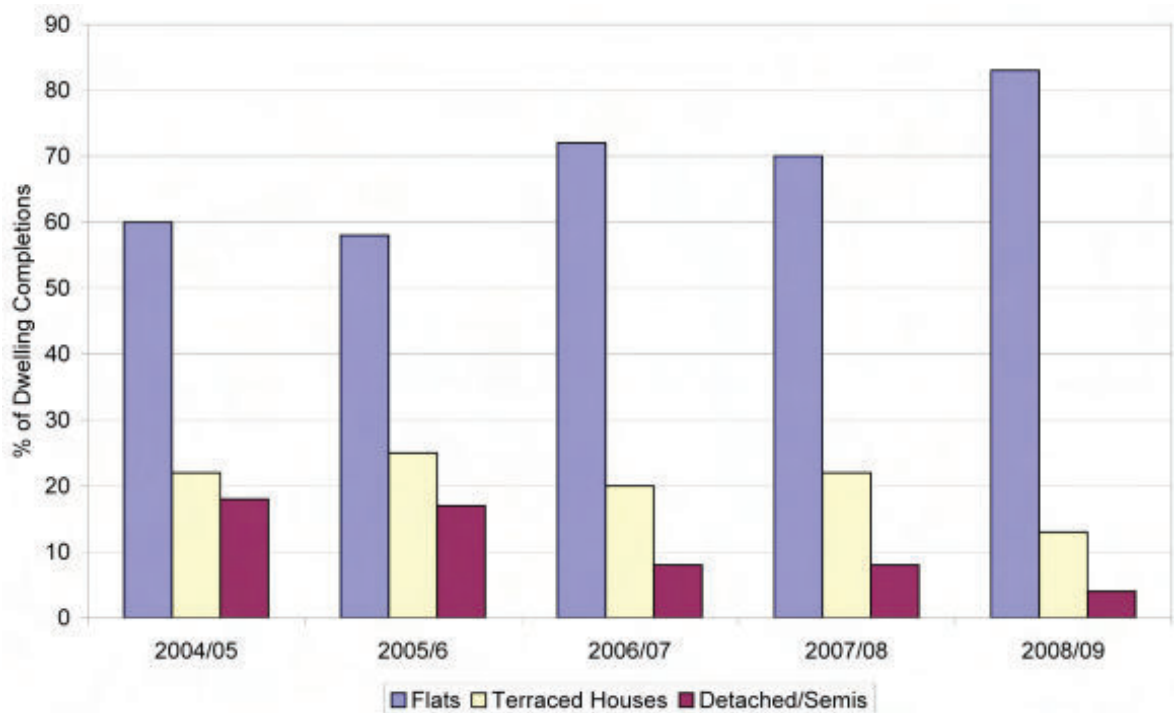


Figure 14 Dwelling completions by type, (Source: PCC Housing Completions Database)

3.84 The dramatic change in the percentage of new build units that are flats since AMR monitoring began reflects high density developments characteristic of the recent regeneration of the waterfront areas.

Local Output Indicator ON TRACK
- Development Density.

3.85 The Core Strategy has an objective of promoting the highest density of development compatible with the creation of an attractive living environment. In 2008/9 the average net density of dwelling completions was 131 dwellings per hectare, double that of the previous year (67 dph) and again reflects the very high proportion of flats that were completed.

3.86 The government through PPS3 advises on a minimum density of 30 dwellings per hectare. In the past year only three minor sites, contributing 4 dwellings in total have been developed at below that density:

3.87 In 2007/8 95% of new housing provided has been above minimum PPS3 density levels with 80% being above 50 dwellings per hectare.

Dwelling Completions by Density

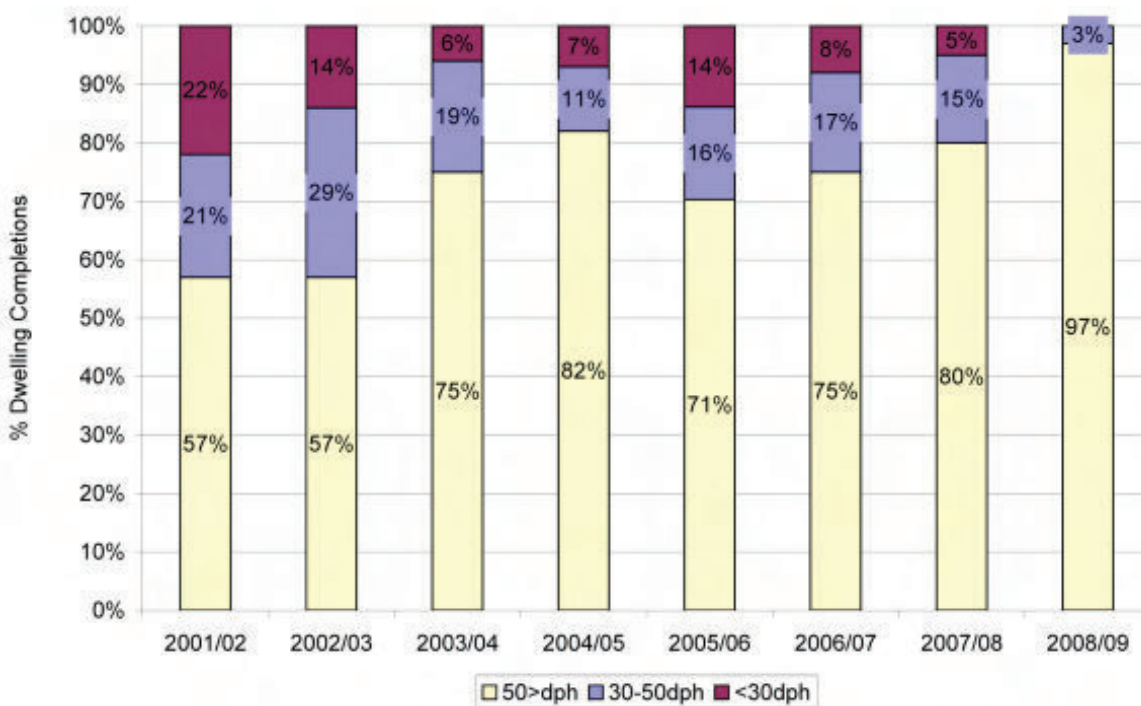


Figure 15 Dwelling completions by density, (Source: PCC Housing Completions Database)

Delivering a Sustainable Environment

Strategic Objective 11

To set a spatial planning framework through the LDF that supports the City Strategy goal to maintain a clean and sustainable environment, which benefits social and economic well-being.

Key Findings and Conclusions

3.88 All targets are either being met or on track to being met.

Core Strategy Target 11.1 ON TRACK

To work towards ensuring that the city's population have access to a natural greenscape within 400 metres of their home.

3.89 Survey work for the Green Space Strategy has identified that a 5 minute walk (equating to 400m) is an acceptable walking distance for the majority of Plymouth's population. Areas of the city that are greater than 400 metres from an accessible green space area have been mapped for the Sustainable Neighbourhood Assessments and the Green Space Strategy. The Green Space Strategy includes an objective and actions to address identified deficiencies. Plymouth's Green Space Strategy 2008-2023 was adopted by the Council in April 2009 and will inform proposals in the City Centre, Derriford/Seaton, Hoe, East End and Urban Fringe Development Plan Documents. Plymouth's draft Green Infrastructure Plan has been prepared for consultation and will support delivery of this target.

Core Strategy Target 11.2 ON TRACK

To facilitate designation of 100 ha of new Local Nature Reserve by 2016.

3.90 As at June 2009, the progress towards the designation of 4 new sites was as follows:

Location	Area (ha)	Progress
Cann Woods	20	Designated in June 2009
Bircham Valley	8	Draft management plan produced. Designation scheduled before March 2010
Radford Woods	38	Draft management plan produced. Designation scheduled before March 2011

Location	Area (ha)	Progress
Ham Woods	35	Designation scheduled before March 2012

Core Strategy Target 11.3 ON TRACK

To ensure that as a minimum development causes no net loss of biodiversity of acknowledged importance.

3.91 During 2008/9 no LDF documents or planning approvals generated any significant impacts on Plymouth's protected sites including Plymouth Sound & Estuaries European Marine Site, the 9 Sites of Special Scientific Interest, the 22 County Wildlife Sites and 8 Local Nature Reserves.

3.92 Work to improve the consistency with which legally protected species are treated as part of the Development Planning process has led to:

- The establishment of a system of a standard informative being placed on all consents (i.e. Tree Preservation Orders (TPO), Listed Building Consents, Demolition Consents) that have potential to impact on protected species.
- A raised awareness of situations requiring protected species surveys as part of the Development Management process.

3.93 During 2008/9 negotiations on individual planning applications considered likely to have an impact on wildlife not only avoided a net loss in biodiversity, but exceeded the target by resulting in final approved plans showing a net gain 78% of the time. The losses incurred on those not achieving a net gain are considered to be minor. During the year four applications were refused or withdrawn in part due to their lack of consideration of biodiversity impacts.

Core Strategy Target 11.4 ON TRACK

To review the Strategic Flood Risk Assessment on at least a five-yearly basis.

3.94 The Council is currently working in partnership with the Environment Agency to deliver a Level 2 Strategic Flood Risk Assessment for Plympton, with completion expected in 2010. This will add to those completed in January 2008 for Millbay and Stonehouse, North Plymstock, the East End and Sutton Harbour.

Core Strategy Target 11.5 BELOW TARGET BUT IMPROVING PERFORMANCE

To ensure all non-residential developments exceeding 1,000 square metres of gross floorspace and new residential developments comprising 10 or more units to incorporate onsite renewable energy production equipment to off-set at least 10% of predicted carbon emissions for the period up to 2010, rising 15% for the period 2010-2016.

3.95 Out of the 88 qualifying developments, 17 (19.3%) major applications approved between October 2008 and September 2009 had conditions requiring compliance with this policy. This is an improvement on the previous year's performance of 10.2%. A number of presentations / workshops were delivered during 2008 to raise awareness of the requirements of this policy, and to ensure that the requirements for onsite renewable energy production equipment are considered early in the design and planning approval process. All case officer reports now address this issue to ensure compliance.

Delivering Mineral Resources**Delivering Future Mineral Resources****Strategic Objective 12**

To deliver an appropriate balance between the need to safeguard the long term supply of minerals and delivery of strategically important development in the eastern corridor, helping to make Plymouth a place where people, business and an outstanding natural environment converge to bring about sustainable prosperity and well-being for all.

Key Findings and Conclusions

3.96 All targets are either being met or on track to being met.

Core Strategy Target 12.1. TARGET MET

Identification of land consented for mineral extraction and processing and an appropriate buffer zone in the North Plymstock (including Minerals) Area Action Plan.

3.97 Proposal NP13 of the North Plymstock (including Minerals) Area Action Plan identifies land consented for mineral extraction and an appropriate buffer zone. The AAP was adopted in August 2007.

Core Strategy Target 12.2. TARGET MET

Identification of Mineral Resource Protection Area in the North Plymstock (including Minerals) Area Action Plan.

3.98 Proposal NP13 of the North Plymstock (including Minerals) Area Action Plan identifies an area of known mineral reserves, which is safeguarded for potential future mineral extraction. The AAP was adopted in August 2007.

Delivering Sustainable Waste Management**Strategic Objective 13**

To establish a spatial planning framework in the LDF that supports the Regional and Council's Waste Management Strategy, helping to make Plymouth a place where people and businesses produce less waste and are provided with long term sustainable and affordable waste management and treatment facilities.

See Appendix 1 for Core Output Indicators.

Key Findings and Conclusions

3.99 All targets are either being met or on track to being met.

Core Strategy Target 13.1 TARGET MET

Local waste management targets will be prepared as part of the emerging Waste Management Strategy Action Plan.

3.100 An Outline Business Case (OBC) was approved in April 2008 by the South West Devon Waste Partnership which comprises three councils – Plymouth, Devon and Torbay. This business case set out detailed waste management proposals for the 3 Councils including the joint procurement of a long-term residual waste treatment solution. The OBC was approved by Defra for Private Finance Initiative (PFI) credits in October 2008 and the procurement process began in November 2008. The waste management initiatives set-out in the OBC together with the joint PFI procurement will deliver Plymouth City Councils Municipal Waste Management Strategy. Any waste development in Plymouth will have to comply with the policies in Plymouth's Waste Development Plan Document which was adopted in April 2008.

Delivering Sustainable Transport

Strategic Objective 14

To reduce the need to travel and deliver a sustainable transport network that supports Plymouth's long-term growth, improves its connectivity with the rest of the UK, Europe and beyond, and provides an improved environment and a high quality of life for the city's communities.

Key Findings and Conclusions

3.101 The transport indicators are all on track.

Core Strategy Target 14.1 ON TRACK

Increasing passenger numbers using Plymouth Airport to 580,000 per annum by 2021.

3.102 Plymouth City Airport handled 109,000 passengers in the year to March 2008 - up from 84,000 in the previous year (an increase of 30%). The introduction of several new routes in April 2008 resulted in a significant increase in air passengers.

Core Strategy Target 14.2 ON TRACK

Increase the percentage of all households in deprived areas that are within 30 minutes travel time by public transport of Derriford Hospital and Tamar Science Park.

3.103 Recent work has been undertaken to develop a more sensitive model for calculating this indicator. This shows that for the Tamar Science Park, the 2008/9 measure of 82.5% is slightly lower than the 84.0% of the previous year, thought to be attributable to the retiming of a key service (Citybus 34 from Devonport to Derriford). Nevertheless it still shows an increase in performance on the 2006 (baseline) of 81.5%. Performance to Derriford Hospital has increased year on year, rising from a baseline in 2006 of 88.0% to a current figure of 90.0%

Core Strategy Target 14.3 ON TRACK

Reduce the number of fatalities and serious injuries due to road accidents by 60% by 2010 - including 80% reduction in the number of child fatalities/serious injuries and a 20% reduction in minor casualties.

3.104 The targets above are those set in the Local Transport Plan 2 (LTP2) and agreed by the Department of Transport (DfT) and are derived from the average 1994-1998 baseline. They translate into 2008/9 equivalents of 64 people killed or seriously injured (KSI), 10 child casualties and 939 minor injuries. The actual casualties recorded for Plymouth in 2008/9 are all favourably lower: 58 KSI, 9 child casualties and 828 minor injuries. Spatial analysis of the casualty data is being used to plan new infrastructure, and to direct educational efforts towards accident reduction.

Core Strategy Target 14.4 ON TRACK

Increase public transport (bus) usage by 7.3% by 2010/11.

3.105 The number of journeys on public transport during 2007/08 was registered as 20.6 million, a 4% increase on the previous year. This increase was largely attributable to the rise in concessionary fare passengers. A change of reporting base means that this figure is not directly comparable to last year's declared patronage - although the upward trend is confirmed.

Core Strategy Target 14.5 ON TRACK

Ensure traffic growth does not exceed a total of 4.2% (2004-2010) from a baseline of 1,118 million kilometres in 2004.

3.106 Total vehicle mileage on the Authority's roads fell to 1,134 million during 2008, from 1,150 million in 2007. This is within the LTP2 target of 1,153 for the year 2007. Furthermore, the LTP2 indicator of vehicle flows into the city centre in the morning peak remains on target, which suggests that any growth in travel demand is being successfully accommodated.

Core Strategy Target 14.6 ON TRACK

Have no declared Air Quality Management Areas (AQMAs) arising from transport across the city.

3.107 Figures of pollutant levels in the two AQMA's (Exeter Street and Mutley Plain) for 2008/09 are further reduced and are within the LTP2 targets. No further AQMAs have been declared, although other sites are being monitored.

3.108 Plymouth City Council continues to promote sustainable transport - and in particular the development of an HQPT network, in order to minimise the need for AQMAs.

Core Strategy Target 14.7 ON TRACK

Ensure that all new development is located within 400 metres of a bus stop.

3.109 All residential and commercial developments completed in 2008/9 were within 400 metres of a bus stop.

Core Strategy Target 14.8 ON TRACK

Deliver a HQPT service to serve eastern Plymouth from the occupation of the first homes at the Sherford new community, and to develop the HQPT service in line with future development in the eastern corridor.

3.110 Delivery of public transport infrastructure as part of the city's planned Eastern Corridor High Quality Public Transport (HQPT) network is key to enabling the Local Development Framework spatial vision of sustainable growth to be delivered. The delivery of HQPT requires a bid for inclusion in the Regional Funding Allocation. This bid is being developed and led by Plymouth City Council, in partnership with Devon County Council, and with the involvement of the Highways Agency. It is the intention to submit a full business case to the Department for Transport for Programme Entry into the Regional Funding Allocation by May 2010. Agreement has been reached with DfT that additional sensitivity tests will need to be done on the modelling work to ensure robustness with respect to assumptions about growth. The scope of the work has also increased to include the Langage Southern Access Road. These factors, and the diversion of resources to the CIF2 project work, have delayed bid submission. However, design work has been carried out following the first round of modelling and the Stage 2 Environmental Impact Assessment has also been completed.

Delivering Community Well-being

Strategic Objective 15

To set a spatial planning framework for the improvement of the city's community health, safety and well-being for everyone.

Key Findings and Conclusions

3.111 All targets are either being met or on track to being met.

Core Strategy Target 15.1 ON TARGET

A reduction in the % of Plymouth's residents and visitors who feel unsafe outside on the streets by day or night.

3.112 The number of residents who feel safe outside on the street at night rose from 29% in 2005 to 34% in 2006 to 48% in 2009. The Place Survey 2008/9 recorded that whilst 32% felt unsafe after dark far fewer (5%) felt unsafe during the day

Core Strategy Target 15.2 ON TRACK

Delivery of new investment in healthcare infrastructure – ON TRACK

3.113 The Plymouth Primary Care Trust is progressing with projects to improve Plymouth's primary health care facilities. New Primary Care Centres have opened at Ernesettle (2005), Mount Gould (2006) and Cattedown (2008). The Peninsula Dental School facility at Devonport is completed and a Dental School at Derriford is progressing. Plymouth Hospitals NHS Trust is proposing a number of improvements to Derriford Hospital and these proposals are included in the Derriford and Seaton AAP.

3.114 It is proposed to adopt the following two LAA Improvement targets which tie in with the health objectives in the sustainability appraisal of the LDF which are to –

- Improve health (both physical and mental).
- Reduce health inequalities (between neighbourhoods).
- Promote and support healthy lifestyles (encouraging walking, cycling and active lifestyles).

3.115 The targets are:

- The gap in life expectancy between the fifth of areas with the lowest life expectancy and the city as a whole to be no more than 2.64 years.
- % of adult population (16 – 74) participating in 30 minutes of moderate physical activity once a week to rise from 38.7% in 2006 to 40.7% in 2009/10 and 41.7% in 2010/11.

3.116 These will provide a clearer indication than investment in healthcare infrastructure as to whether the city's health and well-being is improving. Performance against these indicators will be reported in next year's AMR.

4 Equality Monitoring

4.1 Between April 2008 and March 2009 Equality Impact Assessments have been undertaken for the Statement of Community Involvement (SCI) 1st Review and for the City Centre AAP. These documents have been published on the Council website www.plymouth.gov.uk

4.2 Consultation events for Derriford Issues and Preferred Options, City Centre Issues and Preferred Options, SCI, Sustainable Neighbourhoods (April - June), Big Picture, Sutton Harbour Examination were undertaken over the same period. In addition to consultation events the public have the opportunity to make representations online. Those making responses are encouraged to complete Equality Monitoring Forms although in fact only around 40% chose to do so.

4.3 The Equality Monitoring data has been analysed and in the table below comparison is made with the profile of the City's population. This shows under-representation in those aged under 16.

	City	City Centre AAP	Derriford AAP	SCI	Central Park AAP
Aged 0-15*	17%	2.5%	0%	0%	4%
Aged 16-18*	4%	5%	9%	7%	5%
Aged 19-29*	20%	15%	36%	12%	13%
Aged 30-49*	26%	23%	28%	20%	27%
Aged 50-64*	17%	23%	18%	37%	22%
Aged 65+	16%	30%	9%	24%	28%
Male*	49.3%	41.5%	64%	54%	48%
Female*	50.7%	51%	36%	46%	52%
Has Disability**	21%	16%	9%	21%	19%
White British**	93%	72.5%	91%	87%	81%
Chinese or other Ethnic Group**	1%	4.5%	0%	4%	6%
Christian***	73.6%	48%	36%	72%	74%
Buddhist***	0.2%	0%	0%	0%	3%
None***	18.3%	10.5%	36%	19%	13%

	City	City Centre AAP	Derriford AAP	SCI	Central Park AAP
Not Stated***	7.1%	41.5%	28%	9%	10%
Response Rate	n/a	51%	33%	27%	43%

- Note: Not all respondents gave responses to all questions, therefore numbers may not add up to 100%. Categories have been omitted where numbers have been too small to be reported.

Source:

* Mid Year Estimates 2008

** Mid Year Estimates 2007

*** 2001 Census

**** Comparative data not available

5 Monitoring the Implementation of LDF Policies

5.1 This chapter monitors the use and robustness of Core Strategy policies in the determination of planning applications.

Key Findings and Conclusions

5.2 There would seem to be no policy which is superfluous, or which is causing particular problems with its interpretation or with its application.

5.3 The table below indicates the workload undertaken by development Management Team in 2008/9. This is a new indicator to be reported in the AMR. Future levels will be compared on an annual basis.

	Type of Application			Total
	Major	Minor	Others	
Received	88	297	824	1,209
Determined	100	376	923	1,399

5.4 The table below shows the frequency of use of policies in decisions since the implementation of the Core Strategy. The two policies that have up to April 2009 never been used are CS17 relating to Gypsy and Traveller Sites and CS24 relating to Mineral Development. There has however since that date been an approval for a Gypsy and Traveller site which quoted policy CS17 in its decision.

Ref	Type of Application				Total
	Major	Minor	Householder	Other	
CS01	86	32	3	8	129
CS02	198	491	695	198	1,582
CS03	52	183	99	274	608
CS04	40	29	1	2	72
CS05	33	30	0	16	79
CS06	3	4	0	10	17
CS07	6	2	0	2	10
CS08	17	15	0	1	33
CS09	8	1	0	0	9
CS10	0	2	0	11	13
CS11	1	15	0	31	47
CS12	16	15	0	5	36
CS13	10	20	0	14	44

Ref	Type of Application				Total
	Major	Minor	Householder	Other	
CS14	44	21	0	3	68
CS15	86	509	20	11	626
CS16	28	99	1	2	130
CS17	0	0	0	0	0
CS18	95	154	29	4	282
CS19	47	31	3	3	84
CS20	72	16	1	2	91
CS21	53	23	18	2	96
CS22	80	153	29	58	320
CS23	1	0	0	1	2
CS24	0	0	0	0	0
CS25	1	3	0	1	5
CS26	4	0	0	0	4
CS27	1	0	0	1	2
CS28	200	581	151	104	1,036
CS29	1	12	0	53	66
CS30	31	15	0	0	46
CS31	6	5	0	4	15
CS32	107	59	2	9	177
CS33	85	5	0	3	93
CS34	280	1,131	1,952	503	3,866
Total	1,692	3,656	3,004	1,336	9,688

Appeals

5.5 In 2008/09 there were 72 appeals against decisions made by the Planning Service, 25 of which were upheld by planning inspectors. During this period 33.8% of appeals against refusal of planning permission were allowed. This exceeds the SPI 4 target of the Business Plan of 30%. There were four appeals where an inspector allowed some elements but also dismissed others. Of the 25 allowed appeals

- 3 referred to listed building consent.
- 2 to planning conditions.
- 1 to enforcement action.
- 1 to tree work.
- 1 to advertising consent.

5.6 The remaining 17 were all concerned with refusals of planning permission and were judged against the policies of the Adopted Local Development Framework Core Strategy. The majority of these related to small scale housing developments and house extensions. The main policies involved were CS02, CS28 and CS34. Policy CS02 aims to promote high quality development and CS28 is concerned with delivering sustainable transport. Policy CS34 seeks to ensure that development takes place in the right place by balancing the need for growth against the impact on others and the environment. The key messages from inspectors in overturning these decisions were the importance of flexibility and pragmatism and the need to view the overall regeneration picture with the aim of making full and efficient use of previously developed land in line with national guidance set out in Planning Policy Statement 3.

5.7 Other significant decisions were

- combating climate change and expanding renewable energy sources can sometimes take priority over issues of visual intrusion in the case of wind turbines on a school
- local planning authorities cannot refuse permission for phone masts that carry an international safety certificate on health grounds, even if they are near “sensitive locations (such as schools and children’s play areas)”.

Applications Decided Against Officer Recommendation

5.8 In 2008/9 a total of 1,399 planning applications were determined, 197 of these by Planning Committee. Only 4 applications: 2% were determined against officer recommendations. There were no policies that consistently stood out as the basis for members overturning officer recommendations for approvals of student accommodation, of residential development or for wind turbines.

Appendix 1: National Core Output Indicators

Business development and town centres

		B1b	B1a	B1c	B2	B8	Total
BD1	Gross	4,868	0	0	0	308	13,728
	Net	4,868	0	0	0	188	13,508
BD2	Gross	1,619	0	0	0	308	3,751
	% Gross on PDL	11.8%	0	0	0	2.2%	27.3%
BD3	Hectares	25.8	0	0	1.9	0.8	42.1

Plymouth City Centre

		A1	A2	B1a	D2	Total
BD4	Gross	0	0	0	0	0
	Net	0	0	0	0	0

Plymouth UA

		A1	A2	B1a	D2	Total
BD4	Gross	938	50	4,868	159	14,567
	Net	900	50	4,868	159	14,429

Plan period and housing targets

	Start Of Plan Period	End Of Plan Period	Total Housing Required	Source Of Plan Target
H1	2006	2026	24,500	Draft RSS
H1 (b) (if required)	2006	2021	21,000	Plymouth LDF

Net additional dwellings

	02/03	03/04	04/05	05/06	06/07	07/08	08/09	09/10	10/11	11/12	12/13	13/14	14/15	15/16	16/17	17/18	18/19	19/20	20/21	21/22	22/23	23/24	24/25	25/26
H2a	506	347	648	739	1,316	790																		
H2b							910																	
H2c								343	1,113	1,006	917	1,018	1,651	1,539	1,581	1,486	1,200	1,259	1,265	876	1,048	1,188	1,058	1,073
a) Net additions									16.0	13.7	18.1	23.6	38.2											
b) Hectares									1,040	1,040	1,040	1,040	1,040											
c) Target									1,033	1,035	1,043	1,045	995	945	1,377	1,364	1,385	1,403	1,426	1,536	1,658	1,815	2,193	3,313
H2d						984	994	999	1,038	1,035	1,043	1,045	995	945	1,377	1,364	1,385	1,403	1,426	1,536	1,658	1,815	2,193	3,313

New and converted dwellings on previously developed land

		Total
H3	Gross	984
	% Gross on PDL	98%

Net additional pitches (Gypsy and Traveller)

	Permanent	Transit	Total
H4	0	0	0

Gross affordable housing completions

	Social Rent Homes Provided	Intermediate Homes Provided	Affordable Homes Total
H5	191	99	290

Housing Quality - Building for Life Assessments

H6	Number of sites with a building for life assessment of 16 or more	Number of dwellings on those sites	% of dwellings of 16 or more	Number of sites with a building for life assessment of 14 to 15	Number of dwellings on those sites	% of dwellings of 14 to 15	Number of sites with a building for life assessment of 10 to 14	Number of dwellings on those sites	% of dwellings 10 to 14	Number of sites with a building for life assessment of less than 10	Number of dwellings on those sites	% of dwellings of less than 10	Total number of housing sites (or phases of housing sites)	Number of dwellings on those sites
	3	99	19%	5	178	34%	8	199	38%	3	45	9%	19	521

Number of planning permissions granted contrary to Environment Agency advice.

	Flooding	Quality	Total
E1	0	0	0

Changes in areas of biodiversity importance

	Loss	Addition	Total
E2	0	0	0

Renewable energy generation

E3	Wind Onshore	Solar Photovoltaic's	Hydro	Landfill gas	Sewage sludge digestion	Municipal (and industrial) solid waste combustion	Co-firing of biomass with fossil fuels	Animal biomass	Plant biomass	Total
Permitted installed capacity in MW	0.015	0	0	0	0	0	0	0	0	0
Completed installed capacity in MW	0	0	0	6	0	0	0	0	0	0

M1 Production of primary land won aggregates by minerals planning authority

	Crushed Rock	Sand and Gravel
M1	See note below	

M2 Production of secondary and recycled aggregates

	Secondary	Recycled
M2	See note below	

1.1 As there is only one operator in Plymouth this data is commercially sensitive and figures are aggregated to either county or region and reported at that level.

W1a Capacity of new waste management facilities

W1a	Landfill inert	Landfill hazardous	Landfill non-hazardous	Energy from, waste incineration	Other Incineration	Landfill gas generation plant	Pyrolysis / Gasification	Metal recycling site	Transfer stations	Material recovery/ recycling facilities (MRFs)	Household civic amenity sites	Open windrow composting
New waste facility capacity per year	0	0	0	0	0	0	0	0	0	0	10,000	0
Give capacity units [tonnes/litres/ metres cubed]	0	0	0	0	0	0	0	0	0	0	Tonnes	0

W1b Operational throughput of new waste management facilities (m3 / tonnes / litres as appropriate)

W1b	Landfill inert	Landfill hazardous	Landfill non-hazardous	Energy from, waste incineration	Other Incineration	Landfill gas generation plant	Pyrolysis / Gasification	Metal recycling site	Transfer stations	Material recovery/ recycling facilities (MRFs)	Household civic amenity sites	Open windrow composting
New waste facility operational throughput	0	0	0	0	0	0	0	0	0	0	10,000	0
Give capacity units [tonnes/litres/ metres cubed]	0	0	0	0	0	0	0	0	0	0	Tonnes	0

Amount of municipal waste arisings by management type

W2	Landfill	Incineration with EFW	Incineration without EFW	Recycled/Composted	Other	Total Waste Arisings
Amount of waste arisings in tonnes	90,022	0	9	36,096	10,860	136,987

Appendix 2: Contextual Indicators

The profile which follows has been produced by Government Office South West (GOSW) Regional Intelligence Team.



Map created with GIS v1.4 - (C) Crown Copyright, Ordnance no. G0272671 - 300
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KEY FACTS

- Almost a third of Plymouth's Super Output Areas are ranked among the **most deprived** 20% in England.
- In the 2008 **Comprehensive Performance Assessment (CPA)**, Plymouth City Council received a rating of 2 stars (on a scale of 0 to 4), and was judged to be "improving well".
- In the 10 years since 1998, Plymouth has had the 3rd lowest **population** increase of South West unitary and county authorities (+4.19%).
- Plymouth's rate of **violence against the person** is 32% higher than the national rate.

Demographics

Population by Local Authority

- The Plymouth unitary authority area accounts for almost 5% of the South West's population.
- Plymouth UA has the 5th biggest population of the region's 37 unitary and district authorities.
- The population density is the 3rd highest of SW local authorities (behind Bristol and Bournemouth).

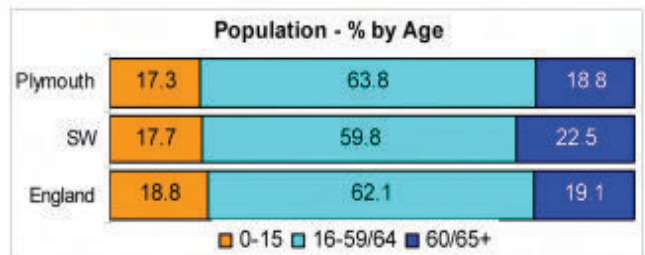
	Pop. 1000s	Area Sq Km	Persons per sq km
Plymouth	252.8	80	3,160
Former Devon*	1,141.5	6,707	170
South West	5,209.2	23,837	219
England	51,446.2	130,281	395

*Former Devon includes the Devon County Council area, plus the Plymouth and Torbay unitary authorities

ONS - Mid Year Estimates 2008 / ONS Census 2001 Area data

Population by Age

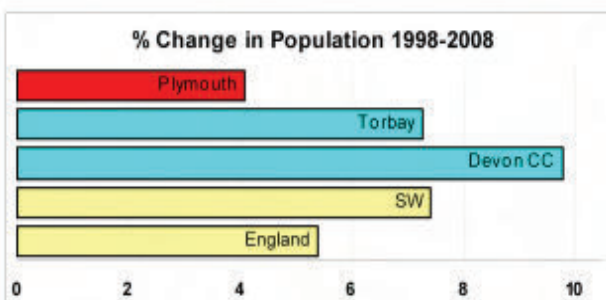
- The mean age in Plymouth is about the same as England, but less than the SW (2001: Plym.38.5, England 38.6, SW 40.6).
- Plymouth has the 2nd highest % of working age people of the 16 SW county and unitary authorities. It has the 3rd lowest % of older people, and the 9th highest % of children.



Mean: ONS Census 2001 / Breakdown: ONS Mid Year Estimates 2008

Population Change 1998 - 2008

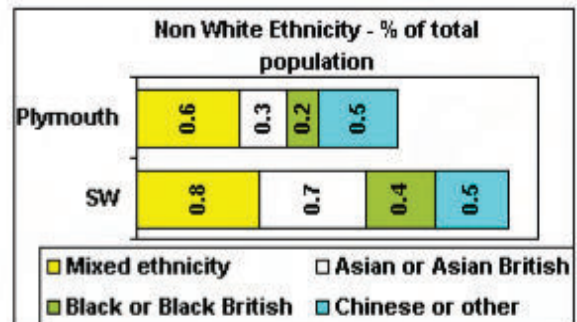
- In the 10 years to 2008, the population of Plymouth grew by 4.1%, the third lowest increase of SW unitary and county authorities.
- Neighbouring Devon County Council's population grew by 9.8%, significantly higher than the rate of growth of England (5.4%) and also higher than the South West (7.4%).



Percentage Change - ONS Mid Year Estimates 1998 - 2008

Ethnicity

- At 1.6%, Plymouth had a smaller proportion of people from an ethnic minority than the region as a whole or England in 2001 (2.3% and 9.1%).
- It had the 8th highest proportion of SW unitaries and counties.



ONS 2001 Census

Local Authority

Political Representation

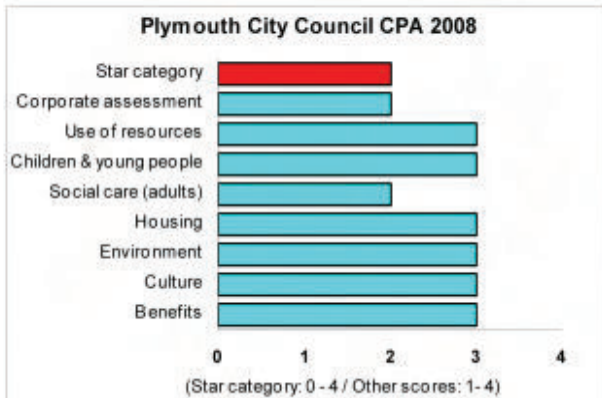
- Plymouth includes all or part of 3 Parliamentary Constituencies: Plymouth Sutton and Plymouth Devonport (both Labour MPs), and Devon South West (Conservative MP).
- The Conservatives remained in control of Plymouth City Council in the June 2009 Local Elections.



Plymouth City Council website June 09

Comprehensive Performance Assessment (CPA)

- For 2008, Plymouth City Council received a CPA rating of 2 stars, the middle of the five possible ratings. This was the same as in 2006 and 2007.
- The Council's direction of travel was judged as "improving well".



Audit Commission CPA 2008

Council Tax 2009/10

- In Plymouth, the average council tax per dwelling is £1,025, the lowest of the 37 SW districts and unitaries. (SW £1,244, Eng. £1,175).
- Average council tax for a Band D property is £1,428, the 10th lowest in the SW. This is 4.8% more than in 2008/09, the 3rd highest percentage rise in the SW and higher than the average increase for the SW (3.5%) and Eng (3.0%).

CLG - Local Government finance Council taxes 2009/10

Health

Life Expectancy

- Plymouth's male life expectancy (77.2) is the second lowest of all SW unitary and district authorities (SW 79, Eng 77.9).
- Plymouth's female life expectancy (82) is the 4th lowest (SW 83.1, Eng 82).

ONS Life Expectancy at Birth 3-year rolling average 2006-08

Health cont

NHS Trust Performance Indicators

- The Care Quality Commission's new Annual Health Check gives all NHS organisations a two-part annual performance rating.

Healthcare organisation	Overall quality of services*	Financial Management score*
Plymouth Hospitals NHS Trust	Fair	Good
Plymouth Teaching PCT (includes mental health)	Good	Fair
South Western Ambulance Services NHS Trust	Good	Good

*excellent, good, fair, or weak

- Of the 12 Ambulance Services in England, South Western has the highest 8 minute response rate. The Service has the 4th lowest 19 minute response rate, although this is still over target.

Ambulance response time target - Category A	South Western	England target
Arrive within 8 minutes	78.0%	>75%
Arrive within 19 minutes	95.8%	>95%

Care Quality Commission Annual Health Check 2008/09 / DH Ambulance Services, England 2008-09

NHS Trust A&E Waiting Times

- At Plymouth Hospitals NHS Trust, 98.31% of all A&E patients spend less than 4 or more hours in A&E. (England average: 98.62%).

DH Hospital Activity Statistics 2009-10 April to June (Q1)

Teenage Conceptions

- Plymouth's teenage conception rate is the 3rd highest of the SW unitary and district authorities.
- The 2005-07 rate is higher than 3 years earlier. The SW and England rates have decreased.

Conception rates per 1000 women aged 15-17		
3-year rolling averages	2002-04	2005-07
Plymouth	45.3	49.6
South West	34.6	34.3
England	42.2	41.2

ONS 3-year rolling average 2005-07

Infant Mortality

- Plymouth's latest infant mortality rate is higher than both the England and South West's rate.
- Since 2002-04 Plymouth's rate has fluctuated, whilst the rate for England has been decreasing.

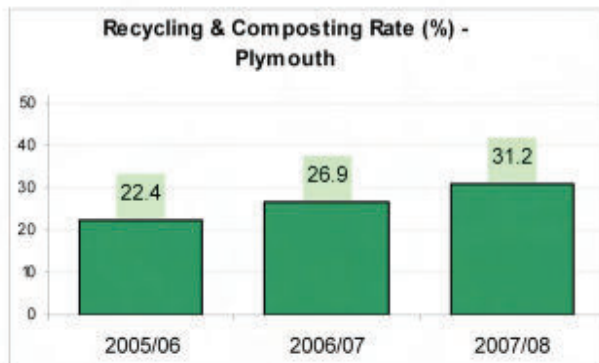
Mortality all causes - Infants < 1 year				
Deaths/1000 live births	2002-04	2003-05	2004-06	2005-07
Plymouth	5.3	5.8	4.8	5.1
South West	4.3	4.4	4.4	4.2
England	5.2	5.1	5.0	4.9

National Centre for Health Outcomes Development 3-year rolling average 2005-07

Environment

Waste Recycling & Composting

- In 2007/08 the recycling & composting rate for Plymouth was 31.2%.
- Neighbouring Devon's rate was 47.1% and Torbay 28.1%.



Audit C. Audited best Value Performance Indicators for Waste 2007/08

Earnings

Gross Annual Pay

- The median gross full-time annual pay of Plymouth residents is £22,933. This is below both the South West median (£23,930) and England (£25,520).
- The equivalent pay figure for those working in Plymouth is £24,804, illustrating a tendency for those commuting into the city to be the highest earners.
- Median gross full-time annual pay for Plymouth resident men is 1.3 times higher than women, the same as for both the South West and England.

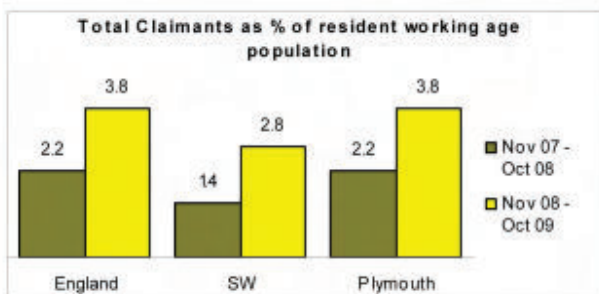
ONS Annual Survey of Hours & Earnings 2008

Employment & Unemployment

- The **employment** rate in Plymouth is the third lowest among SW county and unitary authorities and is lower than both the England and South West rate.

% of working age population	Apr 07 – March 08	Apr 08 – March 09	% point change
Plymouth	73.7	73.2	-0.5
South West	78.5	78.0	-0.5
England	74.5	74.0	-0.5

- The latest **unemployment** rate for Plymouth is 6.1% of the economically active 16+ population (SW: 4.6%, Eng: 6.3%).
- Plymouth's 12 month average **claimant count** rate has increased since the same period one year ago.



Employment & unemployment: Annual Population Survey Apr 08 – March 09
ONS Claimant count 12-month average Oct 09

Economy

Productivity (GVA)

- In 2006, Plymouth's Gross Value Added (GVA) per head was £15,374, the 5th lowest of the 12 SW NUTS3 areas (SW £17,386, Eng £19,413).
- Between 2005 and 2006, Plymouth's GVA per head grew by 4.6%, higher than the SW (4.4%) and the same as England (4.6%).
- From 1996 to 2006 Plymouth's GVA per head growth (44.4%) was the 2nd lowest of the 12 SW NUTS 3 areas. It was also a lower increase than the SW (59.7%) and England (62.3%).
- Plymouth's GVA per head is 79% of the England equivalent, a fall from 89% in 1996.

GVA 1996-2006 (ONS Dec 08)

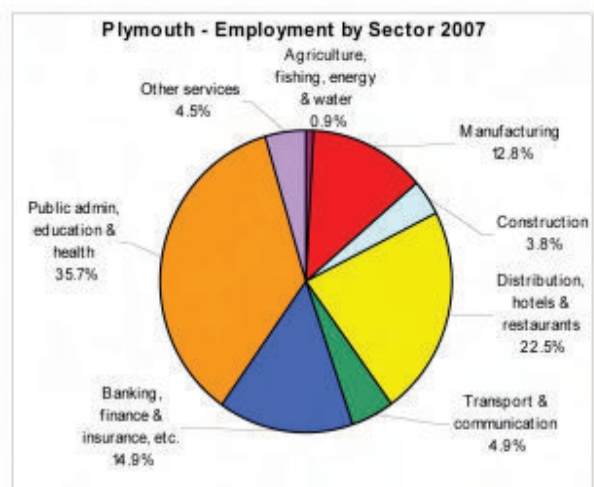
VAT Registrations / Enterprise Survival Rate

- At the end of 2007, 2.4% (4,650) of the region's VAT registered businesses were in Plymouth.
- This equates to 225 VAT registered businesses per 10,000 resident adults, the lowest rate of any of the SW district and unitary authorities. (SW: 449, Eng: 419).
- The number of VAT registered businesses in Plymouth grew by 4.8% during 2007 (SW: +2.4%, Eng: +3.0%).
- The 3-year survival rate of Plymouth enterprises that started in 2004 is 65% (SW: 69%, Eng. 65%).
- This rate has increased from 61% two years earlier (SW 65%, Eng. 63%).

BERR VAT Stock 2007 / ONS Business Demography 2007 Survival Rates

Employment by Sector

- Plymouth has a larger public administration sector than England or the South West (36%; Eng 26%, SW 28%).
- The only other sector larger in Plymouth than nationally or regionally is manufacturing (13%; Eng & SW both 11%).

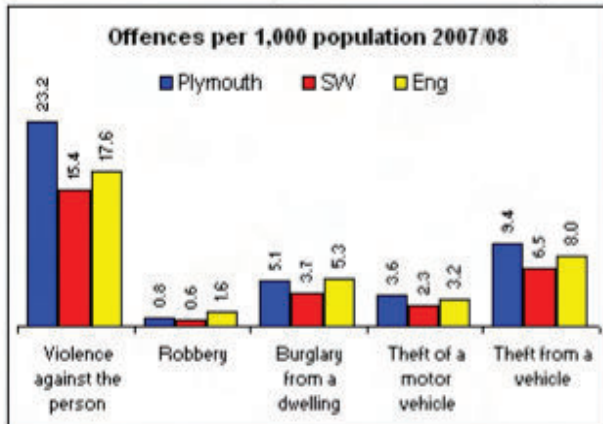


ONS Annual Business Inquiry 2007
Data Limitations: The ABI is ONS' preferred industrial structure source but it has limited agricultural coverage & omits the self-employed & homeworkers.

Crime

Key Offences

- In 2007/08, Plymouth had the 2nd highest combined crime rate for the key offences in the chart below among the 16 SW county and unitary authorities.
- The rate (42.1 per 1,000 people) was higher than that of the SW (28.5) or England (35.7).
- The number of these offences in Plymouth was 4% less than in 2006/07.
- Levels of most of these offences were similar to or less than national equivalents. However, the rate of violent crime in Plymouth is about 32% higher.

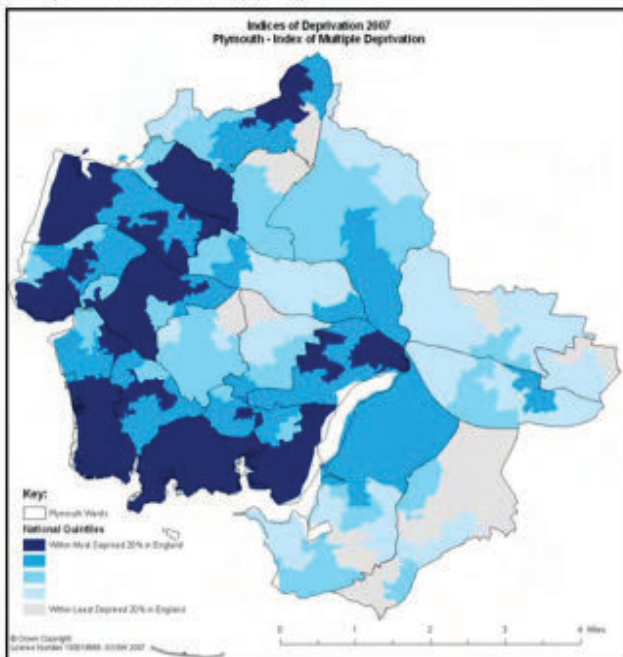


Home Office Crime in England and Wales 2007/08

Social Exclusion

Index of Multiple Deprivation 2007

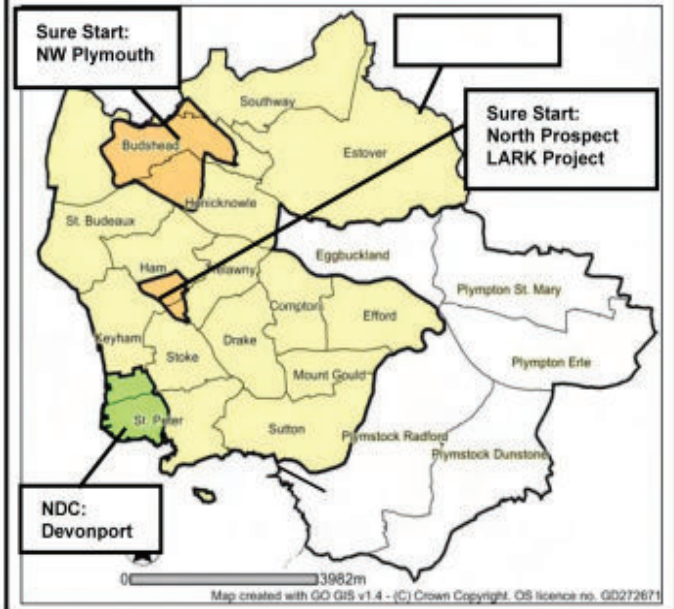
- 29% of Plymouth's lower Super Output Areas (LSOAs) are ranked among the most deprived 20% nationally (46/160).
- 16 of these 46 LSOAs (10% of the total) are among the most deprived 10% in England, with two being among the most deprived 1%.
- Plymouth has 12 LSOAs among the least deprived quintile nationally (8%).



CLG Indices of Deprivation 2007

Government & European Initiatives

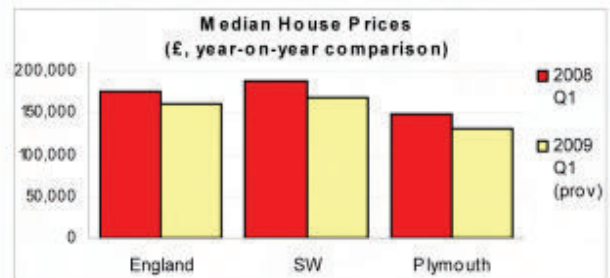
- Plymouth is eligible for funding under the new Competitiveness Programme and the new ESF Programme.
- The map below shows the parts of Plymouth receiving funding, under the New Deal for Communities (NDC) and Sure Start areas.
- Plymouth also receives Neighbourhood Renewal Funding, although this is only transitional until NRF is phased out in 2010.



Housing

House Prices

- The median house price (Q1 2009) in Plymouth is £130,000, the lowest of the SW county and unitary authorities (exc. Isles of Scilly). This is 22.6% below the SW median (£167,966) and 18.7% less than England's (£159,995).
- Plymouth's median house price is 12.8% below its value in the same quarter of 2008 (SW: -10.7%, Eng: -8.6%).



CLG Median House Prices Q1 2009 (provisional)

Housing cont

Education

Affordability

- Affordability ratios are calculated as house price divided by annual workplace-based earnings.
- Using median house prices and earnings gives a median affordability ratio in Plymouth of 6.1, the 2nd lowest among SW county and unitary authorities (SW: 8.1, Eng: 6.9).
- The lower quartile (LQ) ratio based on lower quartile house prices and earnings better reflects the first time buyers' market. Plymouth's LQ ratio is 7.1, the lowest among SW county and unitary authorities (SW: 8.8, Eng: 7.0).

HM Land Registry House Prices Q1-Q2 2008 / ONS Annual Survey of Hours & Earnings 2008

Homelessness & Temporary Accommodation

- In the 4th quarter of 2008, Plymouth City Council accepted 80 households (0.7 per 1000) as being homeless and in priority need. (SW: 0.4, Eng: 0.6).
- At the end of the quarter, Plymouth was housing 79 households in temporary accommodation, 5 of which were in bed and breakfast accommodation.

CLG Statutory Homelessness Statistics Q4 2008

Planning & Land Use

Planning Decisions

- In the year ending Jun 2009, Plymouth made decisions on 1,285 planning applications, 89 of which were for major developments.
- On time taken to decide applications, Plymouth was below target for all development types.

Speed of decision by development type			
	% major within 13 weeks	% minor within 8 weeks	% other within 8 weeks
Plymouth	49	56	73
England	70	77	88
NI 157 Target	60	65	80

CLG Statistics of Planning Applications year ending Jun 09

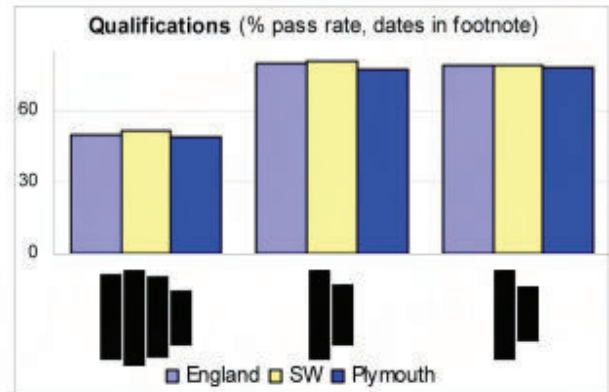
Land Use

- In 2004-07, 76% of new dwellings in Plymouth were built on previously developed land. This was above to the SW figure (59%) and the England figure (73%). It was also above the Regional Planning Guidance target of 50%.
- This proportion was above the 2000-032 figure (57%).
- In 2004-07, 53 new dwellings per ha were built in Plymouth (SW: 37, Eng: 40). This was the fifth highest density of new dwellings among the 45 SW authorities. National and regional Planning Guidance targets are 30-50 new dwellings per ha.

CLG Land Use Change in England to 2007

School Qualifications

- In 2008/09, 48.7% of pupils in Plymouth achieved 5+ GCSEs at Grade A*-C incl Eng & Maths by the end of Key Stage 4. This was lower than the South West average (51.6%), and also lower than England's (49.7%).
- Plymouth LEA's latest pass rates for Key Stage 2 are slightly lower than the averages for the South West and England in both English and Maths.



DCSF GCSE & equiv incl Eng & Maths 2008/09 (prov), KS2 2008/09 (prov)
 NB: provisional figures are based on data provided by Awarding Bodies, subject to checking by schools, and so should be treated with caution. Figures may be different in future revised releases

School Absenteeism

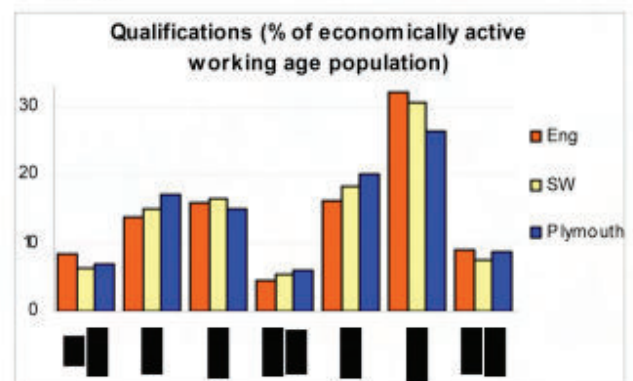
- The percentage of half days missed due to unauthorised absence by pupils in Plymouth primary schools is lower than both the South West and the England average.
- At secondary school level, again it is lower than both the South West and England average and was the 30th lowest over all LEAs.

% half days missed, unauthorised absence	Maintained primary schools	Maintained secondary schools
Plymouth	0.4	1.0
South West	0.5	1.1
England	0.6	1.4

DCSF Pupil Absence in Schools in England 2008/09

Workforce Qualifications

- 6.9% of Plymouth's workforce has no qualifications, more than the SW (6.4%) but less than the Eng (8.9%) rate.
- The proportion of workers (26.3%) qualified to NVQ4 (degree level & equivalent) and above is lower than both the SW (31%) and Eng rates (32%).

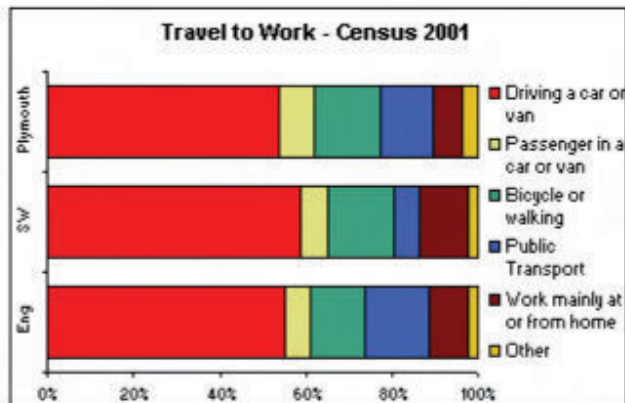


ONS Annual Population Survey year ending Dec 2008

Transport

Travel to Work

- The 2001 census measured travel to work areas it found more people in Plymouth travel to work using public transport than the SW or England.



ONS 2001 Census Key Statistics

Average Traffic Speeds

- In 2006, Plymouth had an average traffic speed during peak periods of 21.1 mph. This is the 6th highest speed among the 18 largest English urban areas outside London. The average for all these areas was 20.1 mph.
- Since 1999/00 the average peak speed in Plymouth has fallen by 1.5 mph. On average, in these urban areas it has decreased by 0.9 mph since 1999/00.

DfT Road Statistics 2006: Traffic, Speeds and Congestion

Road Casualties

- There were 448 road casualties per 100,000 people in Plymouth in 2007 (SW: 422, Eng. 430).
- 6.1% of these casualties resulted in death or serious injury (SW 11.4%, England 12.2%).

DfT Road Casualties Great Britain 2007

Plymouth City Airport

- In 2008, Plymouth City Airport handled about 118,000 passengers. This was the 6th highest number of passengers within SW airports.
- There were about 17% more passengers than in 2007, (SW +4%, England 2.1% decrease)

Civil Aviation Authority UK Airport Statistics 2008

Note: This is one of a series of statistical briefs that have been produced to support the work of GOSW colleagues. The briefs are designed to provide an overview of an area and contain a wide range of factual information. In particular the choice of statistical data focuses chiefly on the Government's Public Service Agreement (PSA) targets. We hope that colleagues outside of GOSW will also find the briefs of interest although we regret that we are unable to amend or tailor them for other purposes. If you have any queries or comments about the statistical briefs, the Regional Intelligence Team can be contacted on 0117 900 1794.

END

Appendix 3: Additional Significant Effects Indicators

Summary Table of Additional Significant Effects Indicators

(Indicators not already reported in Chapter 3 or Appendices 1 or 2)

Indicator	Target	Value	Source/Comment
Number of Listed Buildings lost/at Risk	No target	(i) 0 buildings lost	(i) 1998-2008
		(ii) 377 buildings & structures at risk	(ii) Buildings at Risk survey 2005 (reviewed in 2008)
		Local authority 7,892 (51% of stock)	2007
		In private ownership 89,066 (79% of stock)	
		Local authority 6,705 (44% of stock)	2008
		Private ownership, change in monitoring procedures meant data is not comparable	
		Local authority 5,924 (40% of stock)	2009
		Private ownership, change in monitoring procedures meant data is not comparable	
Number of homelessness acceptances made by PCC	No target	353	2007
		387	2008
		371	2009
Income support claimants	No target	10,490	Feb-2007
		10,565	Aug-2007
		10,530	Aug-2008
Percentage who travel to work by car	No target	62%	Office for National Statistics: 2001 Census

Indicator	Target	Value	Source/Comment
Traffic congestion	No target	Data not available	Department for Transport has yet to supply this data.
Bathing water quality (i) Plymouth Hoe east		Excellent 2007 Poor 2008 Excellent 2009	The decline in standards in 2008 followed a period of heavy summer rainfall that increased storm overflows. Source: Environment Agency
(ii) Plymouth Hoe west		Excellent 2007 Poor 2008 Good 2009	
Number of days when air pollution is moderate or high	No target	24 2004/5 10 2005 calendar year 0 2006	
Average Life expectancy at birth	No target	Males 77.2 Females 82.0	Office of National Statistics 2009
% of residents satisfied with the cultural and recreational activities (CIP6)	No target	Sport & Leisure 35% Parks & Open Spaces 67%	Plymouth Local Strategic Partnership Results of the Place Survey 2008/09

Appendix 4: Summary of Progress on Targets

Summary of Performance against each Core Strategy Target

CS Target 3.1	All residential parts of the city to have easy access to local shopping and community facilities by 2021 (to be measured through Sustainable Neighbourhood Assessments).	On track
CS Target 4.1	The completion of characterisation studies for the following areas to inform the Area Action Plans for Devonport, Millbay /Stonehouse, Hoe, City Centre / University, SuttonHarbour and East End.	Target met
CS Target 4.2	The removal of 5% of buildings per annum (approximately 21 properties per annum based on current number of buildings on the list) from the 2005 Buildings at Risk Register by virtue of their future being secured	Target met
CS Target 4.3	The completion of at least 4 Plymouth Design Panel meetings every year to consider major proposals and strategic design related strategies.	Target met
CS Target 6.1	Delivery in the Plymouth Principal Urban Area of at least 4 ha per annum employment land, and 4.5 per annum between 2016 and 2021.	On track
CS Target 6.2	Delivery of 13,000 sq m new office development within the city per annum.	Below future target levels
CS Target 6.3	A net increase in the number of employees of approximately 1,800 per annum.	On track
CS Target 6.4	Identification of at least one site to be safeguarded for a major high quality inward investment opportunity, including potentially a public sector office relocation or a private sector regional headquarters.	On track
CS Target 7.1	To achieve an increase in retail capacity for comparison goods of between 57,000 and 92,000 sq m net by 2016.	On track
CS Target 7.2	To achieve an increase in retail capacity for comparison goods of between 106,000 and 172,000 sq m net by 2021	On track

CS Target 7.3	To deliver a new district centre at Derriford to serve northern Plymouth by 2016, and to monitor its potential to grow in the future.	On track
CS Target 7.4	To deliver a new District Centre at Weston Mill by 2016.	On track
CS Target 7.5	To deliver new local centres at Devonport, Millbay and Plymstock Quarry by 2016.	On track
CS Target 7.6	To deliver a consolidated retail warehouse location on Laira Embankment by 2016, which also assists with the delivery of strategic transport proposals for Plymouth's Eastern Corridor.	On track
CS Target 7.7	To complete a revised Shopping study for Plymouth by 2011.	On track
CS Target 8.1	Targets to be developed in relation to the Council's work on promoting tourism and leisure trips to the city.	On track
CS Target 9.1	Delivery of new primary schools in Barne Barton, Devonport, Millbay, Southway and Plymstock, and the Whiteleigh campus, by 2008-2016.	On track
CS Target 9.2	Delivery of the Peninsula Dental School by 2008.	Target not met
CS Target 10.1	The delivery of the strategic housing requirement up to 2021 of some 1,150 dwellings per annum (equating to 17,250 new homes by 2021). This annualised figure of 1,150 dwellings per annum is phased at 1,000 dwellings per annum (2006-2016) and 1,450 dwellings per annum (2016-2021).	On track
CS Target 10.2	At least 30% of new dwellings on qualifying sites to be affordable (equating to 3,300 new affordable homes by 2021).	On track
CS Target 10.3	80% of new dwellings to be provided on previously developed land (equating to 13,800 homes by 2021).	On track
CS Target 10.4	20% of new dwellings developed to be lifetime homes standard (equating to 3,450 homes by 2021).	Below target but improving performance

CS Target 11.1	To work towards ensuring that the city's population have access to a natural greenscape within 400 metres of their home.	On track
CS Target 11.2	To facilitate designation of 100 ha of new Local Nature Reserve by 2016	On track
CS Target 11.3	To ensure that as a minimum development causes no net loss of biodiversity of acknowledged importance.	Target met
CS Target 11.4	To review the Strategic Flood Risk Assessment on at least a five-yearly basis.	On track
CS Target 11.5	To ensure all non-residential developments exceeding 1000 square metres of gross floorspace and new residential developments and new residential developments comprising 10 or more units to incorporate onsite renewable energy production equipment to off-set at least 10% of predicted carbon emissions for the period up to 2010, rising 15% for the period 2010-2016.	Below target but improving performance
CS Target 12.1	Identification of land consented for mineral extraction and processing and an appropriate buffer zone in the North Plymstock (including Minerals) Area Action Plan.	Target met
CS Target 12.2	Identification of Mineral Resource Protection Area in the North Plymstock (including Minerals) Area Action Plan.	Target met
CS Target 13.1	Local waste management targets will be prepared as part of the emerging Waste Management Strategy and Action Plan.	Target met
CS Target 14.1	Increasing passenger numbers using Plymouth Airport to 580,000 per annum by 2021.	On track
CS Target 14.2	Increase the percentage of all households in deprived areas that are within 30 minutes travel time by public transport of Derriford Hospital and Tamar Science Park.	On track
CS Target 14.3	Reduce the number of fatalities and serious injuries due to road accidents by 60% by 2010 - including 80% reduction in the number of child fatalities/serious injuries and a 20% reduction in minor casualties.	On track

CS Target 14.4	Increase public transport (bus) usage by 7.3% by 2010/11.	On track
CS Target 14.5	Ensure traffic growth does not exceed a total of 4.2% (2004-2010) from a baseline of 1,118 million kilometres in 2004.	On track
CS Target 14.6	Have no declared Air Quality Management Areas (AQMAs) arising from transport across the city.	On track
CS Target 14.7	Ensure that all new development is located within 400 metres of a bus stop.	On track
CS Target 14.8	Deliver a HQPT service to serve eastern Plymouth from the occupation of the first homes at the Sherford new community, and to develop the HQPT service in line with future development in the eastern corridor.	On track
CS Target 15.1	A reduction in the % of Plymouth's residents and visitors who feel unsafe outside on the streets by day or night.	On track
CS Target 15.2	Delivery of new investment in healthcare infrastructure.	On track

Appendix 5: Development Progress on LDF Allocated Sites

Central Park AAP

CP1 The Life Centre (Consent for sport and leisure centre)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP1 The Solicitors & Vets Site (Site to be acquired as part of overall redevelopment scheme)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP2 Home Park (Allocation for new stand for football stadium and complementary commercial development)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP3 Transport Improvements (This is an Area Action Plan Policy)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP4 Park Enhancements (This is an Area Action Plan Policy)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP5 Peverell Park / Outland Rd Corner (Allocation for approx. 26 homes, 700sqm of retail space and new car parking)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
CP6 Pennycomequick (Allocation for 97 homes, 32 completed)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction

Devonport AAP

DP01 South Yard Enclave (Detailed consent for 332 homes, 65 under construction, outline consent for 4,680 sqm commercial, 2,323 sqm retail)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP02 North of Granby Green (Allocation for approx. 86 dwellings)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP03 The Bull Ring (Planning permission for 62 homes, all under construction)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP04 Mount Street / Ker Street (Planning application for 129 homes awaiting Committee decision)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP05 Curtis Street / Duke Street (Allocation for approx. 20 dwellings)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction

DP06 Mount Wise (Detailed consent for 450 homes, new hotel, and commercial development)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP07 Mount Wise Primary School (Allocation for approx. 40 dwellings)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP08 Marlborough Street Primary School (Allocation for approx. 25 dwellings)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP09 Richmond Walk (This is an Area Action Plan Policy)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP10 Devonport Guildhall (Allocation for office space, mix of community facilities)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP11 New Primary School (Allocation for new primary school)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP12 Dental Training School and GP Surgery (Dental School completed)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP13 Marlborough Street (This is an Area Action Plan Policy)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP14 Sustainable Transport (This is an Area Action Plan Policy)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP15 The Green Arc (PCC Working Party looking at all Green Spaces in Devonport)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
DP16 Devonport Park (Improvements to park currently being funded by successful Heritage Lottery Fund bid)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction

Millbay/Stonehouse

MS01 Royal William Yard (Brewhouse building, 129 homes completed, Mills Bakery building, conversion under construction, 79 homes and office space)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
MS02 Grain Silo (Now demolished)							
emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction

MS03 Land btwn W. Approach/Union St (Outline consent for up to 1,232 homes, 40,000 sqm employment use and 13,000 sqm retail)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS04 Bath Street (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS05 Trinity Pier (Land will be developed for marine employment uses and should include a terminal for landing cruise liner passengers and marine related tourism uses)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS06 Inner Basin (Area to be developed for marine related employment uses)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS07 Millbay Marina (Consent for 94 homes, not started)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS08 Union Street (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS09 Union Street/Western Approach (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS10 Stonehouse Creek (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS11 Stonehouse Arena (Planning appn for 56 homes awaiting Committee decision)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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MS12 Sustainable Transport (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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North Plymstock AAP

NP01 Plymstock Quarry (Planning application for up to 1,700 homes, 1.85ha employment land and local shopping centre awaiting Committee decision)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP02 Pomphlett Industrial Estate (Allocation for mixed use, approx. 75 homes, potential for office development and an hotel)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP03 Wakehams Quarry (Allocation for mixed use from 2016 to 2021)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP04 Billacombe Green (Character of the green should be preserved and enhanced)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP05 Sherford & Sports hub (Planning application for up to 320 homes, sports hub and highway improvements awaiting Committee decision)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP06 North of Elburton options (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP07 HQPT route (A flexible mass rapid-transit scheme for the Eastern Corridor)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP08 Improvements to Public Transport (Enhancements to the existing Plymstock bus routes)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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NP09 Highway Infrastructure/ traffic management (A range of traffic management and infrastructure improvements)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP10 National Cycle Network (All developments should contribute to the implementation of route 2 along the Eastern Corridor)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP11 Countryside Park (A new countryside park that will incorporate the Saltram Estate and a wider area of land)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP12 Chelson Meadows landfill (Former landfill site will form part of Proposal NP 11)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP 13 Hazeldene Quarry safeguarding (Land to the north of the existing quarry will be safeguarded for limestone extraction)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP 14 Chelson Meadow waste management centre (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

NP 15 Moorcroft Quarry (Land no longer required for mineral extraction should be safeguarded for waste management uses)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

Sutton Harbour AAP

SH01 Commercial Wharf etc (Redevelop for predominately cultural facilities as part of a mixed use development)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH02 Bretonside (Mixed use redevelopment, approx. 22,000 sqm of office space, 310 homes, retail, leisure and tourism uses.)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH03 North Quay House Car Park (Redevelop to provide high quality building, possibly offices above ground floor retail, café and restaurant uses)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH04 Exeter Street (Mixed use scheme that could include 26,200 sqm office space, approx. 240 homes and retail, cafes and restaurants)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH05 Friary Park (Mixed use residential, approx. 530 homes, 21,100 sqm office space, possible new primary school)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH06 Sutton Harbour Heritage Trail (This is an Area Action Plan Policy)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH07 Sites East & West Sutton Road (New sustainable neighbourhood, approx. 720 homes, 25,700 sqm of employment and 7,800 sqm of retail, cafes and restaurants)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH07 Sites East & West Sutton Road - The Boat Yard (Mixed use office scheme under construction)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH08 Coxside/Barbican Car Park (Retain public parking but remodel building to contribute more positively to the regeneration of the area)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH09 Fish Market (To deliver improvements to the fish market site, additional uses could include retail, restaurant, and visitor centre)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH10 Lock Bridge (To enhance or replace existing lock bridge)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
-------------------	---------------------	---------	-----	----------	------------------	--------------	-------------------

SH11 Queen Anne's Battery (To enhance and maximise the potential for marine related and complementary employment uses)

emerging proposal	project development	pre app	app	s106 etc	pre construction	construction	post construction
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Appendix 6: 2009 Implementation Schedule





	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	
MILLBAY AND STONEHOUSE																							
MS01 ROYAL WILLIAM YARD																							
MS03 LAND BETWEEN WESTERN APPROACH/JUNION STREET																							
MS04 BATH STREET																							
MS05 TRINITY PIER																							
MS06 INNER BASIN																							
MS07 MILLBAY MARINA																							
MS11 STONEHOUSE ARENA																							
CENTRAL PARK																							
CP01 THE LIFE CENTRE																							
CP02 HOME PARK																							
CP03 TRANSPORT INTERCHANGE																							
CP04 CENTRAL PARK ENHANCEMENTS																							
CP05 PEVERAL PARK ROAD, OUTLAND ROAD CORNER																							
CP06 PENYCOMEQUICK																							

Position at Adoption of the AAP
 Revised Position as at December 2009

Position at Adoption of the AAP
 Revised Position as at December 2009

	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	
SUTTON HARBOUR																							
SH01 COMMERCIAL WHARF, ELPHINSTONE WHARF AND LAMBHAY HILL																							
SH02 BRETONSIDE BUS STATION AND ENVIRONS																							
SH03 NORTH QUAY HOUSE AND CAR PARK																							
SH04 47 - 67 EXETER STREET																							
SH05 FRIARY YARD																							
SH06 SUTTON HARBOUR HERITAGE TRAIL																							
SH07 PLYMOUTH FRUIT SALES, SUTTON ROAD																							
SH08 COXSIDE/BARBICAN CAR PARK																							
SH09 FISH MARKET																							
SH10 LOCK BRIDGE																							
SH11 QUEEN ANNE'S BATTERY																							

	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	
NORTH PLYMSTOCK																							
NP01 PLYMSTOCK QUARRY																							
NP02 POMPHLETT INDUSTRIAL ESTATE																							
NP03 WAKEHAMS QUARRY																							
NP04 BILLACOMBE GREEN																							
NP05 SHERFORD SPORTS HUB (NORTH ELBURTON)																							
NP06 FUTURE DEVELOPMENT OPTIONS NORTH OF ELBURTON																							
NP07 HQPT ROUTE																							
NP08 IMPROVEMENTS TO PUBLIC TRANSPORT SERVICES IN PLYMSTOCK																							
NP09 HIGHWAY INFRASTRUCTURE IMPROVEMENTS AND TRAFFIC MANAGEMENT																							
NP10 NATIONAL CYCLE NETWORK PROPOSAL																							
NP11 COUNTRYSIDE PARK																							
NP12 CHELSON MEADOW RESTORED LANDFILL SITE																							
NP15 MOORCROFT QUARRY																							
NP16 WHITE HOLE																							

 Position at Adoption of the AAP
 Revised Position as at December 2009

Appendix 7: Progress of Strategically Significant Infrastructure Projects

Ref	Project Title	Description	Current Status (December 2009)
COM-002	Plymouth City Centre - Central Library relocation	Relocation of the main library service hub, as the current building is too small for the community it serves. Linked to redevelopment of Civic Centre site.	Proposed location not yet identified
COM-033	Citywide - reconfiguration of Police Estates	The reconfiguration of police estates to allow for Neighbourhood Beat Bases, Patrol Units, Operational Policing Hub and a Criminal Justice Centre.	Ongoing
COM-038	Sherford New Community - Multi-agency Community Governance Building	Accommodation for a multi-agency community governance building for the Community Trust, accommodating a library and information centre, public toilets, local authority 'hotdesk' and meeting rooms and police/crime prevention office.	Being progressed as part of development of Sherford new community
COM-041	North Prospect - Trelawny Surgery Child & Adolescent Mental Health Unit	A Child & Adolescent Mental Health Unit to serve the wider city.	Scheme being developed
EDU-093	University of Plymouth - expansion and consolidation	Consolidation of satellite sites onto one central campus.	Ongoing
ENG-002	Sherford - moving overhead power cables	Western Power Distribution to move overhead power cables, to remove service constraints.	Being progressed as part of development of Sherford new community
ENG-003	Laira Bridge - moving overhead power cables	Western Power Distribution to move overhead power lines at Laira Bridge to remove service constraints.	Removal of overhead cables now no longer required

Ref	Project Title	Description	Current Status (December 2009)
ENG-010	Derriford/Seaton - CHP potential	Hospitals and mixed use development would provide good base heat loads for CHP or biomass heat schemes. Lack of existing permanent development on these sites allows for significant sustainable energy infrastructure to be incorporated.	Study of potential undertaken
ENG-021	City Centre - CHP potential	City centre redevelopment would provide a base load for CHP and/or district heating scheme.	Study of potential undertaken
GRS-002	Derriford Community Park - Seaton Valley	The Derriford/Seaton AAP proposes the creation of a new community park in the Seaton valley, on what is currently inaccessible farmland. Proposal for 70 hectares of new accessible green space and links with existing Local Nature Reserves.	Design study undertaken
GRS-026	Central Park - Life Centre	Development of sporting, community, cultural and health and well being facilities at Central Park. Including: swimming pools, sports hall, fitness facilities, creche and catering facilities, Health Clinics and climbing facilities.	Funding agreed. Design in progress.
GRS-047	East of Plymouth - Countryside Park	Delivery of new landscape and biodiversity-focused countryside park in the eastern corridor, providing a local/sub regional facility. This would also take pressure off the protected landscapes. Good access from Park and Ride and HQPT is essential.	Design study undertaken
GRS-064	Sherford New Community - Sports Hub	Including a sports centre and swimming pool, football pitches, tennis courts, cricket pitch and gym. Also re-provides any facilities lost by King George V school.	Being progressed as part of development of Sherford new community

Ref	Project Title	Description	Current Status (December 2009)
HEA-001	Vanguard Project - reorganisation of health facilities in the city.	Strategic Plan for the refurbishment and development of the Estate, which aims to improve the patient and staff experience within the built environment, relocate services to maximise clinical efficiencies and reduce the costs of maintaining the infrastructure.	Ongoing
TRA-001	Bretonside - Bus and Coach Station replacement	The redevelopment of Bretonside bus and coach station with offices, housing, retail, and leisure and provision of a new high-quality public transport interchange on this site or another appropriate alternative site, with improved pedestrian access.	Options currently being investigated
TRA-002-001	Central Park - Transport Interchange	Construction of a public transport interchange, including Park and Ride on the planned HQPT route, new highway and approach roads, and reconfigured car parking facilities.	Elements of this being delivered through Life Centre development
TRA-004	Derriford - Transport Interchange	Replacement of the existing bus bays at Derriford Hospital with a multi-modal transport interchange to serve the new Derriford Community	To be progressed through Derriford and Seaton AAP
TRA-006	HQPT 1 Eastern Corridor	The public transport vision is for a limited stop High Quality Public Transport (HQPT) system. This will provide all of the developments along the Eastern Corridor with the service, which will connect the Langage commercial area and Sherford with the city centre and beyond via Deep Lane Junction.	Funding agreed. Design work in progress.

Ref	Project Title	Description	Current Status (December 2009)
TRA-007	HQPT 2 East-North link - High Quality Public Transport	A High Quality Public Transport system, linking development in the eastern corridor with employment areas in the north of the city, Sherford - Marsh Mills - Forder Valley - Plymouth International Business & Medical Park - Derriford.	Major Scheme Bid being prepared. Design work in progress.
TRA-008	HQPT 3 Northern Corridor - High Quality Public Transport route	High quality, high frequency route along the A386 northern corridor to link with the City Centre and Line 1 to enable development in the north of the city including Derriford and Plymouth Airport.	Major Scheme Bid being prepared. Design work in progress.
TRA-010	Western Corridor Park & Ride facility	A site to the west of the city for Park & Ride commuters from Cornwall. Part of a semi-circle of similar facilities serving the city.	Options currently being investigated
TRA-011	Manadon - junction efficiency improvements	Implementation of junction efficiency improvements at Manadon and Marsh Mills interchanges to maximise existing highway capacity at these key nodal points.	Design work in progress
TRA-011-001	Marsh Mills - junction efficiency improvements	Implementation of junction efficiency improvements at Manadon and Marsh Mills interchanges to maximise existing highway capacity at these key nodal points.	Design work in progress
TRA-013	Millbay Cruise Liner Facilities - improved Landing/Interchange facilities	Provide high quality waiting facilities, drop off & set down areas for hackney carriages and private hire vehicles, coach and bus pick-up & set-down areas	Being progressed through Millbay and Stonehouse AAP
TRA-018	Plymouth City Airport - Overview	As part of the Airport runway expansion programme and the Airport masterplan a number of projects to upgrade transport facilities in the surrounding area have been identified.	Airside works to be undertaken funded by sale of southern runway land for development.

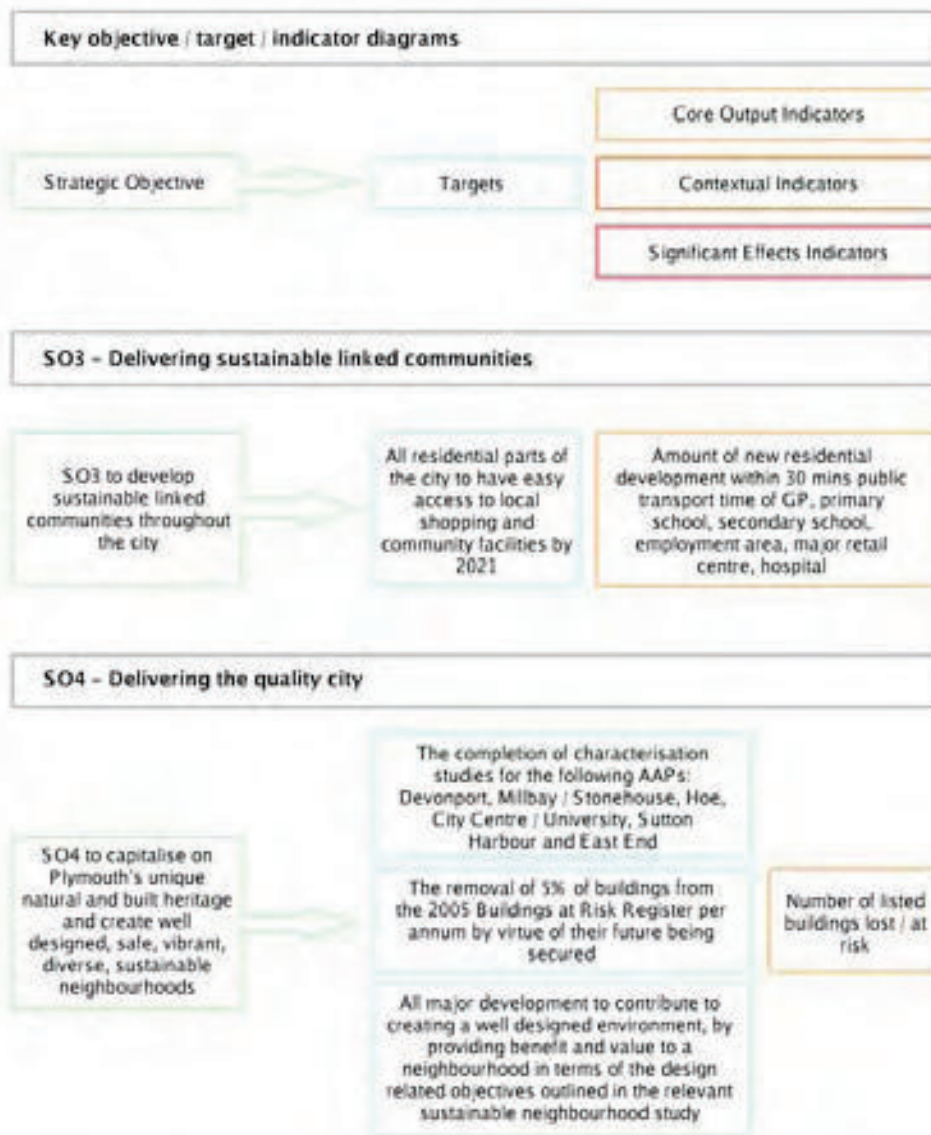
Ref	Project Title	Description	Current Status (December 2009)
TRA-019	HQPT- wider city network.	Introduce an HQPT system across the city.	Key elements being progressed through eastern and northern corridor schemes
TRA-021-002	Plymstock Quarry - Vehicular Access	Creation of two main access points from the A379 , together with two secondary vehicular access points from the Ride and Colesdown Hill.	Access arrangements included in submitted masterplan
TRA-026	Rail - Re-opening of the Tamar Valley Line to Tavistock	Assess viability of re-opening the Tamar Valley Line extension from Bere Alston to Tavistock.	Funding and design progress subject to major housing expansion at Tavistock.
TRA-029-007	Sherford New Community - Park & Ride Interchange at Deep Lane Junction	Provision of a Park and Ride Interchange at Deep Lane, Sherford.	Being progressed as part of development of Sherford new community and eastern corridor HQPT
TRA-043	Rail - North Road Railway Station redevelopment	Replacement of the existing station with a modern transport interchange, together with a comprehensive reconfiguration of the surrounding built environment and road network.	Design study undertaken.
TRA-053	City Centre - HQPT	It is essential that any redevelopment or reconfiguration of the city centre highway network provides an integrated system of HQPT priority measures.	Included in City Centre AAP
TRA-056	City Centre Strategic Road Network Improvements	Improvements to City Centre Strategic Road Network and improvement to pedestrian/cycle facilities. Bus movements to be prioritised	Included in City Centre AAP

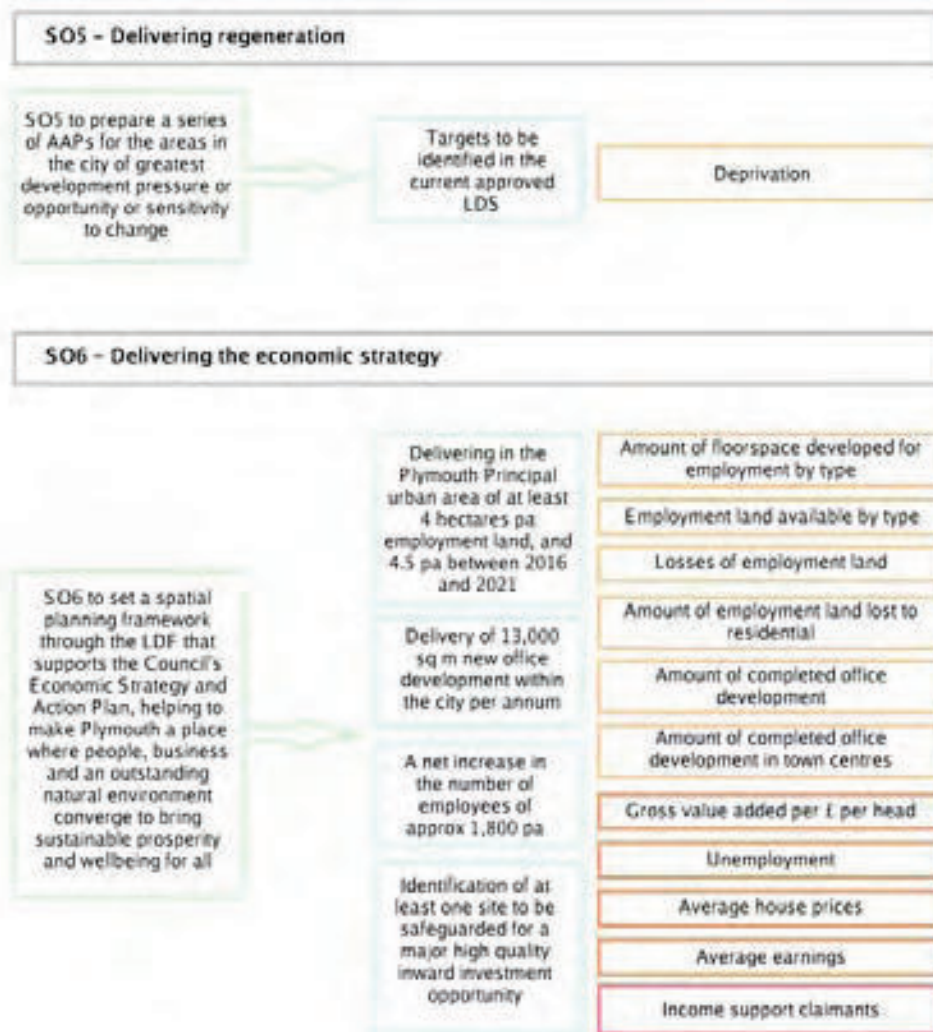
Ref	Project Title	Description	Current Status (December 2009)
WAS-001	SW Devon - residual waste treatment services	Provision of a long-term sustainable waste management solution for the residual municipal waste produced by SW Devon Councils including Torbay	Facility procurement underway. Commissioning scheduled for 2014.
WAT-011	High Quality Public Transport Routes - Flood Risk Mitigation Measures	Modelling needs to be undertaken to gain a better understanding of the flood regime along the proposed routes, particularly at Billacombe Brook. Enlarged culverts may be required and routes need to be built above predicted flood levels.	Being progressed as part of development of HQPT schemes
WAT-019	North Plymouth Water Treatment Works	A plan needs to be developed to deal with water treatment in the northern sector of the city.	A site for the relocation of the current Treatment Works at Crownhill has been identified at Roborough Down. Capacity exists for the foreseeable future, but construction on the new site is currently not scheduled until after 2015.
WAT-039	Sherford New Community - waste water treatment	Further information on waste water treatment and management options is required.	Being progressed as part of development of Sherford new community

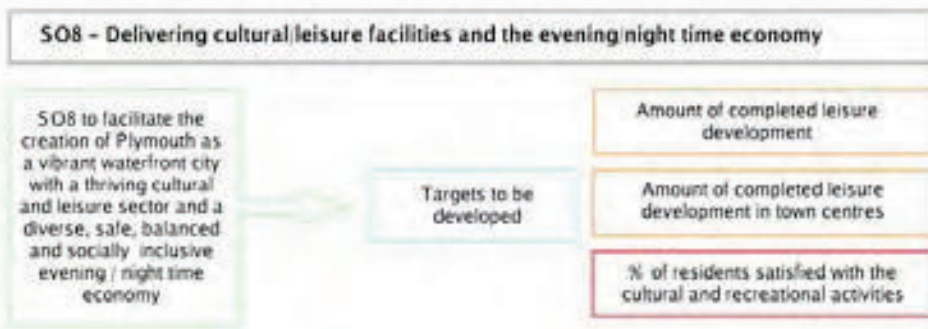
Appendix 8: Relationships between Targets and Indicators

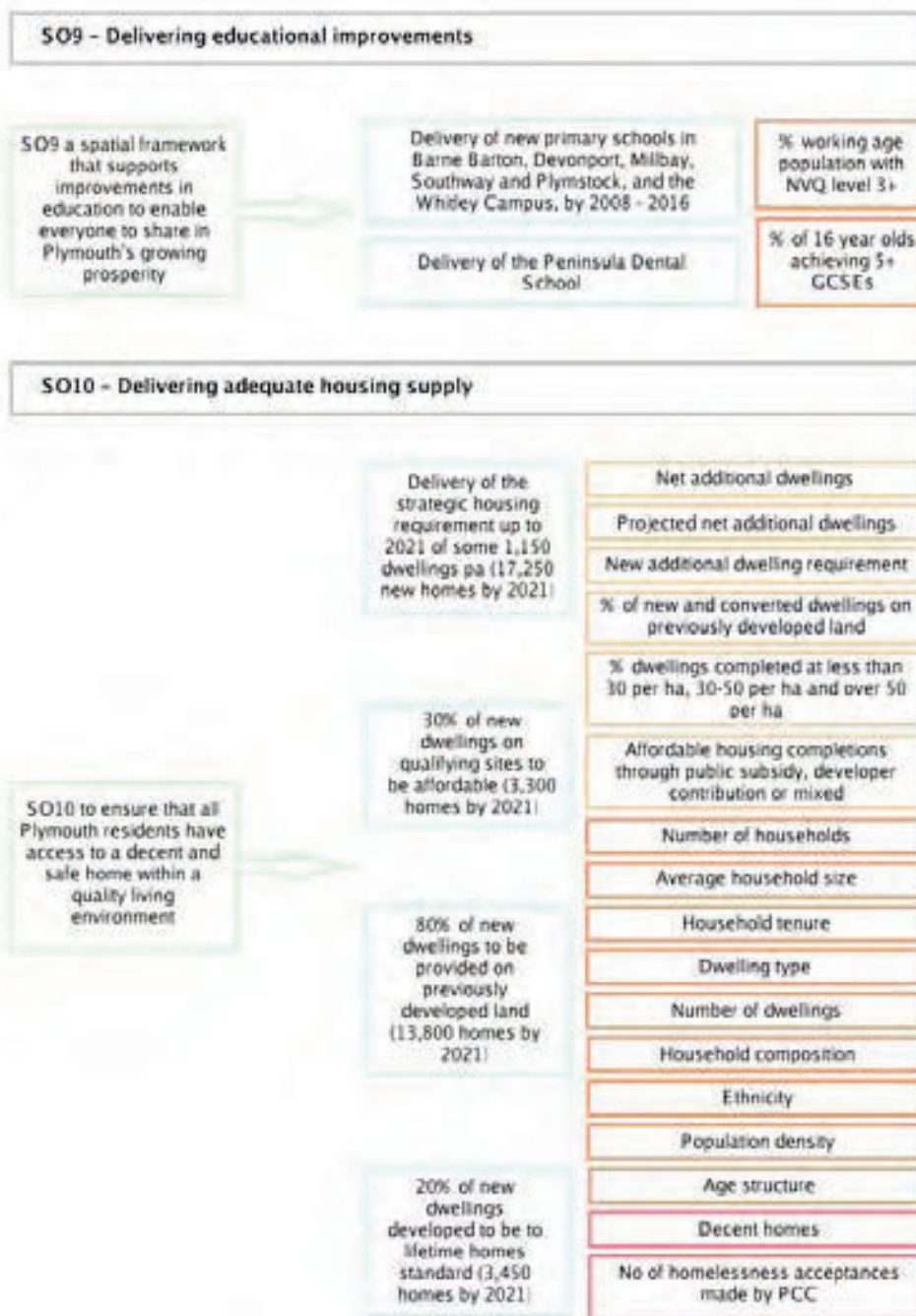
Summary of Targets and Indicators

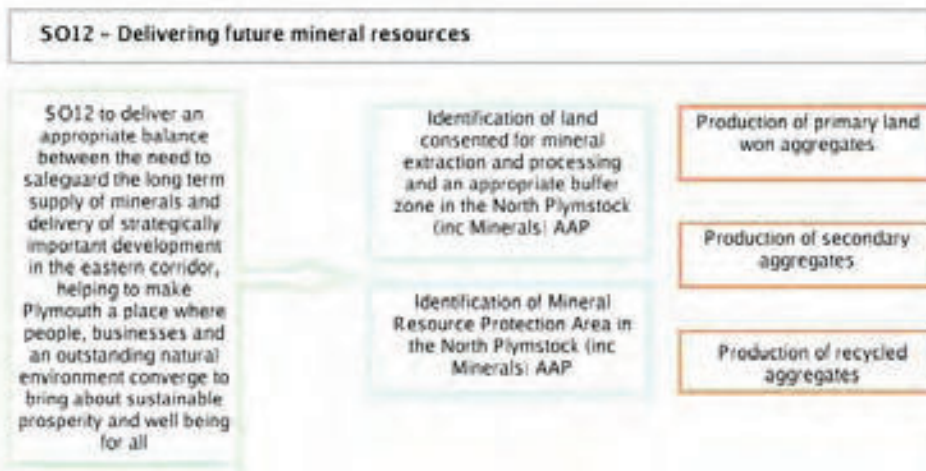
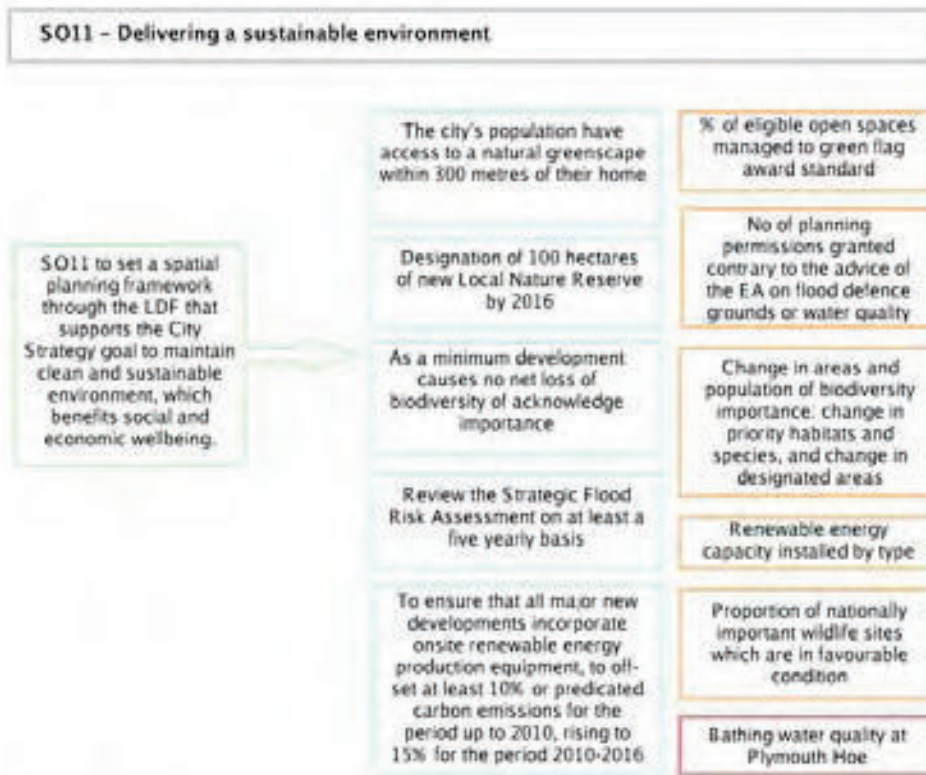
8.1 The following diagrams summarise the relationship between each of the strategic objectives and targets of the Core Strategy. The relationships between the Strategic Objective and its supporting targets, together with the associated core output indicators, contextual indicators and significant effect indicators have been illustrated by colour coding these different elements.

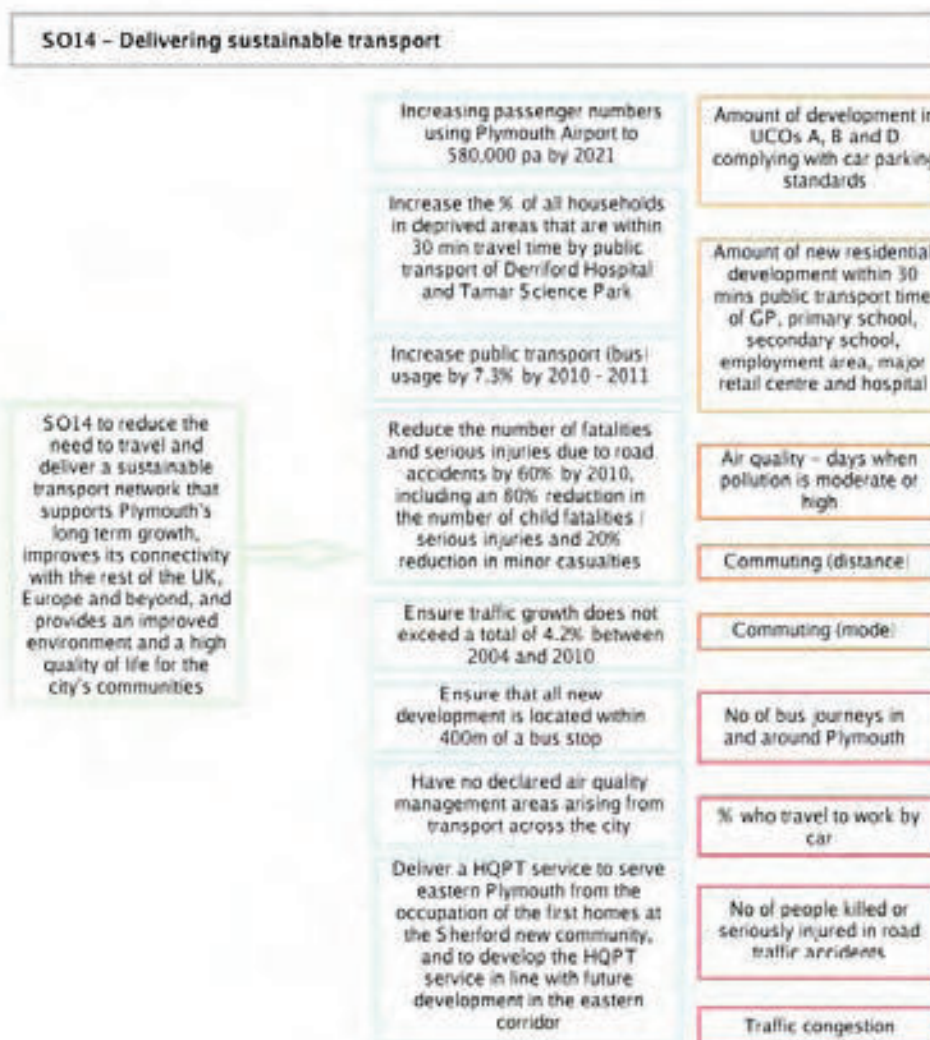
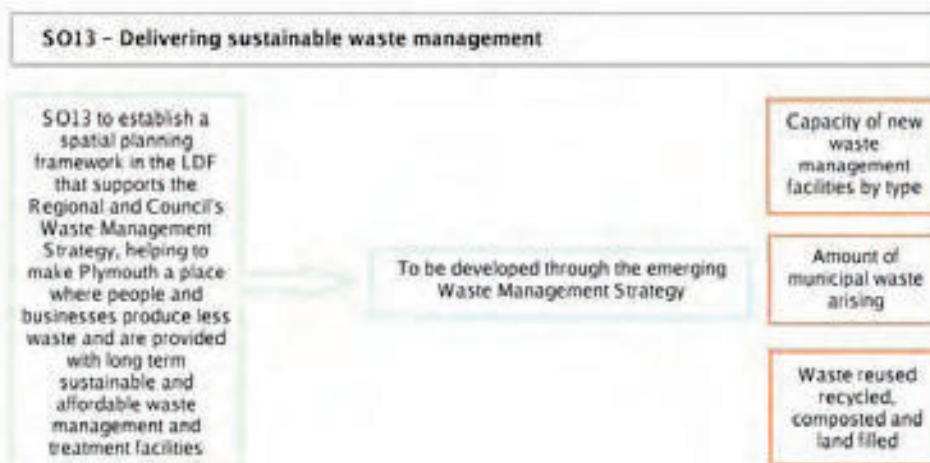


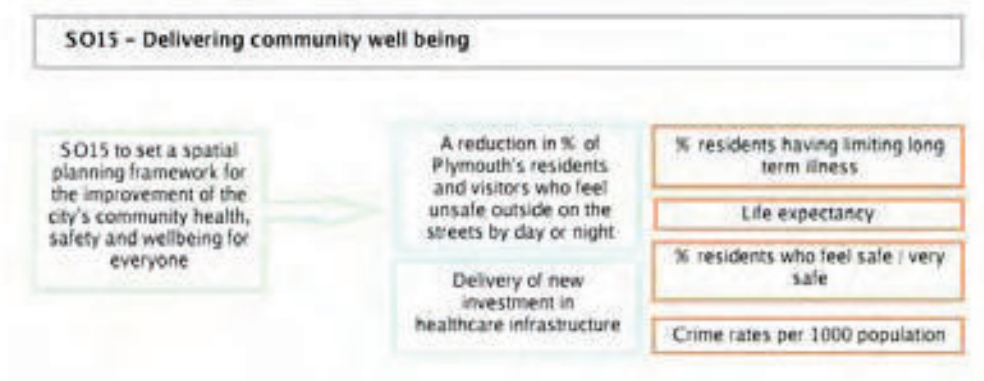






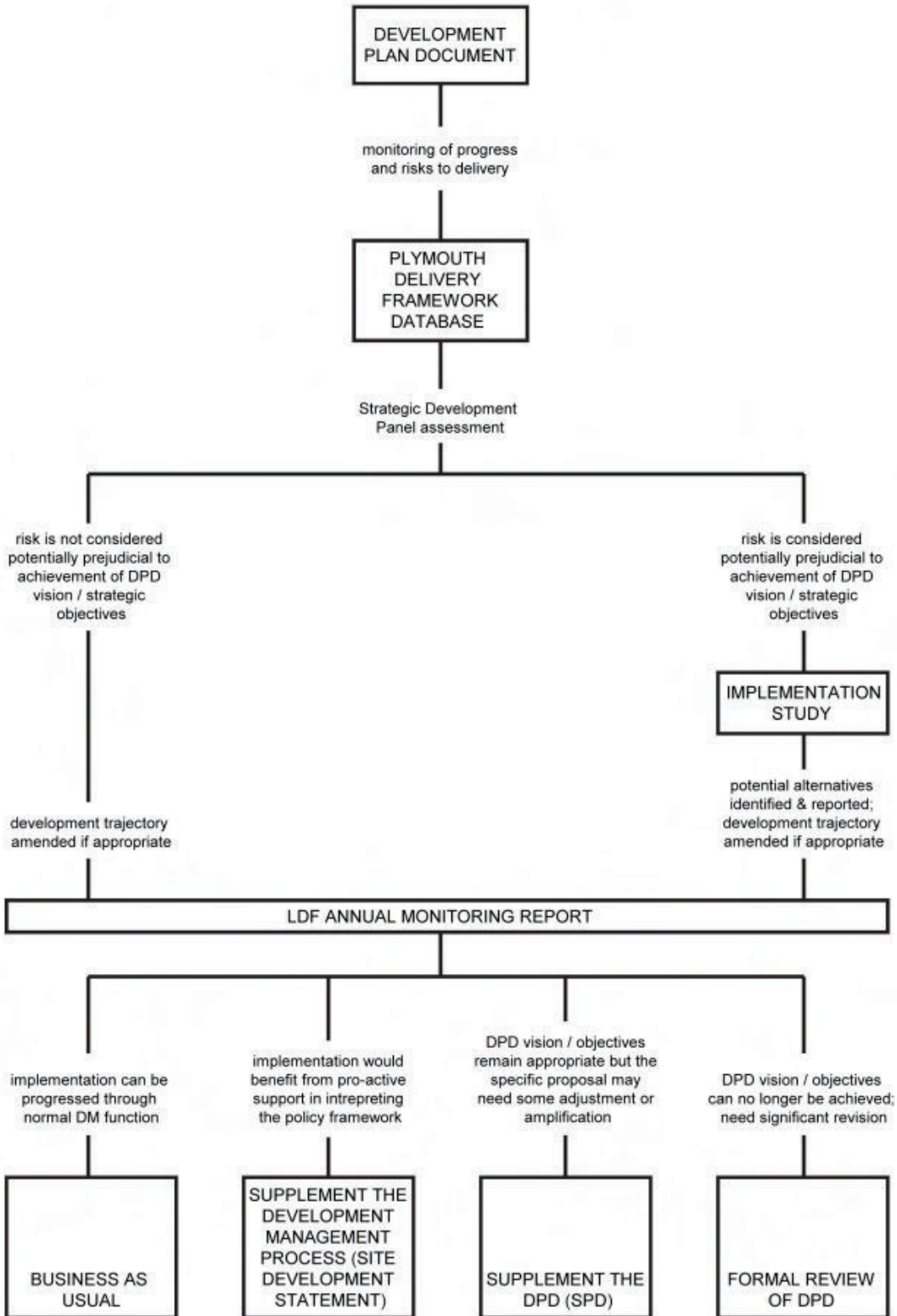






Appendix 9: Plan Monitor Manage Process

Plymouth's Local Development Framework
 plan monitor manage framework in relation to site specific proposals



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CITY OF PLYMOUTH

Subject: Plymouth City Council's Housing Service
Committee: Growth & Prosperity Overview and Scrutiny Panel
Date: 19 February 2010
Cabinet Member: Councillor Ted Fry
CMT Member: Anthony Payne, Director, Development & Regeneration
Author: Stuart Palmer, Assistant Director Development & Regeneration (Strategic Housing)
Contact: Tel: (01752 (30) 6716
e-mail: stuart.palmer@plymouth.gov.uk
Ref:
Part:

Executive Summary:

1. As part of the Housing Options Review prior to Stock transfer, a range of services were determined as necessary to address the housing challenges inherent in Council priorities.
2. These tackle a range of aspirations for improvements across the healthy, wealthy and safer and stronger vision for Plymouth and the housing service leads on Corporate Improvement Priority (CIP 5), 'Providing Better and More Affordable Housing ', but also contributes to CIP's 2, 3 , 4, 7, 9, and 12
3. The service was brought together under the Development and Regeneration Department following Stock Transfer in November 2009, and is made up from the existing services of Housing Strategy and Renewals:
 - Housing Strategy and Policy
 - Affordable Housing delivery
 - Empty Homes and House let
 - Home Energy Efficiency
 - Devonport Regeneration
 - Private Sector Housing
 - Neighbourhood Regeneration and Renewals.

Combined with the retained housing Operations Services of:

- Homelessness, Prevention and Temporary Accommodation
- Housing Register (Devon Home Choice)
- Anti Social Behaviour
- Family Intervention Project

And added from transfer were:

- The Ride Gypsy & Traveller site
- Monitoring the delivery of Transfer promises and developing the partnership with PCH
- North Prospect Regeneration

4. The service has a proposed budget of £3M of which half is funded through income and external grants.
5. Over the next year it will bring in just under £50M of inward investment in both new homes and tackling regeneration and poor standards. This is in addition to the funding for PCH to deliver its promises to tenants and North Prospect regeneration project.
6. It is likely that an Audit Commission inspection of our services will follow the transfer within the next 12 months or less.

7. We have already started an external Peer Challenge of our Private Sector Housing Services and the panel may be interested in the outcome of this and the subsequent improvement plan which will follow. Another service (Family Intervention Project) has received two external evaluations and is considered to be 'high performing' by the government but will be reviewed as part of the Family Support Review.
8. We intend to carry out a strategic review of Homelessness and Housing Advice services during the year to ensure they are fit for purpose and geared to our existing demands and address or aim of prioritising prevention.
9. The service takes the lead for the Council in developing the relations between Plymouth Community Homes (PCH) and the Council, and also in monitoring the delivery of the transfer promises. There is a governance arrangement set out within the transfer contract (see Appendix A) which includes two presentations to all members of the council from PCH during the year to demonstrate progress to date. The Panel may consider it appropriate to host these two sessions opening them out to all councillors who may have an interest in the achievements of PCH in delivering the promises that the Council made to tenants as a result of stock transfer.

Conclusions

This report sets out the main structure of Plymouth City Council's Housing services, and some background information on the challenges and implications for each team.

The service is broad reaching and supports both the growth and regeneration agendas, as well as many community related issues. It provides a co-ordinated and cohesive approach to tackling the specific housing related issues that Plymouth experiences, but we are carrying out reviews to ensure that it is efficient and focuses on what is needed.

Recommendations & Reasons for recommended action:

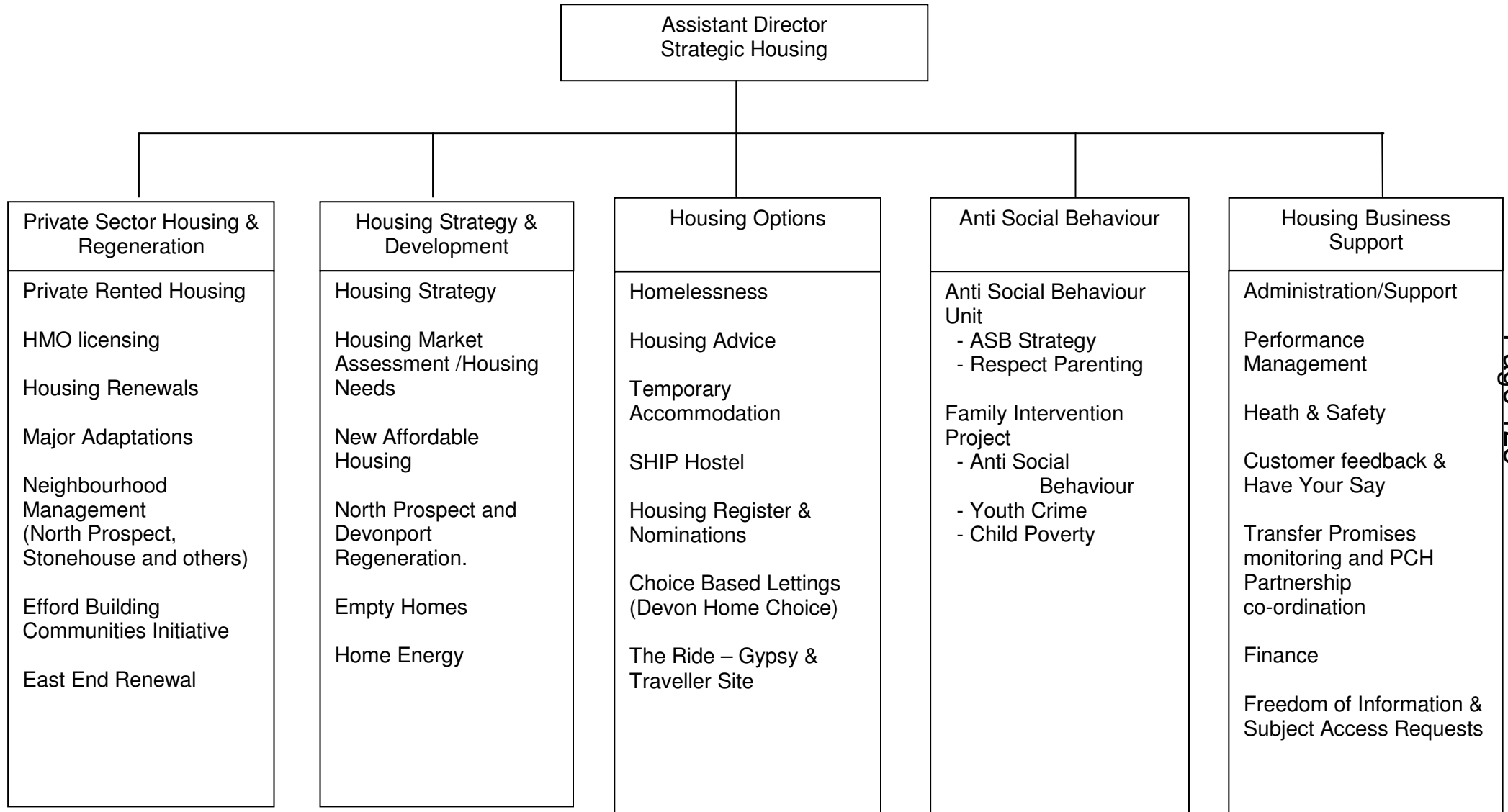
1. That the panel considers the scope of the strategic housing service and considers areas that it may be particularly interested in exploring or reviewing such as the Peer Challenge outcome.
2. That the Panel considers whether it wishes to host the two presentations by Plymouth Community Homes on the delivery of the transfer promises

1. Background

Set out below is the broad structure of the Council's retained housing services following stock transfer and some headline information on what each part of the service is focusing on, and delivering so far.

Various parts of the service are currently being reviewed to ensure they meet our needs, and are performing effectively, these are Neighbourhood Regeneration, Private Housing services, Homelessness and the Family Intervention Project.

Plymouth City Council Housing Services



2. Private Sector Housing & Regeneration

2.1. Private Sector Housing:

- 610 Houses in Multiple Occupation licences issued since 2006 with 193 HMO's investigated & 114 inspected to date during 2009/10
- 452 complaints in private rented sector formally dealt with during 2008/09 with 438 resolved to date during 2009/10.
- 127 Disabled Facilities Grants completed during 2008/09 with total spend of £1.3 million. The target of 130 completions in 2009/10 has already been exceeded with 136 completions and 199 approvals to date and spend of over £1.2 million.
- New loans package for home improvements introduced in April 2009, with 89 new enquiries and 12 approvals to date during 2009/10.
- 81 properties occupied by vulnerable people 'made decent' in 2008/09 with 53 at quarter 3 of 2009/10.
- 151 'Category 1 hazards' removed in 2008/09 with 118 at quarter 3 of 2009/10.
- Private Sector Housing Strategy approved February 2009; Assistance Policy approved February 2009; Licensing of HMO's Policy approved April 2008; Enforcement Policy approved January 2006 (currently being updated); Stock Condition Survey October 2005 (being updated for 2010).
- Peer Challenge self assessment completed February 2010 with visit from Peer Challenge team to take place March 2010.

2.2. Neighbourhood Regeneration

- Delivery of Neighbourhood Management programmes, including wardens service, in North Prospect and Stonehouse with resulting improvements in neighbourhood service delivery; resident groups enabled to become more influential with service providers; education campaigns / community events undertaken. Of those engaged in the programme:
 - 51% have not been involved in neighbourhood activity before
 - 76% now feel able to get involved in local activity
 - 61% feel people from different backgrounds get on together
 - 59 % feel local services have improved
 - 88% are satisfied with their neighbourhood as a place to live
- Delivery of the Efford Building Communities Initiative, including development of 40 unit extra care scheme, new community library and new church with community space on Torridge Way; physical improvements to open space including Efford Valley, Yeo Close, Trefusis Gardens; work with young people to include sport and use of role models, developing skills through family learning activities and IT. Of those engaged in the programme:
 - 100% now felt able to get involved in local activity
 - 100% had worked with residents they had not worked with before
 - 88% worked with different age groups
 - 75% felt people from different backgrounds got on well together
 - 100% felt the buildings on Torridge Way had improved
 - 63% are satisfied with neighbourhood services
 - 88% are satisfied with their area as a place to live
- Establishment and/or continued support of community partnerships and residents groups, including Heart of Efford Community Partnership; East End Partnership and Development Trust; North Prospect Partnership; existing and new residents groups in Stonehouse
- Delivery of £800k East End Healthy Living Network, completed in 2009. Delivery of new healthy living activity, in partnership with the PHDU, in Efford and the East End, including fitness classes, healthy eating, weight management, health promotion. Of those engaged in the programme in Efford:
 - 82% felt their health was generally good
 - 91% feel they live a healthy lifestyle
 - 68% consider themselves to be active
 - 61% eating 5 portions of fruit and veg a day
- £14 million East End Community Village (business centre; community resource centre; 30 unit extra care scheme; 16 unit affordable housing; primary care centre; public realm

improvements; total refurbishment of Astor Park) completed during 2008/09 winning the Local Government Chronicle national regeneration award 2008

- New approach to working in neighbourhoods being developed for 2010/11 as part of corporate move to locality working

3. Housing Strategy & Development

3.1. Affordable Housing

- In 2008/09 we enabled the delivery of 290 new affordable homes, exceeding our target of 215, placing us in the top quartile nationally on delivery.
- In 2009/10 we are on track to deliver 389 new affordable homes, exceeding our target of 226 and improving further our performance.
- Our LAA target over the three year period 2008/11 for new affordable homes is 678, we are on course to deliver approx 979 - a 45% increase despite the current housing market slowdown. Hence no LAA refresh.
- In 2008/09 we secured £12.1m of social housing grant to support our affordable housing programme.
- In 2009/10 we have secured over £50m of investment; made up of £20m of social housing grant, matched by an equivalent amount of RSL funding, £4m kickstart funding, £3m Home Buy Direct and £4.5 Infrastructure funding.

3.2. Empty Homes

- In 2008/09 we were directly involved in bringing 84 empty homes back into use, exceeding our target of 78
- In 2009/10 we reduced to 50 to reflect our priorities and moving resources from empties into affordable housing – but remain on track to exceed this target also.

3.3. Home Energy

- In 2008/09 we achieved 27,791 tonnes lifetime carbon dioxide savings as a result of Plymouth schemes, exceeding our target of 20,000, which resulted in 1894 households benefitting from energy efficiency measures in the city.
- Completion of a new energy strategy in March 2010 will evidence whether we have achieved our targets for tackling Fuel Poverty NI 187 – improving the energy efficiency rating of homes occupied by households receiving income based benefits.

3.4. Strategies

- 2009 saw the production of a new housing strategy, empty homes strategy and home energy strategy, all key in identifying our housing needs and challenges and setting out our plans for addressing these issues; copies available on PCC website

3.5. Current Projects

- We have launched a home energy pilot project to tackle hard to treat properties and promotion of renewables.
- We have secured Government Kickstart One funding to house builders of £3.9m for 3 projects to support the completion of 201 homes on sites that are presently stalled due to the current housing market slowdown. Another site is currently being approved for Kickstart Two funding.
- We have secured planning and funding to replace the SHIP Hostel with a new State of the Art facility in Millbay.
- Cabinet have approved a package of City owned sites and funding that has helped secure £44m of HCA funding for the redevelopment of North Prospect to support wider Stock Transfer across the City, and which will deliver over 200 new affordable homes by 2011
- Major future projects include supporting the development and regeneration of key strategic sites including Sherford, Devonport, Millbay and Plymstock Quarry.
- We will become increasingly reliant upon S106 opportunities to help achieve our affordable housing targets as Government funding decreases

- To progress the development of a Local Housing Company to in partnership with the private sector to bring forward higher levels of affordable housing on PCC owned sites.

4. Housing Options

4.1. Homelessness and Housing Advice

We achieved 430 homelessness preventions last year and on current performance we are due to do more than 500 this year. We again managed to reduce the number of households who made statutory homelessness approaches down to 627 decisions last year.

4.2. SHIP Hostel

A brand new hostel is planned to replace the current ship hostel this year - one of few direct access hostels available – with 44 single and 2 double rooms. Building should start on site in late February 2010

4.3. Housing Register & Nominations

- Last year 1848 households were housed from the Plymouth Housing Register, of which 1234 were accommodated by PCC and 614 by RSL's, there are currently 7100 households on the register.
- A new way of allocating homes giving people more choice has been introduced, Devon Home Choice went live in early January 2010
- Housing Advice – the team deal with around 600 contacts per week from people who need housing advice.

5. Anti Social Behaviour Unit

5.1. Anti Social Behaviour

ASB strategy produced this year articulating a multi agency whole systems approach to tackling anti-social behaviour. ASBU undertakes 160 + multi agency meetings per year and successfully obtained 25 various legal orders this financial year already. Reported ASB is down this year by 7.7% from last year. National Indicator 21 Plymouth is 3 % points above the national average (NI 21 is perception of how successful people feel the police and local Authority is at tackling this).

5.2. Family Intervention Project

- 58 Families either have received or are receiving intensive support to address ASB and reduce the likelihood of homelessness. Estimated that such families can cost agencies £80k - £250k per year (depending upon each situation), each family costs £14k to provide FIP services with extremely good and effective outcomes. FIP staff are assisting in delivering parenting programmes and this is attracting significant Government funding to expand its criteria and capacity.
- We have successfully bid to extend the service to tackle problems in youth crime and young people with particular emphasis on tackling Child Poverty and Intergenerational worklessness – total government grant for 2010/11 is £566k.

6. Housing Business Support

6.1. Administration/Support

This small team provides administration and support across services but particularly for the Private Sector Housing and Strategy & Development teams, and takes a lead co-ordinating health and safety at work for housing services.

6.2. Finance

The team processes payments to contractors for all private sector work, in particular Disabled Facilities Grants and Home Improvement Loans, and has responsibility for co-ordinating/monitoring budgets across services.

6.3. Performance Management

The team assists with performance management and co-ordinates the performance monitoring, statutory data requests and housing balanced scorecard, and maintains records, coordinates responses to complaints etc through customer feedback & Have Your Say. They also manage any Freedom of Information & Subject Access Requests

6.4. Transfer promises monitoring and PCH Partnership co-ordination

We have the lead responsibility to co-ordinate the council's partnership arrangements with Plymouth Community Homes, and also monitor the transfer promises which should be delivered by Plymouth Community Homes. There will also be a corporate group of officers to co-ordinate around service level agreements both from and to Plymouth Community Homes.

PLYMOUTH HOUSING STOCK TRANSFER

POST TRANSFER GOVERNANCE STRUCTURE AND TERMS OF REFERENCE



Joint Project Aims

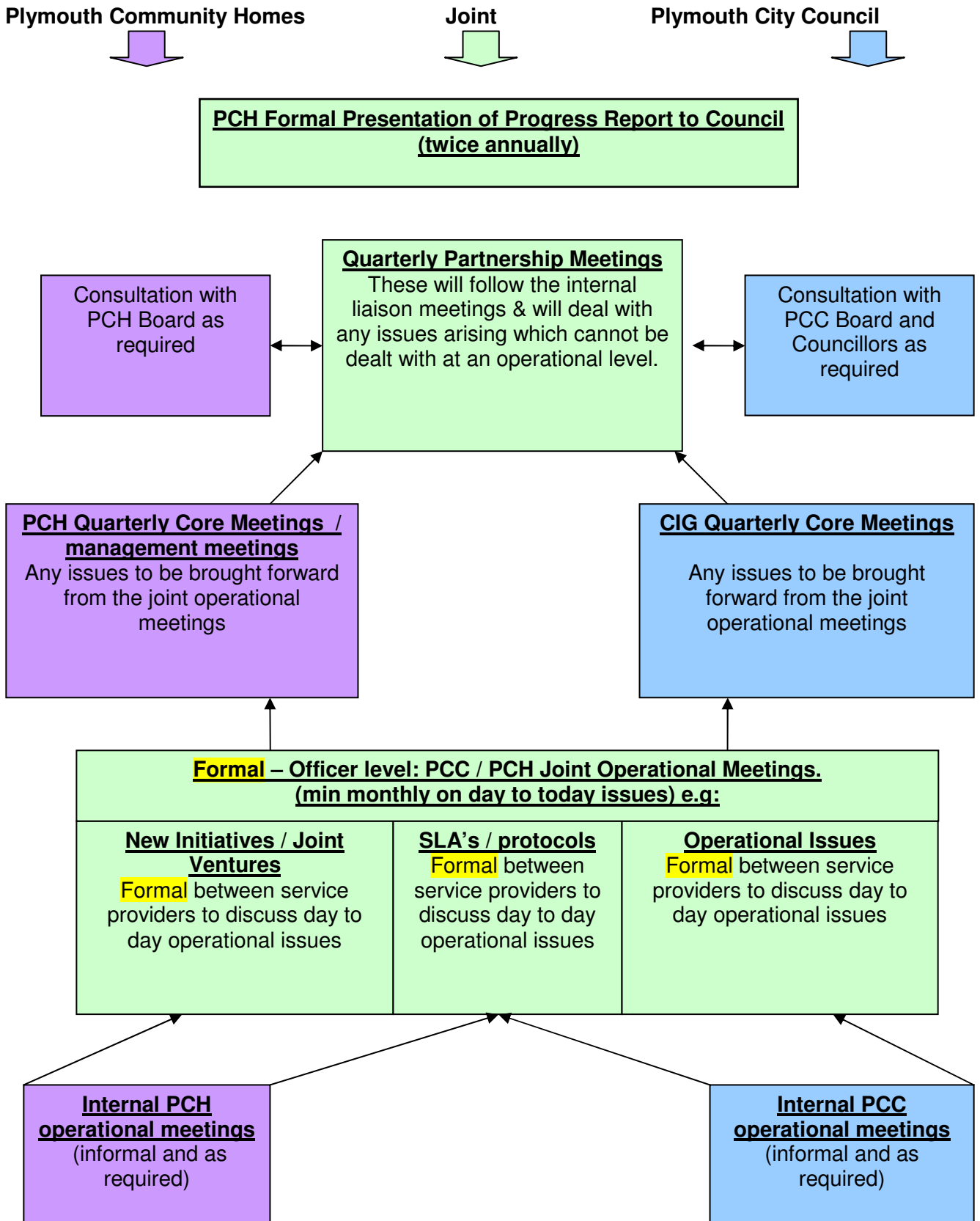
- To develop a successful and collaborative partnership.
- To ensure the delivery of decent homes for the city.
- To ensure that the ongoing operation of both organisations are not compromised by the transfer terms

Post Transfer Objectives

- To ensure that where possible, Plymouth City Council and Plymouth Community Homes work in partnership to achieve common aims.
- To effectively manage the impact on those services and staff retained by Plymouth City Council affected by the Housing Stock Transfer.
- To ensure that communications with key stakeholders will be maintained effectively throughout the transfer process

This document is intended to explain the governance structure. It is based on the terms of reference for the different meeting groups.

Post Stock Transfer Meeting Structure



Formal: PCH Presentation of Progress Report to Council (twice annually)

While the Association will covenant to deliver the promises to tenants, the Council made the commitments to tenants in the Consultation Document.

The Chief Executive of the Association (or his nominee) will present a twice yearly progress report to the Council, hosted either by the Cabinet Member(s) with responsibility for housing or by the appropriate Chair of Scrutiny.

This presentation will be open to all Council Members to attend. Board members of the Association and tenant representatives will also be invited.

Formal Joint: Plymouth City Council and Plymouth Community Homes Quarterly Partnership Meetings

Purpose - To discuss:

- Progress on the 'promises' to tenants (format to be agreed)
- Each Party's relevant strategic direction and objectives and how the Parties can work together to achieve these objectives, where appropriate
- Financial issues as a result of transfer and the robustness of financial plans.
Note. Financial issues to remain objective regarding the transfer agreement and terms stated, not to revisit the deal and the subsequent financial position.
- Monitoring and reviewing the Service Level Agreements
- Monitoring the use of proceeds in the event of the Association's disposal of any part of the Property
- Issues raised by the Council's Post Transfer Core Officer Group that cannot be addressed at an operational level. This will include Core Officer Group recommendations on decisions that need to be made at a corporate level and at the formal Partnership Meeting.
- Progress of the North Prospect Project as set out in Schedule 24.

Frequency – quarterly, starting January 2010

Membership: To be agreed but suggested from the following:

Association

- Chief Executive
- Director of Housing and Neighbourhoods
- Finance Director

Council

- Director of Corporate Support
- Assistant Director Strategic Housing
- Monitoring Officer

Reporting Mechanism – Minutes of quarterly meeting circulated to Post Transfer Core Group (Council), Management Team (Association) and Operational meetings and for them to cascade as appropriate.

**GROWTH AND PROSPERITY - OVERVIEW AND SCRUTINY PANEL
TRACKING RESOLUTIONS -
Grey = Completed**

Panel Date	Minute Number	Resolution	Action By	Progress	Target Date	Comments
26 Jan 09	55b	<p>2 Red Risk Audit items (Hoe Foreshore and maintenance of parks and playgrounds environment):</p> <p>It was <u>resolved</u> that a Task and Finish group, comprising of six Members, would be set up to investigate this matter.</p>		<p>Councillors K Foster, Coker, Smith, McDonald, Roberts and Delbridge were selected for the Hoe Foreshore T+F group and a meeting to discuss the PID took place in March 09 with Gill Peele, Mike Hocking, Judith Shore, Nick Jones and Councillors K Foster and Coker in attendance.</p> <p>A meeting was set for the T+F group on 1 June 09 however this was postponed due to risk assessments not being completed. A T+F Group meeting took place on 3 July 2009; Councillor Viney replaced Councillor K Foster as chair. The minutes were attached to the Panel's 20 July 2009 agenda.</p> <p>It was resolved that a site visit would take place in August 2009 and members would report back to the Panel on 28 September.</p> <p>At its meeting on 20 July, the Panel agreed that the matter of the maintenance of parks and playgrounds environment should be re-activated until a satisfactory response was received.</p> <p>At its 28 Sep 09 meeting, it was resolved under minute 19, Tracking Resolutions, that the Panel recommend to the Management Board that the Parks/Playgrounds Risk Assessment be transferred to the Customers and Communities OSP Panel for further consideration as it was now their new terms of reference. This was approved by the Management Board on 4 Nov 09.</p>	Mid - End July 2009	

Panel Date	Minute number	Resolution	Action by	Progress	Target date	Comments
20 July 09	9	The possibility of Councillor representation on Destination South West be investigated.		<p>Waiting for a response from DSW.</p> <p>At its 28 Sep 09 meeting it was resolved under minute 19 – Tracking Resolutions that the Panel agreed to raise the issue of DSW funding and representation with the Director for Development and Regeneration and the Assistant Director for Economic Development at the next meeting (should they be able to attend). The Panel would then consider whether they wished to invite the Director of DSW to a future meeting.</p> <p>Tracking Resolutions, Destination Southwest would be an item on the next agenda. The Business Manager is to brief the Director/Assistant Director for Development & Regeneration on the issues surrounding funding and representation and will arrange for either a) attendance at the next meeting or b) a written response.</p> <p>At 7 December 09 meeting it was resolved that the AD for Development and Regeneration (Economic Development) be invited to attend a future meeting once the DSW strategy had been completed, in order to provide the panel with an update.</p>		
7 Dec 09	42	The Panel considered the option to appoint a co-opted representative and resolved that this would be considered again at the next meeting after the Director for Development and Regeneration had helped to present his plans for the delivery of the future growth agenda.		This has been added to the agenda of the next business meeting on 25 January 2010.	25 January 2010	
7 Dec 09	37	<p>Worklessness.</p> <p>1. That the Department for Development & Regeneration take</p>				Resolutions to be submitted to

		<p>on the ownership and leadership of the Worklessness agenda on behalf of the Council and that links across Plymouth City Council are accordingly established to a) ensure the councils role is clearly understood and b) that from an Economic Development perspective that skills development aligns with the economic drivers of the city and key sectors</p> <p><u>2.</u> that Plymouth City Council take on a leadership role</p> <p><u>3.</u> That HR work with Assistant Director Economic Dev and his team to develop a strategy for Plymouth City Council recruitment under the Worklessness agenda and that CMT endorse this.</p>				the Management Board on 6 Jan 2010.
7 Dec 09	39	<p>Corporate Improvement Priorities –</p> <p><u>Resolved</u> that the Head of Transport Strategy be requested to return to the 25 January 2010 meeting to discuss further what measures need to be undertaken to progress Accessibility Action Plan targets.</p>		The Head of Transport Strategy has been invited to 25 January 2010 meeting.	25 Jan 2010	
7 Dec 09	43	<p>Tracking Resolutions –</p> <p>The Business Manager for Development and Regeneration informed the panel that a resolution had been passed from the Devonport, Stoke, St Peter and the Waterfront Area Committee to the Management Board on 2 December 2009 in which the Growth and Prosperity Panel be asked to consider driving speeds on the Hoe.</p>		This item was subsequently added to the Panel's work programme.		

		<p><u>Resolved</u> that this be noted but meanwhile the Business Manager for Development and Regeneration identify whether the Transport & Highways service were already looking into this issue and to consider this item at a future meeting.</p>				
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**Growth and Prosperity Overview and Scrutiny
Work Programme 2009/10**

Issues Panel May Wish to Scrutinise	J	J	A	S	O	N	D	J	F	M	A
Worklessness				28		23	7			22	
BID Veto					26						
Carbon Reduction Commitment					26					22	
Strategic Housing Functions									19		
Local Development Framework Annual Monitoring Report									19		
City and Sub Regional Governance								25			
Eastern Corridor Briefings									19		
Destination South West: Aims and Objectives and consideration of future Plymouth City Council membership.							7				
Joint Finance and Performance Monitoring including LAA Performance Monitoring (subject to the Overview and Scrutiny Management Board referring issues to the Panel)											
Monitor CIPs that the Panel is responsible for – CIP 5 (Providing better and more affordable housing) CIP 10 (Disposing of waste and increasing recycling) CIP 11 (Improving access across the city) CIP 12 (Delivering sustainable growth) <i>(referred to the Panel from the Overview and Scrutiny Management Board 7 October 2009 Meeting)</i>							7				

