



South Cambridgeshire Annual Monitoring Report

November 2014

Covering the period 1st April 2013 – 31st March 2014

Part 1

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1. Introduction, Context and Indicators

The Annual Monitoring Report

- 1.1. Monitoring is essential to establish what has been happening in the district, what is happening now, what may happen in the future and what needs to be done to achieve policies and targets.
- 1.2. The Planning and Compulsory Purchase Act 2004 and subsequent regulations introduced the requirement for local planning authorities to produce an Annual Monitoring Report (AMR) which set out the Council's progress in producing new planning policy documents against the timetable included in the approved Local Development Scheme and in implementing planning policies included in their Local Development Framework (or Local Plan). The AMR was required to be submitted to the Secretary of State by 31 December each year.
- 1.3. The Localism Act 2011 and Town and Country Planning (Local Planning) (England) Regulations 2012 set out revised requirements for monitoring. Local planning authorities are still required to publish information monitoring progress on the implementation of their Local Development Scheme and planning policies included in their development plan documents at least on an annual basis, however the requirement to submit the AMR to the Secretary of State by 31 December has been removed.
- 1.4. The Localism Act 2011 also created the duty to co-operate which places a legal duty on local planning authorities and other specified organisations to co-operate with each other to address strategic issues relevant to their areas. The Town and Country Planning (Local Planning) (England) Regulations 2012 require the AMR to give details of what action the Council has taken relating to the duty to co-operate.
- 1.5. The Town and Country Planning (Local Planning) (England) Regulations 2012 have also introduced the requirements that the AMR includes: (i) details of any neighbourhood development orders or neighbourhood development plans made; and (ii) once the Council has an adopted Community Infrastructure Levy (CIL) Charging Schedule, information relating to the collection and spending of CIL monies.
- 1.6. This Annual Monitoring Report covers the period from 1 April 2013 to 31 March 2014. The adopted planning policies for the period covered by this AMR are those contained in the:
 - Local Plan 2004 – adopted in February 2004, however there is now only one remaining saved policy;
 - Core Strategy Development Plan Document (DPD) – adopted in January 2007;
 - Development Control Policies DPD – adopted in July 2007;
 - Northstowe Area Action Plan (AAP) – adopted in July 2007;
 - Cambridge East AAP – adopted in February 2008;
 - Cambridge Southern Fringe AAP – adopted in February 2008;
 - North West Cambridge AAP – adopted October 2009; and
 - Site Specific Policies DPD – adopted January 2010.

Monitoring in South Cambridgeshire

- 1.7. Monitoring in Cambridgeshire is carried out through a partnership between the Research & Monitoring Team at Cambridgeshire County Council and the Planning departments at the five district councils. The Research & Monitoring Team maintains a database of planning permissions involving the creation or removal of residential, business, retail and leisure uses plus any planning permissions for renewable energy generators. An annual survey of all extant planning permissions included in the database takes place each year, involving officers from the County Council and district councils, to collect information on their status: built, under construction or not yet started.
- 1.8. The Research & Monitoring team then provides the district councils with the necessary results for their AMR output indicators and a site-by-site list of planning permissions and their status. The Research & Monitoring team also publish summary tables and topic reports on housing, business, retail and renewable energy completions and commitments on their website: http://www.cambridgeshire.gov.uk/info/20099/planning_and_development/234/planning/8. **For some indicators the data for previous years has been revised from the data previously published; this is a result of the on-going assessment of data by the Research & Monitoring team to remove any inaccuracies.**
- 1.9. Data required for the contextual indicators, significant effect indicators and some local output indicators is obtained from various teams at Cambridgeshire County Council and South Cambridgeshire District Council, and other external organisations such as Natural England and the Environment Agency.

Monitoring Progress against the Local Development Scheme and the Performance of Local development Framework Policies

- 1.10. The AMR outlines the progress that the Council has made in producing the documents that will make up its LDF. Chapter 2 reviews progress on the preparation of the LDF and indicates whether the timetable and milestones set out in the Local Development Scheme (LDS) are being achieved.
- 1.11. The AMR measures various indicators to assess performance of the individual planning policies but also to provide a general portrait of the social, economic and environmental conditions in the district and the wider effects of the LDF on the district. The different indicators used in this AMR can be grouped into three categories: contextual indicators, output indicators and significant effect indicators. Chapter 3 includes a list of all the Council's output indicators and significant effect indicators.
- 1.12. **Contextual indicators** are those that together provide a general portrait of the social, economic and environmental conditions in the district against which planning policies operate. The data for these indicators is also used for the significant effect indicators.

- 1.13. **Output indicators** include both core output indicators and local output indicators, and provide detailed analysis on how the Council's adopted planning policies have performed. Performance against the Council's core and local output indicators is analysed in Chapter 4.
- 1.14. Core output indicators were set by central government. The latest list of core output indicators is included in '**Regional Spatial Strategy and Local Development Framework Core Output Indicators – Update 02/2008**' (published in July 2008), however this publication was withdrawn on the 30 March 2011 by the coalition Government. Whilst this monitoring information no longer has to be provided to central Government, these indicators are useful in monitoring adopted planning policies and therefore the Council has continued to monitor them through the AMR.
- 1.15. In addition to the core output indicators, the Council set local output indicators in each of its adopted Development Plan Documents (DPDs) or Area Action Plans (AAPs) that are relevant to the proposals in the document or plan.
- 1.16. In this AMR it has not been possible to provide data on all the local output indicators included in the adopted AAPs. This is because many of the local output indicators included in these plans rely on the major developments at Northstowe, Cambridge East, Cambridge Southern Fringe (Trumpington Meadows) and North West Cambridge having detailed planning permission and the development being under construction.
- 1.17. On 28 March 2014, the Council submitted its new Local Plan to the Secretary of State for examination. Once adopted the new Local Plan will supersede the Local Plan 2004 saved policy, the Core Strategy DPD, the Development Control Policies DPD, and the Site Specific Policies DPD. The new Local Plan includes a set of output indicators that are relevant to the proposals in the plan. Once the Local Plan is adopted, this set of output indicators will replace the majority of the existing core and local output indicators, except for those included in the AAPs and Statement of Community Involvement.
- 1.18. In this AMR, data has been provided for the new Local Plan indicators where the new planning policy they are monitoring the implementation of is not significantly different from the Council's adopted planning policy. Data for monitoring indicators related to new planning policies has not been collected, as these planning policies will only be implemented following the adoption of the new Local Plan.
- 1.19. **Significant effect indicators** are those indicators based on the objectives set out in the Council's Sustainability Appraisal Scoping Report, and they look at the wider effects of the LDF on the district. The Council has a Sustainability Appraisal Scoping Report (January 2006) that supports the adopted LDF and has produced a revised Sustainability Appraisal Scoping Report (July 2012) to support its new Local Plan. The significant effect indicators from both Sustainability Appraisal Scoping Reports are assessed in Chapter 5.

2. Commentary

a. Progress against the Local Development Scheme

- 2.1. The adopted **Local Development Scheme** (LDS) at the start of the monitoring period (1 April 2013) was the LDS adopted in January 2012. This LDS (and a subsequent revision in December 2012) set the timetable that the Council was progressing during the monitoring year.
- 2.2. The January 2012 LDS sets out the stages in the preparation of the **Local Plan**, which incorporates a review of the **Core Strategy, Development Control Policies Development Plan Document (DPD) and Site Specific Policies DPD**. It also includes the policies and proposals for **Gypsy and Traveller** accommodation as this is no longer be progressed in a separate DPD.
- 2.3. In 2012-2013 the Council undertook two separate **issues and options consultations**, rather than the single consultation planned for in the January 2012 LDS. As a result of this additional round of public consultation, the LDS was revised in December 2012 to change the anticipated proposed submission public consultation from June – July 2013 to July – September 2013. The date of submission was also pushed back a month to January 2014. The revised timetable was published on the Council's website.
- 2.4. During the last monitoring year the Council undertook a **single issue consultation** (between March and May 2013) on a proposal for a football stadium at Sawston. The site was put forward to the Council by the promoters Cambridge City Football Club relatively late in the Local Plan process, but due to local interest in the issue, the Council decided to carry out a focussed consultation on this single issue. This public consultation was not included in the January 2012 LDS or the revised December 2012 LDS.
- 2.5. The consultation on the **Proposed Submission Local Plan** started in July 2013 as anticipated in the December 2012 LDS. However the consultation period was extended by two weeks until mid-October 2013 as a background assessment issued at the start of the consultation did not include all of the most up-to-date information. This consultation therefore ran for 13 weeks.
- 2.6. The December 2012 LDS anticipated that the submission of the **Local Plan** to the Secretary of State would have been in December 2013. The LDS was updated in June 2013 to show submission as being anticipated in early/Spring 2014, this change was to allow sufficient time to consider all the representations received and to consider any revisions to the draft plan.
- 2.7. A new LDS setting out the timetable for submission of the **Local Plan** and the subsequent stages up to its adoption was approved by the Planning Policy & Localism Portfolio Holder in February 2014. The February 2014 LDS anticipated that the **Local Plan** would be submitted in Spring 2014.

- 2.8. The Council **submitted** its **Local Plan**, alongside the Cambridge Local Plan, to the Secretary of State on 28 March 2014. Miss Laura Graham has been appointed as the Inspector to consider both the Cambridge Local Plan and South Cambridgeshire Local Plan. The plans will be assessed separately, however given that there are issues in common between the plans, a joint **Pre-Hearing Meeting** was held on 11 September 2014 and some of the hearing sessions will be held jointly. The first block of **hearing sessions** started on 4 November 2014 and will consider joint matters and issues relating to legal requirements, overall spatial vision, housing need, employment, retail and infrastructure.
- 2.9. The February 2014 LDS also sets out the timetable for the preparation of the **Cambridge Northern Fringe East Area Action Plan (AAP)**, **Bourn Airfield New Village AAP** and **Waterbeach New Town AAP**. Evidence gathering for the Cambridge Northern Fringe East AAP is in progress. This AAP is being prepared jointly with Cambridge City Council and it is anticipated that public consultation on issues and options for the Cambridge Northern Fringe area will run from 8 December 2014 to 2 February 2015, which is consistent with the February 2014 LDS that anticipates consultation in Winter 2014/15.

b. Action taken on Duty to Co-operate

Working with Duty to Co-operate Bodies

- 2.10. South Cambridgeshire District and Cambridge City Councils have engaged constructively, actively and on an ongoing basis during the preparation of the two Local Plans, both with each other and each with the other Duty to Co-operate bodies to maximise the effectiveness of Local Plan preparation in the context of strategic cross boundary matters. The Councils have worked closely throughout the preparation of joint evidence base documents and their respective Local Plans to prepare complementary plans on similar timescales that together set out a clear development strategy for the Greater Cambridge area.
- 2.11. The Council produced a **Statement of Compliance with the Duty to Co-operate** in June 2013 setting out how the Council has co-operated with other bodies in preparing the Local Plan. This was updated when the Local Plan was submitted to the Secretary of State in March 2014¹. This document sets out how the Council has engaged extensively with the prescribed Duty to Co-operate bodies, as appropriate to the Local Plans, throughout the stages of evidence base production and plan-making.
- 2.12. Statements of Common Ground have been agreed with Uttlesford District Council, Hertfordshire District Council and Hertfordshire County Council as part of confirming the Council's compliance with the duty to cooperate for the Local Plan examination process. The Statements of Common Ground agree that the duty to co-operate has

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<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Statement%20of%20Compliance%20with%20Duty%20to%20Cooperate%20March%202014.pdf>

been met and that all the districts involved are planning to deliver their full objectively assessed needs within their own administrative boundaries.

- 2.13. A **Statement of Co-operation between the Greater Cambridgeshire Local Nature Partnership and the Cambridgeshire and Peterborough local planning authorities**² (April 2013) sets out how the organisations will continue to cooperate. South Cambridgeshire District Council, Anglian Water and the Environment Agency have also produced a **Joint Position Statement on Foul Water and Environmental Capacity**³ (January 2014) which sets out the current understanding of the waste water treatment issues within South Cambridgeshire and its associated environmental implications.

Memorandum of Co-operation signed by Cambridgeshire authorities, together with Peterborough City Council

- 2.14. The Council has co-operated with other local authorities in the preparation of the **Strategic Housing Market Assessment (SHMA)**⁴ and other evidence base studies. The **Memorandum of Co-operation**⁵ (May 2013) was agreed by all Cambridgeshire local authorities, together with Peterborough City Council, and includes an agreement on the objectively assessed housing needs for each of the districts in the Cambridge Sub-Region Housing Market Area as part of fulfilling the Duty to Co-operate. Building on a strong legacy of joint working between the local authorities, the Memorandum of Co-operation demonstrates that the full objectively assessed needs of the Cambridge Sub Region housing market area identified in the SHMA will be met.
- 2.15. The Memorandum of Co-operation has already been subject to scrutiny through the examinations of the Fenland Local Plan – Core Strategy (adopted May 2014) and the East Cambridgeshire Local Plan. The Fenland Inspector’s Report and East Cambridgeshire Inspector’s Interim Conclusions both conclude that the Memorandum of Co-operation provides clear evidence that co-operation has taken place constructively, actively and on an on-going basis.
- 2.16. The Cambridgeshire authorities, together with Peterborough City Council, have also agreed the **Strategic Spatial Priorities: Addressing the Duty to Co-operate across Cambridgeshire & Peterborough**⁶ document that was published in January 2014. This document supplements the Memorandum of Co-operation and provides

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<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Greater%20Cambridgeshire%20Local%20Nature%20Partnership%20Statement%20of%20Cooperation.pdf>

3

<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Anglian%20Water%20and%20Environment%20Agency%20Cooperation%20Statement%202014.pdf>

4

<https://www.cambridge.gov.uk/public/ldf/coredocs/RD-STRAT-090.pdf>

5

<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Memorandum%20of%20Co-operation%20May%202013.pdf>

6

<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Strategic%20Spatial%20Priorities%20January%202014.pdf>

an overview of strategic spatial issues as they apply to Cambridgeshire and Peterborough as a whole.

Memorandum of Understanding

- 2.17. In September 2014, the Councils also agreed a further **Memorandum of Understanding on the Greater Cambridge Joint Housing Trajectory**⁷. This has been agreed by Cambridge City Council and South Cambridgeshire District Council and confirms the agreement between the two Councils under the duty to co-operate that the housing trajectories for the two areas should be considered together for the purposes of phasing housing delivery, including for calculating 5-year housing land supply for plan-making and decision-taking. The merits of the Memorandum of Understanding will be an issue for consideration at appropriate hearing sessions of the Local Plan examination.

Transport Issues

- 2.18. Cambridge City Council, South Cambridgeshire District Council and Cambridgeshire County Council have worked together closely on transport issues as they have prepared their Local Plans and a transport strategy for the Greater Cambridge area. South Cambridgeshire District Council responded to a consultation on this strategy in September 2013. The **Cambridge City and South Cambridgeshire Transport Strategy**⁸ was adopted in March 2014. It is recognised that there is a close link between planning for growth and development and for transport and accessibility to ensure that growth can be accommodated in the most sustainable way and that people can access the services and facilities they need in an efficient and affordable way.
- 2.19. The Council responded to consultations on the **Cambridgeshire Long Term Transport Strategy**⁹ and the revisions to the **Local Transport Plan**¹⁰ in July 2014 recognising the importance of planning for future transport within the county. The Council has also worked closely with the Highway Agency as the A14 Cambridge to Huntingdon Scheme has progressed by formally responding to consultations in February and May 2014.

Working with other Adjacent Local Planning Authorities

- 2.20. The Council has submitted representations to a number of consultations by neighbouring planning authorities to ensure that joint issues that impact on South

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https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Memorandum%20of%20Understanding%20-%20Joint%20Housing%20Trajectory_0.pdf

8

http://www.cambridgeshire.gov.uk/info/20006/travel_roads_and_parking/66/transport_plans_and_policies/2

9

http://www.cambridgeshire.gov.uk/info/20006/travel_roads_and_parking/66/transport_plans_and_policies/5

10

http://www.cambridgeshire.gov.uk/info/20006/travel_roads_and_parking/66/transport_plans_and_policies

Cambridgeshire continue to be considered. These include responding to Central Bedfordshire Council in June 2013 and March 2014, Cambridge City Council in September 2013, East Cambridgeshire District Council in November 2013, Uttlesford District Council in May 2014, and Braintree District Council in May 2014.

c. Details of Neighbourhood Development Orders or Neighbourhood Development Plans Made

- 2.21. Since the introduction of neighbourhood planning there has until recently been limited interest shown by Parish Councils in South Cambridgeshire in preparing a **Neighbourhood Plan**. The Council offered Parish Councils the opportunity to put forward proposals within their area through the Local Plan process as an alternative to the preparation of Neighbourhood Plans. Some Parish Council proposals have as a result been included in the **Local Plan** (submitted in March 2014), or recommended as Major Modifications to it, but only where there has been clear local support.
- 2.22. Some Parish Councils are now starting to show an interest in neighbourhood planning in South Cambridgeshire. Before a Neighbourhood Plan can be prepared a **neighbourhood area** must be designated. There are currently two designated neighbourhood areas in South Cambridgeshire:
- Linton and Hildersham – these two parishes have joined together to form a single neighbourhood area that was approved in May 2014; and
 - Histon & Impington – this covers the area of the two parishes to the north of the A14 and was approved in September 2014.
- 2.23. The Council has also had an application from Gamlingay Parish Council wishing to apply to designate their parish as a neighbourhood area. Consultation on the Gamlingay neighbourhood area is running from 3 October to 14 November 2014. Initial general discussions have been undertaken with a small number of other Parish Councils about neighbourhood planning and whether a Neighbourhood Plan would be the right tool for them to achieve the aspirations they have for the future in their villages.
- 2.24. Further details on Neighbourhood Planning consultations, events, and support are available on the Council's website: <https://www.scambs.gov.uk/neighbourhood-planning>.

d. Information relating to the Collection and Spending of Community Infrastructure Levy Monies

- 2.25. The Council submitted its Community Infrastructure Levy (CIL) draft Charging Schedule for independent examination on 6 October 2014. Given the close relationship between the proposed rates in the CIL Charging Schedule and the Local Plan, the CIL examination cannot take place until the Local Plan has been examined. This means it is unlikely that the CIL examination will take place until Spring 2015. It

is anticipated that the CIL Charging Schedule will be adopted in Summer 2015. Until the Council has an adopted CIL Charging Schedule it cannot collect any CIL monies.

- 2.26. Further details relating to the examination of the Council's CIL draft Charging Schedule are available on the Council's website:
<https://www.scambs.gov.uk/content/examination-draft-charging-schedule>.

e. Monitoring the Local Development Framework policies and Sustainability Appraisal objectives

(Note: partial commentary, complete version to follow in Part 2)

- 2.27. A complete list of indicators is included in Chapter 3, the data for all indicators is included in Chapters 4 and 5, and the commentary is set out in this chapter. The commentary highlights the key messages from the data collected and identifies any areas where policies are not being implemented.

Housing

- 2.28. **Housing completions:** The development strategy for South Cambridgeshire is one of supporting the economic success of the Cambridge area through continued jobs growth, with housing provision at a level, and of a quality, to meet objectively assessed needs.
- 2.29. In the last monitoring year, 636 net additional dwellings were completed in South Cambridgeshire; this is 71 dwellings more than the number predicted in the housing trajectory included in the Annual Monitoring Report 2012-2013. In the last six monitoring years net housing completions have consistently been around 600 dwellings reflecting the slowdown in the housing market and that the fringe sites that are now coming forward are still building out on the Cambridge site of the administrative boundary. Completions at Cambourne and Orchard Park have been less in the last three years compared with earlier years, reflecting the stage each site is at in its build out. This has been balanced by an uplift of housing completions on historic rural allocations at Longstanton and Papworth Everard, on rural exceptions sites and on large windfall sites such as the SCA Packaging site, Histon.
- 2.30. **Delivering housing targets:** The housing trajectory identifies predicted annual housing completions from existing and proposed allocations, planning permissions granted or with resolution to grant, and predicted windfalls. Against the **Local Plan** (submitted in March 2014) which requires 19,000 dwellings to be provided between 2011 and 2031, the housing trajectory shows that 22,287 dwellings are expected to be delivered, this is 15% (3,287 dwellings) more than the target and allows flexibility to respond to changing conditions as required in the **National Planning Policy Framework (NPPF)**. Excluding the windfall allowance of 2,600 dwellings, the housing trajectory shows that 19,687 dwellings are expected to be delivered. Against the **Core Strategy** (January 2007) which requires 20,000 dwellings to be provided between 1999 and 2016, the housing trajectory shows that 12,658 dwellings are expected to be delivered; this is 37% (7,342 dwellings) below the target. However,

the Council has determined that this target is no longer the most up to date assessment of housing need (see paragraph 2.31). The **Local Plan** (submitted in March 2014) identifies a more up to date housing target for 2011-2031 that will provide for the identified objectively assessed needs of the district as included in the **Strategic Housing Market Assessment (SHMA) for the Cambridge Sub Region Housing Market Area**.

- 2.31. **Five year housing land supply:** The Council decided in June 2013 that the housing target included in the **Proposed Submission Local Plan** (July 2013) should provide the basis for calculating 5-year housing land supply pending the adoption of the new Local Plan. The housing target is 19,000 dwellings for 2011-2031 and this comprises the current 'objectively assessed needs' required by the **NPPF** and the **National Planning Practice Guidance**. It is identified in the **SHMA**. Relying on the SHMA to calculate South Cambridgeshire's five-year housing land supply has been supported in planning appeal decisions relating to developments in Toft and Waterbeach issued in October 2013 and June 2014 respectively. The Inspectors agreed with the Council that the SHMA contains a more up to date and thus more reliable assessment of housing need in the district than the housing target contained within the adopted LDF.
- 2.32. There are two methodologies for calculating five year housing land supply. The Liverpool methodology assumes that any shortfall will be made up during the remaining years of the plan period. The Sedgefield methodology requires the whole of any previous shortfall to be made up within the five-year assessment period. The **NPPF** requires that a 5% buffer be provided in the five year supply calculation to provide greater confidence that the housing requirement will be delivered. In areas of persistent historic undersupply the buffer should be 20%. The **Local Plan** (submitted in March 2014) assumes a 5% buffer and the Liverpool methodology.
- 2.33. In June 2014, a planning inspector considering two planning appeals in Waterbeach concluded that the Council cannot currently demonstrate a five year supply of land. He considered that a 20% buffer should be applied and the Sedgefield methodology of calculation be used. The appropriate buffer and methodology will be issues for consideration at the Local Plan examination.
- 2.34. In response to a number of changes in circumstance¹¹ since the Local Plan was submitted in March 2014, the Council agreed in September 2014 to a **Memorandum of Understanding on the Greater Cambridge Joint Housing Trajectory** with Cambridge City Council. This memorandum confirms the agreement between the two Councils under the duty to co-operate that the housing trajectories for the two areas should be considered together for the purposes of phasing housing delivery, including for calculating 5-year housing land supply for plan-making and decision-taking. The Council has set out proposed modifications to the Local Plan (submitted in March 2014) to give effect to the Memorandum in the Council's statement submitted to the Local Plan examination hearing for Matter 1: Legal Requirements.

¹¹ A detailed list of reasons is given in the Council's statement to the Local Plan examination in relation to Matter 1: Legal Requirements (paragraph 34): <https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Matter%201%20Statement%20CCC%20-%20SCDC.pdf>

The merits of the **Memorandum of Understanding** will be an issue for consideration at appropriate hearing sessions of the Local Plan examination.

- 2.35. In view of the various ways that five year supply could be calculated, and pending the outcome of consideration at the Local Plan examination, the five year land supply for 2014-2019 for both South Cambridgeshire and the Greater Cambridge area has been summarised in the tables below. These calculations use the housing targets based on the objectively assessed needs identified in the **SHMA**. The calculations reflect that Cambridge City Council is demonstrably delivering housing within the urban areas and urban fringe sites in the early and middle parts of the plan period. South Cambridgeshire District Council is committed to delivery of housing in the urban fringe sites and at new settlements, with an emphasis on the middle and latter parts of the plan period, but with an element of village housing allocations to provide some early delivery.
- 2.36. The phasing of development outlined in the submitted plans follows the development sequence and carries forward the strategy from the adopted plans. As expected, development is coming forward within the urban area of Cambridge and on the edge of Cambridge early in the plan period with new settlements following later in the plan period as they have a longer lead-in time before the start of delivery. In particular, the fringe sites that were released from the Green Belt in the last round of plan making are now well underway and delivering new homes, jobs and associated infrastructure on the ground. These cross-boundary sites are logically building out from the edge of the existing built-up area with more homes being built in Cambridge in the early part of the plan period and then moving into South Cambridgeshire later on. When the two areas are taken together, whichever methodology or buffer is used, they provide a 5-year supply overall. This is a logical and appropriate way of delivering sites to meet the combined objectively assessed housing need across the Greater Cambridge area, consistent with the development strategy contained in both submitted Local Plans.

'Liverpool' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
Five year supply (with 5%)	5.3	6.6
Five year supply (with 20%)	4.6	5.8

'Sedgefield' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
Five year supply (with 5%)	4.7	6.1
Five year supply (with 20%)	4.1	5.4

- 2.37. Whilst it is considered that the **SHMA** contains a more up to date and thus more reliable assessment of housing need in the district than the housing target contained within the LDF, against the housing target in the adopted **Core Strategy** of 20,000

homes between 1999 and 2016, the Council's 5-year housing land supply for 2014-2019 is:

	'Liverpool' Methodology	'Sedgefield' Methodology
Five year supply (with 5%)	2.2	2.2
Five year supply (with 20%)	1.9	1.9

- 2.38. **Gypsy & Traveller pitches:** 59 permanent Gypsy & Traveller pitches were completed in the last monitoring year. At 31 March 2014, 2 pitches had temporary planning permission (time limited consent).
- 2.39. **Housing completions on previously developed land (PDL):** In the last monitoring year, 46% of dwellings completed were on PDL. However, the cumulative percentage is still below the target of at least 37% as included in **Core Strategy Policy ST/3**. It had been anticipated that the percentage would increase when the major developments at Northstowe and Cambridge East, which would involve the reuse of PDL, started delivering towards the end of the plan period (which runs up to 2016), however, delays in the major developments as a result of the recession mean this is now unlikely to be achieved.
- 2.40. In the last monitoring year, redevelopment sites have contributed to the significant proportion of completions on previously developed land. Schemes include: the former SCA Packaging site in Histon (70 dwellings); phase 2B of the redevelopment of the Windmill Estate in Fulbourn (58 dwellings); the former Blue Lion public house site in Fen Ditton (13 dwellings); the former police station site in Melbourn (13 affordable dwellings); and sites in Fulbourn and Balsham where existing affordable housing is being replaced (29 affordable dwellings).
- 2.41. **Housing density:** Over the last 15 years, the average net density of dwellings completed on sites of 9 or more dwellings has fluctuated. It is expected that the average net density of new housing developments will increase in future monitoring years as the major developments on the edge of Cambridge and Northstowe are implemented with higher housing densities reflecting their urban character. Orchard Park has achieved net densities of over 50 dph on a significant number of completed parcels. Over the last 15 years, the completed parcels at Cambourne have achieved an average net density of 30.3 dph. In general, lower densities have been achieved at Lower Cambourne (an early phase in the construction of the settlement), and higher densities have been achieved at Upper Cambourne (a more recent phase that is still being completed). Great Cambourne includes a mixture of densities, with higher densities achieved on parcels located in and around the village centre, where there is good access to services and facilities.
- 2.42. **Affordable housing:** The availability of housing that is affordable to local people is a major issue in the district, especially as median house prices in the district have risen from 4.9 times median earnings to 8.0 times median earnings in the last 14 years. In the last monitoring year, 207 new affordable dwellings were completed; this amounts

to 28% of all new dwellings completed. This an increase in the number of affordable housing completions compared to the previous three monitoring years. In the last monitoring year, affordable housing has been delivered at Cambourne, the Windmill Estate (Fulbourn), and on the former SCA Packaging site (Histon), as well as on six affordable housing exception sites providing 72 new affordable dwellings to meet identified local need in Babraham, Bourn, Fowlmere, Fulbourn, Meldreth and Shepreth.

- 2.43. In the last three monitoring years there has been a fall in the proportion of social rented affordable housing completed. Some of this shortfall has been made up by the provision of 'affordable rent' housing. It is likely that 'affordable rent' will make up the majority tenure of future affordable homes due to the new funding regime which provides less subsidy for affordable homes.
- 2.44. In the last four monitoring years, nearly 40% of dwellings permitted on sites of two or more dwellings, where **Development Control Policy HG/3** was applicable, were affordable. This meets the target of 40% set by the policy. The affordable dwellings secured were a mixture of onsite provision and financial contributions that have been converted into notional units that will be provided offsite.
- 2.45. **Housing development by settlement category:** The development strategy for the district was changed by the adoption of the Core Strategy, which focuses the development proposed in a few major developments on the edge of Cambridge and the new town of Northstowe, and provided for more development within the village frameworks of the largest villages. Between 2006 and 2011, this change in development strategy could be seen to be gradually taking effect with an increase in the proportion of completions on the edge of Cambridge and at the Rural Centres, which includes the new settlement of Cambourne, and a decrease in the proportion of completions in the smaller and less sustainable villages.
- 2.46. This trend has not continued in the last three monitoring years, due to the completion of 176 dwellings at Summersfield, Papworth Everard, and the completion of 246 dwellings on a large development to the west of Longstanton. Both of these developments are rural allocations carried forward from previous Local Plans. Completions at Orchard Park and Cambourne have also fallen compared to previous years. At Orchard Park, completions have fallen as there is only a limited number of housing parcels remaining to be developed at Orchard Park. At Cambourne, the fall in completions can be explained by a reduction in the number of different developers building out Upper Cambourne through the Cambourne 950 planning permission compared to the number of developers building out the original planning permission, and also a delay in determining the Cambourne 950 planning permission which meant that for a time there was only a limited number of parcels remaining on the original planning permission being built out.

3. List of Indicators

Contextual Indicators

	Indicator Description	Page
Economy	Number of people in employment [see Significant Effect Indicator 45]	Note: to follow in Part 2
	Total unemployed [see Significant Effect Indicator 36]	
	Economic Activity Rate [see Significant Effect Indicator 44]	
	Industrial composition of employee jobs [see Significant Effect Indicator 46]	
	Business start-ups and closures (VAT registrations) [see Significant Effect Indicator 43]	
	Gross disposable household income [see Significant Effect Indicator 32]	
	House prices: earnings ratio [see Significant Effect Indicator 31]	
Environment	KWh of gas and electricity consumed per household per year [see Significant Effect Indicator 3]	
	Carbon dioxide emissions per domestic property per year [see Significant Effect Indicator 15]	
	Generating potential of renewable energy sources [see Significant Effect Indicator 4]	
	Water consumption per head per day [see Significant Effect Indicator 5]	
	Hectares of land designated as Site of Special Scientific Interest (SSSI) in the district [see Significant Effect Indicator 7]	
	% of Sites of Special Scientific Interest (SSSI) assessed as in favourable or unfavourable recovering condition [see Significant Effect Indicator 6]	
	Area of Local Nature Reserves per 1,000 population [see Significant Effect Indicator 8]	
Education	Key stage 2 achievements [see Significant Effect Indicator 39]	
	GCSE and A-Level passes [see Significant Effect Indicator 38]	
	% of resident population with NVQ (equivalent) qualifications [see Significant Effect Indicator 41]	
Health	Life expectancy at birth [see Significant Effect Indicator 22]	
	% of residents with limiting long term illness [see Significant Effect Indicator 23]	
Crime and Quality of Life	Number of recorded crimes per 1000 people [see Significant Effect Indicator 24]	
	% of residents feeling safe or fairly safe after dark [see Significant Effect Indicator 25]	
	% of residents who feel their local area is harmonious [see Significant Effect Indicator 29]	
	Indices of Multiple Deprivation [see Significant Effect Indicator 30]	

Core Output Indicators

	New Ref	Old Ref	Indicator Description	Page
Business Development & Town Centres	CO-BD1	CO1a	Amount and type of completed employment floorspace	Note: to follow in Part 2
	CO-BD2	CO1c	Amount and type of completed employment floorspace on previously developed land	
	CO-BD3	CO1d	Amount and type of employment land available	
	CO-BD4	CO4a & CO4b	Amount of completed floorspace for retail, office and leisure uses and financial & professional services	
Housing	CO-H1	CO2a	Plan periods and housing targets	
	CO-H2(a)	CO2a	Net additional dwellings completed in previous years	
	CO-H2(b)	CO2a	Net additional dwellings completed in the reporting year	
	CO-H2(c)	CO2a	Net additional dwellings in future years	
	CO-H2(d)	CO2a	Managed delivery target	
	CO-H3	CO2b	Percentage of new and converted dwellings completed on previously developed land	
	CO-H4	-	Gypsy & Traveller pitches completed	
	CO-H5	CO2d	Gross affordable housing completions	
	CO-H6	-	Quality of new housing developments	Note: to follow in Part 2
Environmental Quality	CO-E1	CO7	Number of planning permissions where the Environment Agency initially objected on flooding and water quality grounds	
	CO-E2	CO8(ii)	Change in areas of biodiversity importance	
	CO-E3	CO9	(i) Renewable energy capacity installed by type; and (ii) Renewable energy capacity with planning permission by type	

NOTE: In July 2008, the government published a new set of core output indicators that districts must report on in their AMR; the revised list excludes the requirement to monitor:

- the amount of completed retail, business and leisure development that complies with car parking standards set out in the LDF (previously **indicator 3a**); and
- the amount of eligible open spaces managed to Green Flag Award standard (previously **indicator 4c**).

The Council do not feel that it is necessary to continue monitoring this information and therefore these indicators are not reported on in this AMR.

Local Output Indicators

	Ref	Indicator Description	Page
Housing	LOA1	Housing completions by number of bedrooms	
	LOA2	Affordable housing completions by tenure	
	LOA3	Affordable housing completions on rural exception sites	
	LOA4	Number of caravans on unauthorised Gypsy & Traveller sites	
	LOA5	Market housing completions on developments of up to 10 dwellings by number of bedrooms	
	LOA6	Cumulative percentage of dwellings completed on previously developed land	
	LOA7	Affordable housing completions as a percentage of all housing completions on sites of 2 or more dwellings	*
	LOA8	Affordable dwellings permitted as a percentage of all dwellings permitted on sites of 2 or more dwellings where Policy HG/3 applies	
	LOA14	Travelling Showpeople plots completed	
	CO2c → LOB2	Net density of completed new housing developments on sites of 9 or more dwellings	
	LOB3	Average net density of completed new housing developments on sites of 9 or more dwellings	
	LOE1	(i) Average size of housing developments split by settlement category; (ii) Largest housing development in each settlement category; and (iii) Total dwellings built by settlement category.	
Employment, Community Facilities & Local Services	LOA9	Amount of committed floorspace for retail, office and leisure uses and financial & professional services	Note: to follow in Part 2
	LOA10	Amount and type of completed employment land	
	LOF1	Investment secured for infrastructure and community facilities through developer contributions	
	CO1b → LOA11	Amount of completed employment floorspace on allocated land	
	CO1e → LOA12	Amount of employment land lost on allocated land and in South Cambridgeshire	
	CO1f → LOA13	Amount of employment land lost to residential development within village development frameworks and in South Cambridgeshire	
	CO3b → LOB4	Amount of new residential development within 30 minutes public transport journey time of key services	

* The Council does not feel that it is necessary to continue monitoring **indicator LOA7** as **indicator LOA8** more effectively monitors the implementation of the Council's policy for the provision of affordable housing.

	Ref	Indicator Description	Page
Built & Natural Environment	LOB1	Gains or losses of open space and outdoor recreation land resulting from new developments and percentage of planning permissions meeting open space standards	Note: to follow in Part 2
	LOE2	Amount of land adjacent to an Important Countryside Frontage that has been lost to development	
	LOG1	Amount of new development completed on previously undeveloped functional floodplain land, and in flood risk areas, without agreed flood defence measures	
	LOG2	Proportion of development proposals greater than 1,000 sqm or 10 dwellings including renewable energy technologies providing at least 10% of their predicted energy requirements	
	LOI1	Amount of new development completed within, or likely to adversely affect, internationally or nationally important nature conservation areas	
	CO8i → LOI2	Habitats and species affected by new developments	
	LOJ1	Number of listed buildings and number that are at risk	
	LOK1	Amount of inappropriate development completed in the Green Belt	

Site Specific Indicators

	Ref	Indicator Description	Page
Site Specific Policies DPD	SSLO1	Residential densities at Cambourne	
	SSLO2	Dwelling completions at North of Impington Lane, Impington	
	SSLO3	Dwelling completions at Powell's Garage, Woollards Lane, Great Shelford	
	SSLO4	Dwelling completions at Fulbourn & Ida Darwin Hospitals	Note: to follow in Part 2
	SSLO5	Development at sites allocated for B1 employment use	
	SSLO6	Development at sites allocated for B1 / B2 / B8 employment use	
	SSLO7	Development at Cambridge Northern Fringe West (Orchard Park)	
	SSLO8	Development at North West Cambridge Huntingdon Road to Histon Road	Note: to follow in Part 2
	SSLO9	Development at Bayer CropScience, Hauxton	
	SSLO10	Papworth Everard Village Development	
	SSLO11	Progress of open space allocations	
	SSLO12	Green separation at Northstowe	

Statement of Community Involvement Indicators

Ref	Indicator Description	Page
SCI1	Customer Satisfaction with the Council's Planning Application Service	Note: to follow in Part 2
SCI2	Equality & Diversity Characteristics of the Council's Plan Making Respondents	
SCI3	Customer Satisfaction with the Council's Plan Making Consultations	

Area Action Plan Output Indicators

Until detailed planning permissions are approved for these areas, it is not possible to include data on these indicators in the Annual Monitoring Report.

	Ref	Indicator Description	Page
Northstowe	NS01	Total housing completions	Note: to follow in Part 2
	NS02	Housing density	
	NS03	Housing mix: completions by number of bedrooms	
	NS04	Employment land supply by type	
	NS05	Distance to public transport	
	NS06	Distance to public open space	
Cambridge East	CE01	Total housing completions	
	CE02	Housing density	
	CE03	Housing mix: completions by number of bedrooms	
	CE04	Employment land supply by type	
	CE05	Distance to public transport	
	CE06	Distance to public open space	
	CE07	Renewable energy installed by type	
	CE08	Investment secured for infrastructure and community facilities through developer contributions	
Cambridge Southern Fringe	CSF01	Total housing completions	
	CSF02	Housing density	
	CSF03	Housing mix: completions by number of bedrooms	
	CSF04	Employment land supply by type	
	CSF05	Distance to public transport	
	CSF06	Distance to public open space	

	Ref	Indicator Description	Page
North West Cambridge	NWC01	Total number of: (i) units of student accommodation completed (ii) housing completions / annual rate	Note: to follow in Part 2
	NWC02	Housing density	
	NWC03	Percentage of housing which is affordable	
	NWC04	Employment land supply by type	
	NWC05	Employment uses in the local centre	
	NWC06	Distance to public transport	
	NWC07	Amount (and percentage) of completed non-residential development complying with car parking standards	
	NWC08	Public open space and recreation facilities	
	NWC09	Sustainable development: (i) amount of residential development designed in line with the Code for Sustainable Homes (ii) amount of non-residential development designed in line with BREEAM	
	NWC10	Renewable energy installed by type	
	NWC11	Water conservation	
	NWC12	Investment secured for infrastructure and community facilities through developer contributions	

Proposed Submission Local Plan Indicators

	Indicator Number	Indicator Description	Page
Spatial Strategy	M1	Housing Trajectory showing: <ul style="list-style-type: none"> net additional dwellings completed in previous years and the current year; predicted completions in future years; and progress against the housing target. 	
	M2	Total dwellings built by settlement category	
	M3	Amount and type of completed employment floorspace on previously developed land	
	M4	Percentage of new and converted dwellings completed on previously developed land	
	M5	Amount of new residential development within 30 minutes public transport journey time of key services	
	M6	Number of new jobs created.	
Strategic Sites	M7	Progress and development on strategic site allocations	
Climate Change	M8	Renewable energy capacity installed by type	
	M9	Renewable energy capacity with planning permission by type	
	M10	Proportion of development proposals for new dwellings and new non-residential buildings of 1,000 m ² or more reducing carbon emissions by a minimum of 10% using on site renewable energy technologies	
	M11	Amount of new development completed on previously undeveloped functional floodplain land, and in flood risk areas, without agreed flood defence measures	
	M12	Number of planning permissions where the Environment Agency initially objected on flooding and water quality grounds	
	M13	Proportion of new homes achieving water consumption levels equivalent to Code for Sustainable Homes Level 4 (105 litres per person per day or less)	
	M14	Proportion of non-residential developments demonstrating a minimum water efficiency standard equivalent to the BREEAM non-residential standard for 2 credits for water use levels	
Delivering High Quality Places	M15	Number of housing developments of 10 or more dwellings achieving each Building for Life standard	

	Indicator Number	Indicator Description	Page
Protecting and Enhancing the Natural and Historic Environment	M16	Amount of new development completed within, or likely to adversely affect, internationally or nationally important nature conservation areas	
	M17	Amount of inappropriate development completed in the Green Belt	
	M18	Amount of land within a Local Green Space or PVAA designation that has been lost to development	
	M19	Amount of land adjacent to an Important Countryside Frontage that has been lost to development	
	M20	Change in areas of biodiversity importance (international, national and local designations)	
Delivering High Quality Homes	M21	Average net density of all completed new housing developments on sites of 9 or more dwellings	
	M22	Proportion of new housing developments of 9 or more dwellings achieving less than 30 dph, 30-50 dph and 50 or more dph	
	M23	Housing completions by number of bedrooms	
	M24	Market housing completions on developments of over 10 dwellings by number of bedrooms	
	M25	Gross affordable housing completions	
	M26	Affordable housing completions on rural exception sites	
	M27	Gypsy & Traveller pitches and Travelling Showpeople plots completed	
	M28	Number of caravans on unauthorised Gypsy & Traveller sites	
	M29	Progress and development on residential allocations at villages, Papworth West Central, Fen Drayton Former LSA Estate, and Bayer CropScience Site	
	M30	Development of Residential Moorings at Chesterton Fen Road, Milton	
	M31	Number of Lifetime Homes completed	
	M32	Affordable dwellings permitted as a percentage of all dwellings permitted on sites where the policy requiring affordable dwellings applies	
Building a Strong and Competitive Economy	M33	Amount and type of completed employment floorspace and land	
	M34	Amount and type of employment land available	
	M35	Amount of employment land lost	
	M36	Amount of employment land lost to residential development (i) within village development frameworks and (ii) in South Cambridgeshire	
	M37	Amount of completed and committed floorspace for retail	

	Indicator Number	Indicator Description	Page
	M38	Progress and development on allocations for employment uses, Fulbourn Road East, Papworth Hospital, Fulbourn & Ida Darwin Hospitals, Histon & Impington Station area, and Cambridge Science Park	
Promoting Successful Communities	M39	Progress of open space allocations	
	M40	Losses of village services, allotments and orchards resulting from new developments	
	M41	Gains or losses of open space and outdoor recreation resulting from new developments	
Promoting and Delivering Sustainable Transport and Infrastructure	M42	Investment secured for infrastructure and community facilities through developer contributions	

Significant Effect Indicators – Sustainability Appraisal Scoping Report (January 2006)

	Ref	Indicator Description	Page
Land and Water Resources	SE1	Percentage of new and converted dwellings completed on previously developed land [see Core Indicator CO-H3]	Note: to follow in Part 2
	SE2	Average net density of new dwellings completed [see Local Indicator LOB3]	
	SE3	KWh of gas and electricity consumed per consumer per year	
	SE4	Generating potential of renewable energy sources	
	SE5	Water consumption per head per day	
Biodiversity	SE6	Percentage of Sites of Special Scientific Interest (SSSIs) in 'favourable' or 'unfavourable recovering' condition	
	SE7	Total area designated as Sites of Special Scientific Interest (SSSIs)	
	SE8	Area of Local Nature Reserves per 1,000 people	
	SE9	Progress in achieving priority BAP targets	
	SE10	Percentage of Rights of Way that are easy to use	
Landscape, Townscape and Archaeology	SE11	Percentage of Listed Buildings classified as being at risk [see Local Indicator LOJ1]	
	SE12	Percentage of the total built-up area falling within Conservation Areas	
	SE13	(i) Residents' satisfaction with the quality of the built environment (ii) Percentage of residents 'very satisfied' or 'fairly satisfied' with their local area as a place to live	
	SE14	(i) Percentage of new homes developed to Ecohomes 'good' or 'excellent' standard (ii) Cumulative number of Code for Sustainable Homes certificates issued in South Cambridgeshire	
Climate Change and Pollution	SE15	Carbon dioxide emissions	
	SE16	(i) Annual average concentration of nitrogen dioxide (ii) Annual mean number of days when PM ₁₀ levels exceeded a daily mean of 50 µg/m ³	
	SE17	Vehicle flows across the South Cambridgeshire – Cambridge City boundary over a 12 hour period	
	SE18	(i) Percentage of main rivers of 'good' or 'fair' quality (ii) Ecological status of main rivers	
	SE19	Household waste collected	
	SE20	Percentage of household waste collected which is recycled or composted	
	SE21	Number of properties at risk to flooding	

	Ref	Indicator Description	Page
Healthy Communities	SE22	Life expectancy at birth	Note: to follow in Part 2
	SE23	Percentage of residents with a limiting long-term illness	
	SE24	Number of recorded crimes per 1,000 people	
	SE25	Percentage of residents feeling safe after dark	
	SE26	Hectares of strategic open space per 1,000 people	
	SE27	Number of sports pitches available for public use per 1,000 people	
Inclusive Communities	SE28	Percentage of the district's population with each settlement category	
	SE29	(i) Percentage of residents who feel their local area is harmonious (ii) Percentage of residents that 'definitely agree' and 'tend to agree' that their local area is a place where people from different backgrounds get on well together	
	SE30	Indices of multiple deprivation	
	SE31	House price: earnings ratio	
	SE32	Median gross household income	
	SE33	% of all dwellings completed that are affordable [see Core Indicator CO-H5]	
	SE34	(i) % of adults who feel they can influence decisions affecting their local area (ii) % of residents that 'definitely agree' and 'tend to agree' that they can influence decisions affecting their local area	
SE35	(i) % of adults who have provided support to others (ii) % of people who have participated in regular formal volunteering in last twelve months		
Economic Activity	SE36	Number of people unemployed claiming Job Seekers Allowance	
	SE37	% of residents aged 16-74 in employment and working within 5km of home or at home	
	SE38	% of all 15/16 year olds achieving 5 or more GCSE / GNVQ passes at A*-C grade	
	SE39	% of primary school pupils achieving Level 4 or higher in English, Maths and Science	
	SE40	Average point score per student entered into GCE / VCE / Applied A/VAS and equivalent examinations	
	SE41	% of resident population with NVQ level 1 (or equivalent) and above	
	SE42	Infrastructure investment [see Local Indicator LOF1]	
	SE43	Annual net change in VAT and / or PAYE registered firms	
	SE44	Economic Activity Rate	
	SE45	Number of people in employment	
SE46	Industrial composition of employee jobs		

Significant Effect Indicators – Sustainability Appraisal Scoping Report (July 2012)

	Ref	Indicator Description	Page
Land	SA1	% of new and converted dwellings on previously developed land [see Core Indicator CO-H3]	Note: to follow in Part 2
	SA2	Amount and type of completed employment on previously developed land [see Core Indicator CO-BD2]	
	SA3	Average density of new residential development completed [see Local Indicator LOB3]	
	SA4	% of household waste which is recycled or composted [see Significant Effects Indicator 20]	
	SA5	Household waste collected per person per year [see Significant Effects Indicator 19]	
Pollution	SA6	Annual average concentration of Nitrogen Dioxide ($\mu\text{g}/\text{m}^3$) (at monitoring points) [see Significant Effects Indicator 16]	
	SA7	Annual mean number of days when PM10 levels exceeded a daily mean of $50\mu\text{g}/\text{m}^3$ [see Significant Effects Indicator 16]	
	SA8	% of surface waters meeting the Water Framework Directive 'good' status or better for water quality [see Significant Effects Indicator 18]	
Biodiversity	SA9	Change in area of sites of biodiversity importance (SPA, SAC, RAMSAR, SSSI, NNR, LNR, CWS) [see Core Indicator CO-E2]	
	SA10	Amount of new development within, or likely to adversely affect, internationally or nationally important nature conservation areas [see Local Indicator LOI1]	
	SA11	% of SSSIs in favourable or unfavourable recovering condition [see Significant Effects Indicator 6]	
	SA12	Progress in achieving priority BAP targets [see Significant Effects Indicator 9]	
	SA13	Proportion of 'local sites' where positive conservation management has been or is being implemented	
	SA14	Area of strategic open space per 1000 people [see Significant Effects Indicator 26]	
	SA15	% of rights of way that are easy to use [see Significant Effects Indicator 10]	
Landscape, Townscape and Cultural Heritage	SA16	% of total built-up areas falling within conservation areas [see Significant Effects Indicator 12]	
	SA17	Countryside Quality Counts – areas inconsistent with (local) landscape character	
	SA18	Number of listed buildings and number that are at risk [see Local Indicator LOJ1]	
	SA19	Other Heritage Assets at risk	
	SA20	Satisfaction rating for quality of the built environment [see Significant Effects Indicator 13]	
	SA21	Buildings for Life Assessments – number of developments achieving each standard [see Core Indicator CO-H6]	

	Ref	Indicator Description	Page
Climate Change	SA22	Residential development assessed for Code for Sustainable Homes [see Significant Effects Indicator 14]	Note: to follow in Part 2
	SA23	Carbon Dioxide emissions by sector and per capita [see Significant Effects Indicator 15]	
	SA24	Renewable energy capacity installed by type [see Core Indicator CO-E3j]	
	SA25	Kilowatt hours of gas and electricity consumed per household per year [see Significant Effects Indicator 3]	
	SA26	Water consumption per head per day [see Significant Effects Indicator 5]	
	SA27	Amount of new development completed on previously undeveloped functional floodplain land, and in flood risk areas, without agreed flood defence measures [see Local Indicator LOG1]	
Health	SA28	Life expectancy at birth [see Significant Effects Indicator 22]	
	SA29	% of residents with a long-term illness [see Significant Effects Indicator 23]	
	SA30	Number of recorded crimes per 1000 people [see Significant Effects Indicator 24]	
	SA31	% of people feeling safe after dark [see Significant Effects Indicator 25]	
	SA32	Hectares of outdoor sport and play space per 1000 people [see Significant Effects Indicator 27]	
Housing	SA33	Total and % of dwellings completed that are affordable [see Core Indicator CO-H5]	
	SA34	House price to earnings ratio [see Significant Effects Indicator 31]	
	SA35	Delivery of Extracare Housing	
	SA36	Number of new Gypsies and Travellers pitches and Travelling Showpeople plots [see Core and Local Indicators CO-H4 and LOA14]	
	SA37	i) % of residents who feel their local area is harmonious ii) % of residents that definitely agree or tend to agree that their local area is a place where people from different backgrounds get on well together [see Significant Effects Indicator 29]	
	SA38	Index of multiple deprivation [see Significant Effects Indicator 30]	
	SA39	Amount of new residential development within 30 minutes public transport journey time of key services [see Local Indicator LOB4]	
	SA40	i) % of adults who feel they can influence decisions affecting their local area ii) % of residents that 'definitely agree' and 'tend to agree' that they can influence decisions affecting their local area [see Significant Effects Indicator 34]	
	SA41	% of people who have participated in regular formal volunteering in last twelve months [see Significant Effects Indicator 35]	

	Ref	Indicator Description	Page
Economic Activity	SA42	Number of people in employment [see Significant Effects Indicator 45]	Note: to follow in Part 2
	SA43	Annual net change in VAT registered firms [see Significant Effects Indicator 43]	
	SA44	Industrial composition of employee jobs [see Significant Effects Indicator 46]	
	SA45	% of people claiming Job Seekers Allowance [see Significant Effects Indicator 36]	
	SA46	% of residents aged 16-64 in employment and working within 5km of home or at home [see Significant Effects Indicator 37]	
	SA47	Economic Activity Rate [see Significant Effects Indicator 44]	
	SA48	Median gross household income [see Significant Effects Indicator 32]	
	SA49	Investment secured for infrastructure and community facilities through developer contributions [see Local Indicator LOF1]	
	SA50	% of 15/16 year olds achieving 5 or more GCSE/GNVQ passes at A* to C grade [see Significant Effects Indicator 38]	
	Transport	SA51	
SA52		Cycling trips index	
SA53		Congestion – average journey time per mile during the am peak environment	
SA54		Investment secured for transport infrastructure through developer contributions [see Local Indicator LOF1]	
SA55		People killed or seriously injured in road traffic accidents	

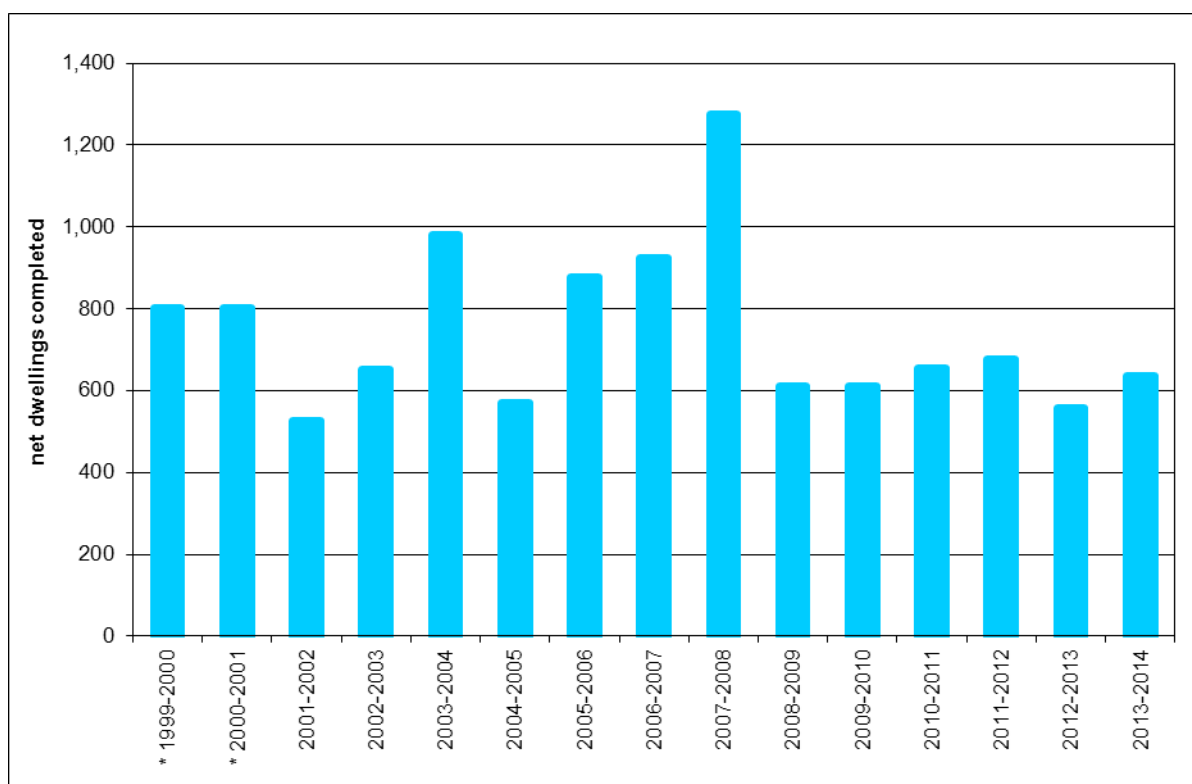
4. Core and Local Output Indicators

(Note: partial set of indicators, remaining indicators to follow in Part 2)

Housing Completions

- 4.1 The Council's **Core Strategy** (January 2007) proposes in **Policy ST/2** that the Council will make provision for 20,000 new homes in the district during the period 1999 to 2016. The development strategy focusses a large proportion of these new homes in sustainable locations on the edge of Cambridge and at the new town of Northstowe, with relatively few homes in rural areas, particularly the smaller villages. The Council has determined that this target is no longer the most up to date assessment of housing need and that the **Local Plan** (submitted in March 2014) identifies a more up to date housing target for 2011-2031 that will provide for the identified objectively assessed needs of the district as included in the **Strategic Housing Market Assessment (SHMA) for the Cambridge Sub Region Housing Market Area** (see paragraph 2.31). However, the Core Strategy remains part of the adopted development plan.
- 4.2 The new **Local Plan** (submitted in March 2014) includes in **Policy S/5** that provision is made for 19,000 dwellings in the district during the period 2011 to 2031 to meet the current objectively assessed need. Local Plans are required by the **National Planning Policy Framework** and **National Planning Practice Guidance** to meet the objectively assessed housing, business and other development needs of their area, unless there are any adverse impacts of doing so that would significantly and demonstrably outweigh the benefits. The objectively assessed need for the district is identified in the **Strategic Housing Market Assessment (SHMA) for the Cambridge Sub Region Housing Market Area**.

Figure 4.1: Net additional dwellings completed (Indicators CO-H2a and CO-H2b)



* For the period 1999-2001, data is only available for a two-year period; this figure has been split evenly across the two years on the graph.

1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
1,602	525	653	979	571	877	924	1,274	610	611	656	678	559	636

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.2: Annual housing completions at Cambourne

Before mid 1999	1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
42	361	213	337	620	151	377	267	219	190	162	206	154	151	129

Source: Research & Monitoring - Cambridgeshire County Council

Figure 4.3: Annual housing completions at North of Impington Lane, Impington (Indicator SSLO2)

2012-2013
31

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.4: Annual housing completions at Powells Garage, Great Shelford (Indicator SSLO3)

2011-2012
24

Source: Research & Monitoring - Cambridgeshire County Council

Figure 4.5: Annual housing completions at Orchard Park (Indicator SSLO7)

2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
100	290	148	103	95	56	34	16

Source: Research & Monitoring - Cambridgeshire County Council

The Housing Trajectory

- 4.3 The Council's adopted housing target is set out in **Policy ST/2** of the **Core Strategy** (adopted in January 2007). This has been determined to now be out of date (see paragraphs 2.31 and 4.1), but it remains part of the adopted development plan. **Policy S/5** of the **Local Plan** (submitted in March 2014) provides the most up to date assessment of housing needs and it is now appropriate to monitor against this target. The housing targets are summarised in figure 4.6.

Figure 4.6: Plan periods and housing targets (**Indicator CO-H1**)

	Adopted / Submitted	Period of Plan	Housing Provision Required	Annualised Requirement
Core Strategy	Adopted January 2007	1 July 1999 – 31 March 2016	20,000 dwellings	1,176 dwellings
Local Plan	Submitted in March 2014	1 April 2011 – 31 March 2031	19,000 dwellings	950 dwellings

- 4.4 The Council prepares a housing trajectory as part of its Annual Monitoring Report to set out the latest predictions of housing delivery over the following 15-year period or to the end of the plan period, whichever is longer. The housing trajectory for South Cambridgeshire is included as figure 4.8.
- 4.5 The Council aims to ensure that its housing trajectories are as robust as possible. The housing trajectory has been produced in consultation with the various agents, developers and landowners responsible for: the major developments included in the adopted **Area Action Plans**; the housing allocations included in the **Site Specific Policies DPD**; the new strategic and village allocations included in the **Local Plan**; and sites of 9 or more dwellings with planning permission or a decision to grant planning permission subject to the resolution of outstanding issues. An assessment of each site in the housing trajectory is included in Appendix 1.
- 4.6 Data for the housing trajectory is gathered from various sources. A questionnaire is sent to the agent, developer or landowner of each of the sites asking them to provide details on whether the site is deliverable, available and achievable (these are the tests set out in the **National Planning Policy Framework**), and their expected delivery timetable, based on the latest understanding of any constraints, including market conditions. A joint questionnaire is sent with Cambridge City Council to developers of joint sites on the edge of Cambridge. For the small number of sites where the Council does not receive a completed questionnaire, annual completions are estimated based on survey data collected by Cambridgeshire County Council, information included with the planning application, or information known by the case officer. The information on sites being developed by Registered Providers (previously known as Housing Associations) is provided by the Housing Strategy Team and reflects their discussions on expected start and completion dates.
- 4.7 The housing trajectories have proved to be reliable predictions of actual completions, even if there has been some variation across individual sites. Predicted and actual completions over the last 6 years are summarised in figure 4.7.

Figure 4.7: Predicted and Actual Housing Completions

Annual Monitoring Report publication date	Predicted Completions	Predicted Completions	Actual Completions	Difference
December 2008	2008-2009	625 dwellings	610 dwellings	Prediction was 15 dwellings above actual delivery.
December 2009	2009-2010	631 dwellings	611 dwellings	Prediction was 20 dwellings above actual delivery.
December 2010	2010-2011	759 dwellings	656 dwellings	Prediction was 103 dwellings above actual delivery primarily due to slower delivery than anticipated on 5 specific sites.
January 2012	2011-2012	692 dwellings	678 dwellings	Prediction was 14 dwellings above actual delivery.
December 2012	2012-2013	539 dwellings	559 dwellings	Prediction was 20 dwellings less than actual delivery.
February 2014	2013-2014	565 dwellings	636 dwellings	Prediction was 71 dwellings less than actual delivery.

4.8 The published housing trajectory (figure 4.8) shows the current anticipated delivery in the district based on information collected between July and October 2014. An assessment of each site reviewed is included in Appendix 1. The housing trajectory can only ever show a 'snapshot' view of anticipated future delivery.

4.9 Against the various targets and plan periods, the housing trajectory shows:

- **Core Strategy Policy ST/2** (adopted in January 2007) – 12,658 dwellings are expected to be delivered during the plan period 1999 and 2016; this is 37% (7,342 dwellings) below the target. The **Local Plan** (submitted in March 2014) has addressed this housing shortfall through the identification of an up to date housing target for 2011-2031 that will provide for the identified objectively assessed needs of the district as included in the **Strategic Housing Market Assessment (SHMA) for the Cambridge Sub Region Housing Market Area**.
- **Local Plan Policy S/5** (submitted in March 2014) – 22,287 dwellings are expected to be delivered during the plan period 2011 to 2031, this is 15% (3,287 dwellings) more than the target and allows flexibility to respond to changing conditions as required in the NPPF. Excluding the windfall allowance of 2,600 dwellings, the housing trajectory shows that 19,687 dwellings are expected to be delivered.

Greater Cambridge Housing Trajectory

4.10 As outlined in Chapter 2 (section b), both South Cambridgeshire District Council and Cambridge City Council are party to a **Memorandum of Co-operation** agreed in May 2013, which sets out the continued support of all the Councils in the wider Cambridge Sub Region housing market area to the development strategy for the area and also the Councils' commitment to meet in full the objectively assessed needs of the housing market area. Both South Cambridgeshire District Council and Cambridge City Council have committed to meeting their respective objectively assessed needs in full in their Local Plans.

- 4.11 In September 2014, Cambridge City Council and South Cambridgeshire District Council agreed a further **Memorandum of Understanding on the Greater Cambridge Joint Housing Trajectory**. This additional memorandum confirms the agreement between the two Councils under the duty to co-operate that the housing trajectories for the two areas should be considered together for the purposes of phasing housing delivery, including for calculating 5-year housing land supply for plan-making and decision-taking. The merits of the Memorandum of Understanding will be an issue for consideration at appropriate hearing sessions of the Local Plan examination.
- 4.12 Each Council has produced its own housing trajectory to demonstrate how it is meeting its own housing target within its own Local Plan in full.
- 4.13 The Greater Cambridge housing trajectory (see figure 4.10) has been produced by combining the housing trajectories for both districts and was considered by the Joint Strategic Transport and Spatial Planning Group on 28 October 2014¹². Detailed information on the sites in South Cambridgeshire is included in figure 4.8 and Appendix 1. Detailed information on the sites in Cambridge was published in the report to the Joint Strategic Transport and Spatial Planning Group and will be included in the Cambridge Annual Monitoring Report 2013-2014.
- 4.14 The joint housing trajectory for the Greater Cambridge area shows that Cambridge is delivering housing within the urban areas and urban fringe sites in the early and middle parts of the plan period, whilst South Cambridgeshire is delivering housing in the urban fringe sites and at new settlements, with an emphasis on the middle and latter parts of the plan period, but with an element of village housing allocations to provide some early delivery. In particular, the cross-boundary sites are building out from the edge of the existing built-up area with more homes being built in Cambridge in the early part of the plan period and then moving into South Cambridgeshire later on. This is a logical and appropriate way of delivering sites to meet the combined objectively assessed housing need across the Greater Cambridge area, consistent with the development strategy contained in both submitted Local Plans.

¹² <http://democracy.cambridge.gov.uk/ieListDocuments.aspx?CId=415&MId=2735&Ver=4>

Figure 4.8: Housing trajectory for South Cambridgeshire (Indicator CO-H2c; Indicator CO-H2d)

		HISTORIC COMPLETIONS ¹														PROJECTED COMPLETIONS														TOTALS										
		1999-2000 ²	2000-2001 ²	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	Post 2031	1999-2016	2011-2031	2014-2019			
Historic Completions		801	801	525	653	979	571	877	924	1,274	610	611	656	678	559	636	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	11,155	1,873	0		
Adopted allocations without planning permission	Edge of Cambridge	Cambridge East - north of Newmarket Road	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	85	140	140	140	140	140	140	140	140	95	0	0	0	0	0	0	0	1,300	85	
		Cambridge East - north of Cherry Hinton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	20	30	20	20	20	0	0	0	0	0	0	0	0	0	0	0	110	50	
		Land between Huntingdon Road, Histon Road & A14 (NIAB 2 or Darwin Green 2) - includes proposed extension (NIAB 3 or Darwin Green 3)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	75	150	150	150	150	150	150	25	0	0	0	0	0	0	0	0	1,000	75	
		Orchard Park - parcel K1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	40	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	40	40	40
		Orchard Park - additional land parcels (L2 & Com4)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	50	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	80	80	80
	New Settlements	Northstowe - phase 2 and later phases	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	50	92	232	232	289	400	400	400	400	400	400	400	400	4,405	0	4,095	50	50		
	Village Sites	Fulbourn & Ida Darwin Hospitals	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	100	50	50	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	230	180	180
	Papworth Everard West Central	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	8	29	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	8	67	67	67		
Existing Planning Permissions (at 31 March 2014)	Trumpington Meadows (Cambridge Southern Fringe)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	29	0	160	100	150	150	0	0	0	0	0	0	0	0	0	0	0	0	0	29	589	439	439		
	North-West Cambridge (University site)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	20	70	195	105	90	185	150	250	90	0	0	0	0	0	0	0	0	0	20	1,155	390	390		
	Orchard Park - additional land parcels (Q, former HRCC site & Com2) including local centre	-	-	-	-	-	-	-	-	-	-	-	-	-	-	65	35	35	5	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	100	140	140	140		
	Northstowe - phase 1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	216	264	255	308	168	168	111	0	0	0	0	0	0	0	0	0	0	10	1,500	745	745		
	Cambourne (additional 950 dwellings)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	175	175	175	120	94	0	0	0	0	0	0	0	0	0	0	0	0	0	0	350	739	739	739		
	Former Bayer Cropscience site	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	30	60	60	60	60	60	15	0	0	0	0	0	0	0	0	0	0	0	0	30	285	210	210	
	Historic Rural Allocations with planning permission	-	-	-	-	-	-	-	-	-	-	-	-	-	-	80	51	40	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	131	171	171	171		
	Windfall Sites: Estate sized (9 or more dwellings)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	223	154	77	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	377	464	464	464		
	Windfall Sites: Small Sites (8 or less dwellings) already Under Construction	-	-	-	-	-	-	-	-	-	-	-	-	-	91	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	121	121	121	121			
	Windfall Sites: Small Sites (8 or less dwellings) Not Under Construction	-	-	-	-	-	-	-	-	-	-	-	-	-	20	50	71	40	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	70	201	201	201			
Planning applications for 9 or more dwellings where decision to grant planning permission either awaiting the signing of a s106 agreement or resolution of outstanding issues (at 31 March 2014)		-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	10	10		
New Local Plan Allocations	Strategic Sites	Land between Huntingdon Road, Histon Road & A14 (NIAB 3 or Darwin Green 3)	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		
		Northstowe Reserve	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
		Waterbeach New Town	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1,400	0
		Bourn Airfield New Village	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1,700	0	
		Cambourne West	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	70	100	150	150	150	150	150	150	100	0	0	0	0	0	0	0	0	1,200	200	200	
	Village Sites	Dales Manor Business Park, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	50	50	20	0	10	50	10	0	0	0	0	0	0	0	0	0	0	200	110	110	
		Land north of Babraham Road, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	20	40	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	80	60	60	
		Land south of Babraham Road, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	55	55	50	50	50	0	0	0	0	0	0	0	0	0	0	0	260	55	55	
		Land north of Impington Lane, Impington	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	25	25	25	
		Land west of New Road, Melbourn	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	30	25	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	65	65	65	
Green End Industrial Estate, Gamlingay		-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	90	90	90		
Parish Council Proposals	Land at Bennell Farm, West Street, Comberton	-	-	-	-	-	-	-	-	-	-	-	-	-	0	15	30	30	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	90	90	90		
	East of Rockmill End, Willingham	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	25	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	50	50	50		
	Land at Linton Road, Great Abington	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	15	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	35	35	35		
	Land at junction of High Street & Pampisford Road, Great Abington	-	-	-	-	-	-	-	-	-	-	-	-	-	0	6	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	12	12	12		
	Land at Bancroft Farm, Church Lane, Little Abington	-	-	-	-	-	-	-	-	-	-	-	-	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	6	6	6			
	Land at Toseland Road, Graveley	-	-	-	-	-	-	-	-	-	-	-	-	0	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	6	6	6		
Windfall Sites		-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	100	150	150	200	200	200	200	200	200	200	200	200	200	200	200	0	0	2,600	250	250			
Planning Permissions Granted between 1 April and 31 August 2014	Windfall Sites: Estate sized (9 or more dwellings)	-	-	-	-	-	-	-	-	-	-	-	-	-	21	75	85	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	96	187	187	187			
	Windfall Sites: Small Sites (8 or less dwellings)	-	-	-	-	-	-	-	-	-	-	-	-	-	0	5	15	20	14	5	0	0	0	0	0	0	0	0	0	0	0	0	0	5	59	54	54			
Planning applications for 9 or more dwellings where decision to grant planning permission either awaiting the signing of a s106 agreement or resolution of outstanding issues (between 1 April and 31 August 2014)		-	-	-	-	-	-	-	-	-	-	-	-	-	0	49	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	49	52	52	52			
Projected Completions Total		-	-	-	-	-	-	-	-	-	-	-	-	-	704	799	1,308	1,365	1,428	1,460	1,310	1,270	1,450	1,240	1,260	1,085	1,060	1,115	1,120	1,220	1,220	12,805	1,503	20,414	5,604	5,604				
TOTAL: HISTORIC AND PROJECTED COMPLETIONS		801	801	525	653	979	571	877	924	1,274	610	611	656	678	559	636	704	799	1,308	1,365	1,428	1,460	1,310	1,270	1,450	1,240	1,260	1,085	1,060	1,115	1,120	1,220	1,220	12,805	12,658	22,287	5,604			
Housing Requirement as set out in: Core Strategy Policy ST/2 (January 2007) and Submission Local Plan Policy S/5 (March 2014)																																			20,000	19,000	19,000			
Core Strategy	Annualised requirement over 17 years	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176	1,176																							
	Annual requirement taking account of past / forecast completions	1,176	1,200	1,227	1,277	1,325	1,353	1,425	1,479	1,541	1,574	1,827	1,896	2,144	2,510	3,160	4,423	8,141																						

Category	Site	Historic Completions														Projections														TOTALS									
		1999-2000	2000-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	Post 2031	1999-2016	2011-2031	2014-2019		
Historic completions		801	801	525	653	979	571	877	924	1,274	610	611	656	678	559	636	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	11,155	1,873	0	
Adopted allocations without planning permission - Edge of Cambridge	Cambridge East - north of Newmarket Road	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	85	140	140	140	140	140	140	140	140	95	0	0	0	0	0	0	1,300	85	
Adopted allocations without planning permission - Edge of Cambridge	Cambridge East - north of Cherry Hinton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	20	30	20	20	20	0	0	0	0	0	0	0	0	0	0	0	0	110	50	
Adopted allocations without planning permission - Edge of Cambridge	Land between Huntingdon Road, Histon Road & A14 [NIAB 2] - includes proposed extension [NIAB 3]	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	75	150	150	150	150	150	150	25	0	0	0	0	0	0	0	0	1,000	75	
Adopted allocations without planning permission - Edge of Cambridge	Orchard Park - parcel K1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	40	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	40	40	40	
Adopted allocations without planning permission - Edge of Cambridge	Orchard Park - additional land parcels L2 & Com 4	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	50	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	80	80	
Adopted allocations without planning permission - Northstowe	Northstowe - phase 2 and later phases	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	50	92	232	232	289	400	400	400	400	400	400	400	400	400	4,405	0	4,095	50	
Adopted allocations without planning permission - Village Sites	Fulbourn & Ida Darwin Hospitals	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	100	50	50	0	0	0	0	0	0	0	0	0	0	0	0	0	0	230	180	
Adopted allocations without planning permission - Village Sites	Papworth West-Central - south of Church Lane	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	8	28	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	8	66	66	
Adopted allocations without planning permission - Village Sites	Papworth West-Central - Catholic Church site	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	1	
Existing planning permissions	Trumpington Meadows (Cambridge Southern Fringe)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	29	0	160	100	150	150	0	0	0	0	0	0	0	0	0	0	0	0	0	29	589	439	
Existing planning permissions	North-West Cambridge (University Site)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	20	70	195	105	90	185	150	250	90	0	0	0	0	0	0	0	0	0	20	1,155	390	
Existing planning permissions	Orchard Park - additional land parcels [Parcel Q, former HRCC site & Com2] including local centre	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	65	35	35	5	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	100	140	140
Existing planning permissions	Northstowe - phase 1	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	216	264	255	308	168	168	111	0	0	0	0	0	0	0	0	0	0	10	1,500	745	
Existing planning permissions	Cambourne - additional 950 dwellings	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	175	175	175	120	94	0	0	0	0	0	0	0	0	0	0	0	0	0	0	350	739	739	
Existing planning permissions	Former Bayer CropScience site	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	30	60	60	60	60	15	0	0	0	0	0	0	0	0	0	0	0	0	30	285	210	
Existing planning permissions - historic rural allocations with planning permission	West of Ermine Street South, Papworth Everard	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	80	51	40	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	131	171	171	
Existing planning permissions - Windfall Sites - Estates	S/1029/10: Land at Moores Farm, Foxton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
Existing planning permissions - Windfall Sites - Estates	S/2013/11: Windmill Estate, Fulbourn	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	21	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	21	21	21	
Existing planning permissions - Windfall Sites - Estates	S/0261/09 & S/1886/14: West Road, Gamlingay	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	4	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	4	10	10	
Existing planning permissions - Windfall Sites - Estates	S/2285/10: Green Street, Willingham	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	2	2	
Existing planning permissions - Windfall Sites - Estates	S/1778/10: Gretton Court, Girton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
Existing planning permissions - Windfall Sites - Estates	S/0133/11: The Railway Tavern, Great Shelford	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	11	11	11	
Existing planning permissions - Windfall Sites - Estates	S/1463/10: Nelson Crescent & High Street, Longstanton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	10	
Existing planning permissions - Windfall Sites - Estates	S/0733/11: Brickhills, Willingham	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	19	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	19	19	19	
Existing planning permissions - Windfall Sites - Estates	S/1771/08 & S/1948/12: Station Road, Gamlingay	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	24	24	24	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	48	82	82	
Existing planning permissions - Windfall Sites - Estates	S/2509/12: Long Drove & Beech Road, Cottenham	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	26	21	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	47	47	47	
Existing planning permissions - Windfall Sites - Estates	S/0809/12: SCA Packaging, Histon	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	2	2	
Existing planning permissions - Windfall Sites - Estates	S/2609/11 & S/1798/10: The Moor, Melbourn	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	
Existing planning permissions - Windfall Sites - Estates	S/0983/11 & S/1388/12: Former EDF Energy Depot & Training Centre, Milton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	51	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	81	81	81	
Existing planning permissions - Windfall Sites - Estates	S/0820/12, S/0879/14 & S/0047/14: MacFarlane Grieve House, Papworth	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	30	30	30	
Existing planning permissions - Windfall Sites - Estates	S/2064/12: Robson Court, Waterbeach	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	30	30	30	
Existing planning permissions - Windfall Sites - Estates	S/1783/12 & S/1786/12: Former John Falkner Infants School, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	10	
Existing planning permissions - Windfall Sites - Estates	S/1044/11: Church Street, Great Eversden	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	10	
Existing planning permissions - Windfall Sites - Estates	S/1725/12, S/1727/12, S/1728/12, S/1023/14 & S/0990/14: London Road, Great Shelford & Granta Terrace, Stapleford	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	25	37	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	25	62	62	
Existing planning permissions - Windfall Sites - Estates	S/2420/12: Cambridge Road, Linton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	18	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	18	18	18	
Existing planning permissions - Windfall Sites - Estates	S/2230/12 & S/2664/13: Cinques Road, Gamlingay	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	9	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	9	9	9	
Existing planning permissions - Windfall Sites	Small Sites already Under Construction	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	91	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	121	121	121	
Existing planning permissions - Windfall Sites	Small Sites Not Under Construction	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	20	50	71	40	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	70	201	201	

Category	Site	Historic Completions														Projections														TOTALS							
		1999-2000	2000-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	Post 2031	1999-2016	2011-2031	2014-2019
Planning applications where decision to grant planning permission for 9 or more dwellings subject to resolution of outstanding issues (at 31 March 2014)	S/1970/07: Land west of Longstanton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Planning applications where decision to grant planning permission for 9 or more dwellings subject to resolution of outstanding issues (at 31 March 2014)	S/2290/10: Woodside, Longstanton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	10	10
New Local Plan allocations - Strategic Sites	Northstowe Reserve	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
New Local Plan allocations - Strategic Sites	Waterbeach New Town	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	0	0	0	0	100	200	300	400	400	6,600	0	1,400	0	
New Local Plan allocations - Strategic Sites	Bourn Airfield New Village	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	0	0	0	0	60	100	220	220	220	220	220	220	220	1,800	0	1,700	0	
New Local Plan allocations - Strategic Sites	Cambourne West	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	70	100	150	150	150	150	150	100	0	0	0	0	0	0	0	0	1,200	200	
New Local Plan allocations - Village Sites	Dales Manor Business Park, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	50	50	20	0	10	50	10	0	0	0	0	0	0	0	0	0	200	110	
New Local Plan allocations - Village Sites	Land north of Babraham Road, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	20	40	20	0	0	0	0	0	0	0	0	0	0	0	0	0	80	60	
New Local Plan allocations - Village Sites	Land south of Babraham Road, Sawston	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	0	55	55	50	50	50	0	0	0	0	0	0	0	0	0	0	260	55	
New Local Plan allocations - Village Sites	Land north of Impington Lane, Impington	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	25	25	
New Local Plan allocations - Village Sites	Land west of New Road, Melbourn	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	30	25	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	65	65	
New Local Plan allocations - Village Sites	Green End Industrial Estate, Gamlingay	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	30	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	90	90	
New Local Plan allocations - Village Sites	Land at Bennell Farm, West Street, Comberton	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	15	30	30	15	0	0	0	0	0	0	0	0	0	0	0	0	0	15	90	90	
New Local Plan allocations - Village Sites	East of Rockmill End, Willingham	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	25	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	50	50	
New Local Plan allocations - Parish Council Proposals	Land at Linton Road, Great Abington	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	10	15	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	10	35	35	
New Local Plan allocations - Parish Council Proposals	Land at junction of High Street & Pampisford Road, Great Abington	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	6	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	12	12	
New Local Plan allocations - Parish Council Proposals	Land at Bancroft Farm, Church Lane, Little Abington	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	6	6	
New Local Plan allocations - Parish Council Proposals	Land at Toseland Road, Graveley	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	6	
Windfall sites (allowance)		-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	0	100	150	150	200	200	200	200	200	200	200	200	200	200	200	200	0	0	2,600	250
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites - Estates	S/0645/13: Cody Road, Waterbeach	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	30	30	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	30	60	60
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites - Estates	S/1359/13: Bannold Road, Waterbeach	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	45	45	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	45	90	90
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites - Estates	S/2607/12: Showman's Site, Meldreth	-	-	-	-	-	-	-	-	-	-	-	-	-	-	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	6	6
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites - Estates	S/2379/13: Hurdleditch Road, Orwell	-	-	-	-	-	-	-	-	-	-	-	-	-	-	15	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	15	15	15
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites - Estates	S/0641/13: Granta Processors, Whittleford	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	0	10	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	16	16	
Planning permissions granted between 1 April and 31 August 2014 - Windfall Sites	Small sites	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	5	15	20	14	5	0	0	0	0	0	0	0	0	0	0	0	0	5	59	54	
Planning applications where decision to grant planning permission for 9 or more dwellings subject to resolution of outstanding issues (since April 2014)	S/2312/13: Fen Drayton Road, Swavesey	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	20	20	20
Planning applications where decision to grant planning permission for 9 or more dwellings subject to resolution of outstanding issues (since April 2014)	S/1329/13: Rear of Cygnus Business Park, Swavesey	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	9	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	9	12	12	
Planning applications where decision to grant planning permission for 9 or more dwellings subject to resolution of outstanding issues (since April 2014)	S/1199/13: The Causeway, Bassingbourn-cum-Kneesworth	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	20	20	20
TOTALS		801	801	525	653	979	571	877	924	1,274	610	611	656	678	559	636	704	799	1,308	1,365	1,428	1,460	1,310	1,270	1,450	1,240	1,260	1,085	1,060	1,115	1,120	1,220	1,220	12,805	12,658	22,287	5,604

Figure 4.9: Housing trajectory for South Cambridgeshire (Indicator CO-H2c; Indicator CO-H2d)

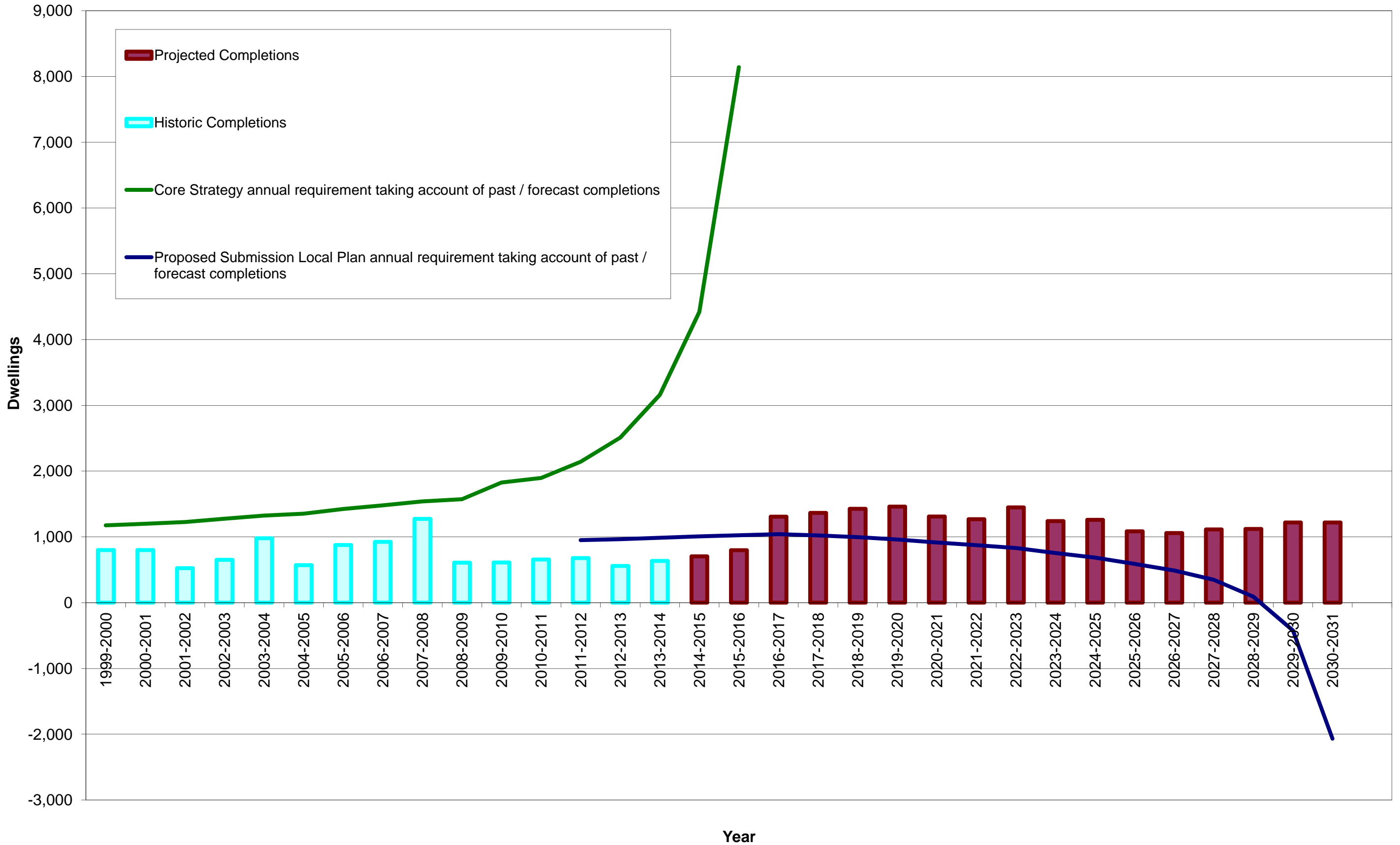
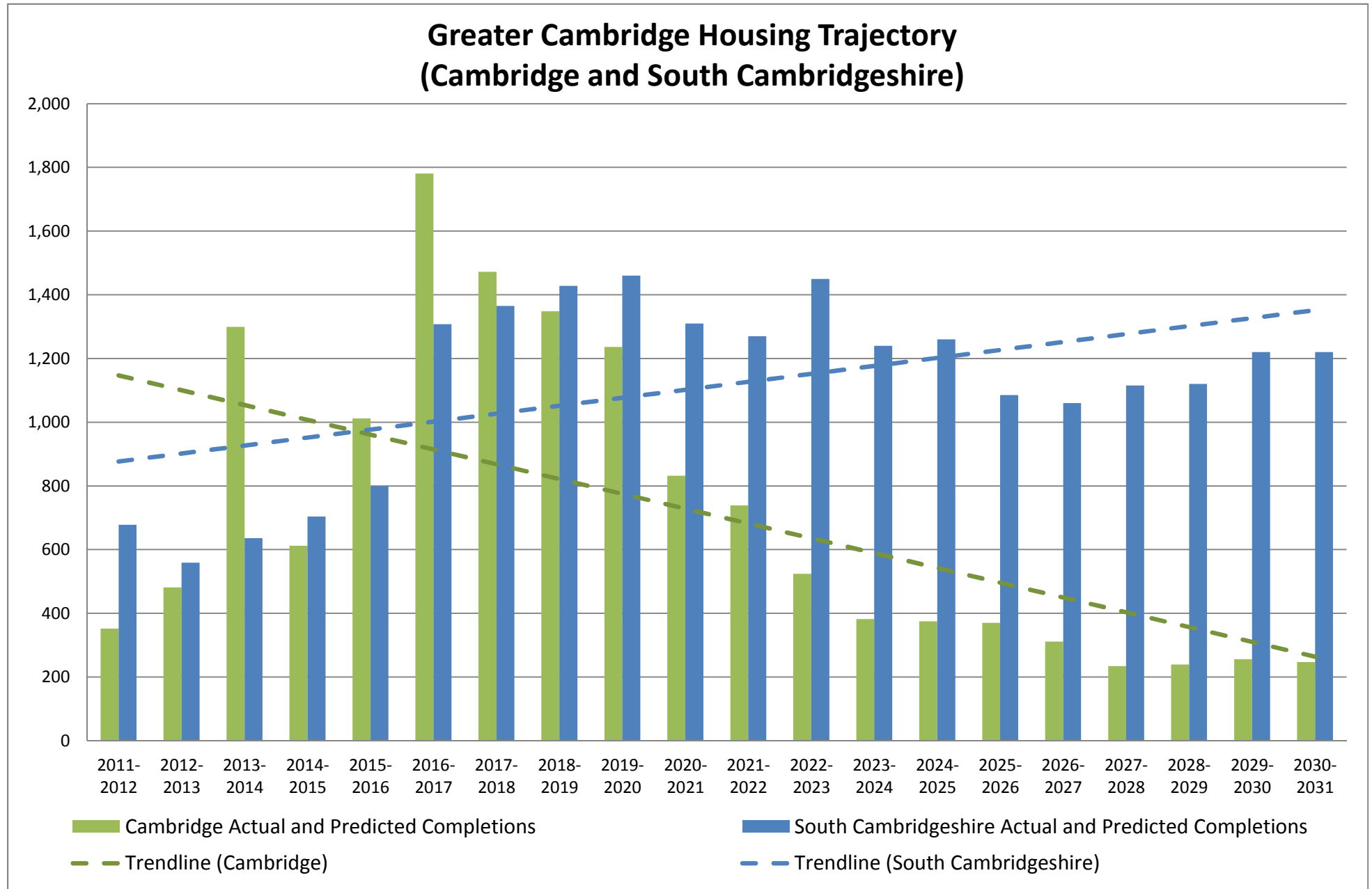


Figure 4.10: Housing Trajectory for Greater Cambridge

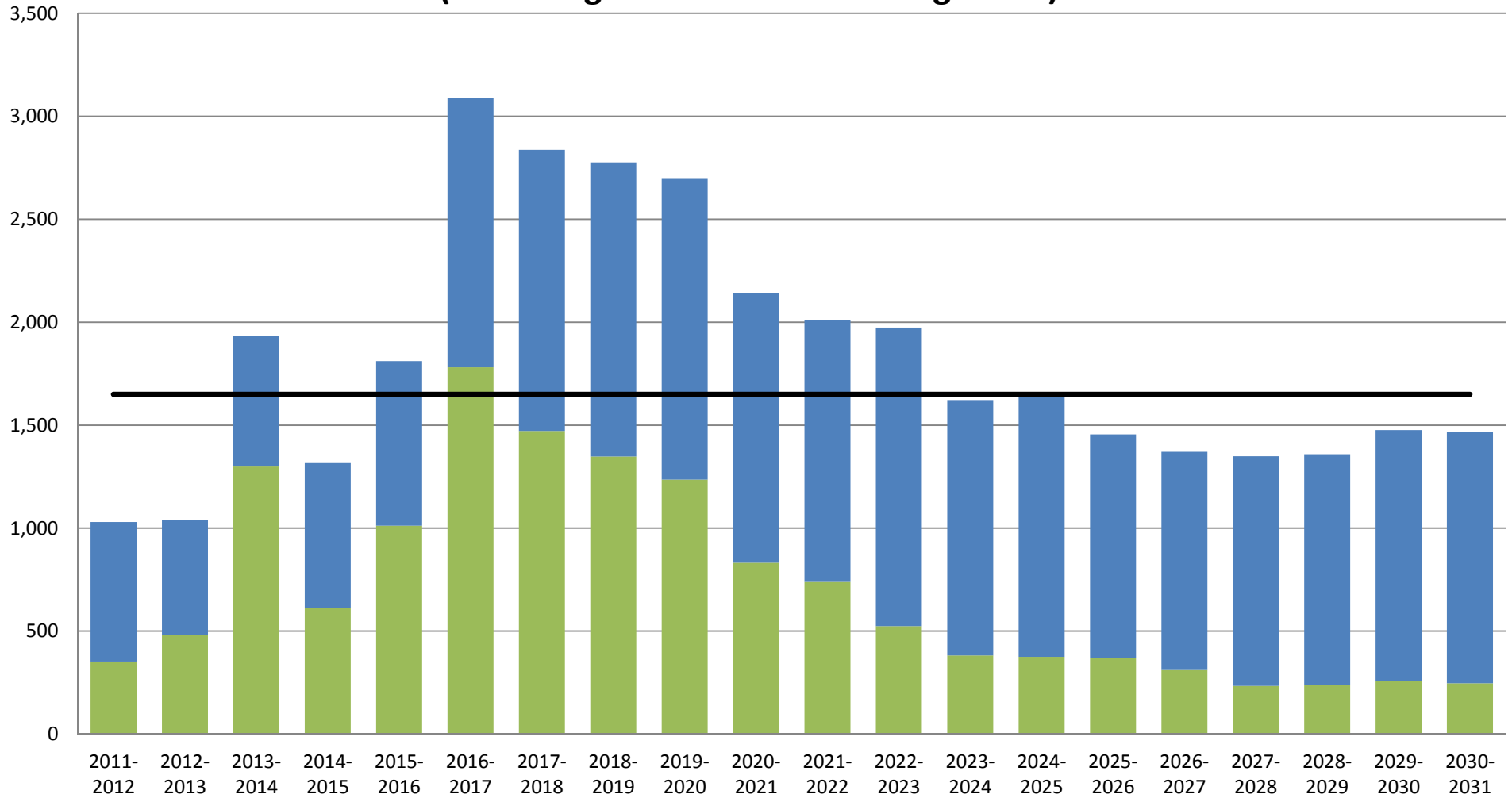
Greater Cambridge Housing Trajectory Summary Tables & Graphs

Housing Trajectory Summary 2011/12 to 2030/31																											
		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	26/27	27/28	28/29	29/30	30/31	Total Actual and Estimated Completions					
Allocations	Cambridge Urban Area																										
	Cambridge - existing allocations				121	112	169	178	142	194	109	40	91	69	62	40	55	0	0	0	0	1,382					
	Cambridge - new allocations				0	10	15	25	45	0	55	86	107	150	190	173	132	110	115	132	123	1,468					
	South Cambridgeshire - existing allocations				65	75	85	35	0	0	0	0	0	0	0	0	0	0	0	0	0	260					
	South Cambridgeshire - new allocations				0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0					
	Fringe Sites																										
	Cambridge - existing allocations				402	819	1,330	1,009	860	773	521	490	203	40	0	34	0	0	0	0	0	6,481					
	Cambridge - new allocations				0	0	0	137	167	146	10	0	0	0	0	0	0	0	0	0	0	460					
	South Cambridgeshire - existing allocations				29	20	230	315	445	550	495	460	540	380	290	165	140	95	0	0	0	4,154					
	South Cambridgeshire - new allocations				0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0					
	South Cambridgeshire - New Settlements																										
	New Settlements - existing allocations				0	10	216	264	305	400	400	400	400	400	400	400	400	400	400	400	400	5,595					
	New Settlements - new allocations				0	0	0	0	0	0	0	0	60	100	220	220	320	420	520	620	620	3,100					
	South Cambridgeshire																										
	Existing allocations in Rural Area				255	264	334	310	204	110	15	0	0	0	0	0	0	0	0	0	0	1,492					
New allocations in Rural Area				0	57	192	265	290	245	200	210	250	160	150	100	0	0	0	0	0	2,119						
Windfalls	Unallocated Sites with Planning Permission																										
	Cambridge				89	71	144	0	11	0	14	0	0	0	0	0	0	0	0	0	0	329					
	South Cambridgeshire				355	373	251	76	34	5	0	0	0	0	0	0	0	0	0	0	0	1,094					
	Windfall Allowance																										
	Cambridge - Windfall Allowance				0	0	123	123	123	123	123	123	123	123	123	123	124	124	124	124	124	1,850					
South Cambridgeshire - Windfall Allowance				0	0	0	100	150	150	200	200	200	200	200	200	200	200	200	200	200	2,600						
Completions	Actual Completions																										
	Cambridge	352	481	1,299																		2,132					
	South Cambridgeshire	678	559	636																		1,873					
Total	1,030	1,040	1,935	1,316	1,811	3,089	2,837	2,776	2,696	2,142	2,009	1,974	1,622	1,635	1,455	1,371	1,349	1,359	1,476	1,467	36,389						
Housing Trajectory Joint Five Year Supply Total				11,829																							
				Supply in Years				% of Supply Available																			
Liverpool Method 5%				6.6				132%																			
Liverpool Method 20%				5.8				116%																			
Sedgefield Method 5%				6.1				123%																			
Sedgefield Method 20%				5.4				107%																			

Figure 4.11: Housing Trajectory for Greater Cambridge



Greater Cambridge Housing Trajectory (Cambridge and South Cambridgeshire)



■ Cambridge Actual and Predicted Completions

■ South Cambridgeshire Actual and Predicted Completions

— Combined Annual Requirement

The Five Year Housing Land Supply

- 4.15 One of the Government's key housing objectives is to ensure that the planning system delivers a flexible, responsive supply of land. The government through the **National Planning Policy Framework (NPPF)** requires that all local planning authorities identify sufficient specific deliverable sites to deliver five years worth of housing against their requirement set out in their development plan. The **NPPF** in paragraph 47 also introduced a requirement to provide an additional buffer of either 5% or, where there has been a record of persistent under delivery of housing, a buffer of 20% to provide a realistic prospect of achieving the planned supply and to ensure choice and competition in the market for land.
- 4.16 For sites to be included in the Council's five year land supply they must be considered deliverable; the **NPPF** states that deliverable sites are those that are: **available** – the site is available now; **suitable** – the site offers a suitable location for development now and would contribute towards the creation of mixed, sustainable communities; and **achievable** – there is a reasonable prospect that housing will be delivered on site within five years. An assessment of each site in the housing trajectory is included in Appendix 1.
- 4.17 The Council decided in June 2013 that the housing target included in the **Proposed Submission Local Plan** (July 2013) should provide the basis for calculating 5-year housing land supply pending the adoption of the new Local Plan. The housing target is 19,000 dwellings for 2011-2031 and this comprises the current 'objectively assessed needs' required by the **NPPF** and the **National Planning Practice Guidance (NPPG)**. It is identified in the **Strategic Housing Market Assessment (SHMA) for the Cambridge Sub Region Housing Market Area** (Chapter 12, May 2013). Relying on the **SHMA** to calculate South Cambridgeshire's five-year housing land supply has been supported in planning appeal decisions issued in October 2013 and June 2014¹³. The Inspectors agreed with the Council that the **SHMA for the Cambridge Sub Region** contains a more up to date and thus more reliable assessment of housing need in the district than the housing target contained within the adopted LDF.
- 4.18 There are two methodologies for calculating five year housing land supply. The Liverpool methodology assumes that any shortfall will be made up during the remaining years of the plan period. The Sedgefield methodology requires the whole of any previous shortfall to be made up within the five-year assessment period. The **NPPF** requires that a 5% buffer be provided in the five year supply calculation to provide greater confidence that the housing requirement will be delivered. In areas of persistent historic undersupply the buffer should be 20%. The **Local Plan** (submitted in March 2014) assumes a 5% buffer and the Liverpool methodology.

¹³ Comberton Road, Toft: <http://plan.scambs.gov.uk/swiftlg/MediaTemp/1124716-465483.pdf>
Cody Road, Waterbeach: <http://plan.scambs.gov.uk/swiftlg/MediaTemp/1127865-492475.pdf>
Bannold Road, Waterbeach: <http://plan.scambs.gov.uk/swiftlg/MediaTemp/1128572-492473.pdf>

- 4.19 In June 2014, a planning inspector considering two planning appeals¹⁴ in Waterbeach concluded that the Council cannot currently demonstrate a five year supply of land. He considered that a 20% buffer should be applied and the Sedgefield methodology of calculation be used. He concluded that the Council could only demonstrate either 3.5 years or 3.9 years. The appropriate buffer and methodology will be issues for consideration at the Local Plan examination.
- 4.20 In response to a number of changes in circumstance¹⁵ since the Local Plan was submitted in March 2014, the Council agreed in September 2014 to a **Memorandum of Understanding on the Greater Cambridge Joint Housing Trajectory** with Cambridge City Council. This additional memorandum confirms the agreement between the two Councils under the duty to co-operate that the housing trajectories for the two areas should be considered together, for the purposes of phasing housing delivery, including for calculating 5-year housing land supply for plan-making and decision-taking. The Council has set out proposed modifications to the Local Plan (submitted in March 2014) to give effect to the Memorandum in the Council's statement submitted to the Local Plan examination hearing for Matter 1: Legal Requirements. The merits of the Memorandum of Understanding will be an issue for consideration at appropriate hearing sessions of the Local Plan examination.
- 4.21 In view of the various ways that five year supply could be calculated, and pending the outcome of consideration at the Local Plan examination, the five year land supply for 2014-2019 for both South Cambridgeshire and the Greater Cambridge area has been summarised in the tables below. These calculations use the housing targets based on the objectively assessed needs identified in the **SHMA**. The calculations reflect that Cambridge City Council is demonstrably delivering housing within the urban areas and urban fringe sites in the early and middle parts of the plan period. South Cambridgeshire District Council is committed to delivery of housing in the urban fringe sites and at new settlements, with an emphasis on the middle and latter parts of the plan period, but with an element of village housing allocations to provide some early delivery.
- 4.22 The phasing of development outlined in the submitted plans follows the development sequence and carries forward the strategy from the adopted plans. As expected, development is coming forward within the urban area of Cambridge and on the edge of Cambridge early in the plan period with new settlements following later in the plan period as they have a longer lead-in time before the start of delivery. In particular, the fringe sites that were released from the Green Belt in the last round of plan making are now well underway and delivering new homes, jobs and associated infrastructure on the ground. These cross-boundary sites are logically building out from the edge of the existing built-up area with more homes being built in Cambridge in the early part of the plan period and then moving into South Cambridgeshire later on. When the two areas are taken together, whichever methodology or buffer is used, they provide a 5-year supply overall. This is a logical and appropriate way of delivering sites to meet

¹⁴ Cody Road, Waterbeach: <http://plan.scambs.gov.uk/swifftlg/MediaTemp/1127865-492475.pdf>
Bannold Road, Waterbeach: <http://plan.scambs.gov.uk/swifftlg/MediaTemp/1128572-492473.pdf>

¹⁵ A detailed list of reasons is given in the Council's statement to the Local Plan examination in relation to Matter 1: Legal Requirements (paragraph 34):
<https://www.scambs.gov.uk/sites/www.scambs.gov.uk/files/documents/Matter%201%20Statement%200CCC%20-%20SCDC.pdf>

the combined objectively assessed housing need across the Greater Cambridge area, consistent with the development strategy contained in both submitted Local Plans.

'Liverpool' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
Five year supply (with 5%)	5.3	6.6
Five year supply (with 20%)	4.6	5.8

'Sedgefield' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
Five year supply (with 5%)	4.7	6.1
Five year supply (with 20%)	4.1	5.4

- 4.23 Whilst it is considered that the SHMA contains a more up to date and thus more reliable assessment of housing need in the district than the housing target contained within the LDF, against the housing target in the adopted Core Strategy of 20,000 homes between 1999 and 2016, the Council's 5-year housing land supply for 2014-2019 is:

	'Liverpool' Methodology	'Sedgefield' Methodology
Five year supply (with 5%)	2.2	2.2
Five year supply (with 20%)	1.9	1.9

- 4.24 The full five year land supply calculations for 2014-2019 for both South Cambridgeshire and the Greater Cambridge area are included in figure 4.12.

Figure 4.12: Calculation of the five-year land supply for 2014-2019 (Indicator CO-H2c)

'Liverpool' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
(a) Housing provision required in the Local Plan 2011 - 2031	19,000	33,000
(b) Homes completed up to 31 March 2014	1,873	4,005
(c) Number of dwellings left to provide (= a - b)	17,127	28,995
(d) Number of years of plan left	17	17
(e) Annualised average requirement	1,007	1,706
(f) Five year supply requirement (= e x 5)	5,037	8,528
(g) With 5% buffer	5,289	8,954
(h) With 20% buffer	6,045	10,234
(i) Number of dwellings predicted to be completed	5,604	11,829
Five year supply (= i÷f x 5)	5.6	6.9
Five year supply (with 5%) (= i÷g x 5)	5.3	6.6
Five year supply (with 20%) (= i÷h x 5)	4.6	5.8

'Sedgefield' Methodology	South Cambs	Greater Cambridge (City & South Cambs)
(a) Housing provision required in the Local Plan 2011 - 2031	19,000	33,000
(b) Requirement up to 31 March 2014 (based on annualised average requirement)	2,850	4,950
(c) Dwellings completed up to 31 March 2014	1,873	4,005
(d) Shortfall against annualised average requirement	977	945
(e) Five year supply requirement	5,727	9,195
(f) With 5% buffer	6,013	9,655
(g) With 20% buffer	6,872	11,034
(h) Number of dwellings predicted to be completed	5,604	11,829
Five year supply (= h÷e x 5)	4.9	6.4
Five year supply (with 5%) (= h÷f x 5)	4.7	6.1
Five year supply (with 20%) (= h÷g x 5)	4.1	5.4

'Liverpool' Methodology	South Cambs
(a) Housing provision required in the Core Strategy 1999-2016	20,000
(b) Homes completed up to 31 March 2014	11,155
(c) Number of dwellings left to provide (= a - b)	8,845
(d) Number of years of plan left	2
(e) Annualised average requirement	4,423
(f) Five year supply requirement (^)	12,373
(g) With 5% buffer	12,992
(h) With 20% buffer	14,848
(i) Number of dwellings predicted to be completed	5,604
Five year supply (= i ÷ f x 5)	2.3
Five year supply (with 5%) (= i ÷ g x 5)	2.2
Five year supply (with 20%) (= i ÷ h x 5)	1.9

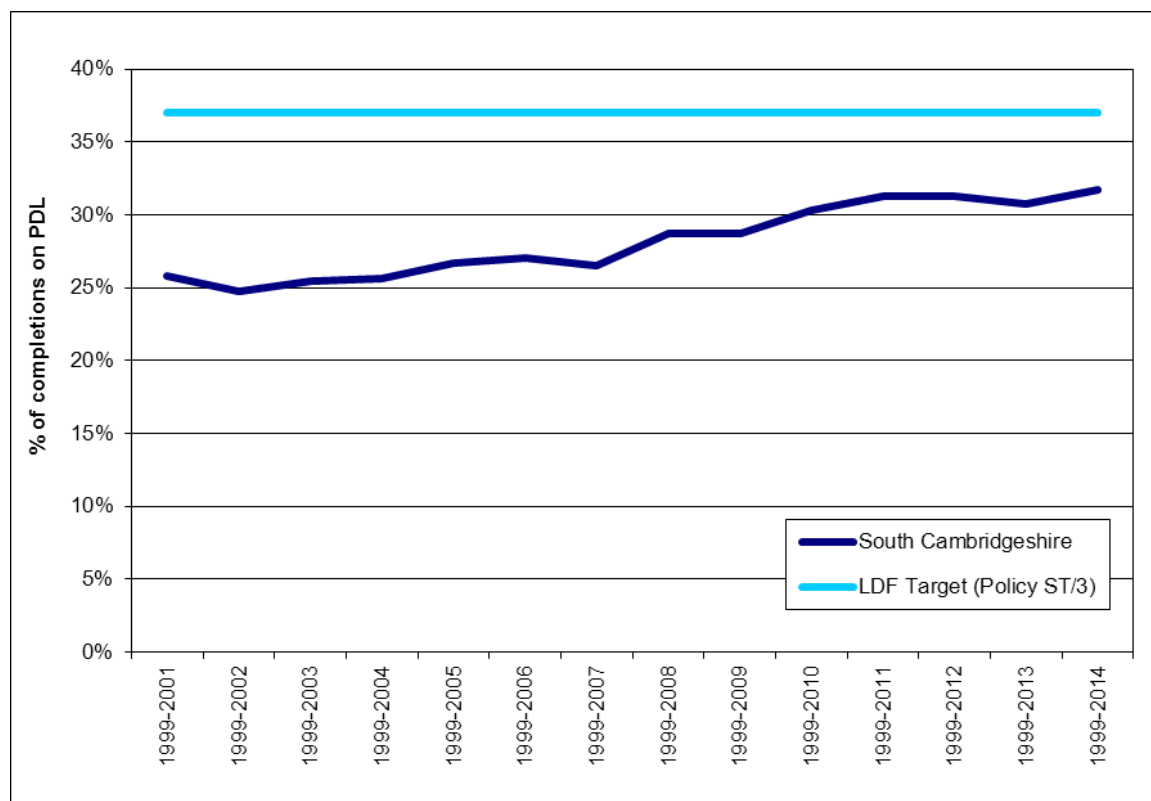
'Sedgefield' Methodology	South Cambs
a) Housing provision required in the Core Strategy 1999-2016	20,000
(b) Requirement up to 31 March 2014 (based on annualised average requirement)	17,647
(c) Dwellings completed up to 31 March 2014	11,155
(d) Shortfall against annualised average requirement	6,492
(e) Five year supply requirement	12,374
(f) With 5% buffer	12,993
(g) With 20% buffer	14,849
(h) Number of dwellings predicted to be completed	5,604
Five year supply (= h ÷ e x 5)	2.3
Five year supply (with 5%) (= h ÷ f x 5)	2.2
Five year supply (with 20%) (= h ÷ g x 5)	1.9

^ As the end of the Core Strategy plan period is 2016 and the five year supply period of 2014-2019 goes beyond this, the five year requirement (f) has been calculated using the residual annualised average requirement (e) for the remaining 2 years of the plan period (2014-2016) plus three extra years (2016-2019) at the annual average requirement for the plan period as a whole of 1,176 dwellings.

Housing Completed on Previously Developed Land (PDL)

- 4.25 Making efficient use of land, including through the reuse of previously developed land (PDL), is central to the approach to delivering sustainable development. **Core Strategy Policy ST/3** includes a target that between 1999 and 2016 at least 37% of new dwellings should either be located on PDL or utilise existing buildings.
- 4.26 In June 2010, the Government amended **Planning Policy Statement 3: Housing** to remove private residential gardens from the definition of PDL. The Government has made this change to remove the priority given to development of garden land to give local authorities the opportunity to consider in a more balanced way the impact of 'garden grabbing' on local character when determining such residential proposals. The monitoring data below takes account of this change: any planning permissions granted since June 2010 on garden land have been classified as 'greenfield', whereas those granted before June 2010 have been classified as PDL.
- 4.27 The **National Planning Policy Framework** (paragraph 53) states that local planning authorities should consider the case for setting out policies to resist inappropriate development of residential gardens, for example where development would cause harm to the local area. The **Local Plan** (submitted in March 2014) therefore includes **Policy H/15** that sets out the criteria to be considered when new dwellings are proposed on land used or last used as a garden.

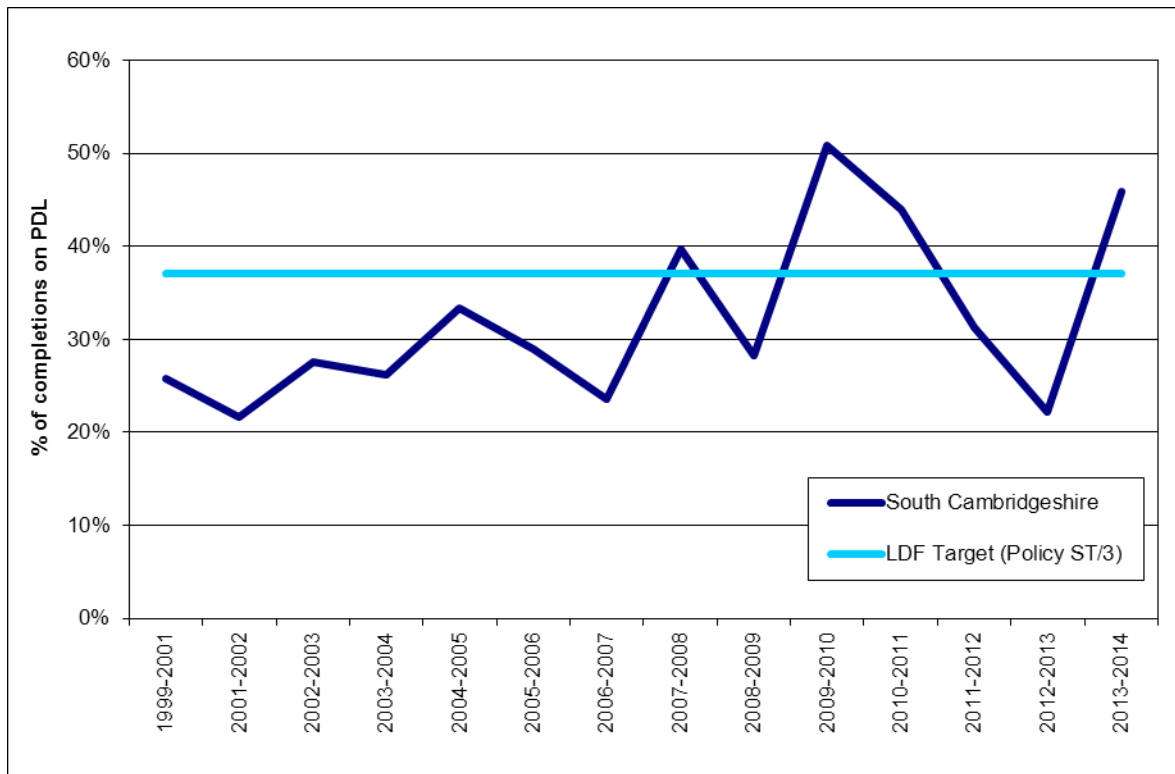
Figure 4.13: Cumulative percentage of dwellings completed on PDL (**Indicator LOA6**)



[For data, see figure A.1, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.14: Percentage of new and converted dwellings completed on PDL (Indicator CO-H3)



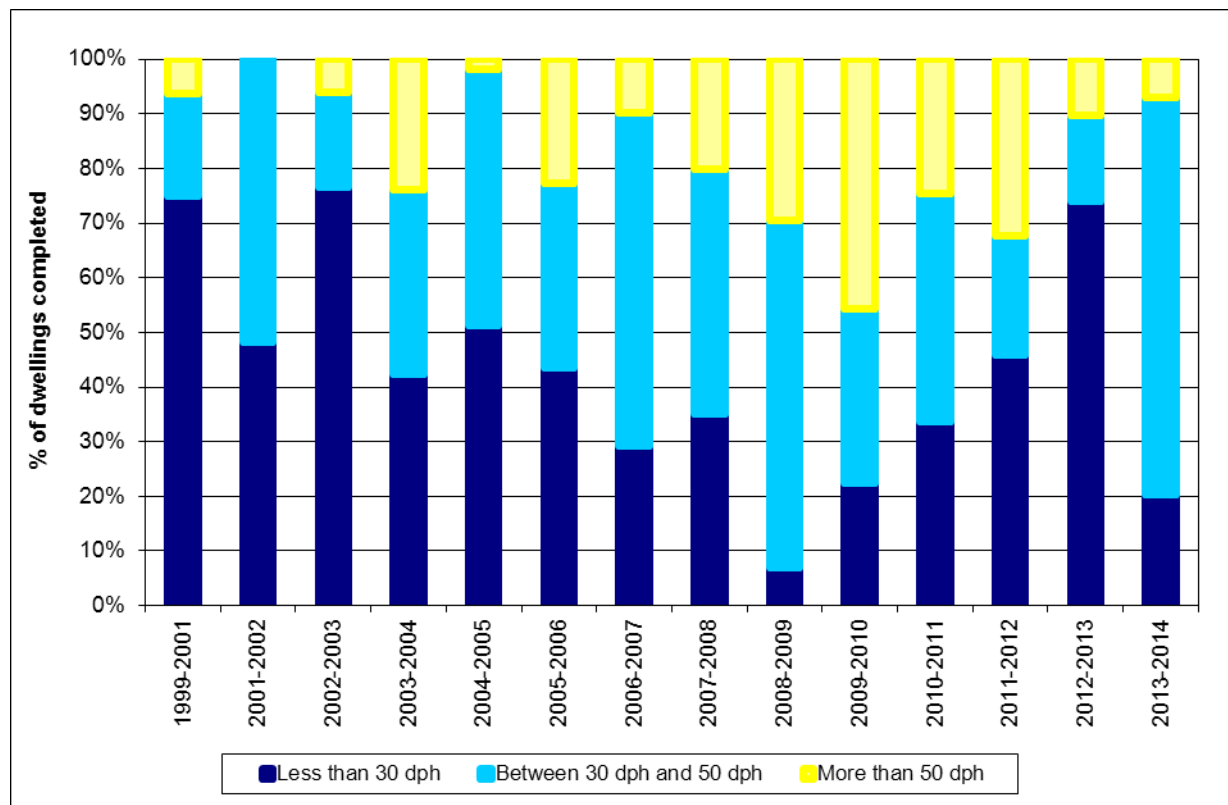
[For data, see figure A.2, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

Housing Density

- 4.28 Higher residential densities help to achieve more sustainable forms of development. The density of a development needs to be compatible with local character to ensure high quality development, whilst higher densities can help to reduce the use of 'greenfield' land and to make the best use of the limited amount of land available for development. **Development Control Policy HG/1** requires that residential developments should achieve average net densities of at least 30 dwellings per hectare (dph), and that in more sustainable locations higher average net densities of at least 40 dph should be achieved.
- 4.29 In June 2010, the Government amended **Planning Policy Statement 3: Housing** to remove the national minimum housing density of 30 dph. This change to national policy does not change the local policy target of 30 dph set out in **Policy HG/1**; however, it does indicate that a more balanced approach with local circumstances should be considered in all cases, rather than this being only in exceptional circumstances as in the adopted policy.
- 4.30 The **Local Plan** (submitted in March 2014) requires developments to achieve an average net density of 30 dph in Rural Centres, Minor Rural Centres, and Group Villages and 40 dph in urban extensions to Cambridge and in new settlements (see **Policy H/7**). Density guidelines are not needed for Infill Villages as a design led approach taking account of local circumstances should be used for developments within or adjoining these villages.

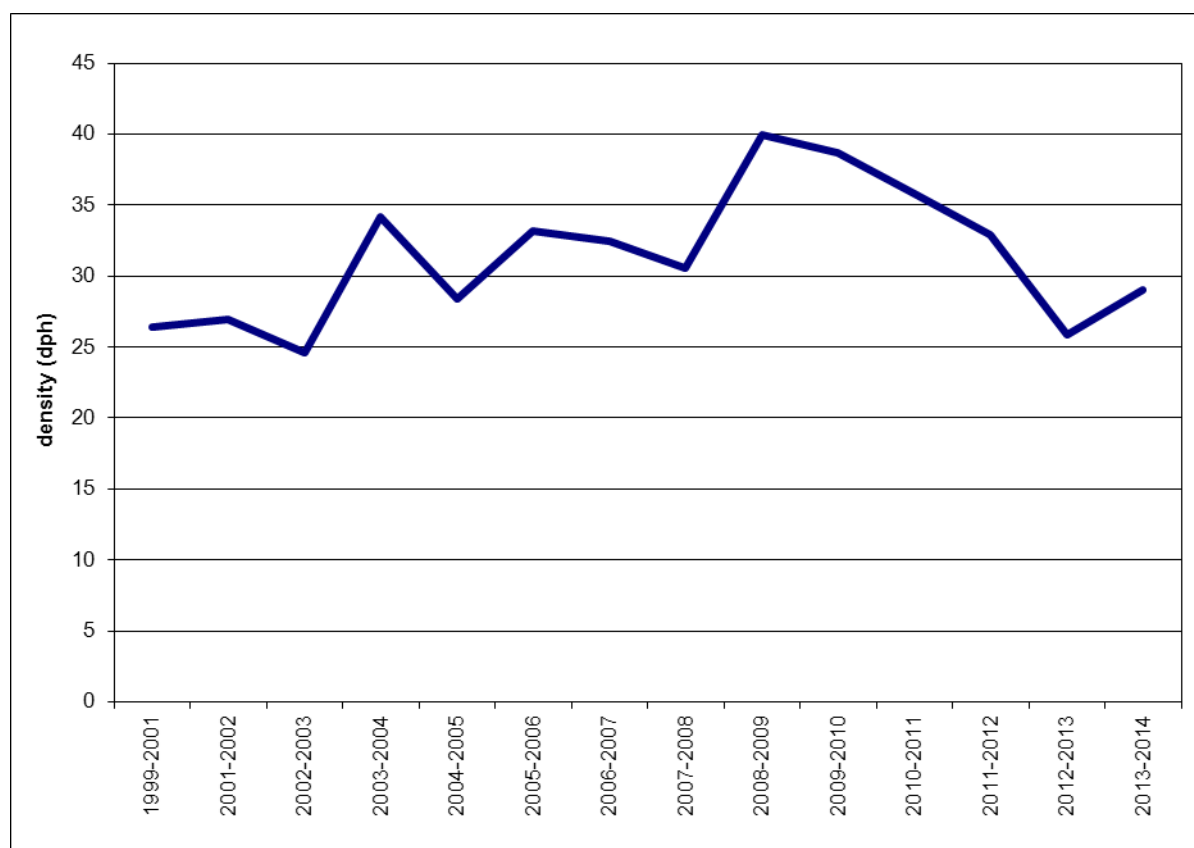
Figure 4.15: Net density of completed new housing developments on sites of 9 or more dwellings (Indicator LOB2)



[For data, see figure A.3, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.16: Average net density of completed new housing developments on sites of 9 or more dwellings (in dwellings per hectare, dph) (Indicator LOB3)



[For data, see figure A.4, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.17: Residential densities of Cambourne (average net density of completed new housing developments at Cambourne, in dwellings per hectare, dph) (Indicator SSLO1)

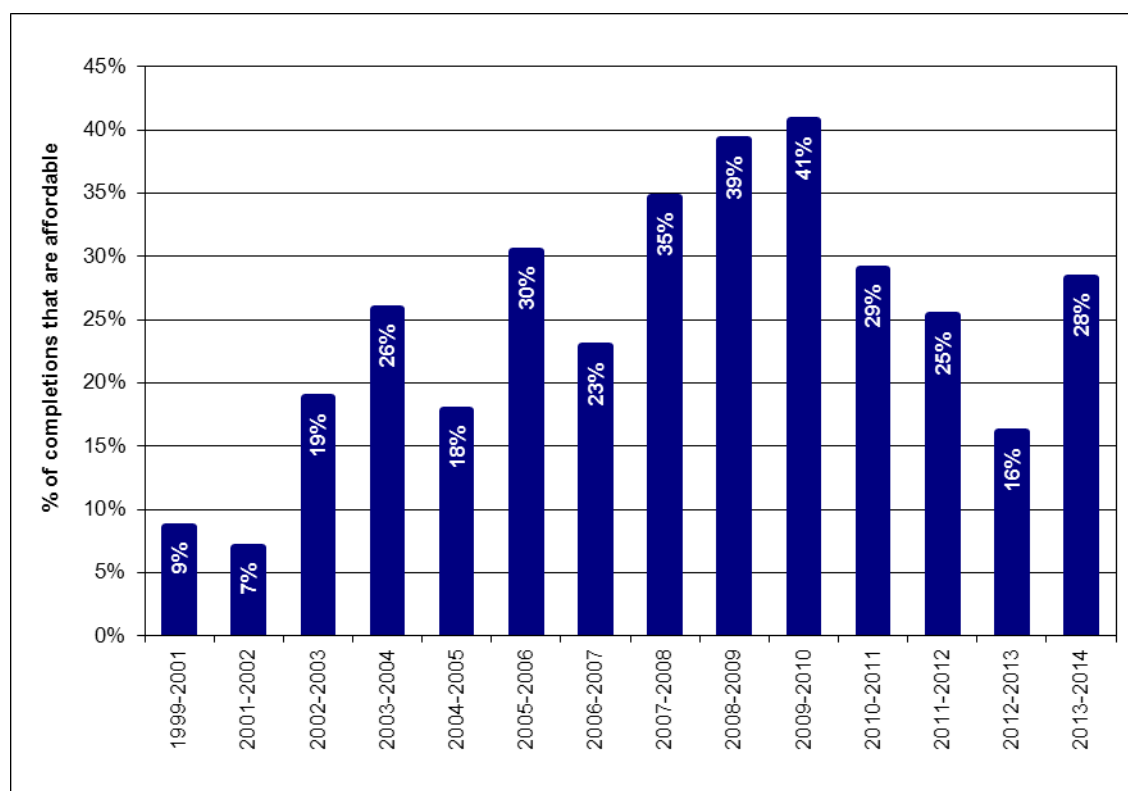
	1999-2014
Great Cambourne	28.7
Lower Cambourne	29.8
Upper Cambourne	35.3
Cambourne (total)	30.3

Source: Cambridgeshire County Council – Research & Monitoring Team

Affordable Housing

- 4.31 The availability of housing that is affordable and accessible to those in need in South Cambridgeshire is a major and growing issue. The delivery of affordable housing is also a key national government priority. **Development Control Policy HG/3** seeks the provision of 40% or more affordable housing on all planning permissions for two or more dwellings. The Council may also grant planning permission for 100% affordable schemes within or adjoining villages, as an exception to the normal operation of the policies in the plan, if there is identified local housing need (see **Development Control Policy HG/5**). In addition to affordable housing provided through the planning system, some new market properties can be purchased for use as affordable dwellings through Government equity loan initiatives such as Homebuy Direct or Firstbuy; these affordable dwellings are termed 'acquisitions'.
- 4.32 **Policy HG/3** does not include a target for the mix of housing tenures of affordable housing within a development; instead it requires the mix to be determined by local circumstances at the time of the planning permission having regard to the nature of known housing needs. The Council's **Affordable Housing SPD** (adopted in March 2010) states that the district wide targets of 70% social rented and 30% intermediate housing, as identified in the Strategic Housing Market Assessment, should be considered as the starting point for negotiations on individual sites. However, for the urban extensions to Cambridge, the SPD suggests that the starting point for negotiations on these sites should be 75% social rented and 25% intermediate housing.
- 4.33 A new 'affordable rent' model, introduced in April 2011, provides affordable rented homes to tenants at a rate up to a maximum of 80% of local market rent. Affordable rented homes are allocated in the same way as social housing.
- 4.34 The affordable housing policies in the **Local Plan** (submitted in March 2014) require the provision of 40% affordable housing on all planning permissions which result in a net increase of 3 or more dwellings (see **Policy H/9**) and allow the provision of affordable housing on small sites adjoining villages as exception sites (see **Policy H/10**). The threshold for the provision of affordable housing has been raised to encourage more small scale developments to come forward. **Policy H/10** allows consideration to be given to exception sites providing a minimum amount of market housing if it can be demonstrated that a 100% affordable housing scheme is unviable.

Figure 4.18: Gross affordable housing completions (Indicator CO-H5)



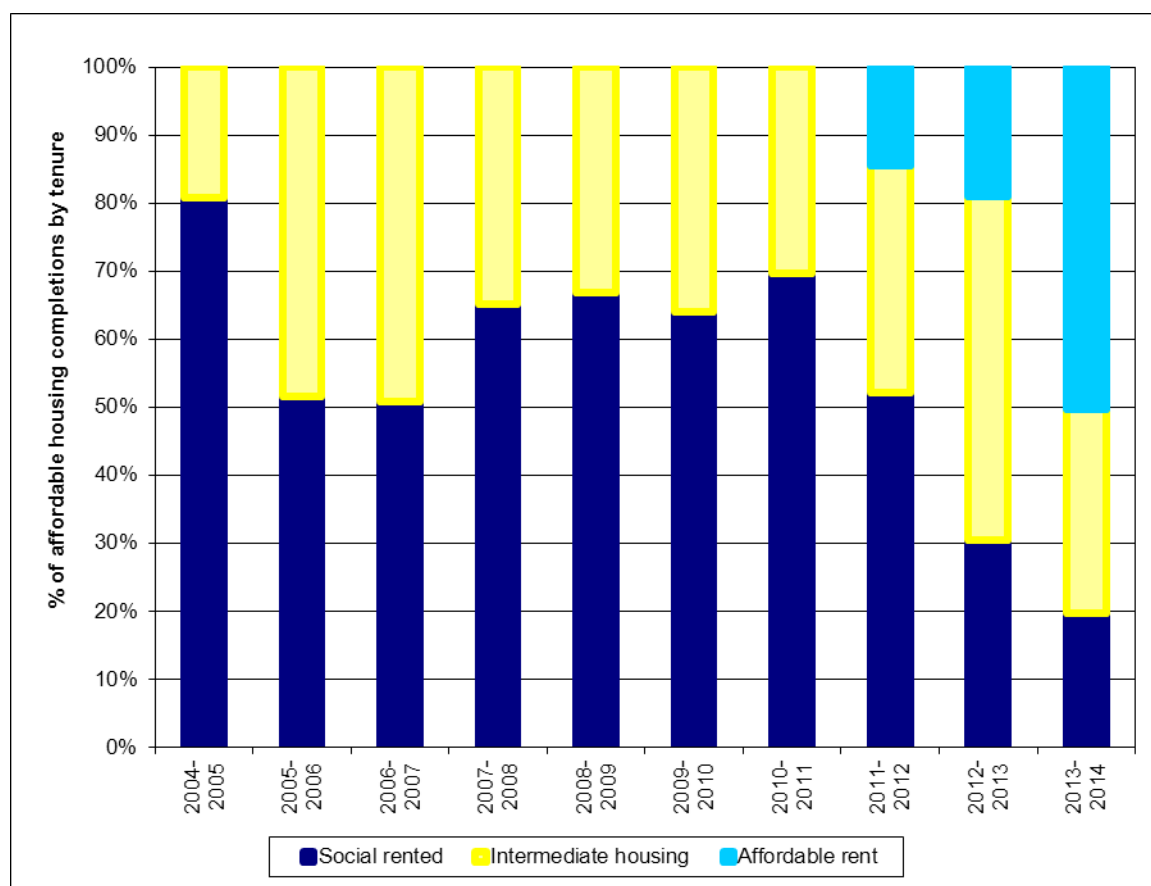
Number of completions that are affordable

New affordable dwellings from ...	1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
planning permissions	142	38	127	271	115	285	238	463	275	281	205	192	105	207
acquisitions	n/k	n/k	n/k	n/k	n/k	n/k	n/k	n/k	19	17	1	10	0	11

[For data, see figure A.5, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council; Affordable Homes – South Cambridgeshire District Council

Figure 4.19: Affordable housing completions by tenure (**Indicator LOA2**)



[For data, see figure A.6, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council; Affordable Homes – South Cambridgeshire District Council

Figure 4.20: Affordable housing completions on rural exception sites (**Indicator LOA3**)

	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
Number of affordable dwellings built on rural exception sites	36 (1 site)	6 (1 site)	85 (5 sites)	66 (4 sites)	60 (3 sites)	33 (3 sites)	27 (3 sites)	88 (5 sites)	19 (2 sites)	72 (6 sites)
% of district affordable housing total	31%	2%	36%	14%	22%	12%	13%	46%	18%	35%

Source: Affordable Homes – South Cambridgeshire District Council; Research & Monitoring – Cambridgeshire County Council

Figure 4.21: Affordable dwellings permitted as a percentage of all dwellings permitted on sites of 2 or more dwellings where Policy HG/3 applies (**Indicator LOA8**)

	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
Affordable dwellings permitted as a % of all dwellings permitted on sites where Policy HG/3 is applicable	34%	33%	40%	40%	39%	37%

NOTES:

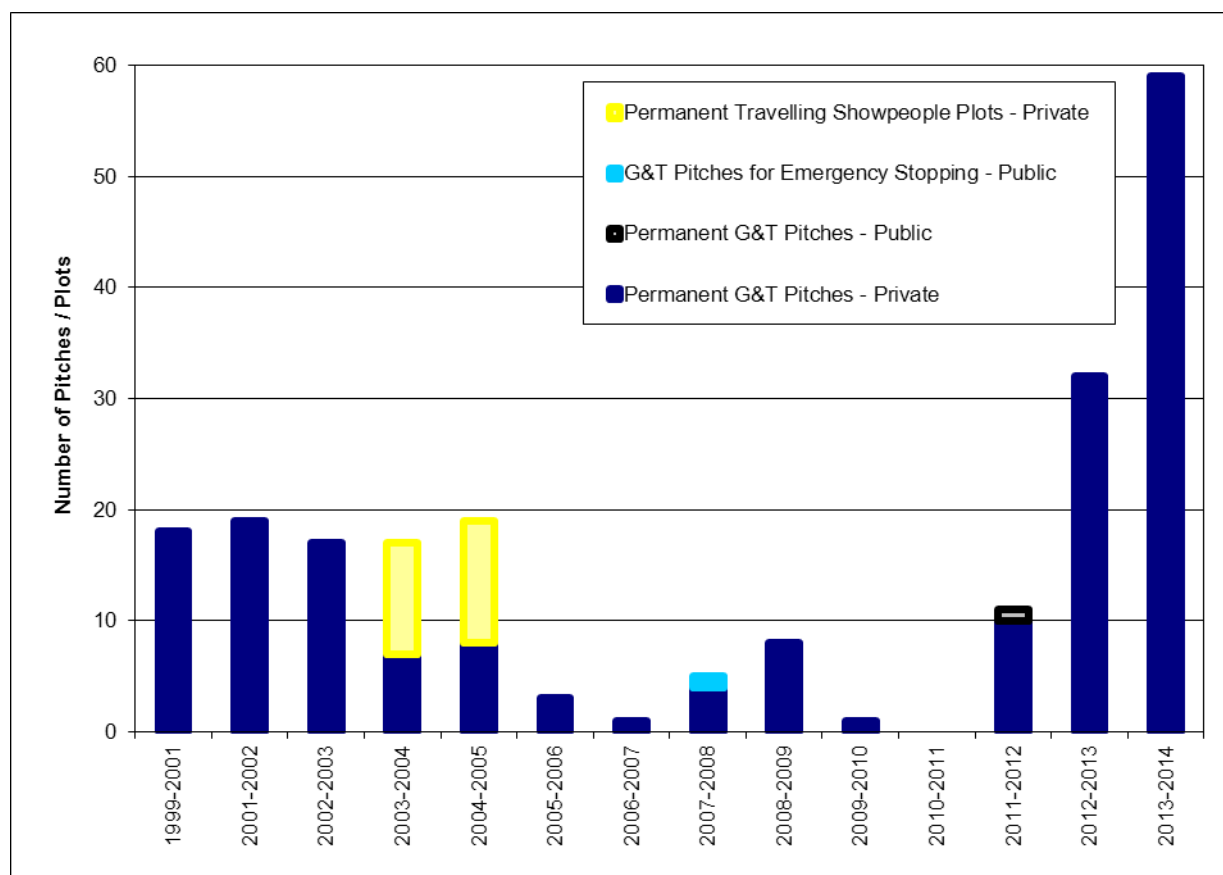
- The data includes planning permissions where Policy HG/3 applies and where the target is to achieve a 40% affordable housing contribution either onsite or offsite through a commuted sum contribution.
- It excludes planning permissions where the original planning permission was registered or granted before the adoption of Policy HG/3, planning permissions granted at individual parcels at large sites where a single parcel will be either entirely affordable or market housing where the affordable housing contribution is captured in the year that the whole site is permitted (e.g. Cambourne and Orchard Park), rural exception sites (sites of 100% affordable housing permitted as an exception to policy, usually outside of village development frameworks), and planning permissions for 100% affordable dwellings within village development frameworks (that are not exception sites).
- The data includes outline, reserved matters and full planning permissions, and therefore the same site may be included in multiple years as a site receives outline planning permission and later reserved matters permission or if a revised planning permission is approved.

Source: Research & Monitoring – Cambridgeshire County Council; South Cambridgeshire District Council – Planning & New Communities

Gypsy & Traveller Sites

- 4.35 Local authorities are required to make provision for Gypsy & Traveller pitches and Travelling Showpeople plots within their local authority, as nationally there is a shortage of sites available for Gypsy & Traveller families to use. In June 2012, the Council approved a new Gypsy & Traveller Accommodation Needs Assessment, prepared by Cambridgeshire County Council, which calculates need between 2011 and 2031 in the nine districts in the study area. This is part of the evidence base for establishing South Cambridgeshire's requirement for Gypsy & Traveller pitches in the new Local Plan.
- 4.36 The **Local Plan** (submitted in March 2014) sets out a requirement for at least 85 permanent Gypsy & Traveller pitches to be provided between 2011 and 2031 to meet the objectively assessed need in the district (see **Policies S/5** and **H/19**) and for at least 4 Travelling Showpeople plots to be provided between 2011 and 2016 (see **Policy H/19**). The Local Plan also includes policies which seek opportunities to deliver Gypsy & Traveller pitches within large scale new communities (see Policy H/20) and set out the criteria to be used when assessing planning permissions (see **Policies H/21** and **H/22**).

Figure 4.22: Gypsy & Traveller pitches and Travelling Showpeople plots completed (**Indicators CO-H4** and **LOA14**)



At 31 March 2014:

- a further 2 Gypsy & Traveller pitches had temporary planning permission (time limited)

[For data, see figure A.7, Appendix 2]

Source: Planning & New Communities – South Cambridgeshire District Council; Research & Monitoring – Cambridgeshire County Council

Figure 4.23: Number of caravans on unauthorised Gypsy & Traveller sites (**Indicator LOA4**)

Number of caravans on ...	Unauthorised private sites with no planning permission	Unauthorised tolerated sites	Unauthorised encampments
July 2007	79	2	2
January 2008	75	8	2
July 2008	34	3	3
January 2009	29	1	0
July 2009	24	1	11
January 2010	20	0	0
July 2010	14	0	0
January 2011	11	0	0
July 2011	4	0	0
January 2012	16	0	0
July 2012	12	0	0
January 2013	16	0	0
July 2013	4	0	4
January 2014	n/k	n/k	n/k
July 2014	6	0	0

Source: CLG Caravan Count

Housing Development by Settlement Category

- 4.37 As a major part of the Cambridge Sub-Region, with its successful economy based largely on the high tech and biotech industries, the pressures for housing development in South Cambridgeshire to support this economic success are strong and must be carefully managed to ensure that the qualities and characteristics of the area are not damaged. The adopted development strategy focuses growth in a limited number of sustainable major developments on the edge of Cambridge and at the new town of Northstowe. Alongside this, **Core Strategy Objective ST/e** sets out the Council's aim to protect the varied character of its settlements by ensuring that the scale and location of development in each settlement is in keeping with its size, character and function.
- 4.38 **Core Strategy Policy ST/2** sets out a sequential approach to housing development in the district based on the categorisation of the settlement; development will be concentrated firstly on the edge of Cambridge, followed by the new town of Northstowe, and then finally within the rural areas. Each of South Cambridgeshire's rural settlements are categorised by their sustainability into a hierarchy of Rural Centres, Minor Rural Centres, Group Villages and Infill Villages. Within the rural areas, development will be concentrated firstly on Rural Centres and then the other settlements in order of sustainability. Based on their categorisation, indicative maximum residential development scheme sizes for the less sustainable settlements are set out in **Core Strategy Policies ST/4, ST/5, ST/6 and ST/7**.
- 4.39 The **Local Plan** (submitted in March 2014) carries forward the sustainable development strategy from the adopted Local Development Framework. **Policy S/6** sets out a sequential approach to housing development in the district based on the categorisation of the settlement; development will be concentrated firstly on the edge of Cambridge, followed by the new settlements, and then finally within the rural areas at Rural Centres and Minor Rural Centres. The Local Plan still categorises each settlement in the district by its sustainability and sets out indicative maximum residential development scheme sizes for each category of settlements (see **Policies S/8, S/9, S/10 and S/11**). A small number of settlements have changed category.
- 4.40 The indicative maximum residential scheme sizes are the same in both the adopted Local Development Framework and new Local Plan. They are as follows:

	Individual indicative scheme size limit
Rural Centres	No limit.
Minor Rural Centres	Up to 30 dwellings.
Group Villages	Up to 8 dwellings, however development may exceptionally consist of up to about 15 dwellings where this would make best use of a brownfield site.
Infill Villages	Up to 2 dwellings, except in very exceptional circumstances when up to 8 dwellings may be permitted if this would lead to the sustainable recycling of a brownfield site that will bring a positive overall benefit to the village.

Figure 4.24: Average size of housing developments (in dwellings) split by settlement category (*Indicator LOE1i*)

		Edge of Cambridge	Rural Centres	Minor Rural Centres	Group Villages	Infill Villages	Outside Village Frameworks
Built: 2006-2007	A	34.8	35.2	51.3	68.2	30.0	n/a
	W	n/a	3.2	2.1	1.6	1.3	5.2
Built: 2007-2008	A	34.1	52.1	26.2	41.3	33.0	n/a
	W	7.5	4.6	3.2	1.4	1.2	5.2
Built: 2008-2009	A	44.9	62.1	52.5	53.8	n/a	n/a
	W	0.3	6.6	4.5	1.3	1.7	4.3
Built: 2009-2010	A	72.0	63.3	89.0	n/a	n/a	n/a
	W	-1.0	8.2	3.7	2.2	1.0	1.5
Built: 2010-2011	A	74.7	64.9	101.3	12.5	n/a	n/a
	W	0.5	9.2	2.3	2.4	1.1	1.8
Built: 2011-2012	A	93.0	35.8	84.0	67.2	n/a	26.0
	W	1.0	7.3	1.4	1.9	1.0	4.1
Built: 2012-2013	A	34.0	35.4	118.5	40.6	n/a	26.0
	W	0.0	3.2	2.0	0.8	0.9	1.8
Built: 2013-2014	A	16.0	58.5	134.0	159.0	n/a	n/a
	W	-1.0	5.3	4.4	1.2	0.7	6.0
Under construction: at 31 March 2014	A	45.3	87.5	94.5	n/a	n/a	n/a
	W	n/a	12.3	7.5	1.3	1.0	5.6

A = dwellings on allocated land; W = windfalls (dwellings on land not allocated)

Settlement category as in the adopted Local Development Framework, see Core Strategy Policies ST/4, ST/5, ST/6 and ST/7.

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.25: Largest housing development in each settlement category (**Indicator LOE1ii**)

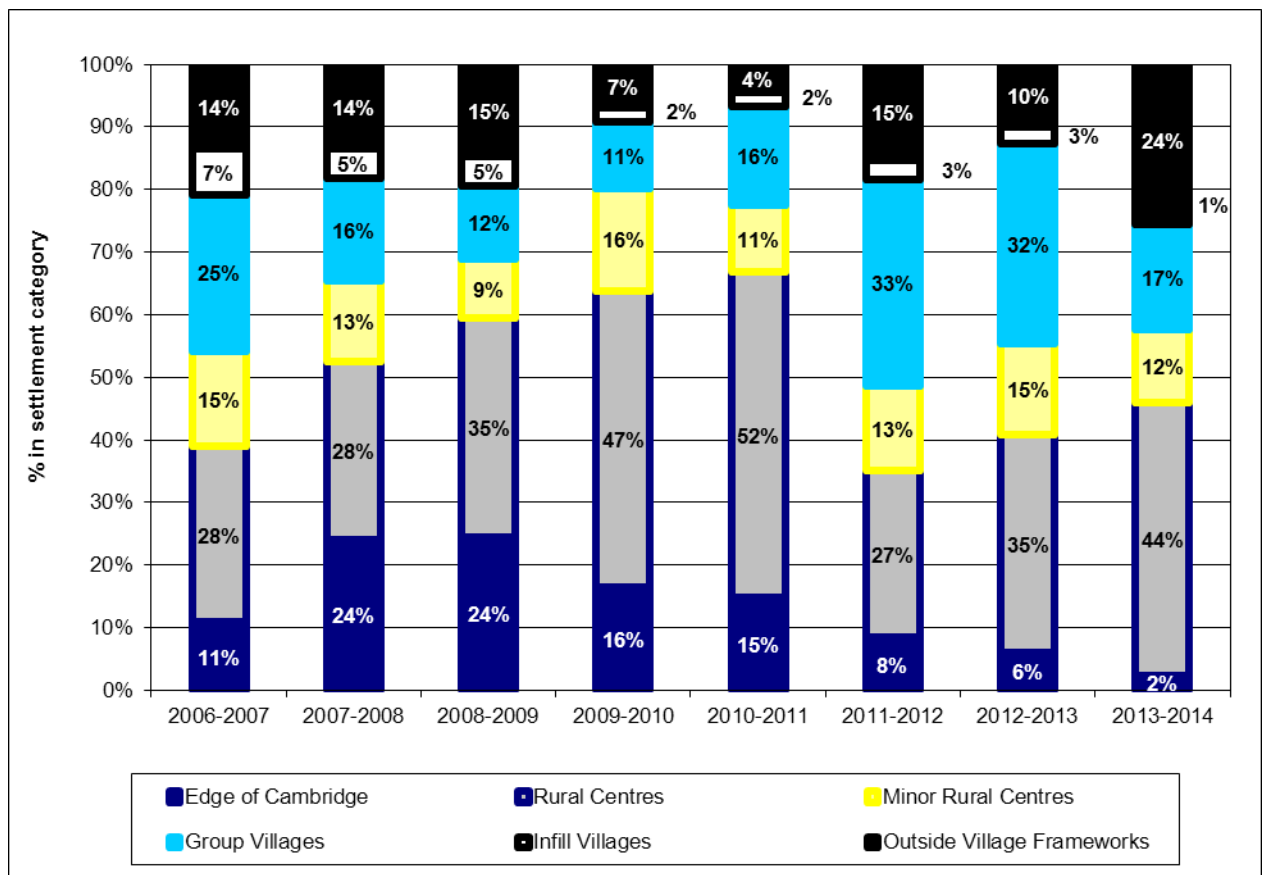
		Edge of Cambridge	Rural Centres	Minor Rural Centres	Group Villages	Infill Villages	Outside Village Frameworks
Built: 2006-2007	A	72	65	78	144	59	n/a
	W	n/a	16	10	10	6	40
Built: 2007-2008	A	88	110	78	144	59	n/a
	W	14	46	54	11	11	40
Built: 2008-2009	A	88	110	100	105	n/a	n/a
	W	1	77	22	14	11	37
Built: 2009-2010	A	98	110	100	n/a	n/a	n/a
	W	0	77	22	17	2	12
Built: 2010-2011	A	98	110	164	14	n/a	n/a
	W	1	77	11	28	3	20
Built: 2011-2012	A	98	110	160	159	n/a	26
	W	1	50	6	14	4	39
Built: 2012-2013	A	34	114	160	159	n/a	26
	W	0	50	9	3	1	11
Built: 2013-2014	A	16	114	160	159	n/a	n/a
	W	-1	72	85	13	1	89
Under construction: at 31 March 2014	A	79	114	108	n/a	n/a	n/a
	W	n/a	72	85	10	2	89

A = dwellings on allocated land; W = windfalls (dwellings on land not allocated)

Settlement category as in the adopted Local Development Framework, see Core Strategy Policies ST/4, ST/5, ST/6 and ST/7.

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.26: Total dwellings built by settlement category (Indicator LOE1iii)



[For data, see figure A.8, Appendix 2]

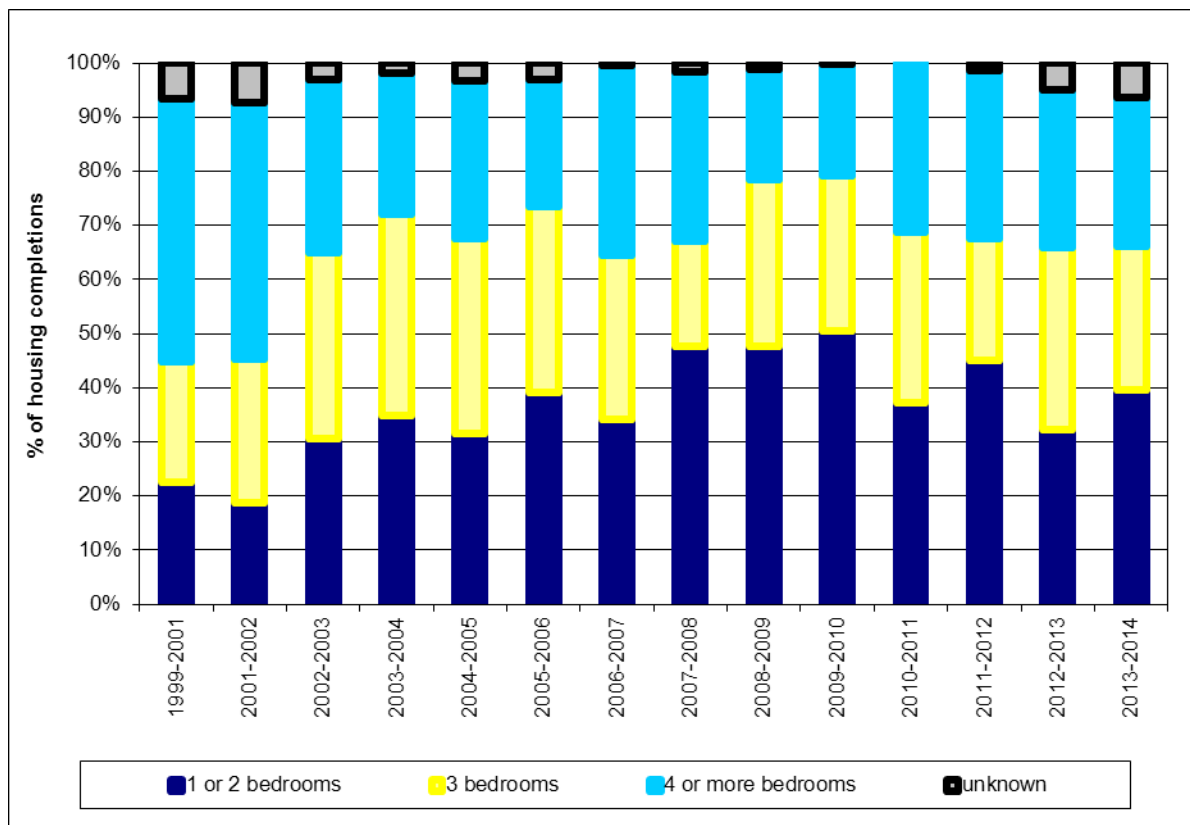
Settlement category as in the adopted Local Development Framework, see Core Strategy Policies ST/4, ST/5, ST/6 and ST/7.

Source: Research & Monitoring – Cambridgeshire County Council

Housing Mix

- 4.41 A key element in ensuring that new homes meet local needs is providing homes of the appropriate type, size and affordability. The South Cambridgeshire Housing Needs Survey 2002 identified a need for 89% of new market housing to be 1 or 2 bedroom properties, to compensate for the high proportion of 4 or more bedroom properties built between 1991 and 2001. **Development Control Policy HG/2** goes some way to achieving this aim by requiring that in developments of up to 10 dwellings, market properties should provide: at least 40% of homes with 1 or 2 bedrooms; approximately 25% of homes with 3 bedrooms; and approximately 25% of homes with 4 or more bedrooms. The supporting text to this policy advises that the same targets be the starting point for negotiations on larger sites.
- 4.42 **Policy H/8** of the **Local Plan** (submitted in March 2014) sets out a housing mix for market properties within developments of 10 or more dwellings of: at least 30% of homes with 1 or 2 bedrooms; at least 30% of homes with 3 bedrooms; and at least 30% of homes with 4 or more bedrooms. The remaining 10% is a flexibility allowance that can be added to any size taking account of local circumstances. The size of developments that the housing mix policy applies to has been changed as there is more opportunity for larger sites to deliver a mix of different sized properties.
- 4.43 To help ensure that our housing stock will better meet the needs of all our residents, the Local Plan introduces in **Policy H/8** a requirement for all affordable homes and 1 in 20 market homes in a development to be built to meet the Lifetime Homes Standard. The Lifetime Homes Standard is a national standard for ensuring that spaces and features in homes can readily meet, or be simply adapted to meet, the needs of most people, including those with reduced mobility.
- 4.44 For a limited number of new dwellings, data on the number of bedrooms is not known, although this is generally only for non-permanent dwellings such mobile homes or static caravans.

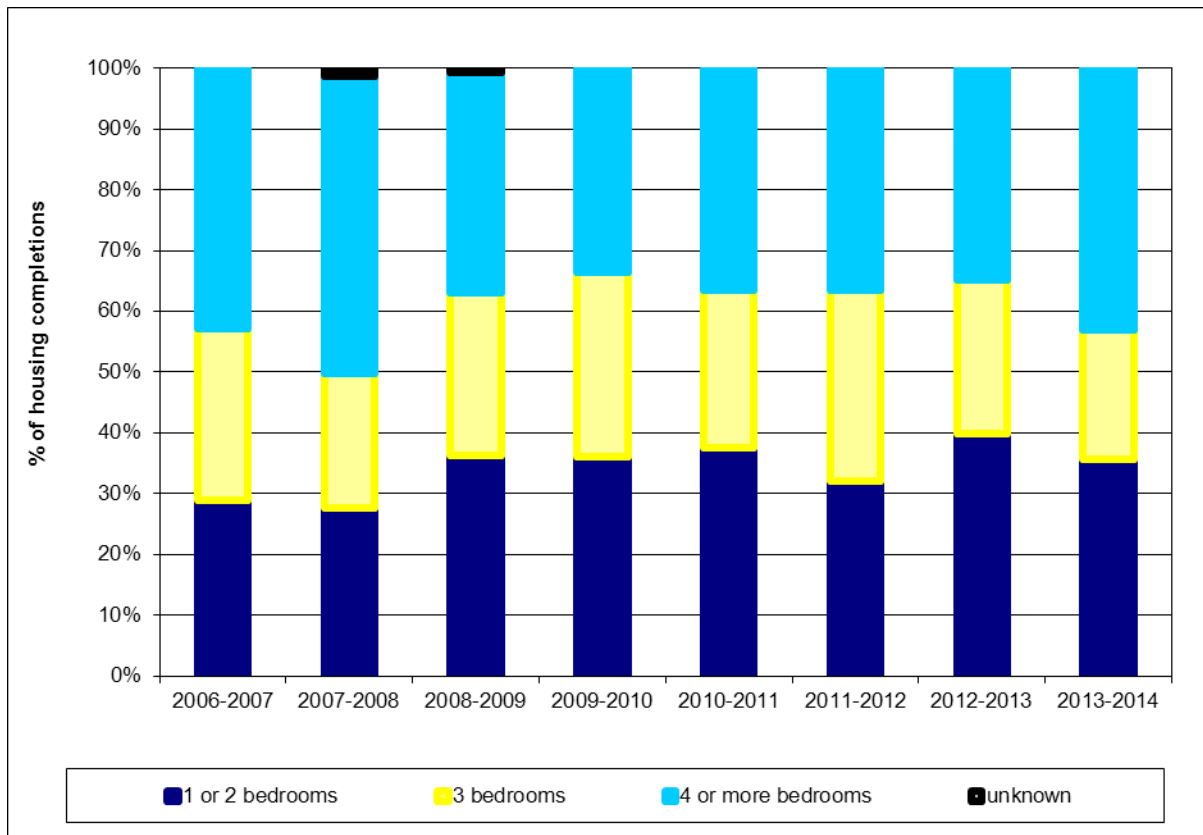
Figure 4.27: Housing completions by number of bedrooms (Indicator LOA1)



[For data, see figure A.9, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

Figure 4.28: Market housing completions on developments of up to 10 dwellings by number of bedrooms (Indicator LOA5)



[For data, see figure A.10, Appendix 2]

Source: Research & Monitoring – Cambridgeshire County Council

5. Significant Effects Indicators

(Note: to follow in Part 2)

Appendix 1: Assessment of Housing Land Supply Sites

a. Allocations without Planning Permission

Cambridge East

- A.1. Cambridge East is allocated for a major mixed-use development on the edge of Cambridge including land within South Cambridgeshire and Cambridge City. The two Councils jointly adopted the **Cambridge East Area Action Plan** in February 2008 which planned for a new urban quarter to Cambridge and provided for an early phase of development North of Newmarket Road. The whole site has a capacity of 10,000 to 12,000 dwellings.
- A.2. The main landowner, Marshall of Cambridge, announced in April 2010 that the relocation of Cambridge Airport will not happen before 2031 at least, as there are currently no suitable relocation options. The **Local Plan** (submitted in March 2014) proposes that land at Cambridge Airport is safeguarded as a strategic reserve of land to be developed at a later date. As no housing is expected to be delivered on the Airport site before 2031, no allowance is made for housing in the housing trajectory.
- A.3. In December 2013, Marshall submitted an outline planning permission for their wing development (land north of Newmarket Road, S/2682/13), which consists of up to 1,300 homes, a primary school, a food store, community facilities, open spaces, landscaping and associated infrastructure. The landowner has indicated that, subject to securing outline planning permission in early 2015, construction is anticipated to start on site in 2017, with the first 85 homes completed in 2018-2019. It is anticipated that the development would be completed in 2027-2028.
- A.4. While the airport remains on site, there is also potential for residential development North of Cherry Hinton on land within both Cambridge City and South Cambridgeshire, as provided for in the Area Action Plan. This site is allocated in both Councils **Local Plans** (submitted in March 2014) and is expected to deliver a total of approximately 460 dwellings of which approximately 110 homes would be delivered in South Cambridgeshire. The dwelling totals and associated housing densities in the Local Plans are preferred to those proposed in the recent housing trajectory questionnaire returns for this site, which are considered to be too high for the northern part of the site and too low for the southern part of the site. Pre-application discussions are in progress with both landowners. The two landowners have indicated that development could start on site in 2017 and be completed in 2021. Marshall anticipates that an outline planning application for land in their ownership will be submitted in early 2015.

Land between Huntingdon Road, Histon Road & the A14 (Darwin Green 2 or NIAB 2)

- A.5. The site was allocated as a sustainable housing-led urban extension to Cambridge in the **Site Specific Policies DPD**, adopted in January 2010. The site is adjacent to the Cambridge City Council NIAB allocation (NIAB 1) and will provide a secondary

school to serve development in the whole of the north-west part of Cambridge. The notional capacity of the site has been reduced from approximately 1,100 dwellings to 900 dwellings in the **Local Plan** (submitted in March 2014). A small extension (approximately 100 dwellings, known as NIAB 3 or Darwin Green 3) is being proposed for allocation through the Local Plan, making the total for the whole site 1,000 dwellings. This change takes account of concerns that the higher figure could result in densities that are too high and not compatible with achieving a high quality development on this edge of Cambridge.

- A.6. Pre-application discussions are in progress and it is anticipated that construction will start in 2018. The agent anticipates that the site (with the proposed small extension included in the Local Plan) will deliver 1,200 dwellings. The Council has taken a more cautious approach in the housing trajectory to reflect its concerns regarding the density and quality of development. The predicted annual housing completions for both NIAB 2 (Darwin Green 2) and NIAB 3 (Darwin Green 3) have been combined in the housing trajectory and are shown in the 'adopted allocations without planning permission' section.

Orchard Park – Parcel K1

- A.7. Orchard Park is a mixed-use development on the northern edge of Cambridge between Kings Hedges Road, Histon Road and the A14. The site was originally allocated in the **Local Plan 2004**, and received outline planning permission in June 2005. The **Site Specific Policies DPD** (adopted in January 2010) carries forward the allocation.
- A.8. The outline planning permission for the site has now lapsed and Parcel K1 is the only remaining parcel without detailed planning permission. Discussions are on-going to bring forward this site for self-build through the Cambridge Co-Housing Project. It is anticipated that a planning application will be submitted in Autumn 2014. Subject to planning permission, the agent anticipates that construction will start in early 2015 and that the development will be completed in March 2016.

Orchard Park – additional land parcels (L2 & Com4)

- A.9. The **Site Specific Policies DPD** (adopted in January 2010) allows the potential for additional housing development at Orchard Park in place of other uses, and identified three known additional land parcels for housing. The **Site Specific Policies DPD** (January 2010) anticipated that these two sites could provide 80 dwellings and design criteria for these two sites are included in the **Orchard Park Design Guidance SPD** (March 2011). The proximity of these two sites to the A14 means that noise and air quality constraints will influence the design and layout of the sites, and mitigation measures will need to be agreed through the planning application process.
- A.10. The landowner has submitted outline planning applications for 15 townhouses on parcel L2 (S/1760/14) and 132 apartments on parcel Com4 (S/2248/14). Together the landowner's proposals for these two parcels would provide 67 additional dwellings compared to the number anticipated in the Site Specific Policies DPD,

however until planning permission is granted, the Council is only relying on these two sites providing 80 dwellings. The landowner anticipates that development could start on site in 2016-2017.

Northstowe – Phase 2 and later phases

- A.11. Northstowe is a planned new settlement of up to 10,000 dwellings to the north west of Cambridge, adjacent to the villages of Longstanton and Oakington. The **Northstowe Area Action Plan** was adopted in July 2007. Development of the whole of the new town is dependent on upgrades to the A14 to increase capacity.
- A.12. In July 2012, the Northstowe Joint Development Control Committee endorsed (with some revisions) the site wide masterplan as a material consideration for all subsequent planning applications. An outline planning application (S/2011/14) for phase 2 (up to 3,500 dwellings, a secondary school, two primary schools, a town centre and sports hub) was submitted in August 2014.
- A.13. The landowner anticipates that the enabling works for the construction of phase 2 and the later phases (which will provide approximately 8,500 dwellings) will start in early 2016, with the first 50 dwellings completed in 2018-2019. The landowner has indicated that the majority of phase 2 will be constrained until improvements have been made to the A14. It is anticipated that the Highways Agency will submit the Development Consent Order for the A14 improvements to the Planning Inspectorate in Autumn 2014¹⁶.

Fulbourn & Ida Darwin Hospitals

- A.14. Within the Fulbourn and Ida Darwin Hospitals Major Developed Site in the Green Belt, the Ida Darwin Hospital part of the site was allocated in the **Site Specific Policies DPD** (adopted in January 2010) for redevelopment for housing with the relocation of the medical and related uses to the Fulbourn Hospital part of the site. The site could provide up to 275 dwellings. The site will be developed in phases, starting with the relocation of the medical uses to the Fulbourn Hospital site.
- A.15. An outline planning application for up to 180 dwellings, a 70 unit extra care facility and open space was submitted to the Council in May 2013 along with a development brief for the site. The Council's planning committee in June 2014 endorsed the development brief as a material consideration for all subsequent planning applications, but refused the outline planning application due to the absence of any appropriate community facilities.
- A.16. The agent advises that following the refusal of planning permission the landowner is reviewing the way forward, however due to the discussions undertaken during the consideration of the planning application it is unlikely that the site will be able to accommodate any more than 230 dwellings. The agent also advises that subject to securing planning permission, the earliest development could start on site is 2016.

¹⁶ <http://www.highways.gov.uk/roads/road-projects/a14-cambridge-to-huntingdon-improvement-scheme/>

Papworth Everard West Central

- A.17. The **Site Specific Policies DPD** (adopted in January 2010) identifies an area in the centre of Papworth Everard for mixed-use redevelopment to enhance the village centre. This is anticipated to take the form of a number of separate developments of individual land parcels within the policy area. Discussions have taken place with landowners and stakeholders regarding the implementation of the policy.
- A.18. **Land south of Church Lane (S/0623/13 & S/0624/13)**: the Council's planning committee in November 2013 gave officers delegated powers to approve a hybrid planning application for the erection of up to 58 dwellings, 8 units for either housing or business use, a brewhouse, a bakery, community rooms, car parking, open space and landscaping, subject to the prior completion of a s106 agreement. The s106 agreement is being progressed and the agent anticipates that construction could start in 2015 and be completed by 2018.
- A.19. **Catholic Church site**: this site could provide 2 dwellings. A planning application (S/2196/13) for the erection of a dwelling and the renovation of the church building was submitted refused in August 2014 as the applicant has failed to provide contributions towards community facilities and public open space necessary to make the development acceptable in planning terms. The agent anticipates that a new planning application for a dwelling will be submitted in Spring 2015. It is unclear exactly when construction will start, however it is reasonable to assume the site will be completed within five years.

b. Existing Planning Permissions

Trumpington Meadows (Cambridge Southern Fringe, S/0054/08 & S/0160/11)

- A.20. Trumpington Meadows is a housing-led mixed-use development on the southern edge of Cambridge including land in both South Cambridgeshire and Cambridge City. The **Cambridge Southern Fringe Area Action Plan** covers the part of the site within South Cambridgeshire and was adopted in February 2008. The s106 agreement was signed and outline planning permission was granted on 9 October 2009. The site is expected to deliver 1,200 dwellings on land straddling the Cambridge City – South Cambridgeshire boundary, with approximately half in South Cambridgeshire.
- A.21. In Summer 2011, the two Councils granted detailed planning permissions for phase 1, which includes 29 dwellings in South Cambridgeshire. Construction of phase 1 is underway. Pre-application discussions are underway for the next phases of the development. The developer anticipates that the phases in South Cambridgeshire will be completed in 2020.

North West Cambridge – University Site (S/1886/11 and related Reserved Matters permissions)

- A.22. South Cambridgeshire District Council and Cambridge City Council jointly adopted the **North West Cambridge Area Action Plan** in October 2009. The development, between Madingley Road and Huntingdon Road, will be predominantly for the long-term needs of Cambridge University. This will include 50% key worker housing for University staff, student housing, new faculty buildings and research facilities, a local centre and market housing. The site as a whole is expected to deliver 3,000 dwellings plus 2,000 student units, and the Area Action Plan anticipated that 1,450 dwellings would be provided in South Cambridgeshire.
- A.23. Outline planning permission for the site was granted in February 2013 and the first detailed planning applications have been approved. Earthworks commenced in 2013 and construction of the access to the site is underway. The landowner anticipates that 1,155 dwellings will be provided in South Cambridgeshire and the first dwellings in our district will be completed in 2015-2016.

Orchard Park – additional land parcels (Q, former HRCC site & Com2) including local centre (S/2559/11, S/1179/13, S/2064/13 & S/0573/14)

- A.24. The **Site Specific Policies DPD** (adopted in January 2010) allows the potential for additional housing development at Orchard Park in place of other uses, and identified three known additional land parcels for housing. A hybrid planning application incorporating an outline planning application for 112 dwellings and a full planning application for a local centre and 28 flats was granted in February 2013, and three detailed planning permissions for 112 dwellings have since been granted. Multiple developers are working on site, and the agents anticipate that these schemes will be completed in 2017.

Northstowe – Phase 1 (S/0388/12 & S/0390/12)

- A.25. Northstowe is a planned new settlement of up to 10,000 dwellings to the north west of Cambridge, adjacent to the villages of Longstanton and Oakington. The **Northstowe Area Action Plan** was adopted in July 2007. Development of the whole of the new town is dependent on upgrades to the A14 to increase capacity.
- A.26. A site wide masterplan and an outline application for phase 1 were submitted in February 2012. In July 2012, the Northstowe Joint Development Control Committee endorsed (with some revisions) the site wide masterplan as a material consideration for all subsequent planning applications.
- A.27. Outline planning permission for phase 1 (up to 1,500 dwellings, a primary school, a mixed-use local centre, leisure, community, health and employment uses, a household recycling centre, recreational space, infrastructure works and the demolition of existing buildings and structures) was granted in April 2014. Planning applications to discharge conditions and for reserved matters have been submitted. Work has commenced on archaeological investigations and work is expected to start

on the infrastructure and earthworks in Autumn 2014. The landowner anticipates that the construction of phase 1 will be completed in 2022-2023.

Cambourne – additional 950 dwellings (S/6438/07, S/1504/11, S/2111/11, S/2398/11, S/0350/12, S/1610/12, S/2596/11, S/0396/13, S/0496/14 & S/0806/13)

- A.28. Cambourne is a new settlement to the west of Cambridge and was originally anticipated to provide approximately 3,000 dwellings with a 10% reserve. Changes to government policy required higher minimum densities from new development to make more efficient use of land, and therefore the **Site Specific Policies DPD** states that it is appropriate that the remaining areas at Cambourne should be developed at higher densities so that the average net density of the settlement as a whole is raised to 30 dwellings per hectare. Outline planning permission to increase the capacity by 950 dwellings was granted in October 2011. Detailed planning permissions for 627 dwellings have been granted and construction has started. It is anticipated that the development will be completed in 2019.

Former Bayer CropScience Site (S/2308/06 & S/1152/12)

- A.29. The former Bayer CropScience site is a brownfield redevelopment site located on the A10 near Hauxton. The site is allocated for a sustainable mixed-use development in the **Site Specific Policies DPD** (adopted in January 2010). Outline planning permission was granted for a scheme including up to 380 dwellings in February 2010. The site was contaminated and remediation works have been undertaken and signed off. Detailed planning permission for phase 1 (201 dwellings) was granted in December 2012. Detailed masterplanning of the site has resulted in the site being anticipated to provide only 285 dwellings, rather than 380 dwellings as anticipated in the outline planning permission. The agent anticipates that construction will start in Autumn 2014 and that the development will be completed in mid 2020.

Historic Rural Allocations with planning permission

- A.30. **West of Ermine Street South, Papworth Everard (S/1101/10, S/0507/12, S/1509/12, S/1424/08, S/1624/08, S/1688/08 & S/1523/13)**: this is a village extension originally allocated in the Local Plan 1993. The site has detailed planning permission for 351 dwellings following the demolition of 6 existing dwellings. The six existing dwellings have been demolished and construction of the development is underway. Two housebuilders are working on the site, and it is anticipated that the development will be completed in 2017.

Windfall Sites: 'Estate sized' (9 or more dwellings)

- A.31. **Land at Moores Farm, Fowlmere Road, Foxton (S/1029/10)**: the site has outline planning permission for 14 dwellings, which will lapse in November 2014. A detailed planning application for 15 dwellings was submitted in August 2014. It is unclear exactly when construction will start, and therefore no allowance has been made for housing on this site in the housing trajectory.

- A.32. **Windmill Estate, Fulbourn (S/2013/11)**: this is a redevelopment of a 1960s Council estate as a partnership between South Cambridgeshire District Council and Accent Nene Housing Society for the provision of new homes for rent, shared ownership and outright sale and a new community centre. The final phase (2b, 79 dwellings) is under construction and the developer anticipates that the scheme will be completed in Autumn 2014.
- A.33. **Land to the west of 22a West Road, Gamlingay (S/0261/09 & S/1886/14)**: the site has planning permission for 10 dwellings. The access drive has been constructed and all conditions have been discharged, therefore the planning permission will not lapse. A planning application seeking to revise the appearance, landscaping, layout and scale was granted in September 2014. The agent anticipates that the development will start on site in 2015 and be completed in 2017.
- A.34. **Land at 12 Green Street, Willingham (S/2285/10)**: the site has planning permission for 9 dwellings following the demolition of an existing dwelling. At March 2014, the existing dwelling had been demolished, 7 dwellings had been completed and 2 dwellings were under construction. The development is now complete.
- A.35. **Gretton Court, High Street, Girton (S/1778/10)**: planning permission for 12 extra care apartments lapsed in June 2014 and the landowner has indicated that the proposal has been abandoned. No allowance is therefore made for housing on this site in the housing trajectory.
- A.36. **The Railway Tavern, Station Road, Great Shelford (S/0133/11)**: the site has planning permission for 13 flats following the demolition of the existing public house and flat above. Pre-application discussions have been undertaken for a revised proposal for the erection of 12 dwellings following the demolition of the existing public house and flat above. Subject to planning permission, the agent anticipates that the development will start on site in early 2015 and be completed in late 2015 / early 2016.
- A.37. **Land at junction of Nelson Crescent & High Street, Longstanton (S/1463/10)**: the site has planning permission for the erection of a convenience store and four commercial units with 6 flats above and the erection of 4 new dwellings. Construction started in November 2013 and the agent anticipates that the development will be completed in Autumn 2014.
- A.38. **57 Brickhills, Willingham (S/0733/11)**: the site has planning permission for 19 dwellings. The agent anticipates that construction will start on site in Autumn 2014 and that the development will take 12 months to complete.
- A.39. **Land at Station Road, Gamlingay (S/1771/08 & S/1948/12)**: the site has detailed planning permission for 85 dwellings and outline planning permission for employment and open space uses. The scheme is under construction and the developer anticipates that it will be completed in 2017.
- A.40. **Land at the junction of Long Drove and Beech Road, Cottenham (S/2509/12)**: the site has planning permission for 47 dwellings. The developer anticipates that

construction will start in Summer 2014 and that the scheme will be completed in Summer 2016.

- A.41. **SCA Packaging Ltd, Villa Road, Histon (S/0809/12)**: the site has planning permission for 72 dwellings. At March 2014, 70 dwellings had been completed and 2 dwellings were under construction. The development is now complete.
- A.42. **31 The Moor, Melbourn (S/2609/11, S/1798/10 & S/1422/14)**: the site has planning permission for 11 dwellings following the demolition of the existing dwelling. The Council's planning committee in August 2014 gave officers delegated power to approve the application subject to the prior completion of a s106 agreement. The agent anticipates that construction will start in 2015 and that the scheme will be completed in 2016.
- A.43. **Land at Former EDF Energy Depot & Training Centre, Ely Road, Milton (S/0983/11 & S/1388/12)**: the site has detailed planning permission for 89 dwellings, a sports pavilion and open space, and the restoration the Humphrey Repton landscape, and outline planning permission for the restoration of North Lodge. The scheme is under construction and the developer anticipates that it will be completed by December 2015.
- A.44. **Macfarlane Grieve House, Church Lane, Papworth Everard (S/0820/12, S/0879/14 & S/0047/14)**: the site has planning permission for the refurbishment of the existing buildings to create 24 self-contained flats and the erection of 11 self-contained flats for assisted living. The Council's planning committee in August 2014 approved a planning application for 2 bungalows for assisted living to be provided instead of the 11 new self-contained flats. A revised scheme is also being considered to increase the number of self-contained flats provided in the refurbished buildings from 24 to 28. Construction is already underway and the agent anticipates that the development will be completed in Spring 2015.
- A.45. **Robson Court, Waterbeach (S/2064/12)**: the site has planning permission for the demolition of 35 shared amenity apartments for the homeless and the erection of 30 self-contained apartments for the homeless. The development is under construction and is expected to be completed in early 2015.
- A.46. **Old School Site, Former John Faulkner Infants School, The Baulks, Sawston (S/1783/12 & S/1786/12)**: the site has planning permission for 10 dwellings. Construction has started and the agent anticipates that the development will be completed in Summer 2015.
- A.47. **Land at Church Street, Great Eversden (S/1044/11)**: the site has planning permission for the erection of 10 affordable dwellings. A planning application for a revised scheme was submitted in June 2014 (S/1344/14). It is anticipated that construction will start on site in April 2015.
- A.48. **Land at London Road, Great Shelford and Granta Terrace, Stapleford (S/1725/12, S/1727/12, S/1728/12, S/1023/14 & S/0990/14)**: three sites have outline planning permission for the erection of up to 66 dwellings and open space following the demolition of existing Welch's Group buildings. Two detailed planning

permissions for 18 dwellings have been approved, and a detailed planning application for 44 dwellings has been submitted (S/1800/14). The developer anticipates that construction will start in Autumn 2014 and be completed in Autumn 2016.

- A.49. **9-15 Cambridge Road, Linton (S/2420/12)**: the site has planning permission for the erection of 18 affordable dwellings following the demolition of 4 existing dwellings and the former police station. The existing dwellings and police station have been demolished and construction of the new dwellings has started. It is anticipated that the scheme will be completed in Spring 2015.
- A.50. **93 Cinqes Road, Gamlingay (S/2230/12 & S/2664/13)**: the site has planning permission for 9 dwellings following the demolition of the existing dwelling. The existing dwelling has been demolished and the new dwellings are under construction. The agent anticipates that the development will be completed in early 2015.

Windfall Sites: Small Sites (8 or less dwellings)

- A.51. At 31 March 2014, there were 121 dwellings with planning permission on small sites already under construction. It has not been practical to explore the delivery of each of these sites with the landowner, developer or agent, however as the majority of dwellings are under construction it is considered reasonable to count all of these dwellings. All these dwellings are anticipated to be completed within two years.
- A.52. At 31 March 2014, there were 223 dwellings with planning permission on small sites not under construction. It has not been practical to explore the delivery of each of these sites with the landowner, developer or agent, and as development has yet to start it is considered necessary to make an allowance for a proportion of sites that may not come forward for development. A 10% allowance for non-delivery has been used, which is an approach supported by the Inspectors examining the Council's Local Development Framework documents when assessing housing supply. On this basis, 201 dwellings are anticipated to be completed within five years.

c. Planning Applications for 9 or more Dwellings where Decision to Grant Planning Permission either Awaiting the Signing of a s106 Agreement or Resolution of Outstanding Issues (at 31 March 2014)

- A.53. **Land west of Longstanton (S/1970/07)**: the Council's planning committee has approved an application to increase the site from 510 to 546 dwellings subject to the prior completion of a s106 agreement. This would provide an additional 36 dwellings. There are still issues to be resolved relating to the s106 agreement and therefore no allowance is made for housing on this site in the housing trajectory.
- A.54. **53 Woodside, Longstanton (S/2290/10)**: the Council's planning committee in May 2012 gave officers delegated powers to approve the planning application for the erection of 10 dwellings, subject to receipt of comments from Anglian Water updating

their previous comments and the prior completion of a s106 agreement. The developer anticipates that construction could start on site in Autumn / Winter 2014 and be completed in Autumn / Winter 2015.

d. New Allocations

Strategic Sites

- A.55. **Land between Huntingdon Road, Histon Road & A14 (NIAB 3 or Darwin Green 3):** the site is allocated in the **Local Plan** (submitted in March 2014) as an extension to the NIAB 2 allocation. The site is located on the edge of Cambridge and its allocation will remove a small additional area of land from the Green Belt. This additional land has capacity for approximately 100 dwellings. The predicted annual housing completions for both NIAB 2 (Darwin Green 2) and NIAB 3 (Darwin Green 3) have been combined in the housing trajectory and are shown in the 'adopted allocations without planning permission' section.
- A.56. **Northstowe Reserve:** the new town of Northstowe was originally planned in the **Northstowe Area Action Plan** with an area of reserve land to the west of the town. The reserve land is allocated in the **Local Plan** (submitted in March 2014) to provide flexibility for the phasing and delivery of the new town. The additional land will not increase the total number of new homes delivered by 2031.
- A.57. **Waterbeach New Town:** land north of Waterbeach is allocated in the **Local Plan** (submitted in March 2014) for the creation of a sustainable new town. The new town will provide 8,000 to 9,000 dwellings and employment, retail, sports and leisure, community, and education uses. **Policy SS/5** of the **Local Plan** assumes that no more than 1,400 dwellings will be completed by 2031 and **Policy SS/12** requires the development to be phased so that the first housing completions will be in 2026.
- A.58. The landowners / developers have indicated that development could start on site considerably earlier than anticipated by the Council in the **Local Plan** (submitted in March 2014). This would not be consistent with Policy SS/5 and therefore until the landowner's / developer's proposal has been considered through the examination of the Local Plan, the Council is only relying on this site to provide 1,400 dwellings by 2031 to the timetable published in the **Local Plan** (submitted in March 2014).
- A.59. **Bourn Airfield New Village:** land at Bourn Airfield is allocated in the **Local Plan** (submitted in March 2014) for the development of a new village of approximately 3,500 dwellings. The development will include a new secondary school and at least two primary schools. **Policy SS/6** of the **Local Plan** requires the development to be phased so that the first housing completions will be in 2022 and that no more than 1,700 dwellings will be completed by 2031.
- A.60. The developer has indicated that the site is available immediately and that development could start on site in mid 2019 and be completed in 2031. The developer's timetable for delivery is not consistent with Policy SS/6 and therefore until the developer's proposal has been considered through the examination of the

Local Plan, the Council is only relying on this site to provide 1,700 dwellings by 2031 to the timetable published in the **Local Plan** (submitted in March 2014).

- A.61. **Cambourne West:** land north west of Lower Cambourne, including an area of land within the current Business Park, is allocated in the **Local Plan** (submitted in March 2014) for the development of a sustainable, fourth linked village to Cambourne. The site has capacity for approximately 1,200 dwellings with high levels of green infrastructure.
- A.62. The developer is seeking, through representations submitted on the Proposed Submission Local Plan (July 2013), the allocation of a larger residential development with a capacity of 2,350 dwellings. The developer has indicated that development could start on site for the larger scheme in 2016 and be completed in 2028, assuming an average of 220 dwellings per year. Until the developer's proposal has been considered through the examination of the Local Plan, the Council is only relying on this site to provide 1,200 dwellings to the timetable published in the **Local Plan** (submitted in March 2014).

Village Sites

- A.63. The majority of new housing will be delivered through extensions to Cambridge, the delivery of new settlements, and the expansion of Cambourne. However eight new sites in six of the more sustainable villages have also been allocated in the **Local Plan** (submitted in March 2014).
- A.64. **Dales Manor Business Park, Sawston:** the site is allocated in the **Local Plan** (submitted in March 2014) for 200 dwellings and light industrial and office uses. The site is not available immediately, but part will become available for development in early 2017. The agent anticipates that development will start on site in early 2017 and be completed in Spring 2024. The phasing of delivery takes account of the leaseholds on the site.
- A.65. **Land north of Babraham Road, Sawston:** the site is allocated in the **Local Plan** (submitted in March 2014) for 80 dwellings. The agent anticipates that development will start on site in Summer / Autumn 2016 and be completed in Spring 2019.
- A.66. **Land south of Babraham Road, Sawston:** the site is allocated in the **Local Plan** (submitted in March 2014) for 260 dwellings. The agent responding on behalf of all landowners anticipates that development will start on site in 2017-2018 and be completed in 2023-2024.
- A.67. **Land north of Impington Lane, Impington:** the site is allocated in the **Local Plan** (submitted in March 2014) for 25 dwellings. The landowners are seeking, through representations submitted on the Proposed Submission Local Plan (July 2013), the allocation of a larger residential development with a capacity of approximately 74 dwellings. Until the landowners proposals have been considered through the examination of the Local Plan, the Council is only relying on this site to provide 25 dwellings. The agent anticipates that development will start on site in early 2016 and be completed within two years.

- A.68. **Land west of New Road, Melbourn:** the site is allocated in the **Local Plan** (submitted in March 2014) for 65 dwellings. The site has multiple landowners. A planning application (S/2048/14) for 64 dwellings on land south west of Victoria Way (the larger part of the allocation) was submitted in August 2014. The agent acting on behalf of the landowner of this area has indicated that development will start on site in 2015-2016 and be completed in 2018-2019. The landowner of 36 New Road has indicated that his land could provide 15 dwellings. Together this would provide a higher number of dwellings than included as a notional capacity in the Local Plan. Until the landowners proposals have been considered through the planning application process, the Council is only relying on this site to provide 65 dwellings.
- A.69. **Green End Industrial Estate, Gamlingay:** the site is allocated in the **Local Plan** (submitted in March 2014) for 90 dwellings and light industrial and/or office uses. The agent has indicated that the site could provide 120 dwellings if the employment uses could be relocated to another site within the village. The agent has indicated that development could start on site in 2016 and deliver 30 dwellings per year. Until the landowners proposals have been considered through the planning application process, the Council is only relying on this site to provide 90 dwellings.
- A.70. **Land at Bennell Farm, West Street, Comberton:** the site is allocated in the **Local Plan** (submitted in March 2014) for 90 dwellings, a full size football pitch and changing facilities, and community car parking. The agent has indicated that the landowners are currently progressing technical work to demonstrate that the required drainage and transport infrastructure can be delivered and that a planning application will be submitted in early 2015. The agent anticipates that development will start on site in 2015-2016 and be completed in 2018-2019.
- A.71. **East of Rockmill End, Willingham:** the site is allocated in the **Local Plan** (submitted in March 2014) for 50 dwellings. The agent anticipates that development will start on site in 2016 and be completed in 2018.

Parish Council Proposals

Three Sites in Great and Little Abington

- A.72. The Parish Councils of Great and Little Abington are promoting three small scale housing developments to meet identified local housing needs, primarily for market housing but also including some affordable homes. All of the sites were considered through the **Strategic Housing Land Availability Assessment (SHLAA)** which concluded that they were not potentially capable of providing residential development due to site factors and constraints including landscape heritage and noise impacts.
- A.73. The Parish Council did not concur with the conclusions in the SHLAA and as an alternative to taking forward a Neighbourhood Plan consulted local people about whether the sites should or should not be allocated for housing development. The consultation provided clear evidence of local support and therefore the Council has

proposed a major modification (MM/7/01¹⁷) to the **Local Plan** to allocate these three sites for housing.

- A.74. **Land at Linton Road, Great Abington:** the major modification proposes that the site is allocated for 35 dwellings. The agent anticipates that development will start on site in 2015-2016 and be completed in 2016-2017.
- A.75. **Land at junction of High Street & Pampisford Road, Great Abington:** the major modification proposes that the site is allocated for 12 dwellings. The Committee for Abington Housing and the landowner anticipate that development will start on site in early 2016 and be completed in Spring 2017.
- A.76. **Land at Bancroft Farm, Little Abington:** the major modification proposes that the site is allocated for 6 dwellings. The agent anticipates that development will start and be completed in 2015-2016. The site is a former farmyard and therefore investigations will need to be undertaken to determine if decontamination is required.

Land at Toseland Road, Graveley

- A.77. Graveley Parish Council is promoting a small scale housing development at Toseland Road to meet identified local housing needs, primarily for market housing but also including some affordable homes. As an alternative to taking forward a Neighbourhood Plan the Parish Council consulted local people about whether the site should or should not be allocated for housing development. The consultation provided clear evidence of local support and therefore the Council has proposed a major modification (MM/7/02¹⁸) to the **Local Plan** to allocate this site for 6 dwellings. The landowner anticipates that the development will start and be completed in 2016.

e. Windfall Sites

- A.78. The **National Planning Policy Framework (NPPF)** says that an allowance may be made for windfall sites if local planning authorities have compelling evidence that such sites have consistently become available in the local area and will continue to provide a reliable source of supply.
- A.79. In South Cambridgeshire, analysis of housing completions between 2006 and 2012, shows that an average of 208 dwellings per year have been completed on windfall sites. This excludes any dwellings completed on garden land as required by the **NPPF**, and dwellings completed on allocated land as these are not windfall sites.
- A.80. The housing trajectory includes two types of windfall sites: (i) identified; and (ii) unidentified. Identified windfall sites are developments with planning permission that are on land not land allocated in the Local Plan or Local Development Framework. Unidentified windfalls are developments that are not yet known about that will come

¹⁷ Schedule of Proposed Major Modifications to the Proposed Submission Local Plan: <https://www.scambs.gov.uk/major-modifications-and-minor-changes>

¹⁸ Schedule of Proposed Major Modifications to the Proposed Submission Local Plan: <https://www.scambs.gov.uk/major-modifications-and-minor-changes>

forward in future on land not allocated. The housing trajectory includes an allowance for unidentified windfall sites.

- A.81. Identified windfall sites are predicted to deliver over 200 dwellings a year in the first two years of the housing trajectory (2014-2016) and just under 200 dwellings in 2016-2017 and therefore no allowance for unidentified windfall sites is included in the housing trajectory. For the remaining years an annual windfall allowance (rounded to the nearest 50 dwellings) is included that together with the predicted completions on identified windfall sites does not exceed 200 dwellings a year. It is anticipated that unidentified windfall sites will deliver 2,600 dwellings by 2031.

f. Planning Permissions Granted between 1 April and 31 August 2014

Windfall Sites: 'Estate sized' (9 or more dwellings)

- A.82. **West of Cody Road, Waterbeach (S/0645/13)**: planning permission for the erection of 60 dwellings, car parking, open space and a children's play area was allowed on appeal in June 2014. The agent anticipates that development will start on site in 2015 and be completed in 2017.
- A.83. **North of Bannold Road, Waterbeach (S/1359/13)**: outline planning permission for residential development of up to 90 homes was allowed on appeal in June 2014. The developer anticipates that the development will start on site in Spring 2015 and be completed in Spring 2017.
- A.84. **Showmans Site, Kneesworth Road, Meldreth (S/2607/12)**: planning permission for the variation of the original planning permission (S/0177/03) to allow an additional 10 plots was granted in May 2014. This planning permission regularises 6 plots and permits 4 new plots. The 4 new plots cannot be occupied until conditions relating to the provision and implementation of surface water drainage, the provision and maintenance of the area of public open space, and the provision of a footpath along the north west side of Kneesworth Road have been discharged. It is unclear exactly when the 4 new plots will be provided and therefore no allowance has been made for these 4 plots in the housing trajectory.
- A.85. **Land adjacent to 13 Hurdleditch Road, Orwell (S/2379/13)**: planning permission for 15 affordable dwellings was granted in April 2014. Construction started on site in June 2014 and it is anticipated that the scheme will be completed in January 2015.
- A.86. **Granta Processors, Mill Lane, Whittlesford (S/0641/13)**: outline planning permission for 16 dwellings following the demolition of existing buildings was granted in May 2014. The site is not available immediately as the existing active employment use on the site needs to be relocated. The agent anticipates that construction could start on site in Spring 2016 and be completed in late 2017.

Windfall Sites: Small Sites (8 or less dwellings)

A.87. Between 1 April and 31 August 2014, 66 dwellings were granted planning permission on small sites that did not already have planning permission at 31 March 2013. It has not been practical to explore the delivery of each of these sites with the landowner, developer or agent, and as development has yet to start it is considered necessary to make an allowance for a proportion of sites that may not come forward for development. A 10% allowance for non-delivery has been used, which is an approach supported by the Inspectors examining the Council's Local Development Framework documents when assessing housing supply. On this basis, 59 dwellings are anticipated to be completed during the plan period.

g. Planning Applications for 9 or more Dwellings where Decision to Grant Planning Permission either Awaiting the Signing of a s106 Agreement or Resolution of Outstanding Issues (since 1 April 2014)

A.88. ***North of Fen Drayton, Swavesey (S/2312/13)***: the Council's planning committee in April 2014 gave officers delegated powers to approve the erection of 20 affordable dwellings, subject to the completion of a s106 agreement. It is anticipated that construction will start on site in Autumn 2014 and that the development will be completed in Summer / Autumn 2015.

A.89. ***Rear of Cygnus Business Park, Swavesey (S/1329/13)***: the Council's planning committee in July 2014 gave officers delegated powers to approve the application for 12 dwellings subject to the consideration of any comments received in respect of the revised scheme, confirmation that the viability of the scheme precludes a different market housing mix, and the prior completion of a s106 agreement. The agent anticipates that development will start on site in early 2015 and be completed in Summer 2016.

A.90. ***Rear of 131 The Causeway, Bassingbourn-cum-Kneesworth (S/1199/13)***: the Council's planning committee in August 2014 gave officers delegated powers to approve the erection of 20 dwellings, subject to an independent assessment being undertaken to determine the viability of providing additional affordable housing within the scheme and the prior completion of a s106 agreement. The agent anticipates that development will start on site in 2015 and be completed in 2016.

Appendix 2: Data for Indicators

(Note: partial set of data, remaining data to follow in Part 2)

a. Core and Local Output Indicators

Figure A.1: Cumulative percentage of dwellings completed on PDL (**Indicator LOA6**)

1999-2001	1999-2002	1999-2003	1999-2004	1999-2005	1999-2006	1999-2007	1999-2008	1999-2009	1999-2010	1999-2011	1999-2012	1999-2013	1999-2014
26%	25%	25%	26%	27%	27%	27%	29%	29%	30%	31%	31%	31%	32%

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.2: Percentage of dwellings completed on Previously Developed Land (**Indicator CO-H3**)

1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
26%	22%	28%	26%	33%	29%	24%	40%	28%	51%	44%	31%	22%	46%

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.3: Net density of completed new housing developments on sites of 9 or more dwellings (**Indicator LOB2**)

	Less than 30 dph	Between 30 dph and 50 dph	More than 50 dph
1999-2001	75%	19%	6%
2001-2002	48%	52%	0%
2002-2003	76%	17%	6%
2003-2004	42%	34%	24%
2004-2005	51%	47%	2%
2005-2006	44%	34%	23%
2006-2007	29%	61%	10%
2007-2008	35%	45%	20%
2008-2009	7%	64%	30%
2009-2010	22%	32%	46%
2010-2011	34%	42%	25%
2011-2012	46%	22%	32%
2012-2013	74%	16%	10%
2013-2014	20%	73%	7%

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.4: Average net density of completed new housing developments on sites of 9 or more dwellings (in dwellings per hectare, dph) (**Indicator LOB3**)

1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
26.4	27.0	24.6	34.1	28.4	33.2	32.4	30.6	40.0	38.7	35.8	32.9	25.9	29.0

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.5: Affordable housing completions (**Indicator CO-H5**)

	1999-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
Gross	142	38	127	271	115	285	238	463	275	281	205	192	105	207
	9%	7%	19%	26%	18%	30%	23%	35%	39%	41%	29%	25%	16%	28%
Net	142	38	127	259	95	283	169	459	223	245	202	153	69	150
	9%	7%	19%	26%	17%	32%	18%	36%	37%	40%	31%	23%	12%	24%
Acquisitions	u/k	u/k	u/k	u/k	u/k	u/k	u/k	u/k	19	17	1	10	0	11

Source: Research & Monitoring – Cambridgeshire County Council; Affordable Homes – South Cambridgeshire District Council

Figure A.6: Affordable housing completions by tenure (**Indicator LOA2**)

	Social rented	Intermediate housing	Intermediate housing
2004-2005	81%	19%	0%
2005-2006	52%	48%	0%
2006-2007	51%	49%	0%
2007-2008	65%	35%	0%
2008-2009	67%	33%	0%
2009-2010	64%	36%	0%
2010-2011	70%	30%	0%
2011-2012	52%	33%	15%
2012-2013	30%	50%	19%
2013-2014	20%	30%	50%

Source: Research & Monitoring – Cambridgeshire County Council; Affordable Homes – South Cambridgeshire District Council

Figure A.7: Gypsy & Traveller pitches and Travelling Showpeople plots completed (Indicators CO-H4 and LOA14)

	Permanent Gypsy & Traveller Pitches		Gypsy & Traveller Pitches for Emergency Stopping		Permanent Travelling Showpeople Plots	
	Private	Public	Private	Public	Private	Public
1999-2001	18	0	0	0	0	0
2001-2002	19	0	0	0	0	0
2002-2003	17	0	0	0	0	0
2003-2004	7	0	0	0	10	0
2004-2005	8	0	0	0	11	0
2005-2006	3	0	0	0	0	0
2006-2007	1	0	0	0	0	0
2007-2008	4	0	0	1	0	0
2008-2009	8	0	0	0	0	0
2009-2010	1	0	0	0	0	0
2010-2011	0	0	0	0	0	0
2011-2012	10	1	0	0	0	0
2012-2013	32	0	0	0	0	0
2013-2014	59	0	0	0	0	0

At 31 March 2014, a further 2 Gypsy & Traveller pitches had temporary planning permission (time limited).

Source: Planning & New Communities – South Cambridgeshire District Council; Research & Monitoring – Cambridgeshire County Council

Figure A.8: Total dwellings built by settlement category (Indicator LOE1iii)

	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
Edge of Cambridge	100	307	149	100	97	57	34	15
Rural Centres	260	362	214	290	341	181	194	277
Minor Rural Centres	141	164	57	100	70	91	82	74
Group Villages	231	209	72	65	104	224	178	107
Infill Villages	67	60	28	13	15	21	15	8
Outside Village Frameworks	125	172	90	43	29	104	56	155

Settlement category as in the adopted Local Development Framework, see Core Strategy Policies ST/4, ST/5, ST/6 and ST/7.

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.9: Percentage of housing completions by number of bedrooms (**Indicator LOA1**)

	1 or 2 bedrooms	3 bedrooms	4 or more bedrooms	unknown
1999-2001	23%	22%	48%	7%
2001-2002	19%	27%	47%	7%
2002-2003	31%	34%	32%	3%
2003-2004	35%	37%	26%	2%
2004-2005	32%	36%	29%	3%
2005-2006	39%	34%	23%	3%
2006-2007	34%	30%	35%	0%
2007-2008	48%	19%	31%	2%
2008-2009	48%	31%	20%	1%
2009-2010	51%	29%	21%	0%
2010-2011	37%	32%	31%	0%
2011-2012	45%	23%	31%	1%
2012-2013	32%	34%	29%	5%
2013-2014	39%	27%	27%	6%

Source: Research & Monitoring – Cambridgeshire County Council

Figure A.10: Market housing completions on developments of up to 10 dwellings by number of bedrooms (**Indicator LOA5**)

	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014
1 or 2 bedrooms	29%	28%	36%	36%	38%	32%	40%	36%
3 bedrooms	28%	22%	27%	30%	26%	31%	25%	21%
4 or more bedrooms	43%	49%	36%	34%	37%	37%	35%	43%
unknown	0%	1%	1%	0%	0%	0%	0%	0%

Source: Research & Monitoring – Cambridgeshire County Council

b. Significant Effects Indicators

(Note: to follow in Part 2)