

Report of:	Meeting	Date	Item No.
Cllr Peter Murphy, Planning and Economic Development Portfolio Holder and Garry Payne, Chief Executive	Cabinet	30 November 2016	7

Authorities Monitoring Report 2015-2016
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1. Purpose of report

1.1 The purpose of the report is to consider and recommend the content of the Authorities Monitoring Report 2015-2016.

2. Outcomes

2.1 The publication of the Authorities Monitoring Report for 2015-2016 for Wyre, which monitors the effectiveness of the borough's planning policies.

3. Recommendation/s

3.1 That subject to the inclusion of any minor editorial alterations, the Authorities Monitoring Report 2015-2016 as set out in Appendix 1 be approved by Cabinet and made available for public inspection.

4. Background

4.1 The preparation of Annual Monitoring Reports ceased on 15 January 2012 when the Localism Act section 113 came into force. This removed the requirement for Annual Monitoring Reports to be made to the Secretary of State. However, councils are still required to prepare reports, now known as 'Authorities' Monitoring Reports' (AMR). The Localism Act requires councils to publish this information direct to the public at least annually in the interests of transparency.

4.2 The AMR is the main mechanism for assessing the performance and effects of Wyre's Development Plan and the timescales for preparing planning documents. Thus it acts to feed into plan preparation, and as such forms critical evidence for the new Local Plan for Wyre Council.

4.3 This is the 12th AMR for Wyre Council and the purpose is therefore as follows:

- To monitor the key characteristics of Wyre as a wider contextual setting for Local Plan monitoring.
- To assess the current saved planning policies of the adopted Wyre Borough Local Plan and the policies contained within the adopted Fleetwood-Thornton Area Action Plan (AAP), including their effectiveness, and the impacts they have on the borough.
- To review the progress in terms of preparation of the emerging Local Plan against the Local Development Scheme (LDS).

5. Key Issues and Proposals

5.1 The demographic structure of Wyre poses issues for the future. In particular, the ageing population, inward migration and projected population growth have implications for housing and the provision of services.

5.2 The Regional Spatial Strategy (RSS) has been revoked (20 May 2013) and now Government policy, set out in the National Planning Policy Framework (NPPF) requires the Council to determine its own objectively assessed housing need (OAN). An OAN figure of 479 dwellings per annum was accepted at Full Council meeting on 14 April 2016. The OAN figure is based on the latest full assessment of housing needs as set out in the Fylde Coast Strategic Housing Market Assessment (SHMA) and accompanying addendums.

5.3 Since 2011, there has been an additional 1,191 dwellings built which equates to approximately 238 dwellings per annum. In the year 2015 – 2016, a total of 320 dwellings were completed. This current rate is somewhat below the OAN range set out in the SHMA.

5.4 The percentage of dwellings (74%) built on Previously Developed Land (PDL) was again above the council's target (60%) for the seventh year in succession.

5.5 Out of the 320 dwellings completed, 37 were affordable. This was below the council's target of 70 additional affordable dwellings. However, there are currently 666 unimplemented affordable housing permissions in Wyre.

5.6 There was an additional 6,274 square metres of additional employment (Use Class B) floorspace developed. Of this, 100% was on PDL.

5.7 No planning applications were granted contrary to Environment Agency advice.

5.8 There was a total of 238 Feed in Tariff installations in Wyre generating approximately 1,219 megawatts of renewable energy.

5.9 Since adoption of The Fleetwood-Thornton AAP there has been a total of 470 dwellings built within the AAP area up to 31 March 2016 and 98 of these are affordable homes. A further 342 dwellings are either under construction or have planning permission.

5.10 To inform the development of the new Wyre Local Plan (2011-2031) the Council produced for public consultation an Issues and Options document. The consultation was carried out from 17 June to 7 August 2015. The responses are currently being considered and will feed into producing the publication draft of the Local Plan. Further consultation on the new Local Plan will be held in 2017, with adoption anticipated during 2018.

Financial and legal implications	
Finance	There are no direct finance implications.
Legal	This document is required to comply with Government guidance and legislation.

Other risks/implications: checklist

If there are significant implications arising from this report on any issues marked with a ✓ below, the report author will have consulted with the appropriate specialist officers on those implications and addressed them in the body of the report. There are no significant implications arising directly from this report, for those issues marked with a x.

implications	✓ / x
community safety	x
equality and diversity	✓
sustainability	✓
health and safety	x

risks/implications	✓ / x
asset management	x
climate change	✓
data protection	x

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List of background papers:		
name of document	date	where available for inspection
Annual Monitoring Report 2014-2015	January 2016	Civic Centre Offices and Wyre Council's website

List of appendices

Appendix 1 – Draft Authorities Monitoring Report 2015-2016

arm/ex/cab/cr/16/3011dp1



Wyre Council
Wyre Local Plan Evidence Base
Authorities Monitoring Report
2015-2016

Alternative Formats

If you would like this information in another language or format please contact *ConnectWyre* on 01253 891000

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1 Introduction

1.1 The Authorities Monitoring Report

1.1.1 The preparation of Annual Monitoring Reports ceased on 15 January 2012 when Localism Act section 113 came into force. This removes the requirement for annual monitoring reports to be made to the Secretary of State. However, councils are still required to prepare similar reports, now known as 'Authorities' Monitoring Reports (AMR). The Act requires councils to publish this information direct to the public at least yearly in the interests of transparency. For this reason the council will continue to publish an AMR but subsequent versions may take on a slightly different form as monitoring indicators change.

1.1.2 As a legislative requirement under Regulation 34 of the Town and Country Planning (Local Development) (England) Regulations 2012, the AMR is the main mechanism for assessing the performance and effects of Wyre's Development Plan and the timescales set out in the Local Development Scheme (LDS). Thus it acts to feed into Local Development Document (LDD) preparation, and as such forms critical evidence for emerging Local Plan for Wyre Council.

1.1.3 In the case of Wyre, it also generates the opportunity to bridge the transitional phase between the Adopted Local Plan and the emerging Wyre Local Plan.

1.1.4 This AMR focuses on monitoring the current saved policies (September 2007) within the Wyre Borough Adopted Local Plan¹. The AMR also monitors the implementation and effectiveness of policies contained within the adopted (17th September 2009) Fleetwood-Thornton Area Action Plan² (AAP).

1.1.5 This is the 12th AMR for Wyre Borough and the purpose is as follows:

- To monitor the key characteristics of Wyre as a wider contextual setting for Local Plan monitoring;
- To assess the current saved planning policies of the Wyre Borough Adopted Local Plan and the policies contained within the adopted Fleetwood-Thornton Area Action Plan (AAP), including their effectiveness, and the impacts they have on the Borough; and
- To review the progress in terms of preparation of the Local Plan against the Local Development Scheme (LDS) and subsequent updates on the council's website.

1.2 Structure

1.2.1 In order to address these purposes, the AMR is structured in the following manner.

1.2.2 Chapter 1 outlines the key messages of this AMR and Wyre's Development Plan.

1.2.3 Chapters 2 – 6 provide monitoring and analysis of the implementation and effectiveness of the current Saved Local Plan policies. In doing so, the AMR will monitor the policies of the Local Plan until they have been superseded by the emerging new Local Plan. The analysis is based upon broad subject clusters.

¹ Wyre Borough Council (1999) Wyre Borough Local Plan (Wyre BC)

² Wyre Borough Council (2009) Fleetwood-Thornton Area Action Plan DPD (Wyre BC)

1.2.4 Chapter 7 reviews the implementation of the Fleetwood-Thornton Area Action Plan (AAP), adopted 17th September 2009 and the performance and effectiveness of specific AAP policies.

1.2.5 Chapter 8 reviews the progress made on preparing planning documents and outlines the council's actions under the Duty to Cooperate requirements with neighbouring authorities.

1.2.6 It is anticipated that this document will provide a framework that will become the basis for future monitoring.

1.3 Indicators

1.3.1 On 30 March 2011, the Department for Communities and Local Government announced the withdrawal of several guidance documents on local plan monitoring. It is therefore a matter for each council to decide what to include in their monitoring reports.

1.3.2 The contextual indicators thus build up a baseline picture for Wyre. Whilst spatial in nature, these indicators are broader in scope than traditional indicators of land use allocation and take-up, and therefore they both reflect the objectives of the new planning system, and specifically the objective of achieving sustainable development.

1.3.3 Authorities are no longer required by government to monitor and record a range of core output indicators (para. 1.3.1). However, as these indicators are considered relevant to the implementation of planning policies, the council will continue to monitor core output indicators until superseded by indicators developed to support the new Wyre Local Plan when adopted. These important indicators will help inform the validity of policies, and also the future direction of policies contained in emerging documents.

1.3.4 Local output indicators have also been developed to help monitor policies that are specific to Wyre and address characteristics that are not covered by core output indicators.

1.3.5 As well as measuring the implementation of Local Plan policies, the impact of these policies is also monitored. By using significant effect indicators, the indirect effects of policy implementation can be ascertained.

1.4 Census 2011

1.4.1 The 2011 Census of England and Wales took place on 27 March 2011. The census provides a detailed snapshot of the population and housing characteristics that government needs to develop policies, and to plan and run public services such as health and education.

1.5 Regional Spatial Strategies

1.5.1 On 20 May 2013 the North West Regional Strategy was formally revoked by Government. From that point onwards it no longer forms part of Wyre's Development Plan.

1.6 Wyre's Development Plan

1.6.1 The Development Plan for Wyre currently comprises the following documents:

- **Saved Policies** of the Wyre Local Plan (1999) until such time as these are replaced by the new plans in preparation (see Appendix 9).
- The **Fleetwood-Thornton Area Action Plan** (adopted 2009).
- The **Lancashire Minerals and Waste Development Framework** produced by Lancashire County Council.

1.7 Limitations

1.7.1 A number of gaps still exist in monitoring information and additional monitoring may take place in the future to address this.

1.7.2 It should also be noted that for some applications which require legal agreements under S106 of the Town and Country Planning Act 1990 the official approval date is the date on which the permission is issued after the S106 agreement is signed and is not the date that the application was “Minded to Approve” by the Planning Committee. This process can sometimes take several months before final permission can be granted. It is at that point when an application is considered as approved and included in the relevant AMR.

1.7.3 Crucially, the AMR is designed to monitor policies which require in-built targets for monitoring purposes. As this AMR is monitoring old-style Local Plan policies, there exists a difficulty in that there are no measurable targets built into these policies.

2 Geography and Society

2.1 Spatial Characteristics of Wyre

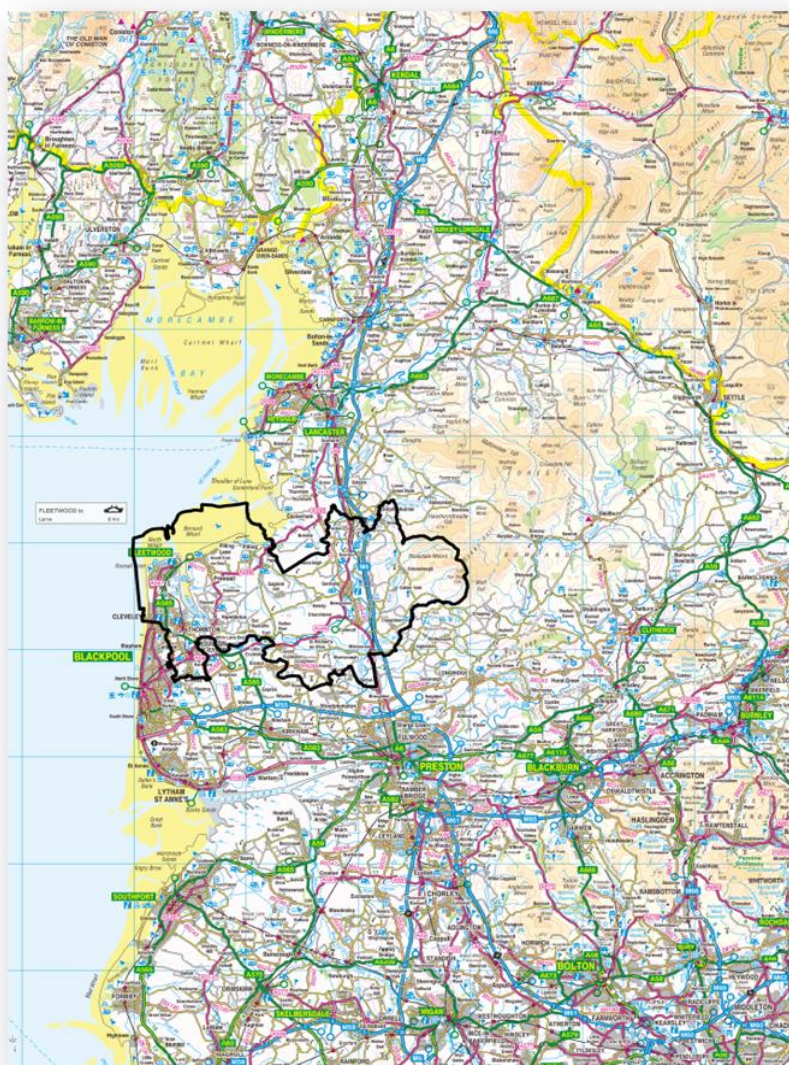
2.1.1 Wyre is a Lancashire coastal district bounded by the sea along parts of its western and northern boundaries. It shares a common land boundary with the City of Lancaster to the north, with the Boroughs of Ribble Valley, Preston and Fylde to the east and south respectively, and with Blackpool Unitary Authority along the remainder of its western boundary.

2.1.2 Wyre itself is characterised by a distinct geographical polarity, with the urban concentration situated in the west of the Borough, and an expanse of rural area to the East.

2.1.3 The urban area west of the River Wyre is on a peninsula situated in Morecambe Bay, and is comprised of the coastal towns of Fleetwood and Thornton, Cleveleys, and to the south, slightly inland, the market town of Poulton-le-Fylde.

2.1.4 The main rural area settlements of Wyre are the market town of Garstang, Catterall, Knott End-on-Sea, Preesall and Hambleton. The rural area is itself characterised by a large area of low-lying countryside and farmland, and east of the M6, the Bowland Fells which is designated an Area of Outstanding Natural Beauty (AONB).

FIGURE 2.1: WYRE COUNCIL



2.2 Demography

2.2.1 The demographic structure of the Borough constitutes an important source of baseline information for the identification of issues facing Wyre Council in the preparation of planning policy, with particular importance for longer-term issues.

2.2.2 In particular, these have been reflected through Core policies SP (The Development Strategy) of the Adopted Local Plan and will also play a role in shaping the emerging Local Plan. These core policies aim to make adequate provision of development in locations which respect the balance between urban and rural, as well as safeguarding the environmental quality of Wyre.

2.2.3 This is done through the implementation of a settlement hierarchy, which has appropriate development goals at each level, in order to support the principles of sustainable development, but also to ensure that the development needs of the population of Wyre are met.

2.2.4 In outlining the demographic profile of Wyre, this chapter highlights the specific demographic issues that affect planning policy, and also those that are predicted to affect the direction and shape of core policies in Wyre in the future.

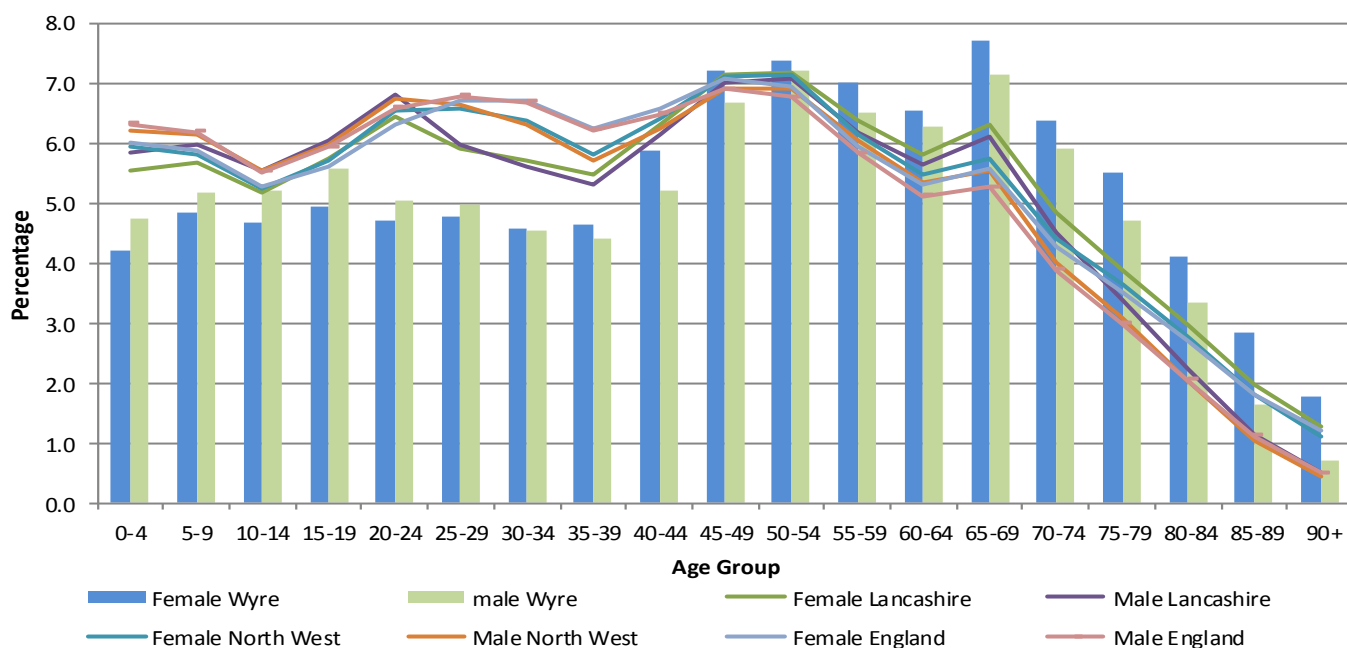
2.3 Population of Wyre

2.3.1 The estimated population for Wyre (mid-2015) is 109,745³, this compares with the 2011 Census figure of 107,749 representing a 1.02 per cent increase. Population estimates are calculated through components on change against the previous year’s estimate. The components of change consist of the net difference of births/deaths and internal/international migration.

2.4 Population Structure

Figure 2.2 illustrates how Wyre’s population structure (mid-2015 estimates) compares against Lancashire, the North West and England. Percentages for each age band are calculated as a proportion of both total male and female populations. As can be seen, Wyre has a larger proportion over the age of 50 and a significantly lower proportion aged 20-39 compared to Lancashire, the North West and England.

FIGURE 2.2: POPULATION STRUCTURE OF WYRE, REGIONAL AND NATIONAL⁴



³ ONS (2016) Population Estimates for UK, England and Wales, Scotland and Northern Ireland [online] Available at: <http://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationestimates/bulletins/annualmidyearpopulationestimates/latest> (Accessed 03/10/2016)

⁴ ONS (2016) Population Estimates for UK, England and Wales, Scotland and Northern Ireland [online] Available at: <http://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationestimates/bulletins/annualmidyearpopulationestimates/latest> (Accessed 03/10/2016)

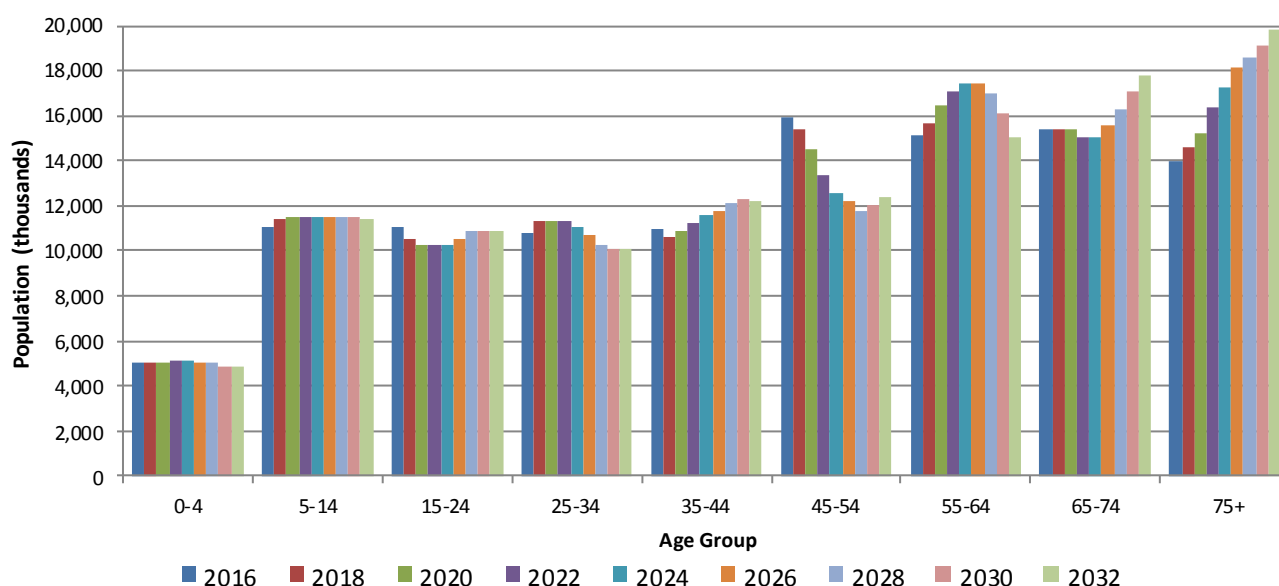
2.4.1 Table 2.1 shows 2014-based population projection figures for Wyre, compared to regional and national figures. Wyre has a higher percentage rate of growth compared to Lancashire but a lower rate of growth compared to the north west and national figures. As can be seen, the rate of growth is expected to peak in the short term (up to 2022) and then slowly reduce to 2032.

TABLE 2.1: LOCAL, REGIONAL AND NATIONAL POPULATION PROJECTIONS⁵

Population projection (thousands) with % change								
	Wyre		Lancashire		North West		England	
Year	Population	% Increase	Population	% Increase	Population	% Increase	Population	% Increase
2016	109,200		1,192,200		7,190,500		55,218,700	
2018	109,900	0.64	1,199,600	0.62	7,247,800	0.80	56,061,500	1.53
2020	110,600	0.64	1,206,400	0.57	7,303,100	0.76	56,862,300	1.43
2022	111,400	0.72	1,213,100	0.56	7,356,400	0.73	57,633,800	1.36
2024	112,200	0.72	1,220,000	0.57	7,409,100	0.72	58,396,300	1.32
2026	112,800	0.53	1,226,500	0.53	7,459,400	0.68	59,135,200	1.27
2028	113,400	0.53	1,232,400	0.48	7,506,500	0.63	59,844,400	1.20
2030	114,000	0.53	1,237,600	0.42	7,550,600	0.59	60,524,200	1.14
2032	114,500	0.44	1,242,100	0.36	7,591,600	0.54	61,175,200	1.08

2.4.2 Wyre's population is projected to age considerably by the year 2032. As Figure 2.3 illustrates, the age groups 15-24, 25-34 and 45-54 are all projected to decrease in population, especially the 45-54 age group which is estimated to significantly decrease by 22%. However, the age groups of 55+ are all projected to increase, especially the 75+ age group which is estimated to significantly increase by 41%.

FIGURE 2.3: PROJECTED POPULATION BY AGE GROUP FOR WYRE⁶



⁵ ONS (2016) Subnational Population Projections for Local Authorities in England: Table 2 [online] Available at: <https://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationprojections/datasets/localauthoritiesnenglandtable2> (Accessed 03/10/2016)

⁶ ONS (2016) Subnational Population Projections for Local Authorities in England: Table 2 [online] Available at: <https://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationprojections/datasets/localauthoritiesnenglandtable2> (Accessed 03/10/2016)

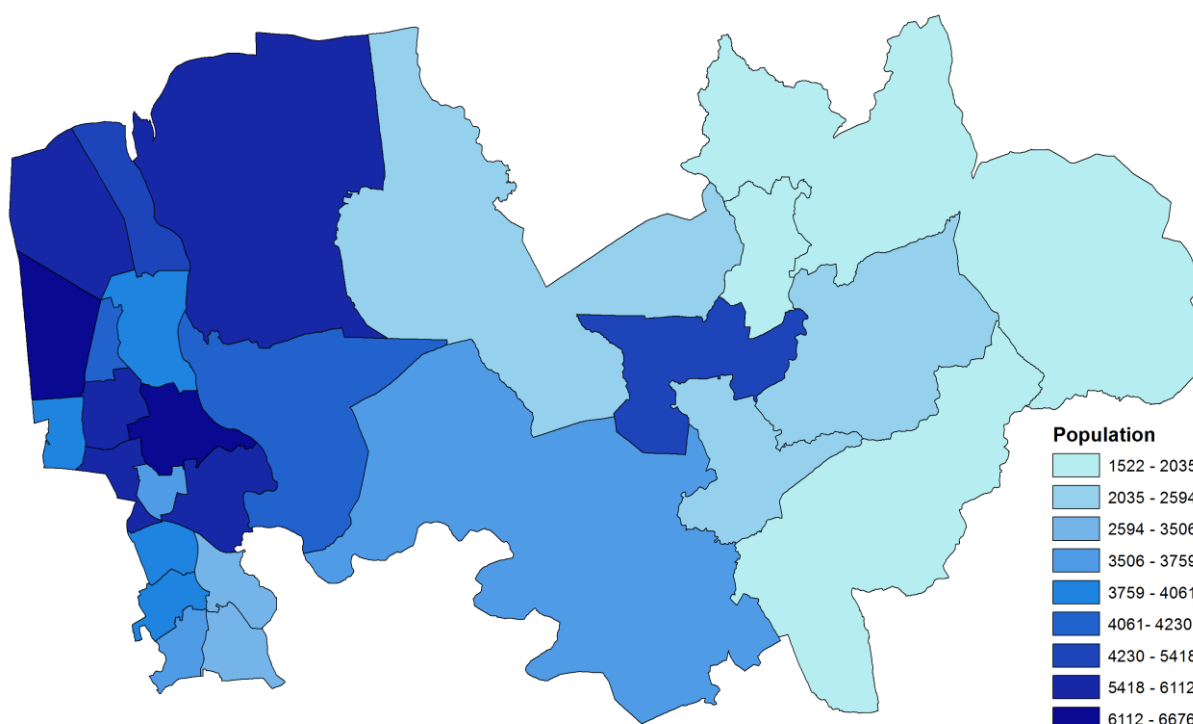
2.5 Population Density

2.5.1 Table 2.3 illustrates that Wyre has a lower population density (mid-2015 estimates) compared to regional and national population densities. However, it must be noted that the population density in Wyre is unevenly distributed as illustrated in figure 2.4. The majority of the population is concentrated in the urban areas of Fleetwood, Cleveleys, Thornton and Poulton-le-Fylde and also the market town of Garstang.

TABLE 2.3: POPULATION DENSITY OF WYRE, MID-2015 ESTIMATE

	Wyre	Lancashire	North West	England
Population	109,745	1,191,691	7,173,835	54,786,327
Area (sq. km.)	283	2,903	14,106	130,279
Population per sq. km.	388	411	509	421

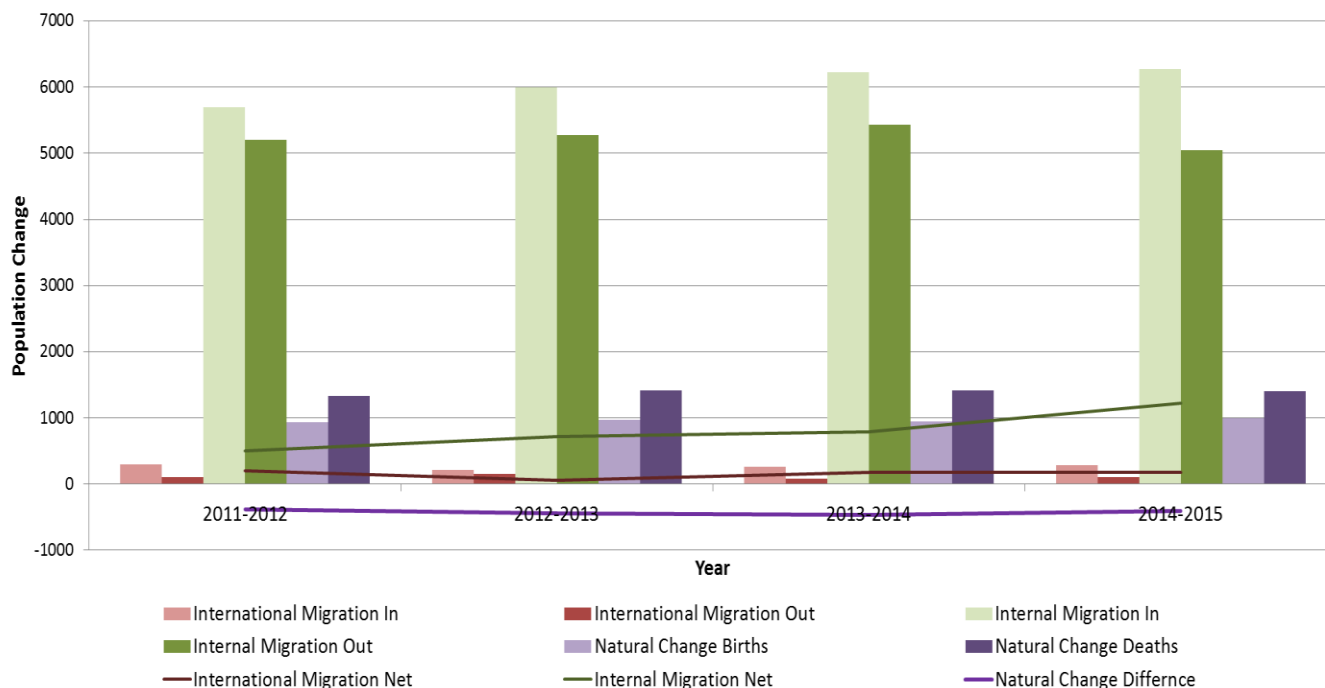
FIGURE 2.4: POPULATION BY WARD IN WYRE, 2011 CENSUS



Please note: Figure 2.4 shows old ward boundaries. New ward boundaries were published May 2015. However, population statistics have not been published.

2.6 Migration and Natural Change

2.6.1 Figure 2.5 illustrates the rate of international and internal in-migrants and also the difference of natural change within Wyre since 2011 to 2015. In the year 2014 to 2015, there was a total net gain 1,398 in-migrants. Of that, 87 per cent had moved from elsewhere within the UK, and 13 per cent from overseas.

FIGURE 2.5: INTERNATIONAL AND INTERNAL MIGRATION AND NATURAL CHANGE IN WYRE, 2011-2015⁷

2.6.2 Whilst overall there had been a net gain through in-migration, when considered in conjunction with fertility and mortality rates, the rate of in-migration has some implications. During 2015-2015, there were 993 births in Wyre compared to 1,398 deaths⁸.

2.7 Socio-cultural issues

2.7.1 Socio-cultural issues have a significant impact on spatial planning for sustainable communities. As well as providing a picture of the general state of the Borough, socio-cultural indicators allow for the identification of issues that are important to Wyre, which then facilitates the development of policies to ensure sustainability of communities throughout the Borough.

2.8 Ethnic composition

2.8.1 As Table 2.4 illustrates, Wyre has much less ethnic diversity than Lancashire, the North West and England. A much higher proportion of the population than in the North West or in England were white at the 2011 Census. Although the ethnic diversity in Wyre is estimated to have increased by 2011, the white British population in Wyre remains 12.8 per cent higher than England. All groups other than white had a lower proportion of the population than regionally or nationally.

⁷ ONS (2016) Population Estimates for UK, England and Wales, Scotland and Northern Ireland [online] Available at: <http://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationestimates/bulletins/annualmidyearpopulationestimates/latest> (Accessed 03/10/2016)

⁸ ONS (2016) Population Estimates for UK, England and Wales, Scotland and Northern Ireland [online] Available at: <http://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationestimates/bulletins/annualmidyearpopulationestimates/latest> (Accessed 03/10/2016)

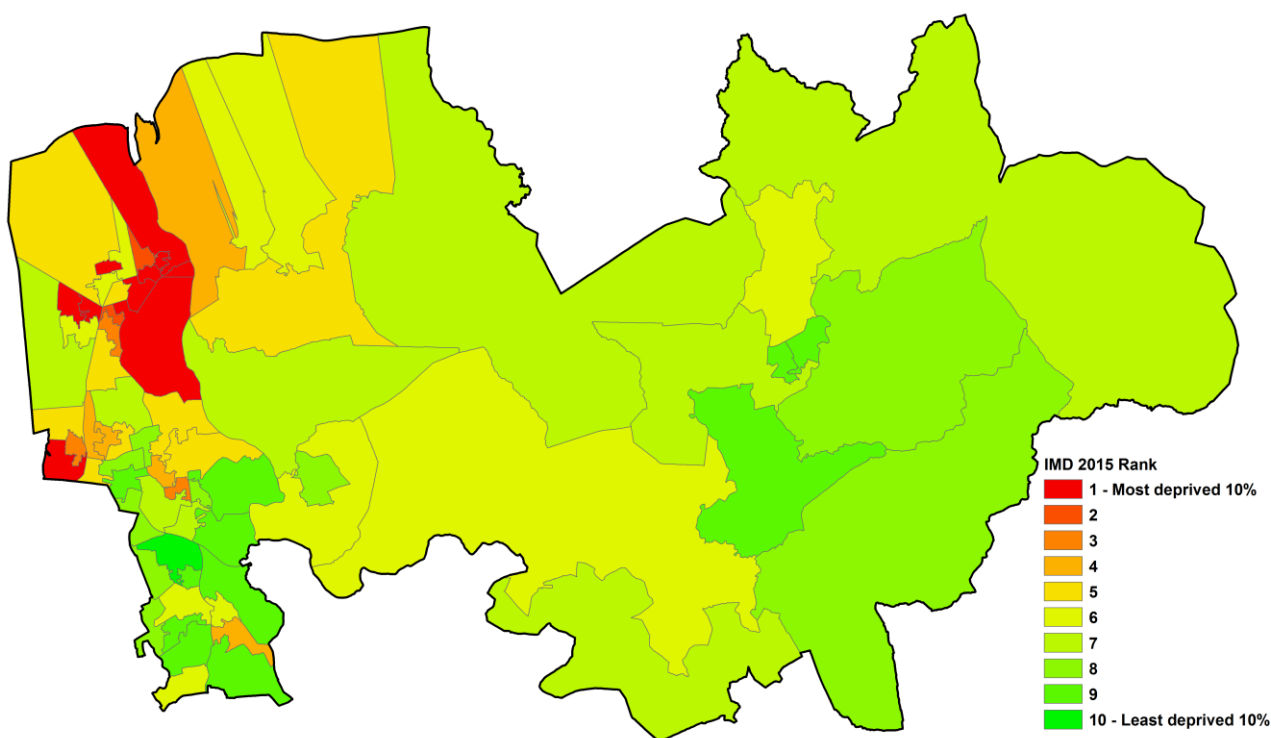
TABLE 2.4: ETHNIC COMPOSITION (PERCENTAGE), 2011 CENSUS COMPARED WITH THE 2001 CENSUS⁹

Ethnic Group	Wyre		Lancashire		North West		England	
	2001	2011	2001	2011	2001	2011	2001	2011
White	98.8	98.2	94.6	92.3	94.3	90.2	90.8	85.4
Mixed/multiple ethnic group	0.4	0.6	0.7	1.1	1.0	1.6	1.4	2.3
Asian/Asian British	0.4	0.9	4.2	6.1	3.5	6.2	4.7	7.8
Black/African/Caribbean/Black British	0.0	0.1	0.2	0.3	0.7	1.4	2.4	3.5
Other ethnic group	0.3	0.1	0.4	0.2	0.6	0.6	1.0	1.0

2.9 Deprivation

2.9.1 The Index of Multiple Deprivation (IMD) is a measure of the relative deprivation of areas at the Lower Super Output Area (LSOA) level. The concept is based on the idea of seven distinct domains of deprivation, which are experienced by individuals living in a particular area. The IMD is a weighted aggregation index of the relative deprivation of a particular area.

FIGURE 2.6: INDICES OF MULTIPLE DEPRIVATION (ALL IMD DOMAINS) FOR WYRE, LOWER SUPER OUTPUT AREAS BY RANKING POSITION IN ENGLAND, 2015¹⁰



2.9.2 Spatially, there is an inequality between urban and rural parts of the borough, with the more deprived areas being found exclusively in the urban areas. Figure 2.6 shows that whilst much of Wyre ranks in the least deprived areas of England with some areas such as Garstang and parts of Poulton-le-Fylde, Thornton and Cleveleys ranking in the least deprived 10 per cent, a number of areas in Fleetwood are ranked amongst the most deprived 10 per

⁹ LCC (2013) All ethnic group: Total: Persons: All Ages [online] Available at http://www.lancashire.gov.uk/office_of_the_chief_executive/lancashireprofile/ia/Cross_Tab_ethnicity_by_age/atlas.html (Accessed 23/10/2013)

¹⁰ DCLG (2015) The English Indices of deprivation 2015 [online] Available at: <https://www.gov.uk/government/statistics/english-indices-of-deprivation-2015> (Accessed 10/11/2015)

cent in England, notably Pharos and Mount. Jubilee in Cleveeyes is also now ranked in the most deprived 10 per cent. On 17th September 2009, the Fleetwood-Thornton Area Action Plan (AAP) was adopted. The AAP area includes Mount ward and the AAP policies address the key issues facing the area including deprivation.

2.10 Crime

2.10.1 Table 2.5 contains data showing recorded crime rates for seven key offences in Wyre during the year 2015-2016 compared to the previous year.

TABLE 2.5: RECORDED CRIME FOR SEVEN KEY OFFENCES IN WYRE, 2015/2016¹¹

Incident	Recorded 2014/15	Recorded 2015/16	Per 1,000 population (mid-2015)	% Change
Violence against the person	1,164	1,352	12.3	16
Sexual offences	98	140	1.3	43
Robbery	22	18	0.2	-18
Theft Offences	1924	1957	17.8	2
Criminal damage and arson	928	889	8.1	-4
Other crimes against society	325	287	2.6	-12
Vehicle offences	401	469	4.3	17
Total recorded crime - excluding fraud	4,862	5,112	46.6	5

2.10.2 As can be seen, total recorded crime has increased from the previous year most noticeable sexual offences.

2.11 Health and Lifestyles

2.11.1 At the age of 65, Wyre has some of the longest life expectancy averages in Lancashire for both men and women. Table 2.6 illustrates life expectancy averages for males and females against regional and national averages. The life expectancy at the age of 65 for females in Wyre has slightly increased.

TABLE 2.6 LIFE EXPECTANCY AT 65 YEARS, REGIONALLY AND NATIONALLY, 2012 - 2014¹²

	Wyre		Lancashire		North West		England and Wales	
	Male	Female	Male	Female	Male	Female	Male	Female
2010-2012	83.4	85.7	83.1	85.4	83.3	85.7	83.6	86.1
2012-2014	83.4	86.0	83.2	85.4	83.0	85.3	83.7	86.1

2.11.2 There are however differences in life expectancy across the borough, these generally correlate with areas of high deprivation. In the most deprived areas of Fleetwood life expectancy is 8.6 years lower for men, and 7.0 years lower for women than in the least deprived areas of the borough.

2.11.3 The 2011 census identified that 11.7 per cent of the population in Wyre have their day to day activities restricted by some form of limiting long-term illness. This was the highest in the Lancashire and is higher than regional and national figures, as shown in table 2.7.

¹¹ ONS (2016) Crime and justice [online] Available at: <http://www.ons.gov.uk/peoplepopulationandcommunity/crimeandjustice#publications> (Accessed 05/10/2016)

¹² LCC (2015) Life Expectancy [online] Available at: <http://www.lancashire.gov.uk/corporate/web/?siteid=6117&pageid=35407&e=e> (Accessed 20/11/2015)

TABLE 2.7: LIMITING LONG-TERM ILLNESS, REGIONALLY AND NATIONALLY, 2011 CENSUS¹³

Wyre	Lancashire	North West	England and Wales
11.7	9.8	10.3	8.5

2.11.4 The 2011 census identified that 43.2 per cent of people in Wyre rated their health as 'very good' which is lower than regional and national figures, as shown in table 2.8. At the other end of the scale, 7.2 per cent of people reported their health as 'bad' or 'very bad', one of the worst rates in the Lancashire. Where identified, Wyre residents reported that stress has one of the biggest negative impacts in terms of their health and wellbeing, followed by lack of physical activity and money.

TABLE 2.8: SELF-REPORTED HEALTH, REGIONALLY AND NATIONALLY, 2011 CENSUS¹⁴

	Very good	Good	Fair	Bad	Very bad
Wyre	43.2	33.6	16	5.5	1.7
Lancashire	45.9	33.7	14.1	4.9	1.4
North West	46.5	32.8	13.9	5.3	1.5
England and Wales	47.1	34.1	13.2	4.3	1.3

2.12 Conclusion

2.12.1 This chapter has outlined the key demographic issues for Wyre in terms of population and also the need to monitor socio-cultural issues as well as crime and health.

2.12.2 Wyre's population is projected to both increase and become considerable more aged over the coming years. This will have implications for the direction of planning policy, namely the provision of housing and the necessary services. With the population ageing there will be a greater demand for local health services and service provision, and with large parts of the Borough being rural there will be a greater need for transportation services. With the younger population projected to decrease, namely 15 to 34 year olds, this will bring new challenges that will have to be addressed especially in terms of retaining businesses and employment opportunities.

2.12.3 As Wyre has a higher rate of the population reporting bad or very bad health than regionally and nationally, addressing health and well-being issues will also need to be addressed.

2.12.4 In order to support the principles of sustainable development but also to ensure that the development needs of the population of Wyre are met, a new settlement hierarchy will be established as part of the new Local Plan. This may not be in the form of a traditional hierarchy where the highest populated areas are at the higher end of the spectrum as development opportunities may be limited through constraints such as infrastructure and flooding. Wyre Council has undertaken detailed settlement analysis as part of the Local Plan evidence base.

¹³ LCC (2013) Health, 2011 Census of Population [online] Available at: <http://www.lancashire.gov.uk/corporate/web/?siteid=6120&pageid=41226&e=e> (Accessed 31/10/2013)

¹⁴ LCC (2013) Health, 2011 Census of Population [online] Available at: <http://www.lancashire.gov.uk/corporate/web/?siteid=6120&pageid=41226&e=e> (Accessed 31/10/2013)

3 Promoting Sustainable Development

3.1 Introduction

3.1.1 The purpose of the planning system is to contribute to the achievement of sustainable development. There are three dimensions to sustainable development: economic, social and environmental, although they should not be undertaken in isolation, because they are equally dependent.

3.1.2 National policy states that the planning system should play an active role in guiding development to sustainable solutions. Pursuing sustainable development involves seeking positive improvements in the quality of the built, natural and historic environment, as well as in people's quality of life.

3.1.3 This chapter outlines the objectives to promote sustainable development through minimising the demand for natural resources in Wyre. Although the following chapters also play a role in supporting sustainable development, this chapter outlines measures to support sustainable modes of development. It also provides a direct measure through former core output indicator E3 to assess the quality and effectiveness of the policies applied in Wyre.

3.2 Core Output Indicator E3: Renewable energy generation

3.2.1 SQW supported by Maslen Environmental and CO2Sense, were commissioned by Lancashire County Council in February 2011 to undertake various studies to facilitate the development of sustainable energy generation across Lancashire. In March 2012 they produced a study entitled 'Renewable Energy Target Setting and Policy Development' and rolls forward potential renewable energy capacity in the Borough up to 2030. The study identified renewable energy deployment in Wyre in 2011 at 21.6 megawatts as can be seen in Table 3.1.

TABLE 3.1: RENEWABLE ENERGY INSTALLATIONS IN WYRE, BY TYPE

Type	Megawatts
Commercial scale wind	6.0 MW
Small scale wind	0.6 MW
Plant biomass	6.0 MW
Animal Biomass	3.0
Energy from waste	5.9 MW
Microgeneration (all solar)	0.1 MW
Total	21.6 MW

3.2.2 Table 3.2 illustrates there were around 239 feed in tariff installations in Wyre during the year 1 April 2015 to 31 March 2016, equating to approximately 1.219 megawatts. This is a 23 per cent increase compared to the previous year where there was a total installed capacity of 0.991 megawatts.

TABLE 3.2: FEED IN TARIFF INSTALLATIONS IN WYRE¹⁵

Technology	Photovoltaic		Wind		Total Installations	Total Capacity (MW)
	Installations	Capacity (MW)	Installations	Capacity (MW)		
Domestic	220	0.893	1	0.005	221	0.898
Commercial	17	0.315	0	0	17	0.315
Industrial	0	0	0	0	0	0
Community	1	0.006	0	0	1	0.006
Total	238	1.214	1	0.005	239	1.219

3.3 Significant Effect Indicators: Environmental Issues (energy consumption)

3.3.1 Table 3.1 illustrates Wyre’s final energy consumption figures for 2014 compared to 2013, produced by Department for Energy and Climate Change (DECC). The figures show that overall, energy consumption in Wyre has decreased especially electricity consumption.

TABLE 3.3: ENERGY CONSUMPTION IN WYRE, 2013 - 2014¹⁶

	Wyre			North West			Great Britain		
	2013	2014	% change	2013	2014	% change	2013	2014	% change
Electricity (GWh)	496	443	-10.7	32,168	32,275	0.3	289,976	295,325	1.8
Gas (GWh)	1,024	1,000	-2.3	64,640	61,205	-5.3	498,402	495,656	-0.6
Road Transport (KT)	70	71	1.4	3,974	4,018	1.1	35,432	35,843	1.2

3.4 Local Output Indicator: New Cycle Routes

3.4.1 As of March 2015, there was a total 19,189 metres (Lancashire County Council, 2015) of dedicated cycle routes within the borough. No figures are available for the new dedicated cycle routes within the borough during 2015-2016.

3.5 Local Output Indicator: Code for Sustainable Homes

3.5.1 The Code for Sustainable Homes (the Code) was a national standard for the sustainable design and construction of new homes. The Code aimed to reduce our carbon emissions and create homes that were more sustainable. Following a fundamental review of technical housing standards, the government has withdrawn the Code for Sustainable Homes.

3.5.2 Between April 2008 and March 2014, there was 104 certificates issued in Wyre from a possible 129 applications submitted through the design stage¹⁷.

¹⁵ Ofgem E-Serve (2016) Ofgem Renewables and CHP Register [online] <https://www.renewablesandchp.ofgem.gov.uk/default.aspx> (Accessed 05/10/2016)

¹⁶ GOV.UK (2016) Statistics at DECC [online] Available at: <https://www.gov.uk/government/organisations/department-of-energy-climate-change/about/statistics> (Accessed 11/10/2016)

¹⁷ GOV.UK (2015) Code for sustainable homes [online] Available at: <https://www.gov.uk/government/statistics/code-for-sustainable-homes-december-2014> (Accessed 31/07/2015)

3.6 Indicator Analysis

3.6.1 The table illustrates how indicators are performing against saved policies, comparing data from the previous year and where targets have been set by the council.






 = Positive performance
  = neither Negative or Positive
  = Negative performance / Action required

TABLE 3.4: PROMOTING SUSTAINABLE DEVELOPMENT INDICATOR PERFORMANCE ANALYSIS

Saved Policies (see Appendix 1 for further details)	Indicator*	Description	Comparator/ Target	2015/2016 Output	Performance
No policies directly linked with sustainable development. All policies consider sustainable development.	COI E3	Renewable energy generation	2014/15 = 0.991 MW	1,219 MW	
	SEI	Energy Consumption: (a) Electricity (Gigawatt per hour) (b) Gas (Gigawatt per hour) (c) Road Transport (kilotonnes per hour)	2013 = (a) 496 (b) 1,024 (c) 70	2014 = (a) 443 (b) 1,000 (c) 71	
	LOI	New Cycle Routes	2014/15 = 350 metres	No data available	N/A
	LOI	Code for Sustainable Homes	Grade 3 (although entirely voluntary)	The code has been withdrawn	N/A

*COI = Core Output Indicator, SEI = Significant Effects Indicator, LOI = Local Output Indicator

3.7 Policy Conclusions

3.7.1 Lancashire is committed to becoming a low carbon economy and in order to progress towards the national goal of generating 15% of the UK's energy needs from renewables by 2020. The drive towards increasing the deployment of renewable energy will be an important issue for the emerging Local Plan.

3.7.2 The 'Renewable Energy Target Setting and Policy Development' study produced by SQW reveals that Wyre has a potential renewable energy capacity of 1227MW by 2030 (1155MW by 2020), which equates to 11% of the total capacity identified for Lancashire. The study further identifies Commercial scale wind is likely to provide a significant proportion of the renewable energy deployment across Wyre.

3.7.3 There was a 23 per cent increase in the amount of Feed in Tariff installations compared to the previous year, which is a positive move towards sustainable development.

3.7.4 In line with national policies, further indicators will be developed to measure the performance of sustainable development through the emerging Local Plan.

4 Housing

4.1 Introduction

4.1.1 The principle objectives of the housing planning policies in Wyre are to encourage the sustainable development of housing and to increase the provision of affordable housing. These objectives are aimed through the schedule of policies concerned with housing (SP and H of the Adopted Local Plan).

4.1.2 This chapter outlines the housing characteristics of Wyre. It also provides a direct measure via former core output indicators H1, H2, H3, H4 and H5 through the quality and performance of the planning policies applied in Wyre.

4.1.3 Please note, the Regional Spatial Strategy (RSS) was revoked 20 May 2013 which required 3,700 dwellings to be built in Wyre, at an average annual rate of 206 dwellings per year between 2003 and 2021. It's now up to the council to determine their objectively assessed housing need (OAN) as required by national policy. There are no up to date figures in the saved policies of the Wyre Borough 1999 Adopted Local Plan, therefore the requirement is now based on the latest full assessment of housing needs as set out in the Fylde Coast Strategic Housing Market Assessment (SHMA) and accompanying addendums. At the Full Council meeting of 14th April 2016 it was accepted that the council consider an OAN figure of 479 dwellings per annum to be appropriate for the Local Plan and therefore the council will use this figure as the starting point for housing monitoring and calculating the five year supply at the present time.

4.1.4 More information regarding the SHMA can be viewed using link: http://www.wyre.gov.uk/info/200457/housing/1059/housing_evidence.

4.1.5 Other evidence base documents relating to housing can be viewed on the council's website using the following link: <http://wyre.gov.uk/localplan/housingevidence>.

4.2 Core Output Indicator H1 and H2: Housing Target and Net additional dwellings

4.2.1 As shown in table 4.1, the total net additional dwellings built in Wyre between 1 April 2011 and 31 March 2016 was 1,191 which equates to approximately 238 dwellings per annum. In the year 1 April 2015 to 31 March 2016, a total of 320 net additional dwellings were built.

TABLE 4.1: HOUSING LAND CALCULATION

Component	Number of dwellings
H1: Objectively assessed housing need (OAN), 2011-2031, see paragraph 4.1.3	9,580
H1: OAN annual target, 2011-2031, see paragraph 4.1.3	479
H2: Actual completions between 1 st April 2011 and 31 st March 2016	1,191
H2: Net additional completions in reporting year, 2015 – 2016	320

4.3 Local Output Indicator: Five year supply

4.3.1 To boost significantly the supply of housing, national policy guidelines state that local planning authorities should identify and update annually a supply of specific deliverable sites sufficient to provide five years' worth of housing against their housing requirements with an additional buffer of 5% to ensure choice and competition in the market for land. Where there has been a record of persistent under delivery of housing, local planning authorities should

increase the buffer to 20% to provide a realistic prospect of achieving the planned supply and to ensure choice and competition in the market for land.

4.3.2 Wyre Council feels a buffer of 5% can be justified. Furthermore, the under supply (backlog) from previous years also needs to be included. More details are available in Wyre's Housing Land Monitoring Report 2016 on the council's website (link below).

http://www.wyre.gov.uk/info/200457/housing/823/housing_land_monitoring_report_2016

4.3.3 The five year housing land supply calculation is as set out in table 4.2.

TABLE 4.2: WYRE COUNCIL FIVE YEAR HOUSING LAND SUPPLY

Five year supply calculation	
A. 5 year requirement (479 X 5)	2,395
B. 5 year requirement + 5% buffer	2,515
C. 5 year requirement + 5% buffer + backlog of 1,204 (see paragraph 4.3.2)	3,719
D. C ÷ 5 (adjusted annual requirement)	744
E. Total commitments on large sites deliverable within 5 years	2,354
F. Small sites allowance (100 per annum x 5 years)	500
G. Total supply (E + F)	2,854
F. Supply in years (G ÷ D)	3.8

4.3.4 The assessment of the housing land supply establishes that there are sufficient deliverable sites to allow for the provision of 3.8 years' worth of housing based on the identified housing requirement for Wyre as at 31st March 2016.

4.4 Strategic Housing Land Availability Assessment (SHLAA)

4.4.1 SHLAAs aim to establish realistic assumptions about the availability, suitability and the likely economic viability of land to meet the identified need for housing over the plan period and as such are an important evidence source. **However, it should be emphasised that the SHLAA is no more than a technical study to inform the potential housing capacity in the Borough. More importantly, it does not imply that these sites have been or should be allocated for development and each planning application is treated on its own merits, and in accordance with current planning policy.**

4.4.2 In order to inform the preparation of the forthcoming Wyre Local Plan and assist in future housing delivery, Wyre Council is currently preparing an update to its 2010 SHLAA following two calls for sites exercises in 2012 and 2014. The SHLAA will be published with the Publication Local Plan.

4.5 Core Output Indicator H3: New and converted dwellings - on previously developed land

4.5.1 In the year 1 April 2015 to 31 March 2016, 74 per cent of Wyre's new housing was built on previously developed land. This represents a decrease of two per cent from the previous year.

4.6 Core Output Indicator H4: Net additional pitches (Gypsies and Travellers)

4.6.1 In the year 1 April 2015 to 31 March 2016, there were no permanent or temporary planning permissions granted for Gypsy and Traveller pitches or for Travelling Showperson plots. There are no approved pitches for Gypsies and Travellers or plots for Travelling Showpeople in Wyre.

4.7 Core Output Indicator H5: Affordable housing completions and future delivery

4.7.1 The council's housing policies specifies the provision of affordable housing on site, on development sites in the borough, based around the following criteria:

- New housing developments which comprise 15 or more dwellings will provide affordable housing on site at a rate of 30%.
- New housing developments between 10 and 14 dwellings will provide affordable housing on site at a rate of 20%.

4.7.2 The target for Wyre in 2015-2016 was an additional 70 affordable dwellings (Fylde Coast Housing Strategy 2009). The actual number of affordable dwellings built was 37.

4.7.3 However, there is an indicative 666 unimplemented affordable housing permissions in Wyre. Some sites have an outline permission which will provide a percentage of affordable housing, agreed figures to be confirmed.

4.7.4 Although completions were below the council's target during 2015-2016 there is a significant amount of affordable housing units with planning permission.

4.8 Vacant dwellings

4.8.1 Table 4.5 illustrates, as at October 2015, 229 homes in Wyre had been vacant for longer than 6 months representing 0.5 per cent of total dwelling stock, compared to 1.4 per cent in Lancashire, 1.4 per cent in the North West and 0.9 per cent in England.

TABLE 4.5: VACANT DWELLINGS, LOCALLY, REGIONALLY AND NATIONALLY, OCTOBER 2015¹⁸

	Wyre			Lancashire			North West			England		
	No.	Longer than 6 months	%	No.	Longer than 6 months	%	No.	Longer than 6 months	%	No.	Longer than 6 months	%
Empty Homes	1,548	229	0.5	20,758	7,681	1.4	105,698	40,287	1.4	600,179	203,596	0.9

4.8.2 The 2011 Census indicates there were 176 second homes for people working in Wyre who are usually resident elsewhere in England and Wales, accounting for 0.36 per cent of Wyre's housing stock.







4.9 Indicator Analysis

4.9.1 The table illustrates how indicators are performing against saved policies, comparing data from the previous year and where targets have been set by the council.

● = Positive performance
 ● = neither Negative or Positive
 ● = Negative performance / Action required

¹⁸ GOV.UK (2015) Live tables on dwelling stock including vacants [online] Available at: <https://www.gov.uk/government/statistical-data-sets/live-tables-on-dwelling-stock-including-vacants> (Accessed 10/11/2015)

TABLE 4.7: HOUSING AND THE BUILT ENVIRONMENT INDICATOR PERFORMANCE ANALYSIS

Saved Policies (see Appendix 1 for further details)	Indicator*	Description	Comparator/ Target	2015/2016 Output	Performance
SP2 SP4 SP13 SP14	COI H1	Housing targets: (a) 2011 – 2031 (b) Per annum	Target = (a) 9,580 (b) 479	N/A	
	COI H2	Net additional dwellings: (a) cumulative completions (2011 – 2016) (b) for the reporting year	Target = (a) 2,395 (b) 479	(a) 1,191 (b) 320	
H3 H4 H5 H6 H7	COI H3	New and converted dwellings – on previously developed land (percentage)	2014/15 = 76%	74%	
H8 H9 H10 H11 H13 H15	COI H4	Net additional pitches (Gypsies and Traveller)	2014/15 = None	None	
	COI H5	Gross affordable housing completions	2014/15 = 53 Target = 70	37	
	LOI	Five year supply	Target = 3,719 (5.0 years)	2,854 (3.8 years)	

COI = Core Output Indicator, LOI = Local Output Indicator

4.10 Policy Conclusions

4.10.1 As is evident from the Housing Indicators, the Housing Policy objectives for Wyre are overall underperforming.

4.10.2 Advice set out in the National Planning Policy Framework (NPPF) in March 2012, encourages sustainable growth and sets out the Government's expectation that local planning authorities should ensure their Local Plan meets the full objectively assessed needs (OAN) for market and affordable housing in the housing market area as far as is consistent with the policies in that document. As it stands, Wyre currently has an under supply of deliverable housing against the OAN set out in the SHMA.

4.10.3 To inform the preparation of the new Local Plan and assist in future housing delivery, Wyre Council is currently preparing an update to its Strategic Housing Land Availability Assessment (SHLAA). The findings of the SHLAA, combined with other studies undertaken as part of the local plan evidence base, will inform local plan policy development, including spatial strategy and site allocations.

4.10.4 The NPPF supports the provision of affordable housing where there is a proven need for it. The amount of affordable housing completions in Wyre in this monitoring year was below the council's target. The adoption of the Rural Housing Needs Assessment in January 2016 will support the council's policy of seeking affordable housing on appropriate sites. This will help ensure that the council meets its affordable housing targets in future years. In addition a Wyre Affordable Housing Viability Study (and Addendum) has been completed which will assist in informing the Local Plan on the future viability of affordable housing provision in the borough.

4.10.5 Wyre currently has no site provision for Gypsies, Travellers, or Travelling Showpeople which is an issue that will be addressed through the emerging Local Plan. Furthermore, the council is currently undertaking an addendum to the 2014 Fylde Coast Authorities Gypsy and Traveller and Travelling Showpeople Accommodation Assessment (GTAA) which will take into account changes in government policy towards Gypsies, Travellers and Travelling Showpeople and update the calculation of need arising from these communities (anticipated autumn 2016).

5 Economy

5.1 Introduction

5.1.1 Economic growth and performance are indicators of development, employment and industry policies implemented by Wyre Council. Sustainable economic growth and diversity is encouraged through national policy in order to enhance the vitality of urban centres, and facilitate diversification. As the term sustainable development suggests, the need or desire for growth must not be met to the detriment of quality of life and the environment.

5.1.2 The principal objectives of the economic planning policies in Wyre are to encourage employment and economic growth through safeguarding and providing employment land, as well as ensuring and enhancing the role and vitality of towns and key service centres. These objectives are aimed through the schedule of policies concerned with employment, shopping and town centres (EMP, S and TC of the Adopted Local Plan).

5.1.3 This chapter outlines the economic characteristics of Wyre. It also provides a direct measure via former core output indicators BD1, BD2, BD3 and BD4 through the quality and effectiveness of the policies applied in Wyre.

5.1.4 It must be noted, the figures included in this document do not include permitted developments. It should therefore be assumed that some smaller developments (i.e. change of use) have also been developed and are not included in this document. More information is available in sections 1.2 and 4.8 of the Wyre Employment Land Monitoring Report 2015-2016.

5.1.5 Other evidence base documents relating to the economy can be viewed on the council's website using the following link: <http://wyre.gov.uk/localplan/economyevidence>.

5.2 Economic Activity

5.2.1 Table 5.1 shows the economic activity rates, the employment rates and unemployment rates in Wyre in comparison to regional and national figures. Wyre's economic activity rate and employment rate have significantly decreased from the previous year and are now lower than the regional and national level. Wyre's unemployment rate has increased from the previous year but is still lower than the regional and national level. Also, figure 5.1 illustrates that the proportion of people claiming Jobseekers Allowance (JSA) has increased since the end of 2015, a similar trend to the regional level.

TABLE 5.1: ECONOMIC ACTIVITY AND THE EMPLOYMENT AND UNEMPLOYMENT RATES (PERCENTAGE), 2014 – 2016¹⁹

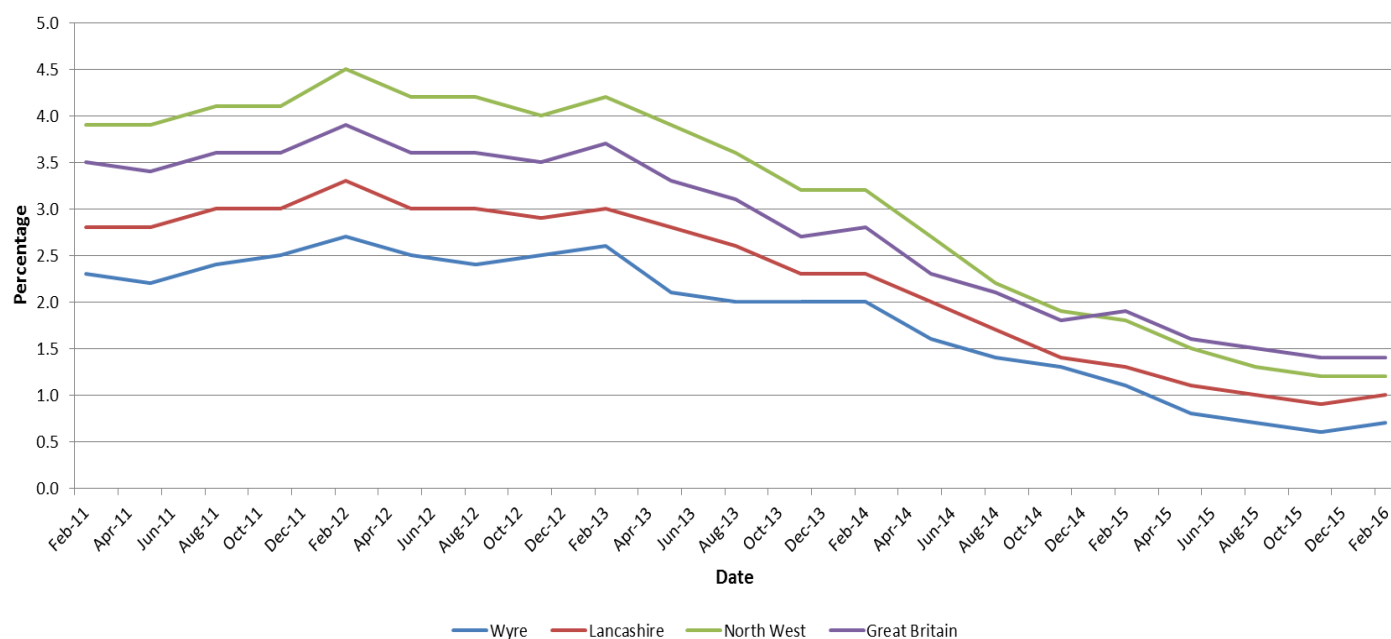
	Wyre			North West			Great Britain		
	2014/15	2015/16	+/-	2014/15	2015/16	+/-	2014/15	2015/16	+/-
Economic Activity Rate*	77.0	69.1	-7.9	74.7	75.5	0.8	77.4	77.8	0.4
Employment Rate**	76.0	65.5	-10.5	69.8	71.4	1.6	72.7	73.7	1.0
Unemployment Rate***	4.1	4.6	0.5	6.4	5.3	-1.1	6.0	5.1	-0.9

*Economic Activity Rate – Proportion of the population (aged 16-64) who are active or potential active (people working or available for work or training) members or the labour market.

**Employment Rate – Proportion of the working population (aged 16-64) that is employed.

***Unemployment Rate – Unemployed as a percentage of the economically active population.

¹⁹ Nomis (2016) Labour Market Profile Wyre [online] Available at: <https://www.nomisweb.co.uk/reports/lmp/la/1946157102/report.aspx?town=wyre#tabempunemp> (Accessed 12/10/2016)

FIGURE 5.1: JSA CLAIMANTS (PERCENTAGE), 2011 - 2016²⁰

5.3 Employment by Occupation

5.3.1 Table 5.2 illustrates that Wyre has higher proportions of people than both regionally and nationally employed in several occupation groups; Associate professional & technical occupations, Administrative and secretarial occupations and Caring, leisure and other service occupations. Managers and senior officials occupation group has significantly decreased from the previous year and is now lower than both the regional and national estimate.

TABLE 5.2: EMPLOYMENT BY OCCUPATION (PERCENTAGE), 2014/15- 2015/16²¹

Occupation Group	Wyre			North West			Great Britain		
	2014/15	2015/16	+/-	2014/15	2015/16	+/-	2014/15	2015/16	+/-
Managers and senior officials	14.8	8.2	-6.6	9.6	9.9	0.3	10.3	10.4	0.1
Professional occupations	16.2	19.0	2.8	18.5	19.2	0.7	19.7	19.9	0.2
Associate professional & technical occupations	6.3	15.2	8.9	12.4	12.9	0.5	14.1	14.1	0
Administrative and secretarial occupations	15.8	16.8	1	11.2	11.3	0.1	10.6	10.6	0
Skilled trades occupations	10.4	8.9	-1.5	10.9	10.3	-0.6	10.7	10.5	-0.2
Caring, leisure and other service occupations	13.6	11.7	-1.9	9.9	9.5	-0.4	9.2	9.2	0
Sales and customer service occupations	7.4	7.4	0	8.8	8.3	-0.5	7.8	7.6	-0.2
Process, plant and machine operatives	4.1	2.9	-1.2	7.1	7.0	-0.1	6.3	6.4	0.1
Elementary occupations	10.7	9.9	-0.8	11	11.1	0.1	10.9	10.8	-0.1

²⁰ Nomis (2016) Labour Market Profile Wyre [online] Available at: <https://www.nomisweb.co.uk/reports/lmp/la/1946157102/report.aspx?town=wyre#tabempunemp> (Accessed 12/10/2016)

²¹ Nomis (2016) Labour Market Profile Wyre [online] Available at: <https://www.nomisweb.co.uk/reports/lmp/la/1946157102/report.aspx?town=wyre#tabempunemp> (Accessed 12/10/2016)

5.4 Core Output Indicator BD1 and BD2: Total amount of additional employment floorspace and amount of floorspace on previously developed land – by Type

5.4.1 Table 5.3 illustrates the amount and type of additional employment floorspace in Wyre for the year 1 April 2015 to 31 March 2016 was 6,274 m². This was a significant increase compared to 2,603 m² in the previous year. Of this, 100 per cent was on previously developed land, an increase of three per cent.

TABLE 5.3: AMOUNT OF ADDITIONAL EMPLOYMENT FLOORSPACE AND PERCENTAGE ON PREVIOUSLY DEVELOPED LAND, BY TYPE*

Indicator	Use Class Order					Total
	B1 (a)	B1 (b)	B1 (c)	B2	B8	
BD1 Total amount of employment floorspace completed, by type (m2)	105	1,140	0	5,029	0	6,274
BD2 Total amount of employment floorspace completed on previously developed land (PDL), by type (m2)	105	1,140	0	5,029	0	6,274
Percentage (%) PDL	100	100	0	100	0	100

*Indicative figures, see paragraph 5.1.4

5.5 Core Output Indicator BD3: Employment Land Supply

5.5.1 Wyre's employment land supply allocated for employment purposes (Use Class B) is 80.66 hectares.

TABLE 5.4: EMPLOYMENT LAND AVAILABLE, HECTARES

	Remaining Allocated Employment Land (Hectares)
BD3 Employment land available	80.66

5.5.2 As at 31 March 2016, there were 28 commitments totalling 9.27 hectares (gross) and an additional net 33,327 sqm of floorspace. These commitments are planning permissions that have been granted but the development has not been implemented or completed. However, there are also 7 commitments which include a committed loss of employment land, totalling 10 hectares (gross) and 8,555 sqm of floorspace.

5.6 Core Output Indicator BD4: Total amount of floorspace for 'town centre uses'

5.6.1 In the year 1 April 2015 to 31 March 2016, there was a total 2,291 sqm of floorspace developed for retail, office and leisure use within the local authority. Of this, 1,816 sqm (79 per cent) was developed within town centres, as shown in table 5.5.

TABLE 5.5: AMOUNT AND PERCENTAGE OF FLOORSPACE FOR TOWN CENTRE USES*

	Use Class Order				Total
	A1	A2	B1 (a)	D2	
Total amount of floorspace developed within the Local Authority (m2)	1,816	39	105	251	2,291
BD4 Total amount of floorspace developed within the town centre (m2)	1,816	0	0	0	1,816
% of floorspace developed in town centres	100	0	0	0	79

*Indicative figures, see paragraph 5.1.4

5.7 Indicator Analysis

5.7.1 The table illustrates how indicators are performing against saved policies, comparing data from the previous year and where targets have been set by the council.

● = Positive performance ● = neither Negative or Positive ● = Negative performance / Action required

TABLE 5.6: BUSINESS DEVELOPMENT AND TOWN CENTRE INDICATOR PERFORMANCE ANALYSIS

Saved Policies (see Appendix 1 for further details)	Indicator	Description	Comparator/ Target	2015/2016 Output	Performance
EMP2 EMP3 EMP4 EMP6 EMP7 EMP8 EMP9 EMP12 EMP13	COI BD1	Total amount of additional employment floorspace	2014/15 = 716 m ²	6,274 m ²	●
EMP9 EMP12 EMP13	COI BD2	Total amount of additional floorspace on previously developed land	2014/15 = 97%	100%	●
S6 S7	COI BD3	Employment land available, hectares (ha)	n/a	80.66 ha	●
TC1 TC2 TC7 TC11 TC13 TC15 TC19	COI BD4	Total amount of floorspace for 'town centre uses'	2014/15 = 13 m ² (1.5%)	1,816 m ² (79%)	●

*COI = Core Output Indicator

5.8 Policy Conclusions

5.8.1 It is evident from the Business Development Indicators, the Economic Policy (EMP, S and TC of the Adopted Local Plan) objectives for Wyre are overall performing successfully.

5.8.2 The amount and type of additional employment floorspace in Wyre significantly increased compared to the previous year. This is because of the completion of several large sites, including the erection of a new PEEK manufacturing facility and the erection of a new workshop, both at Hillhouse, Thornton and the erection of an industrial building at Catterall Gates Lane, Catterall.

5.8.3 During summer 2012 Wyre Council employed consultants to undertake an Employment Land and Commercial Leisure Study. The study assessed all current employment allocations across the Borough and included a 'call for sites' exercise. An update to the 2012 study was undertaken in September 2015 to reflect the latest demand forecasting elements of the 2012 study and an update addendum was produced in December 2015 to undertake sensitivity testing of the demand forecast. The study recommends that several sites currently allocated for employment use are now deemed unsuitable as they are of poor quality and have limited or poor access. Based on the findings of the study certain sites will be considered for deallocation through the new Local Plan. Furthermore, the sites identified for allocation in the new Local Plan will help encourage investment in the Borough.

5.8.4 Of land developed in the past year for employment purposes, 100 per cent was developed on previously developed land.

6 Environment

6.1 Introduction

6.1.1 The environmental qualities of Wyre are important, because they impact on the shape of policies applied to the Borough. However, they are also an indicator of the environmental sustainability and suitability of policies, and can be considered indicative of the direct and indirect impact those policies have on the environment.

6.1.2 Under national and local policy, development must address likely climate change, and make adaptations in order to effectively respond to the ensuing environmental, social and economic impacts. These objectives are aimed through the schedule of polices concerned with the environment (SP, ENV, TC, TREC and H of the Adopted Local Plan).

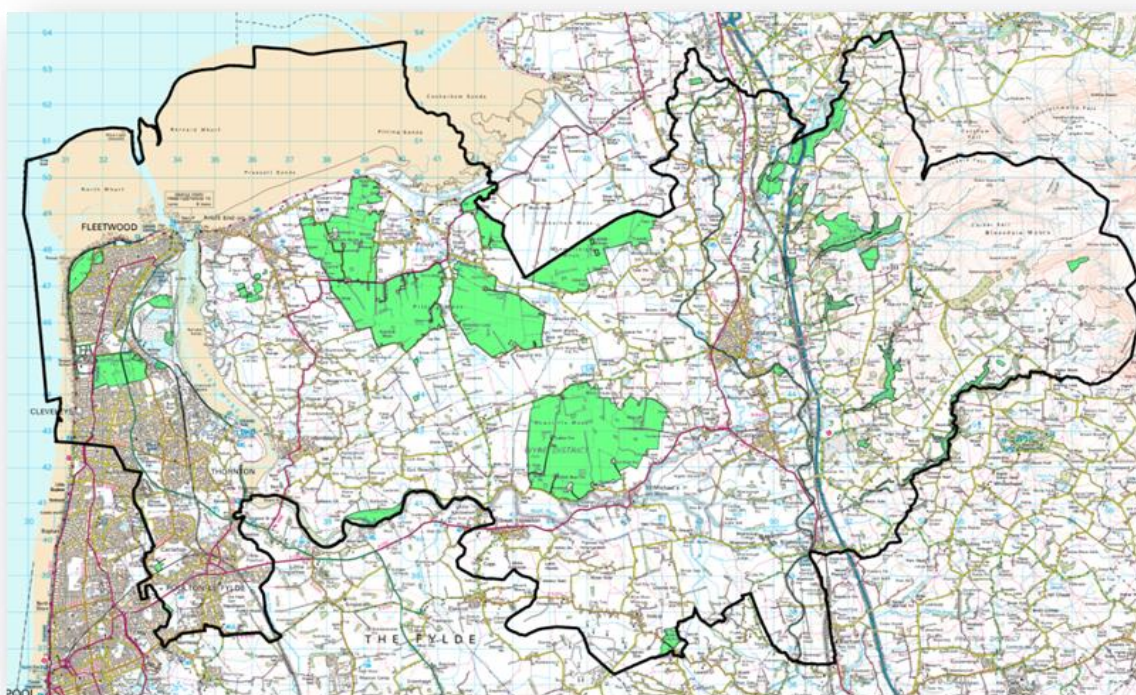
6.1.3 This chapter outlines the environmental characteristics of Wyre to illustrate the need for environmental protection and also the need to provide adequate controls to ensure the safeguarding of the environment. It also provides a direct measure via former core output indicators E1 and E2 through the quality and effectiveness of the policies applied in Wyre.

6.1.4 Other evidence base documents relating to the environment can be viewed on the council's website using the following link: <http://wyre.gov.uk/localplan/environmentevidence>.

6.2 Environmental Assets

6.2.1 In Lancashire there is at present over 1,100 Biological Heritage Sites (BHSs) covering 25,000 hectares, which represents 8 per cent of the County's area. Of which, there are 67 BHSs wholly or partially within Wyre Borough covering 3,259 hectares, as shown in figure 6.1. BHSs contain valuable habitats such as woodland, species-rich grassland, swamp and salt marsh. There are also 'artificial' habitats including, railway embankments and the length of the Lancaster Canal which runs through Wyre.

FIGURE 6.1: BIOLOGICAL HERITAGE SITES IN WYRE

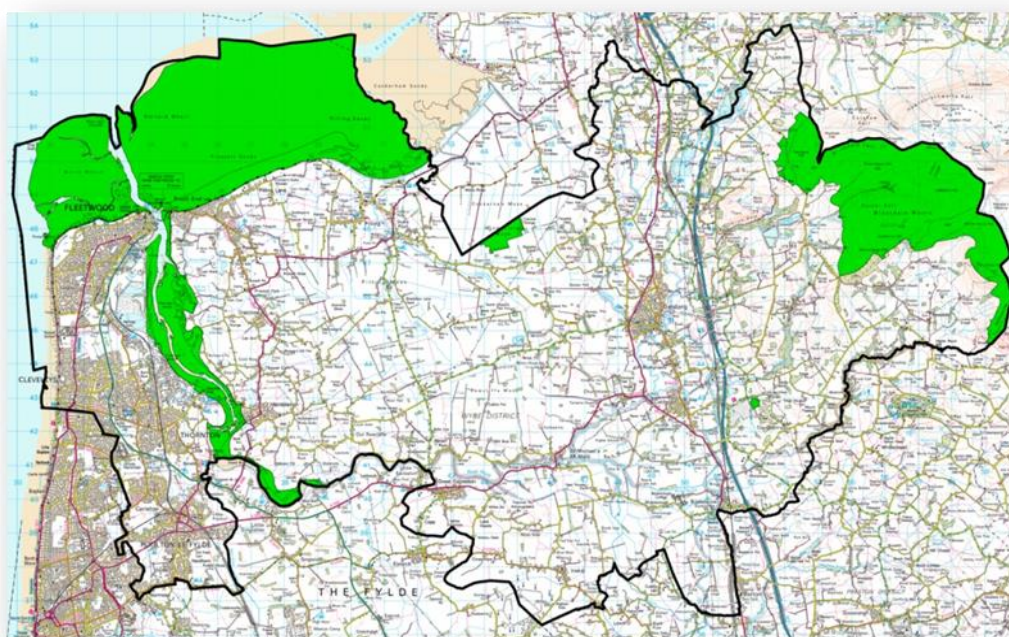


6.2.2 There are four Local Geodiversity Sites (LGSs) covering 616 hectares, which are wholly or partially in Wyre. Three of these are rivers or river sections, whilst one is a railway cutting. LGSs are sites of geological importance.

6.2.3 Wyre has approximately 6,297 hectares of land designated as a Site of Special Scientific Interest (SSSI). This is distributed amongst five SSSI sites, which are wholly or partially within Wyre, as shown in figure 6.2.

6.2.4 Natural England assesses SSSI's to measure the quality of their habitats and species and to assess if the appropriate management is being undertaken to conserve the environmental asset. If an SSSI is found to be in a favourable or recovering condition, it means that its habitats and species are being conserved by appropriate management. If a SSSI is found to be in an unfavourable condition, this means there is a current lack of appropriate management, or that there are damaging impacts (which may be outside of the control of the owner) which need to be addressed. The Department for Environment, Food and Rural Affairs (DEFRA) has a target to get 95% of SSSIs into favourable or recovering condition. Wyre's SSSI's have been assessed as being 100% in favourable or recovering condition.

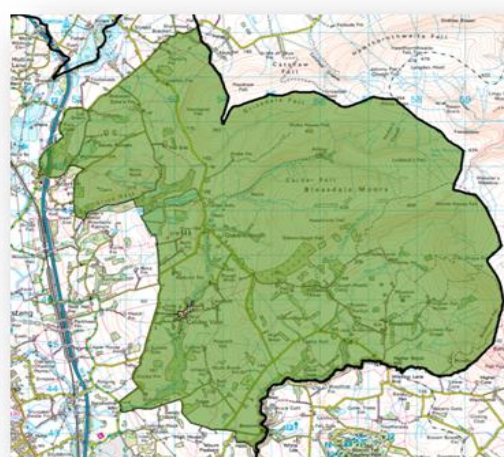
FIGURE 6.2: SITES OF SPECIAL SCIENTIFIC INTEREST IN WYRE



6.2.5 Areas of Outstanding Natural Beauty (AONBs) are valuable landscapes, and it is in the interest of the nation to protect and safeguard them. The Countryside and Rights of Way Act 2000 legislates for AONBs, ensuring their protection.

6.2.6 Wyre contains approximately 5,079 hectares of the Forest of Bowland AONB, representing 17.95 per cent of Wyre's land cover, including the Bleasdale Moors, located in the East of the Borough, as shown in figure 6.3.

FIGURE 6.3: AONB – FOREST OF BOWLAND



6.2.7 Morecambe Bay is of particular importance to Wyre. As well as being designated as an SSSI, it is also classified a Special Protection Area (SPA), Special Area of Conservation (SAC), and in addition is a Ramsar site. As a result of the European Habitats Directive, Morecambe Bay is currently 1 of 45 European marine sites in England. European marine sites are defined to mean any SPAs and SACs that are covered by tidal water and protect some of our most special marine and coastal habitats and species of European importance.

6.3 Core Output Indicator E2: Change in areas of biodiversity importance

6.3.1 Table 6.1 represents the percentage cover of areas of biodiversity importance in Wyre indicating any change by comparing previous years. Please note; some designations/classifications overlap.

TABLE 6.1: COVER (PERCENTAGE) OF AREAS OF BIODIVERSITY IMPORTANCE IN WYRE

Biodiversity importance					
Local Sites	Number	2014/15 Hectares	2015/16 Hectares	% Cover	+/- Hectares
SSSIs	5	6,297	6,297	19.14	0
LGSs	4	616	616	1.9	0
BHSs	67	3,259	3,259	9.9	0

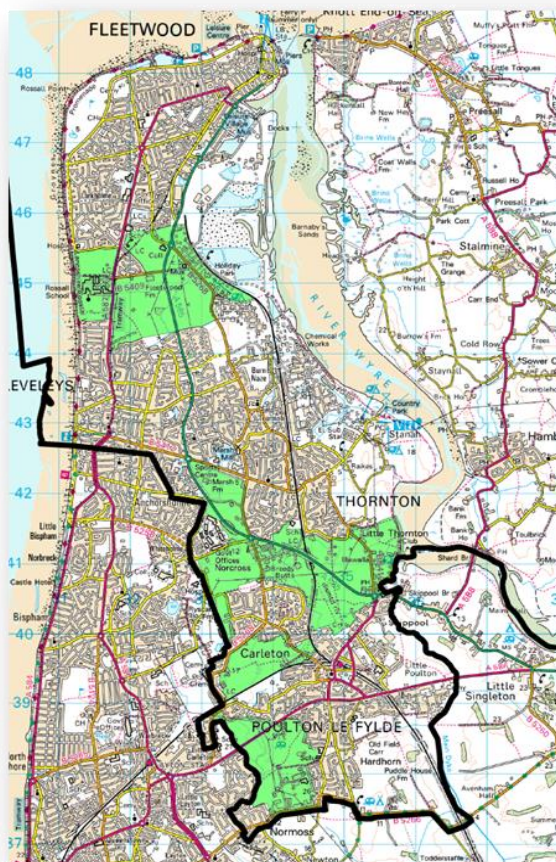
6.4 Local Output Indicator: Green Belt

6.4.1 In 2015-2016 Wyre had around 750 hectares of Green Belt, located between Fleetwood, Thornton and Cleveleys, and also around Poulton-le Fylde, as shown in figure 6.4. This represents no change from 2014-2015. Table 6.2, illustrates, the total change of designated areas (hectares) of Green Belt for the year 2015-2016 in Wyre, Lancashire the North West and England compared to that of 2014-2015.

TABLE 6.2: AREA OF DESIGNATED GREEN BELT LAND, 2016²²

	2014/15	2015/16	Change	% of total area, 2015/16
Wyre	750	750	0	2.65
Lancashire	79,430	79,070	-320	27.24
North West	262,120	261,330	-790	1818.53
England	1,636,500	1,635,480	-1,020	1212.55

FIGURE 6.4: GREEN BELT IN WYRE

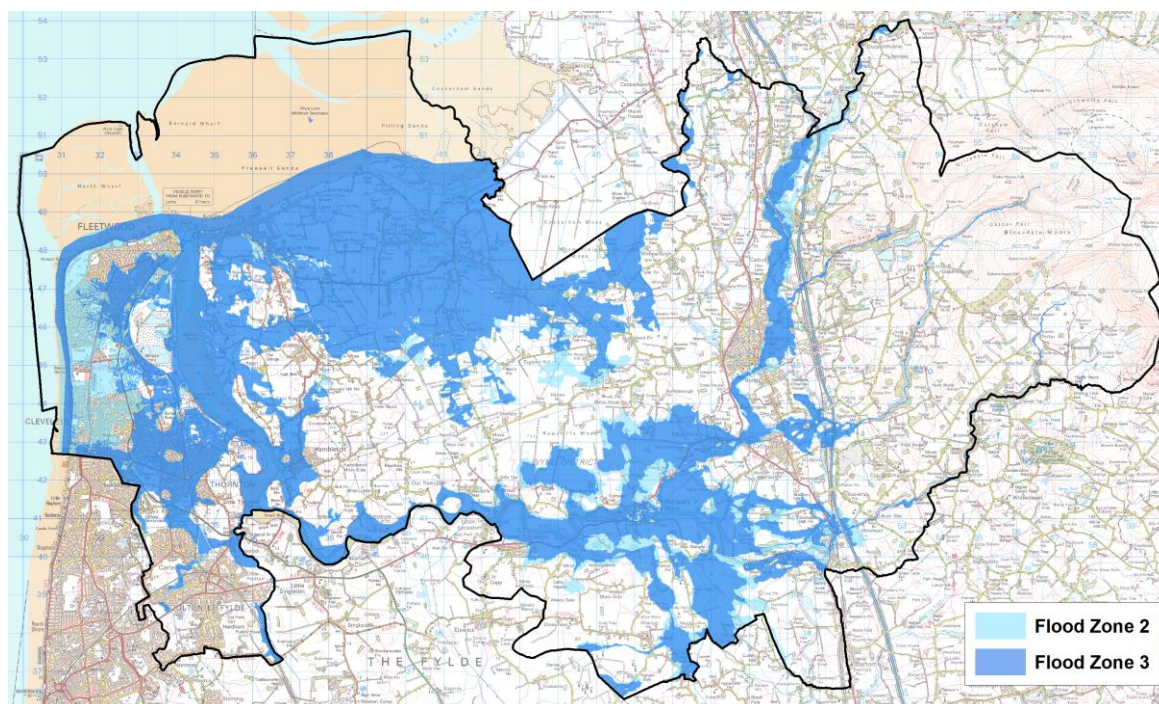


²² GOV.UK (2016) Local authority green belt statistics for England: 2015 to 2016 [online] Available at: <https://www.gov.uk/government/statistics/local-authority-green-belt-statistics-for-england-2015-to-2016> (Accessed 12/10/2016)

6.5 Core Output Indicator E1: Number of planning permissions granted contrary to Environment Agency advice on flooding and water quality grounds

6.5.1 With much of Wyre relatively low-lying, coastal and riparian land, the risk of coastal and river flooding is considerable, with much of the coastal area to the north of the Borough and land around the River Wyre classified as Flood Zone 3 by the Environment Agency (EA) as shown in figure 6.5.

FIGURE 6.5: EA DESIGNATED FLOOD ZONE 3 IN WYRE



6.5.2 Saved Policies ENV2 and ENV13 aim to limit development in coastal zones and areas susceptible to flooding in order to prevent greater risk of flooding and damage to homes and property.

6.5.3 In the year 1 April 2015 to 31 March 2016, there were initially 19 planning applications objected by the EA. 18 were objected as the developments would be at risk of flooding or would increase the risk of flooding elsewhere and one was objected on the grounds that the development would adversely affect water quality. However, of these, 14 had the original objections withdrawn based on revised submissions and/or conditions imposed. Two were refused based on objections from EA. Three are pending decision/consideration but the original objections have been withdrawn. Therefore no planning permissions were granted contrary to Environment Agency advice.

6.6 Significant Effect Indicators: Environmental Issues (air quality)

6.6.1 As table 6.3 illustrates the largest estimated source of carbon emissions in Wyre in 2014 was the transport sector and the figure has increased by 3 per cent from the previous year. Per Capita, carbon emissions are similar both regionally and nationally.

TABLE 6.3: CARBON EMISSIONS ESTIMATES AT LOCAL, REGIONAL AND NATIONAL LEVEL, 2013 - 2014²³

	Year	Industry and Commercial Total (kt)	Domestic Total (kt)	Transport Total (kt)	Land Use Change and Forestry (kt)	Total (kt)	Per Capita (t)
Wyre	2103	284	243	235	27	789	7
	2014	228	201	241	27	697	6
	Change (%)	-20	-17	3	-1.37	-11.74	-12.15
Lancashire	2103	3,292	2,587	2,527	118	8,525	7
	2014	3,139	2,150	2,556	110	7,955	7
	Change (%)	-4.6	-16.9	1.1	-6.8	-6.7	-7.0
North West	2103	20,648	14,833	13,270	-347	48,405	7
	2014	17,612	12,304	13,400	-374	42,941	6
	Change (%)	-14.7	-17.1	1.0	7.9	-11.3	-11.7
England	2103	152,183	109,260	101,191	-2670	359,964	7
	2014	133,176	91,411	102,528	-3061	324,054	6
	Change (%)	-12.5	-16.3	1.3	14.7	-10.0	-10.7

6.7 Local Output Indicator: Open Space

6.7.1 The council commissioned a consortium of consultants in 2013 to undertake the Wyre Green Infrastructure Study. As part of the Study, an Open Space Audit and Needs Assessment Evidence Base Report was produced that reviewed all the open space categories within Wyre’s Open Space Audit 2010. The Open Space Audit and Needs Assessment Evidence Base Report 2013 should be read in conjunction with the 2010 Audit.

6.7.2 As part of the new Local Plan, the council is currently reviewing standards for green infrastructure which will include open space. On adoption of the new Local Plan, future AMR’s will monitor green infrastructure and open space provision.

6.7.3 With regard to open spaces eligible for the Green Flag Award, a national standard for parks and green spaces in the United Kingdom, five of Wyre’s parks were awarded green flag status in 2016; Kepple Lane (Garstang), Vicarage Park (Poulton), Hawthorne Park (Thornton), Wyre Estuary Country Park (Stanah) and Memorial Park (Fleetwood).






6.8 Indicator Analysis

6.8.1 The table illustrates how indicators are performing against saved policies, comparing data from the previous year and where targets have been set by the council.

● = Positive performance
 ● = neither Negative or Positive
 ● = Negative performance / Action required

²³ GOV.UK (2016) UK local authority and regional carbon dioxide emissions national statistics: 2005-2014 [online] Available at: <https://www.gov.uk/government/statistics/uk-local-authority-and-regional-carbon-dioxide-emissions-national-statistics-2005-2014> (Accessed 12/10/2016)

TABLE 6.4: ENVIRONMENTAL QUALITY INDICATOR PERFORMANCE ANALYSE

Saved Policies (see Appendix 1 for further details)	Indicator	Description	Comparator/ Target	2015/2016 Output	Performance
SP2 SP4 SP12 SP13 SP14	COI E1	Number of planning permission granted contrary to the advice of the Environment Agency, on: (i) Flood defence grounds, (ii) Water quality	Target = 0	(i) 0 (ii) 0	
ENV2 ENV7 ENV9 ENV10 ENV11 ENV13 ENV14 ENV15 ENV16 ENV17 ENV18	COI E2	Change in areas of biodiversity importance	Target = No Lose	No Loss	
TC19	SEI	Air Quality: CO2 Emissions	2013 = 789 kt	2014 = 697 kt (-11.7%)	
TREC8 TREC10 TREC12 TREC13 TREC14 TREC16	LOI	Green Belt	2014/15 = 750 hectares	750 hectares	
H13	LOI	Open Space: Number of Green Flag Award sites	2014/15= 5 sites	5 sites	

*COI = Core Output Indicator, SEI = Significant Effects Indicator, LOI = Local Output Indicator

6.9 Policy Conclusions

6.9.1 As is evident from the Environmental Indicators, the environment policy (SP, ENV, TC, TREC and H of the Adopted Local Plan) objectives for Wyre are overall performing successfully.

6.9.2 The Borough has a rich resource of environmental assets which provide significant economic, social and environmental benefits. It is important that growth proposed in the emerging Local Plan does not adversely impact on the quality of the existing assets. Overall, there has been no loss or developments within nationally designated sites of importance and the new Local Plan will need to continue this.

6.9.3 There has been no development granted contrary to the advice from the Environment Agency on flood defence grounds and water quality satisfying the policy objectives ENV13 and ENV14 of the Adopted Local Plan.

7 Fleetwood-Thornton Area Action Plan

7.1 Introduction

7.1.1 The Fleetwood-Thornton Area Action Plan (AAP) was adopted by Full Council on 17th September 2009. The Fleetwood-Thornton AAP looks ahead to the year 2021, setting out a comprehensive vision and spatial planning framework for the Fleetwood-Thornton area, within Wyre. The boundaries of the land (the 'Area') to which the AAP relates are shown in Figure 7.1.

FIGURE 7.1: FLEETWOOD-THORNTON AAP BOUNDARY

7.1.2 The principal objectives of the AAP policies address the key issues facing the area, and in particular, focus on delivering significant growth and development to secure the sustainable regeneration of this strategically important site. These objectives are targeted through a series of Plan Objectives which are monitored through the schedule of Key Performance Indicators (KPIs).

7.1.3 This chapter outlines the key characteristics of the AAP. It also provides a direct measure of the implementation and effectiveness of the policies applied in the AAP through the KPIs.

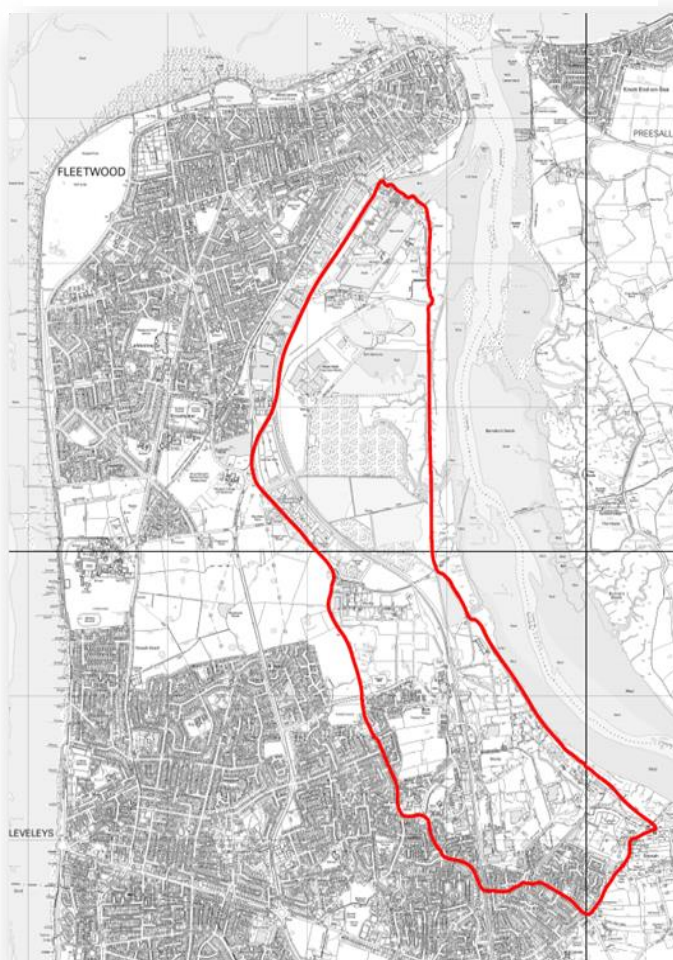
7.2 Plan Objective 1: Protect and Enhance the Natural and Built Environment.

7.2.1 Plan Objective 1 seeks to (and is monitored via KPI1, KPI2, KPI3 and KPI3a):

7.2.2 Create an attractive and high quality urban and natural environment, ensuring that good design is a fundamental aspect of all new development and redevelopment makes a positive contribution to the local environment, whilst maintaining, restoring and enhancing biodiversity and geological conservation interests.

7.2.3 Protect and enhance biodiversity and landscape character for its own right and to mitigate the effects of new development on the various nature conservation interests associated with the Area and its surrounding environment.

7.2.4 Give careful consideration to flood risk, the effects of flooding and the design of flood mitigation measures.



7.2.5 KPI1: Number of designated sites of nature conservation importance

7.2.6 Within the Fleetwood-Thornton AAP, there are currently 6 Biological Heritage Sites with a total area of 44.8 hectares (8.64 per cent of the total AAP area). Adjacent to the east side of the Fleetwood-Thornton AAP boundary, down the Wyre Estuary, the site is designated as a Site of Special Scientific Interest (SSSI). It is also classified as a Special Protection Area (SPA) and a Ramsar site. There has been no loss of sites within the year 1 April 2014 to 31 March 2015.

7.2.7 KPI2: No inappropriate development in flood zone

7.2.8 In the year 1 April 2015 to 31 March 2016, there were no planning permissions granted contrary to Environment Agency advice where the development would be at risk of flooding or increase the risk of flooding elsewhere.

7.2.9 KPI3: All development proposed through Policies 2 to 8 of AAP with design elements, which encourage and enhance biodiversity

7.2.10 In the year 1 April 2015 to 31 March 2016, there were two major and 23 minor planning permissions granted. One of the major permissions granted contained conditions with measures to incorporate biodiversity.

7.2.11 KPI3a: The number and proportion of total new build completions on housing sites reaching very good, good, average and poor ratings against the Building for Life criteria

7.2.12 This indicator is based on the criteria set out in the old Building for Life (BfL) which has now been replaced by Building for Life 12 (BfL12) in 2012.

7.2.13 BfL12 is not designed to be used for “scoring” and instead uses a traffic light system with green, amber and red lights against 12 questions designed to help structure discussions between local authorities, developers and stakeholders.

7.2.14 Given the introduction of BfL12 and the changes to the scoring system, Wyre Council no longer intends to publish annual monitoring data on the performance of new housing developments (+10 dwellings) against the old BfL criteria.

7.3 Plan Objective 2: Encourage Housing Choice

7.3.1 Plan Objective 2 seeks to (and is monitored via KPI4, KPI5 and KPI6):

7.3.2 Meet identified housing needs and to encourage housing development of a suitable scale and mix of tenure with a priority towards housing development on appropriate brownfield sites. A total provision of up to 1300 dwellings has been allocated within the area.

7.3.3 KPI4: Amount of dwellings completed each year

7.3.4 Table 7.1 illustrates that 90 dwellings were completed within the year 1 April 2015 to 31 March 2016.

7.3.5 The AAP has land allocated for the provision of 1,300 dwellings up to the year 2021 across four sites. However, capacity is likely to be reduced by permissions granted for developments at lower densities than expected. It is therefore unlikely that the requirement will be met. There are currently no planning permissions on the FD2 site.

TABLE 7.1: HOUSING COMPLETIONS WITHIN THE AAP

AAP Housing site	No. of Dwellings Allocated	Total site capacity as at 31/03/16*	Completions				Total
			Up to 31/03/13	2013/14	2014/15	2015/16	
FD1 - Fleetwood Docks	380	336	106	21	72	74	273
PS1 - Former Power Station	558	474	80	47	52	16	195
FD2 - Fleetwood Docks Mixed Use Site	120	120	0	0	0	0	0
PS2 - Land to the west of former Power Station	242	135	0	2	0	0	2
Total	1,300	1,065	186	70	124	90	470

*As at April 2015, capacity likely to be reduced by permissions granted for developments at lower densities than expected.

7.3.6 KPI5 and KPI6: Number of affordable houses receiving planning permission and number of completions

7.3.7 The council's Housing Policy states that new housing developments which comprise of 15 or more dwellings (or which are on sites of more than 0.5 hectares) should make on-site provision of affordable housing at a rate of at least 40% of the total number of dwellings.

7.3.8 However, within the AAP, in exceptional circumstances this requirement may be reduced where there are major constraints on the development site which incur additional development costs i.e. remediation of contaminated land.

7.3.9 Table 7.2 indicates the percentage of affordable housing against planning permissions and completions. Please note, some of these planning permissions were granted before the AAP was adopted September 2009.

TABLE 7.2: PERCENTAGE OF AFFORDABLE HOUSING

	AAP Affordable Housing Calculation		
	Total dwellings	No. of affordable homes	Percentage (%)
Completions, by end 31 March 2013	186	60	32
Completions, 2013 - 2014	70	38	54
Completions, 2014 – 2015	160	0	0
Completions, 2015 – 2016	90	0	0
Total Completions	470	98	21
Dwellings under construction or with permission	342	0*	0
Total	812	98	12

*Possible additional affordable housing units on future permissions on allocated sites still to be taken up.

7.4 Plan Objective 3: Encourage Employment Opportunities

7.4.1 Plan Objective 3 seeks to (and is monitored via KPI7):

7.4.2 Develop the local economy by encouraging distinctive enterprise and attracting a range of high profile businesses and investment together with the consolidation and further growth of the Fleetwood fishing and port related industries and the specialist industrial sector at the Hillhouse site. Further employment opportunities will be encouraged through mixed-use schemes particularly at the Fleetwood Docks Mixed Use Development Area.

7.4.3 Encourage the creation of an attractive gateway into the Area (comprising a landmark development) within the Fleetwood Docks Mixed Use Development Area which will

contribute to the achievement of a high quality environment for all and a prestige location for business investment.

7.4.4 **KPI7: Amount of land developed for employment, by type**

7.4.5 Table 7.3 illustrates how much additional employment floorspace has been developed, by type for specific allocations in the year 1 April 2015 to 31 March 2016.

TABLE 7.3: AMOUNT OF LAND DEVELOPED FOR EMPLOYMENT (BY TYPE), 2015-2016

	Use Class Order (Allocation)				
	B1 (FD2/E1)	A3/A4 (FD2/E1)	D2 (FD2/E1)	(E2)	(E3)
Gross (2015-2016)	0	0	0	0	2,809 m ³
Total (from start of plan period)	0	0	0	0	9,485 m ³
Target	22,300m ²	2,000m ²	6,000m ²	10.97 ha	100,000m ²

7.5 Plan Objective 4: Improve Accessibility and Movement throughout the Plan Area

7.5.1 Plan Objective 4 seeks to (and is monitored via KPI8, KPI9, KPI10, KPI11 and KPI 12):

7.5.2 Give high priority to improving accessibility through existing transport infrastructure within the locality and linkages to the surrounding area including Fleetwood Town Centre.

7.5.3 Give high priority to public transport infrastructure generally in the development of the Area and seek improved services that link the Area with nearby towns including Fleetwood Town Centre.

7.5.4 Support the development of rail services to Fleetwood via Thornton and Poulton in order to link the Area to the wider sub-region.

7.5.5 Improve opportunities for access and movement throughout the Area for all sectors of the community

7.5.6 **KPI8: Number of new developments within 30 minutes travel by public transport of six major services**

7.5.7 Lancashire County Council (LCC) monitored this indicator for Wyre Council using specialist software. However, the software is no longer available and therefore KPI8 cannot be monitored during this monitoring year. LCC are however looking to replace the software and monitoring will hopefully be undertaken in future AMR's.

7.5.8 **KPI9: Number and frequency of bus services within Plan area**

7.5.9 At present there are six regular bus services as shown in table 7.5 with stops within or adjacent to the Fleetwood-Thornton AAP boundary. There are also several school bus routes to schools at; Preesall, Great Eccleton, Elswick, Cleveleys, Poulton-le-Fylde and Fleetwood.

TABLE 7.5: NUMBER AND FREQUENCY OF REGULAR BUS SERVICES WITHIN PLAN AREA

Bus service	Monday - Friday	Saturday	Sundays and Bank Holidays
1	every 20-30mins	every 20-30mins	every 20-30mins
14	every 20-30mins	every 10-30mins	every 20mins
74	every 1hr	every 1hr	every 1 hr
75	every 1hr	every 1hr	every 2hr
84	every 30mins	every 30mins	every 1hr
87	every 1hr 30mins	every 1hr 30mins	No service

7.5.10 KPI10: Length of new dedicated pedestrian and cycle routes within Plan area

7.5.11 No figures are available for the new dedicated pedestrian and cycle routes within the Fleetwood-Thornton AAP during 2015-2016.

7.5.12 KPI11: Improvements to the Strategic and Local Road Network

7.5.13 In the year 1 April 2015 to 31 March 2016, there was a total £154,635 towards highway contributions (£54,372 towards Highway Improvements and £100,263 towards Sustainable Transport Improvements). Table 7.6 illustrates highway contributions through S106 Agreements which will fund improvements to the Strategic and Local Road Network since the AAP was adopted. The minor permissions granted didn't fall within the categories set out in the Sustainable Transport Strategy (Appendix B). Please note, the figures shown are sums agreed through permitted planning applications. Some applications may not progress and therefore not contribute to the figures in table 7.6.

TABLE 7.6: HIGHWAY CONTRIBUTIONS THROUGH S106 AGREEMENTS

Year	Contributions*
2010 – 2011	£491,749
2011 – 2012	£744,000
2012 – 2013	£564,158
2013-2014	£31,551
2014-2015	£153,199
2015-2016	£154,635
Total	£2,139,292

* Indicative figure. Some permission's might not be implemented.

7.5.14 KPI12: Number of major developments receiving planning permission with agreed travel plan

7.5.15 In the year 1 April 2015 to 31 March 2016, there were no Travel Plans to be approved by the Local Planning Authority.

7.6 Plan Objective 5: Ensure Provision of Accessible Local Services and Facilities

7.6.1 Plan Objective 5 seeks to (and is monitored via KPI21):

7.6.2 Provide the local community with convenient access to a range of leisure, retail, health, educational and other associated community facilities such as a community centre and place of worship to promote cohesive communities.

7.6.3 KPI21: Provision of Local Centre at Burn Naze

7.6.4 In the period 1 April 2015 to 31 March 2016, there has been no development of a Local Centre at Burn Naze.

7.7 Plan Objective 6: Encourage Recreational Activity and Tourism

7.7.1 Plan Objective 6 seeks to (and is monitored via KPI13, KPI14 and KPI15):

7.7.2 Provide opportunities for informal and formal recreation throughout the Area.

7.7.3 Introduce new tourist attractions by capitalising on the Area's natural, environmental and heritage assets in order to attract more visitors to the area.

7.7.4 KPI13: Amount of public open space (sq m²/ha), formal and informal

7.7.5 Within the Fleetwood-Thornton AAP area there is approximately 7.5 hectares of formal open space and 28.7 hectares of informal open space. There is also approximately 2,934 metres of green corridor (footpath adjacent to the River Wyre) used as informal open space. In the year 1 April 2015 to 31 March 2016, there has been no increase.

7.7.6 KPI14: Number of new residential developments providing public open space to minimum requirements of saved policy H13

7.7.7 In the year 1 April 2015 to 31 March 2016, there was no major residential planning permission granted.

7.7.8 KPI15: Completion/Improvement of Wyre Estuary Coastal Path through plan area

7.7.9 The Wyre Estuary Coastal Path project site is a linear site located along the River Wyre estuary coastline in between Fleetwood and Stanah village. It is being promoted through a multi-agency partnership, led by Lancashire County Council (REMADE), and including Wyre Council, and local land owners.

7.7.10 The first phase was the creation of a shared use path to the rear of the existing United Utilities Waste Water Treatment works. This phase has been created but is not yet open for public use.

7.7.11 The second phase has been the creation of a lit path along the highway (adjacent to Broadwater Caravan site) between Fleetwood Road and Jameson Road bridge. This phase has been completed and is open for public use.

7.7.12 As of 31 March 2016, no further work was complete.

7.8 Plan Objective 7: Encourage Sustainable Patterns of Development

7.8.1 Plan Objective 7 seeks to (and is monitored via KPI16, KPI19 and KPI20):

7.8.2 Promote sustainable patterns of development within the Area and to encourage energy related development including reduced CO² emissions through the encouragement of renewable forms of energy in new developments.

7.8.3 KPI16: Renewable Energy – Approval of development incorporating energy efficient designs for new housing of 10+ units and non housing developments of 1000m² to use 10% renewable energy

7.8.4 In the year 1 April 2015 to 31 March 2016, there were no planning permissions which included measures to incorporate the use of 10 per cent renewable energy.

7.8.5 KPI19: Total amount of employment floorspace on previously development land

7.8.6 The council’s target is that 65 per cent of additional employment floorspace is developed on previously developed land. In the year 1 April 2015 to 31 March 2016, there was 3,134 sqm of additional employment floorspace developed, of which 100 per cent was on previously development land.

7.8.7 KPI20: Total amount and percentage of new housing on previously developed land

7.8.8 The council’s target is that 65 per cent of new housing is developed on previously developed land. In the period 1 April 2015 to 31 March 2016, 90 dwellings were completed, equating to 100 per cent on previously developed land.

7.9 AAP Key Performance Indicator Analysis

7.9.1 Table 7.5 illustrates how the AAP Key Performance indicators are performing against the AAP policies, comparing data from the previous year (where possible) and where targets have been set by the council.













● = Positive performance ● = neither Negative or Positive ● = Negative performance / Action required

TABLE 7.7: FLEETWOOD-THORNTON AAP INDICATOR PERFORMANCE ANALYSIS

AAP Policy (see Appendix 2 for further details)	AAP Key Performance Indicator	Description	Comparator / Target	2015/2016 Output	Performance
Plan Objective 1: Protect and Enhance the Natural and Built Environment					
1	KPI1	Number of sites of nature conservation importance	2014/15 = 44.8 ha Target = No Loss	44.8 ha (BHS)	●
1	KPI2	No inappropriate development in flood zone	Target = None	None	●
1	KPI3	All development proposed through Policies 2 to 8 of AAP with design elements, which encourage and enhance biodiversity	All development to enhance biodiversity	One	●
1 & 2	KPI3a	The number and proportion of total new build completions on housing sites reaching very good, good, average and poor ratings against the Building for Life criteria	All sites to achieve very good	No sites assessed	●
Plan Objective 2: Encourage Housing Choice					
2	KPI4	Amount of dwellings completed each year	See table 7.1	90	●
2	KPI5	Number of affordable houses receiving planning permission	Up to 40% of KPI4 target	See table 7.2	●
2	KPI6	Number of affordable housing completions	Subject to KPI5	0	●

*KPI = Key Performance Indicator

TABLE 7.7 (CONT): FLEETWOOD-THORNTON AAP INDICATOR PERFORMANCE ANALYSIS

AAP Policy (see Appendix 2 for further details)	AAP Key Performance Indicator	Description	Comparator / Target	2015/2016 Output	Performance
Plan Objective 3: Encourage Employment Opportunities					
3	KPI7	Amount of land developed for employment by type	2014/15 = 0 m ²	2,809 m ² Total = 9,485 m ²	
Plan Objective 4: Improve Accessibility and Movement throughout the Plan Area					
5 & 6	KPI8	Number of new developments within 30 minutes travel by public transport of six services	All new development	Not Assessed	
5 & 6	KPI9	Number and frequency of bus services within Plan Area	Increase through plan period	6 services	
5 & 6	KPI10	Length of new dedicated pedestrian and cycle routes within Plan Area	2013/14 = 0	No data available	N/A
5 & 6	KPI11	Improvements to the Strategic and Local Road Network	No target	Two S106 Agreements granted = £154,635	
5 & 6	KPI12	Number of major developments receiving planning permission with agreed travel plan	All new development	None	
Plan Objective 5: Ensure Provision of Accessible Local Services and Facilities					
7	KPI21	Provision of Local Centre at Burn Naze (i) Retail Units (ii) Provision of ancillary community facilities	N/A	No development complete	
Plan Objective 6: Encourage Recreational Activity and Tourism					
8	KPI13	Amount of public open space sq m / ha in Plan Area: (i) Formal (ii) Informal	2011/12 = (i) 7.5 ha (ii) 28.7 ha Net increase through plan period	No increase	
8	KPI14	Number of new residential developments providing public open space to minimum requirements of saved policy H13	All new residential development	None	
8	KPI15	Completion / Improvement of Wyre Estuary Coastal Path through Plan Area	Completion by 2021	Phase 1 & 2 complete	
Plan Objective 7: Encourage Sustainable Patterns of Development					
9	KPI16	Renewable Energy - Approval of development incorporating energy efficient designs for: (i) new housing of 10+ units, and (ii) non housing developments of 1000m ² to use 10% renewable energy	100% of relevant planning approvals	None	
3 & 9	KPI19	Total amount of employment floorspace on previously developed land	Target = 65%	100%	
3 & 9	KPI20	Total amount and percentage of new housing on previously developed land	Target = 65%	90 (100%)	

*KPI = Key Performance Indicator

7.10 AAP Policy Conclusions

7.10.1 It must be noted, that the Fleetwood-Thornton AAP was adopted September 2009, so several Key Performance Indicator's (KPI's) do not give a true reflection of performance because there has either been no development or nothing to compare from the previous year. Therefore, it is evident from the AAP KPI's that the AAP Policy objectives are overall performing adequately.

7.10.2 Policy 1 aims to achieve development which both protects and where possible enhances biodiversity in the area which will also contribute to the long term health and well-being of the community. However, only one major planning permission contained measures to incorporate biodiversity into the development. Although, it must be noted that most permissions were only very small industrial permissions on existing industrial estates or extensions to existing buildings and it may be difficult to implement such measures.

7.10.3 Policy 2 outlines allocated land for 1300 dwellings within the plan area. There has been a total 470 dwelling's completed up to 31 March 2016 and 98 of these were affordable homes satisfying Policy 2 by ensuring a choice of appropriate housing.

7.10.4 There were no developments granted contrary to Environment Agency advice, meeting the council's target and satisfying Policy 1 by ensuring that development granted considers the effects of flooding to protect and enhance the natural and built environment.

7.10.5 Several phases of the multi-user Wyre Estuary Coastal Path are now complete, satisfying Policies 5, 6 and 8 by ensuring that accessibility and movement is improved and opportunities are made to introduce new recreational activities and tourism.

7.10.6 All development was completed on previously developed land, meeting the council's target and satisfying Policies 3 and 9 by ensuring sustainable patterns of development.

8 Progress with Local Plan Development Documents

8.1 Introduction

8.1.1 The Planning and Compulsory Purchase Act 2004, as amended by the Planning Act 2008 and the Localism Act 2011, requires local planning authorities to prepare and maintain a Local Development Scheme (LDS).

8.1.2 The LDS is a project plan for the Wyre Local Plan and must specify which Local Plan documents are to be Development Plan Documents (DPDs), the timetable for their preparation and revision, their geographical area of coverage and their subject matter.

8.1.3 The latest LDS was published July 2016 and supersedes the 2014 LDS. Although the current LDS was approved after this current monitoring year (31 March 2016), it's appropriate to demonstrate progress against the 2016 LDS.

8.1.4 In accordance with part 8 of The Town and Country (Local Plan) (England) Regulations 2012, a key requirement of the AMR is to review progress on the delivery of Local Plans against the timetable and milestones set out in the LDS. This chapter of the AMR reviews progress in the preparation of Local Plans for the period 1 April 2015 – 31 March 2016.

8.2 Wyre Borough Local Plan

8.2.1 The Wyre Borough Local Plan (1991-2006) was adopted in 1999. On commencement of the Planning and Compulsory Purchase Act 2004 the policies contained in the Local Plan were automatically saved for three years until September 2007. The council undertook an assessment of all Local Plan policies and in March 2007, submitted a list of the policies it wished to save beyond that date, to the Secretary of State. The Secretary of State agreed to save the requested policies until they are replaced by policies in a new Wyre Local Plan. A list of the saved policies is in Appendix 1.

8.2.2 In 2002 Wyre Council embarked on a review of the Adopted Local Plan. The 1st Deposit Local Plan was published for public consultation in April 2004. Subsequently the review of the Local Plan was abandoned in 2006 in favour of preparing a new style Wyre Local Plan.

8.3 Progress with Local Plans - Performance for the Period 1 April 2015 to 31 March 2016

8.3.1 The council is currently producing a new Local Plan which will cover the period from 2011 to 2031. On adoption of the Local Plan a new Local Plan Policies Map will be published.

8.3.2 The Fleetwood-Thornton Area Action Plan was formally adopted on 19th September 2009. It establishes a clear vision and planning framework for development of Fleetwood and Thornton until 2021 and was adopted in advance of the new emerging Local Plan. The new Local Plan will supersede but incorporate the strategic elements of the AAP.

8.3.3 To inform the development of the new Wyre Local Plan the council produced for public consultation an Issues and Options document. The consultation was carried out from 17 June to 7 August 2015. The responses are currently being considered and will feed into producing the draft Local Plan.

8.3.4 Due to the requirement to respond to changes in national planning policy and subsequently the need to develop a more comprehensive evidence base, table 8.1 illustrates the evidence base documents the policy team has been working on during the year 2015 –

2016. The evidence base documents can be viewed on the council's website using the following link <http://wyre.gov.uk/localplan/evidencebase>.

TABLE 8.1: EVIDENCE BASE DOCUMENTS BEING PREPARED 2015-2016*

Evidence Base documents*	Completion /Anticipated Completion
Fylde Coast Strategic Housing Market Assessment (SHMA) Addendum 2	February 2016
Strategic Housing Land Availability Assessment (SHLAA)	2017
Fylde Coast Authorities Gypsy and Traveller and Travelling Showpeople Accommodation Assessment (GTAA) - Addendum	November 2016
Level 1 Strategic Flood Risk Assessment (SFRA)	July 2016
Level 2 Strategic Flood Risk Assessment (SFRA)	2017
Wyre Employment Land Study Update	September 2015
Wyre Employment Land Study Update Addendum	December 2015
Rural Housing Needs Assessment	January 2016
Local and Strategic Highway Network Study	2017
Settlement Study	August 2016
Wyre Local Plan and Community Infrastructure Levy Economic Viability Assessment	On-going
Infrastructure Delivery Plan	On-going

*Other evidence base documents also required or already completed

8.3.5 To inform the plan-making process and assist with the identification of potential land allocations for the new Local Plan, the council carried out a new 'Call for Sites' in 2014 which supplements a similar exercise carried out in 2012. This produced a strong response from landowners and developers, with some 240 sites submitted (a combination of 2012 and 2014 sites) for a range of uses, particularly residential development. Where appropriate the sites will feed in to various evidence base documents.

8.3.6 Further consultation on the Publication Local Plan is anticipated to be held in 2017 Plan with full adoption of the Wyre Local Plan in 2018.

8.4 Duty to Cooperate

8.4.1 The Localism Act (2011) imposes a duty on council's to co-operate with other council's and bodies on planning issues that cross administrative boundaries. Paragraph 178 of the National Planning Policy Framework (2012) (NPPF) specifically outlines what the Duty to Cooperate entails:

"Public bodies have a duty to cooperate on planning issues that cross administrative boundaries, particularly those which relate to the strategic priorities...."

8.4.2 Those strategic priorities identified as requiring cross boundary cooperation include:

- Homes and jobs needed in a geographical area;
- Infrastructure projects such as transport, flood risk and wastewater;
- Retail, leisure and other commercial developments;
- Social infrastructure; and

- Climate change mitigation and adaptation, conservation and enhancement of the natural and historic environment, including landscape.

8.4.3 NPPF Paragraph 181 states that:

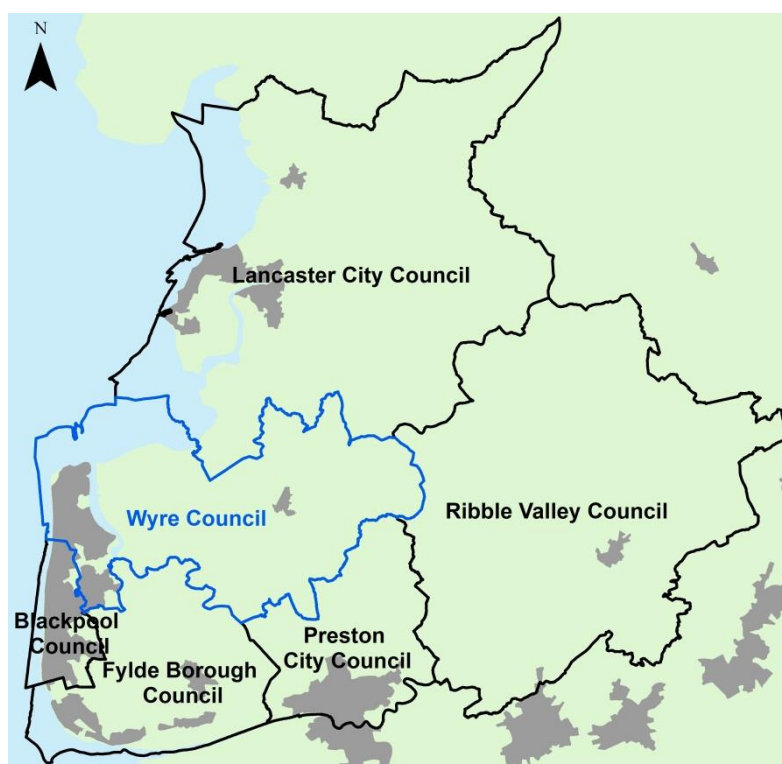
“Local planning authorities will be expected to demonstrate evidence of having effectively co-operated to plan for issues with cross-boundary impacts when their local plans are submitted for examination.”

8.4.4 The duty seeks to ensure that all of the bodies involved in planning and development work together on issues that are of bigger than local significance.

8.4.5 Figure 8.1 illustrates neighbouring authorities to Wyre. Those prescribed bodies as defined in part 2 of the Town and Country Planning (Local Planning) (England) Regulations 2012 of most relevance to Wyre are:

- Environment Agency;
- English Heritage;
- Natural England;
- Civil Aviation Authority;
- Homes and Communities Agency;
- Clinical Commissioning Groups and the NHS Trust Development Authority;
- Office of the Rail Regulator;
- Highway Authority; and
- Marine Management Organisation.

FIGURE 8.1: NEIGHBOURING AUTHORITIES TO WYRE COUNCIL



8.4.6 Local authorities are also required to have regard to Local Enterprise Partnerships and Local Nature Partnerships. Those of relevance to Wyre are:

- Lancashire Local Enterprise Partnership;
- Lancashire Local Nature Partnership; and
- Morecambe Bay Local Nature Partnership.

8.4.7 The Town and Country (Local Plan) (England) Regulations 2012 require the Duty to Cooperate to be monitored as part of the AMR. The council are currently fulfilling the Duty to Cooperate in the following ways:

- Wyre Council has collaborated with neighbouring authorities and various bodies with roles relevant to the duty throughout the Local Plan preparation process in relation to general elements of the Local Plan and in relation to site specific issues. At each stage of the Local Plan preparation process bodies and wider stakeholders have been consulted and any comments have been considered when revising the Local Plan development documents.
- Wyre Council have jointly commissioned evidence studies in relation to housing, Gypsies, Travellers and Travelling Showpeople and retail with neighbouring Fylde Coast authorities.
- A Fylde Coast Memorandum of Understanding between Blackpool, Fylde and Wyre Councils has been prepared and regular meetings take place.
- Through the operation of various stakeholder and topic based working groups such as the Wyre Flood Forum which allow for consultation and discussions with 'prescribed bodies' such as the Environment Agency.
- Officers from the council's planning policy team attend meetings of the Lancashire Planning Policy Officers Group. The group, made up of representatives from each of the planning policy teams across Lancashire and the County Council meets quarterly to discuss various cross boundary issues such as:
 - Lancashire Minerals and Waste Development Framework;
 - Housing growth figures and landscape policy;
 - Local Transport Plan 3 and subsequent masterplans;
 - Service Level Agreements; and
 - Shared evidence bases and data collection methodologies.

8.4.8 Officers have also been engaged in wide ranging discussions with key infrastructure providers including those engaged in the provision of health and educational services plus utility providers as part of the development of the Infrastructure Delivery Plan (IDP).

9 Appendix 1: Schedule of re-saved Local Plan Policies

Please note that any policies not listed expired on 27th September 2007.

Core Strategy

SP2 – Strategic Location for Development
 SP4 – Change of Use of Land in Green Belts
 SP5 – Definition of the Main Rural Settlements
 SP8 – Definition of Small Rural Settlements
 SP12 – Defined Open Areas
 SP13 – Development in the Countryside
 SP14 – Standards of Design and Amenity

The Natural and Built Environment

ENV2 – Open Coastline
 ENV7 – Trees on Development Sites
 ENV9 – Conservation Areas
 ENV10 – Listed Buildings
 ENV11 – Demolition of Listed Buildings
 ENV13 – Development and Flood Risk
 ENV14 – Development and Flood Defences
 ENV15 – Surface Water Run-Off
 ENV16 – Ground Water Protection
 ENV17 – Surface Water Protection
 ENV18 – Advertising

Housing

H3 – Housing Allocations
 H4 – Alterations and Extensions to Residential Properties
 H5 – Permanent Residential Mobile Homes and Residential Caravan Parks
 H6 – Changes to Residential Use in the Countryside Area of Rural Wyre
 H7 – Replacement Dwellings
 H8 – Temporary Residential Caravans
 H9 – Extensions to Residential Curtilages
 H10 – Agricultural Workers' Dwellings
 H11 – Subdivision of Existing Dwellings into Smaller Units of Residential Accommodation
 H13 – Open Space in New Housing Developments
 H15 – The Provision of Affordable Housing within Rural Areas

Employment and Industry

EMP2 – Existing Commitments
 EMP3 – New Allocations
 EMP4 – Land East of Fleetwood Road
 EMP6 – Land at Catterall Gates Lane, Catterall
 EMP7 – Land at Longmoor Lane, Nateby
 EMP8 – Existing Industrial Areas
 EMP9 – Car Sales on Industrial Estates
 EMP12 – Diversification of the Rural Economy
 EMP13 – Conversion of Rural Buildings in Countryside Areas

Shopping

S6 – Change of Use of Retail Premises
 S7 – The Design of Signs and Shopfronts

Town Centres

TC1 – Town Centre Boundaries
 TC2 – Primary Shopping Areas
 TC7 – Secondary Shopping Areas
 TC11 – Mixed Development Area at Parkhill Road, Garstang
 TC13 – Professional and Financial Services in Fleetwood
 TC15 – Change of Use of Upper Floors
 TC19 – Defined Open Area in Garstang

Tourism, Recreation and Open Space

TREC2 – Small Hotels, Guest Houses and Youth Hostels
 TREC3 – Lancaster Canal
 TREC5 – Static Caravans and Chalet Developments
 TREC6 – Touring Caravans
 TREC7 – Preserving the Seaside Resorts
 TREC8 – Existing and Additional or Improved Sports and Recreational Facilities
 TREC10 – Golf Courses and Other Outdoor Recreational Facilities
 TREC12 – Public Rights of Way
 TREC13 – Facilities for Informal Recreation
 TREC14 – Protection of Recreational Open Space
 TREC16 – Sports Fields Within the Green Belt

Transportation

TR1 – Major Road Proposals
 TR6 – Rail Facilities
 TR7 – Rail Reinstatement to Fleetwood
 TR8 – Blackpool to Fleetwood Tramway
 TR9 - Cyclists

Community and Infrastructure Services

CIS1 – Provision for Community Services
 CIS2 – Telecommunications
 CIS4 – Power Lines and Overhead Cables
 CIS5 – High Voltage Power Lines
 CIS6 – Securing Adequate Servicing and Infrastructure
 CIS7 – Wastewater Management

10 Appendix 2: Schedule of Fleetwood-Thornton Area Action Plan Policies

Please note that saved policy SP2 'Strategic Location for Development' in the adopted Local Plan is superseded by the Fleetwood-Thornton Area Action Plan (AAP). The remaining saved policies continue to be applicable within the AAP where relevant. Since the AAP is a more recent development plan than the Local Plan, where specific allocations made in the Local Plan are in conflict with proposals in the AAP, allocations within the AAP will take precedence.

Policy 1 – Environmental Quality and Protection

Policy 2 – Housing Provision

Policy 3 – Industry and business

Policy 4 – Contingency Site

Policy 5 – Transport Network Improvements

Policy 6 – Movement and Accessibility

Policy 7 – Community Facilities and Service Provision

Policy 8 – Recreation and Leisure

Policy 9 – Encouraging Energy Efficiency, Renewable Energy and Sustainable Design and Construction in Development

Policy 10 – Increasing the Role of Tourism

11 Appendix 3: Glossary of terms and abbreviations

Authorities Monitoring Report (AMR): A report produced by a local planning authority that assesses the progress and the effectiveness of specified planning policies in development plan documents. It also includes a review of the Local Development Scheme's timetable.

Area Action Plan (AAP): A Development Plan Document, which focuses on a specific part of the district. They focus on the implementation of policies towards conservation, change and opportunities (for example a major regeneration project with new housing).

Area of Outstanding Natural Beauty (AONB): AONB's are designated by the Countryside Agency. They represent the nation's finest landscapes. They are designated to safeguard and enhance their natural beauty.

Biological Heritage Site (BHSs): In Lancashire, Local Authorities are required to identify and provide protection to the natural heritage within their districts. These are the most important non-statutory wildlife sites. For example; ancient woodland, species rich grassland and bogs.

CABE (The Commission for Architecture and the Built Environment): Established in 1999, a public body, CABE influences and inspires the people making decisions (e.g. Local Authorities, planners and designers) about our built environment, to improve people's quality of live through good design.

CABE Space: CABE Space is the part of CABE (see *The Commission for Architecture and the Built Environment within glossary*) aiming to bring excellence to the design and management of public spaces in our towns and cities, to improve people's quality of live through good design.

DEFRA (The Department for Environment, Food and Rural Affairs) DEFRA is a Government Department in the UK. Their main primary purpose is to secure a healthy environment in which we and future generations can prosper.

Department for Communities and Local Government (DCLG): DCLG is the Government Department responsible for planning matters, with the responsibility to promote community cohesion and equality, as well as housing, urban regeneration, planning and local government.

Department for the Environment, Transport and the Environment (DETR): The Department for the Environment, Transport and the Regions has now been renamed **The Department for Transport (DfT)**. The DfT provides leadership across the transport sector to achieve a transport system, which balances the needs of the economy, the environment and society.

Department of Energy and Climate Change (DECC): The DECC is responsible for all aspects of UK energy policy, and for tackling global climate change on behalf of the UK.

Development Plan Document (DPD): A document identifying the council's planning policies and proposals. Development Plan Documents include the Local Plan, Site-Specific Allocations Documents, Area Action Plans and a Proposals Map. They are subject to community involvement, consultation and independent examination. A sustainability appraisal is required for each development plan document.

Environment Agency (EA): The Environmental Agency is a government body responsible for protecting and improving the effects of pollution on the environment in England and Wales. To make sure that air, land and water are looked after.

Green Belt: An area of land largely around built up areas designated to protect the land from development. The purposes are to restrict urban sprawl, safeguard the countryside, preserve the character of historic towns and to encourage the use of Brownfield sites for development.

Greenfield site: Land not previously developed (PDL), usually agricultural land.

Highways Agency: An executive agency of the Department of Transport, responsible for operating, maintaining and improving the strategic road network of England.

Index of Multiple Deprivation (IMD): The IMD is a set of six indicators (income; employment; health deprivation and disability; education; skills and training; housing; and geographical access to services) to help identify areas for regeneration, at ward level.

Joint Lancashire Structure Plan (JLSP): The Joint Lancashire Structure Plan 2001-2016 aims to secure the efficient and effective use of land in the interest of the public. It sets out strategic policies and proposals for the development, use and conservation of land in Lancashire and for the management of traffic. It establishes the amount and general location of development for meeting the future needs of Lancashire's population while protecting and enhancing Lancashire's fine assets.

Local Development Documents (LDDs): These include any document within the Local Development Framework. They comprise Development Plan Documents, Supplementary Planning Documents and the Statement of Community involvement.

Local Development Scheme (LDS): The LDS is a three-year programme, which shows the council's time scale for the preparation and production of Local Development Documents.

Local Geodiversity Sites (LGSs): LGSs are formally known as Geological Heritage Sites (GHS) which are protected in the same way as important biological sites, to recognise and protect the importance of certain landforms.

Localism Act: A major piece of new legislation, which includes wide-ranging changes to local government, housing and planning. Significantly, the Act abolishes regional planning, and introduces the possibility of Neighbourhood Plans as part of the development plan.

ONS (The Office for National Statistics): ONS is the executive office of the UK Statistics Authority and is the UK Government's single largest statistical producer. ONS produces independent information to improve our understanding of the UK's economy and society.

The National Planning Policy Framework (NPPF): The NPPF sets out the Government's planning policies for England and how these are expected to be applied. It sets out the Government's requirements for the planning system only to the extent that it is relevant, proportionate and necessary to do so. It provides a framework within which local people and their accountable councils can produce their own distinctive local and neighbourhood plans, which reflect the needs and priorities of their communities

Planning Policy Guidance (PPG): A series of documents issued by central Government setting out its national land use policies for England on different areas of planning e.g. housing, employment, and transport. They are currently being replaced by Planning Policy Statements.

Planning Policy Statements (PPS): A series of documents setting out the Government's national land use planning policies that will replace the existing Planning Policy Guidance notes. However, these are now superseded.

Previously Developed Land (PDL), also known as Brownfield: Land previously developed on or was occupied by a permanent structure. Usually associated with derelict urban land. Excludes agriculture or forestry land and previously used land which now has nature conservation or recreation value.

Primary Care Trust (PCT): PCTs, formed in 2002, cover all parts of England and take control of local health care. They receive budgets directly from the Department of Health.

Ramsar: Sites designated under the European Ramsar Convention which provide a framework for national and international co-operation to protect wetlands and their resources of international importance, particularly as waterfowl habitats

Regional Spatial Strategy (RSS): The RSS is a document, which provides a framework for the physical development for how the region should look in fifteen to twenty years and forms part of the development plan. For example, the RSS identifies the scale and distribution of new housing in the region and areas for regeneration. (Please note, the RSS was formally revoked by the Government as part of the Development Plan in May 2013.)

REMADE (REclamation and MAnagement of DErelict land) : REMADE has been set up by Lancashire County Council in partnership with the Northwest Regional Development Agency as part of the Agency's commitment to tackling the region's derelict land problem.

Section 106 Agreement: A legal agreement under section 106 of the 1990 Town & Country Planning Act. Section 106 agreements are legal agreements between a planning authority and a developer, or undertakings offered unilaterally by a developer, that ensure that certain extra works related to a development are undertaken.

Site of Special Scientific Interest (SSSIs): An SSSI is an area that has been identified under the Wildlife and Countryside Act 1981 as an area as special interest. Related to the natural heritage of wildlife habitats, geological or physiological features of the site.

Special Area of Conservation (SACs): SACs are designated sites protected under the European Community Habitats Directive, to protect internationally important natural habitats and species.

Special Protection Area (SPAs): SPAs are designated sites protected under the European Community Directive on the conservation of wild birds, also known as the Birds Directive.

Statement of Community Involvement (SCI): The Statement of Community Involvement is an essential part of the new-look Local Development Framework. The SCI sets out the council will involve the community at every stage in the preparation, alteration and production of the LDF. The SCI is not a development plan document but will still be subject to an independent examination.

Strategic Flood Risk Assessment (SFRA): In accordance with advice from the Environment Agency and in line with Planning Policy Statement 25: Development and Flood risk (PPS25), councils are required to undertake a Strategic Flood Risk Assessment to inform preparation of the LDF and also to provide further details to developers of varying levels of flood risk within the area.

Strategic Housing Land Availability Assessments (SHLAA): SHLAA is a key component of the evidence base to support the delivery of sufficient land for housing to meet the community's need for more homes.

Strategic Location for Development (SLD): A Strategic Location for Development is an area identified as a priority for large-scale mixed-use development.

Sustainability Appraisal (SA): These are required under new legislation and assess all the policies development plan. They include consideration of social and economic impacts as well as impacts on the environment.

Sustainable Community Strategy (SCS): The SCS is a framework for delivering sustainable communities over the next 15-20 years. They aim to deliver Places where people want to live and work, now and in the future.

Super Output Area (SOA): A SOA is a unit of geography designed for the collection and publication of small area statistics.

Use Class Order (UCO): The Town and Country Planning (Use Classes) Order 1987 puts uses of land and buildings into various categories. Planning permission is not needed for changes of use within the same use class.

- **A1 Shops** - Shops, post offices, travel agents, hairdressers, funeral directors, dry cleaners.
- **A2 Financial and professional services** - Banks, building societies, betting offices, and other financial and professional services.
- **A3 Food and drink** - Restaurants and cafes
- **A4 Food and drink** - Pubs
- **A5 Food and drink** - Hot food take-aways.
- **B1 Business** (b1a) Offices
(b1b) Research and development
(b1c) light industry appropriate in a residential area
- **B2 General industrial**
- **B8 Distribution, including open air storage**
- **C1 Hotels** - Hotels, boarding and guest houses where no significant element of care is provided.
- **C2 Residential institutions** - Residential care homes, hospitals, nursing homes, boarding schools, residential colleges and training centres.
- **C3 Dwelling houses** - Family houses, or houses occupied by up to six residents living together as a single household, including a household where care is provided for residents.
- **D1 Non-residential institutions** - Surgeries, nurseries, day centres, schools, art galleries, museums, libraries, halls, churches.
- **D2 Assembly and leisure** - Cinemas, concert halls, bingo and dance halls, casinos, swimming baths, skating rinks, gymnasiums or sports arenas (except for motor sports, or where firearms are used).