

# Harrogate District Local Plan: Annual Monitoring Report 2018



December 2018



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# Annual Monitoring Report

## 1 Introduction

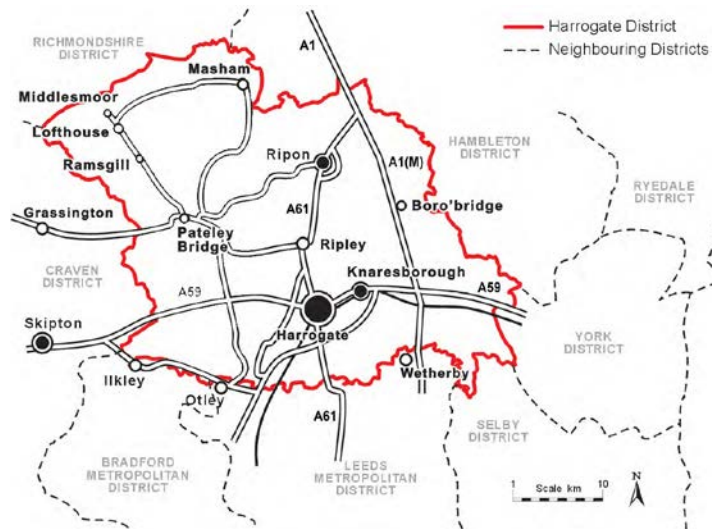
- 1.1** Review and monitoring are key aspects of the Local Plan process and should be undertaken on a continuous basis. Monitoring provides an effective mechanism for assessing the overall performance of the planning policy framework and whether the Plan's objectives are being achieved. Where it is indicated that policies are not being implemented monitoring provides an opportunity to identify the reasons for this and the steps to be taken to ensure that the policy is implemented or whether it requires to be amended or replaced.
- 1.2** The general requirements of what must be covered by an Annual Monitoring Report (AMR) are set out in the Town and Country Planning (Local Planning) (England) Regulations 2012 (Regulation 34). These include:
- assessing the progress made in the preparation of documents that will form the Local Plan against the milestones set out in the latest Local Development Scheme (LDS);
  - assessing the extent to which policies are being implemented against indicators;
  - progress with Neighbourhood Plans being prepared;
  - activity related to the duty to cooperate; and
  - information relating to the Community Infrastructure Levy (CIL), where this has been introduced.
- 1.3** This is the seventeenth AMR published and covers the period from 1 April 2017 to 31 March 2018.<sup>(1)</sup>
- 1.4** The Publication District Local Plan includes a monitoring framework, which sets out a number of detailed policies and indicators to establish the effectiveness of the policies at achieving the objectives of the Local Plan. Whilst the suitability of this framework for monitoring purposes and the soundness of the policies being monitored has yet to be tested through the Local Plan examination process, the AMR has been structured around an assessment against a number of these indicators, particularly those related to housing, employment and retail development. It should be noted, however, that in some cases the criteria against which the assessment is made relates to the current Local Plan policy framework.
- 1.5** The data for the indicators has been taken from an analysis of planning applications submitted to the council (or determined) during the AMR year or from the organisation providing the data e.g. Environment Agency (a link to the website where the data can be found is provided).
- 1.6** Where it is available data has been provided for previous AMR years. This enables development trends to be identified and assessments made as to improvements in performance.

1 The previous AMRs are available on the website and can be found at [https://www.harrogate.gov.uk/downloads/download/42/annual\\_monitoring\\_reports](https://www.harrogate.gov.uk/downloads/download/42/annual_monitoring_reports)

## 2 Harrogate context

### 2 Harrogate context

- 2.1** Harrogate district (see picture 2.1) is part of the county of North Yorkshire and local government service delivery is split between Harrogate Borough Council and North Yorkshire County Council. It is also part of the Leeds City Region Local Enterprise Partnership and the York, North Yorkshire and the East Riding Local Enterprise Partnership.



Map 2.1 Harrogate district

- 2.2** The district is one of the largest shire districts in England at 1305 square kilometres (505 square miles) and lies between the cities of Leeds/Bradford in the south, the district of Richmondshire in the north, the city of York, Hambleton and Selby districts in the east and Craven district in the west.
- 2.3** The district is characterised by being both rural and urban in nature, having large, sparsely populated areas alongside the major settlements of Harrogate, Knaresborough, and Ripon. In the west, nearly half of the district comprises of the relatively sparsely populated Nidderdale Area of Outstanding Natural Beauty (AONB) which covers 603 square kilometres (233 square miles). The AONB's landscape is diverse with the scenery to the west dominated by heather moors: the international importance of these areas to biodiversity is recognised by their identification as Special Protection Areas and Special Areas of Conservation. To the east the landscape broadens and flattens and is a more pastoral landscape containing historic parks and gardens and the Fountains Abbey World Heritage Site.
- 2.4** In the east, nearly a third of the district is low-lying, flat arable farmland in the Vale of York. The district's three main settlements are centrally located: the Victorian spa town of Harrogate, the nearby medieval market town of Knaresborough and the cathedral city of Ripon. Around 65% of the district's population is based in these urban areas.
- 2.5** The A1(M) runs north/south through the eastern part of the district and provides good road links with the rest of the motorway network. The A59 provides links to the east and west of the district, whilst the A61 provides a direct link into Leeds and West Yorkshire to the south. Rail links to the national network are provided by the Leeds - Harrogate - York line that serves stations within the district.

## Harrogate context 2

- 2.6 The [Harrogate District Local Plan Sustainability Appraisal \(August 2018\)](#) contains further baseline information about the district, providing context for the preparation of the Harrogate District Draft Local Plan. <sup>(2)</sup>

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2 For the latest version of the Sustainability Appraisal see [https://www.harrogate.gov.uk/info/20012/planning\\_and\\_development/1134/local\\_plan\\_submission](https://www.harrogate.gov.uk/info/20012/planning_and_development/1134/local_plan_submission)

## 3 Links with other council strategies and objectives

### 3 Links with other council strategies and objectives

- 3.1** In developing planning policies and identifying site allocations in the district, it is necessary to take account of the wider corporate and planning contexts. This includes other council plans and those produced by other organisations working within the district.
- 3.2** The council's three-year [Corporate Plan 2018-2022](#) sets out a long term vision for the district together with aims, corporate priorities and long-term outcomes that the council is seeking to achieve. The vision of the Corporate Plan is to make the district 'the best place to live, work and visit' to be achieved through the four priorities of:
- a strong local economy;
  - a sustainable environment;
  - supporting communities; and
  - excellent public services.
- 3.3** The council's Economic Strategy 2017-2035 supports the council's vision for the district and the primary corporate priority of 'a strong local economy'. Working with private and public sector partners, the strategy identifies priorities for intervention to ensure a sustainable economy, by building upon the district's strengths and developing a business environment in which high-value growth sectors can grow and invest.
- 3.4** The preparation of the Harrogate District Local Plan will deliver the spatial element of the Corporate Plan and Economic Strategy, contributing towards many of the shared priorities by ensuring that development needs are met while protecting our high quality environment.<sup>(3)</sup>
- 3.5** Other sources of available information include the quarterly Economic Overviews of the district.<sup>(4)</sup> In addition Data North Yorkshire a local information system for North Yorkshire and York provides online access to statistical data.<sup>(5)</sup>

3 For more information on the Corporate Plan and the council's performance in delivering the Corporate Plan see [www.harrogate.gov.uk/info/20131/performance\\_spending\\_and\\_plans/359/our\\_performance](http://www.harrogate.gov.uk/info/20131/performance_spending_and_plans/359/our_performance) and for the Economic Strategy see [www.harrogate.gov.uk/info/20001/business\\_and\\_investment/984/economic\\_growth\\_strategy](http://www.harrogate.gov.uk/info/20001/business_and_investment/984/economic_growth_strategy)

4 For further information see [www.harrogate.gov.uk/info/20220/local\\_economy\\_facts\\_and\\_figures/1083/local\\_economy\\_statistics](http://www.harrogate.gov.uk/info/20220/local_economy_facts_and_figures/1083/local_economy_statistics)

5 For more information please visit [www.datanorthyorkshire.org/](http://www.datanorthyorkshire.org/)



## Monitoring Local Plan preparation 4

## 4 Monitoring Local Plan preparation

- 4.1** This section assesses the progress towards meeting the timetable and milestones for the preparation of documents set out in the latest LDS. It requires a comparison to be made of the timetable set out in the LDS for the preparation of each document with actual document preparation.
- 4.2** Where this assessment reveals that document preparation is not on track to meet the identified targets and milestones, then consideration has to be given as to what measures need to be put in place to bring progress back on track or whether the LDS needs to be revised.

### Local Development Scheme

- 4.3** The LDS sets out the documents the council will prepare over a rolling three year period and which will form part of the Harrogate District Local Plan. The LDS approved and published in February 2017 has been reviewed to reflect the intention to introduce the Community Infrastructure Levy (CIL) (see Section 6) and to amend the timetable for undertaking the New Settlement Development Plan Document (DPD) Regulation 18 consultation. The dates for the key milestones for the preparation of the District Local Plan remain unchanged.
- 4.4** The assessment of progress is made against the LDS that was approved and published in August 2018.<sup>(6)</sup>

### Harrogate District Local Plan 2014 - 2035

- 4.5** Consultation on the Harrogate District Local Plan (Publication) under Regulation 19 took place between the 26 January and 9 March 2018.
- 4.6** At the end of the period approximately 3300 individual representations had been received from 1562 consultees. Having considered the representations made the council have proposed a number of modifications to the Local Plan to address issues of clarification regarding policy wording or to reflect changed circumstances. A schedule of the modifications proposed accompanied the Publication Local Plan when it was submitted for examination.
- 4.7** The Plan was submitted to the Secretary of State for examination on the 31 August 2018. The Secretary of State has appointed Richard Schofield, BA(Hons) MA MRTPI to conduct the examination into the soundness of the Plan. The Inspector published his Matters, Issues and Questions for examination in November 2018 and the examination hearing sessions are due to commence in mid-January 2019.<sup>(7)</sup>

Progress on preparing the Harrogate District Local Plan 2014 - 2035				
Regulation stage	Stage of plan making	Commentary	LDS (August 2018) timescale	Achieved
Regulation 18	Public consultation on vision and priorities, growth options and emerging policies  (1)	The consultation sought views on how new homes and jobs should be distributed during the plan period.  (2)	July 2015	Yes

6 For further information on the LDS see [https://www.harrogate.gov.uk/info/20101/planning\\_policy\\_and\\_the\\_local\\_plan/559/local\\_development\\_scheme](https://www.harrogate.gov.uk/info/20101/planning_policy_and_the_local_plan/559/local_development_scheme)

7 For further information on the examination see [https://www.harrogate.gov.uk/info/20101/planning\\_policy\\_and\\_the\\_local\\_plan/1159/harrogate\\_district\\_local\\_plan\\_examination](https://www.harrogate.gov.uk/info/20101/planning_policy_and_the_local_plan/1159/harrogate_district_local_plan_examination)

## 4 Monitoring Local Plan preparation

Progress on preparing the Harrogate District Local Plan 2014 - 2035				
Regulation stage	Stage of plan making	Commentary	LDS (August 2018) timescale	Achieved
	Public consultation on draft development management policies	The consultation sought views on the scope/draft wording for the detailed planning policies for managing development in the district.  (3)	November 2015	Yes
	Public consultation on draft Local Plan (vision and objectives, all policies, allocations, designations and development/infill limits)	The consultation sought views on the whole plan including the growth strategy, site allocations (for new homes and jobs, options for location of a new settlement and local green space), development limits and development management policies.  (4)	November 2016	Yes
	Public consultation on additional sites (housing, employment and Gypsy and Traveller)	The consultation sought views on additional draft allocations needed to meet revised forecasts for housing and employment needs, draft allocations where the site boundary had been amended since the Draft Local Plan consultation, changes to gypsy and traveller site provision, sites for education and a preferred draft allocation for a new settlement.  (5)	July 2017	Yes
Regulation 19	Formal consultation on Local Plan	This provided an opportunity for representations to be made regarding the 'soundness' of the Local Plan.	January 2018	Yes
Regulation 22	Submission of Local Plan to the Secretary of State	The Publication Local Plan was submitted for examination on the 31 August 2018. (6)	August 2018	Yes
Regulation 24	Examination of the Local Plan	An Inspector has been appointed to conduct an examination into the plan's soundness and the hearing sessions are due to commence in mid-January 2019.	Winter 2018	On track
Regulation 26	Adoption of the Local Plan		Spring 2019	On track

**Table 4.1 Progress on preparing the Harrogate District Local Plan 2014 - 2035**

- Each stage of the Local Plan has been accompanied by a Sustainability Appraisal (incorporating the requirements of Strategic Environmental Assessment (SEA)) to assess the significant environmental, social and economic effects of strategies and policies contained in the Local Plan.
- For more information see [consult.harrogate.gov.uk/portal/pp/lp/io2015/hdlp2015](https://consult.harrogate.gov.uk/portal/pp/lp/io2015/hdlp2015)
- For more information see [consult.harrogate.gov.uk/portal/pp/lp/io2015/dmp](https://consult.harrogate.gov.uk/portal/pp/lp/io2015/dmp)
- For more information see [consult.harrogate.gov.uk/portal/pp/lp/dlp](https://consult.harrogate.gov.uk/portal/pp/lp/dlp)
- For further information see [consult.harrogate.gov.uk/portal/pp/lp/as17/as17](https://consult.harrogate.gov.uk/portal/pp/lp/as17/as17)
- For further information see [www.harrogate.gov.uk/info/20012/planning\\_and\\_development/1134/local\\_plan\\_submission](https://www.harrogate.gov.uk/info/20012/planning_and_development/1134/local_plan_submission)

## Monitoring Local Plan preparation 4

**New Settlement Development Plan Document (DPD)**

- 4.8** The Harrogate District Local Plan (Publication) identifies a broad location for growth in the Green Hammerton/Cattal area, where the development of a new settlement will be brought forward during the plan period and beyond. Whilst the Local Plan will provide the strategic policy context for development of the new settlement, the allocation of a defined site and the detailed planning framework will be set out in a separate New Settlement DPD.
- 4.9** The council have appointed consultants to prepare a New Settlement Concept Framework, which will identify a preferred new settlement boundary for public consultation. Consultation under Regulation 18 was originally anticipated to take place in September 2018. However, to build in sufficient time to consider responses to the targeted stakeholder consultation undertaken as part of developing the concept framework and to ensure sufficient flexibility in the context of work leading up to the Examination of the Local Plan this has been scheduled for winter 2018. The key milestones beyond this stage remain unchanged, as set out in the table below.

Progress on preparing the New Settlement DPD			
Regulation stage	Stage of plan making	LDS (August 2018) timescale	Achieved
Regulation 18	Public consultation on vision, objectives, site boundary and concept plan	Winter 2018/2019	On track
Regulation 19	Formal public consultation on the DPD	Spring/summer 2019	On track
Regulation 22	Submission of DPD to Secretary of State	Winter 2019	On track
Regulation 24	Examination of the DPD	Spring/summer 2020	On track
Regulation 26	Adoption of the DPD	Autumn 2020	On track

Table 4.2 Progress on preparing the New Settlement DPD

**Supplementary Planning Documents (SPDs)**

- 4.10** The council can prepare Supplementary Planning Documents (SPDs) to provide additional information to help applicants make successful planning applications. The following SPDs will be prepared over the next three years.

SPD Preparation		
SPD Title	Purpose	Status
Green and Blue Infrastructure SPD	To enhance the natural and built environment of the district by helping applicants and developers ensure that proposals for development make the most of opportunities to improve and create new green infrastructure.	Adopted November 2014. To be reviewed with target adoption date of 2019.
Renewable and Low Carbon Energy SPD	To provide advice and guidance for applicants on the installation of renewable and low carbon energy projects and how the planning system relates to different technologies.	Adopted January 2015. The SPD will be reviewed to include guidance on sustainable design. Target adoption date of 2019.
Provision of Open Space in Connection with New Housing Development	Sets out the local standards for the provision of open space and the level of contributions for new open space sought from new residential development.	Consultation on revisions to the SPD took place in October 2016. The adoption of the SPD has been delayed pending the completion of an updated Open Space and Recreation Facilities Study, which is to be completed in 2019.

## 4 Monitoring Local Plan preparation

SPD Preparation		
SPD Title	Purpose	Status
Sustainable Transport SPD	The SPD will provide further guidance and requirements on sustainable transport measures.	Target adoption date of 2019
Farm and Rural Buildings Design Guide	Update of currently published guidance.	Target adoption date of 2019
Biodiversity Offsetting	The SPD will provide further guidance on biodiversity to support the implementation of Policy NE3.	Target adoption date of 2019
Sustainable Construction and Design	The SPD will provide further guidance to support the implementation of Policy CC4.	Target adoption date of 2019

Table 4.3 SPD Preparation

### Other documents

- 4.11** The Statement of Community Involvement (SCI) sets out who will be consulted, when they will be consulted and how in relation to planning policy documents and the consideration of planning applications through the development management process. The SCI was first prepared and adopted in 2006 and then revised and updated in 2014.
- 4.12** To ensure the SCI remains relevant in the way it engages with local communities and other stakeholders a review is currently being undertaken.
- 4.13** Further details about the [SCI are available on the council's website.](#)<sup>(8)</sup>

8 For further information please visit [https://www.harrogate.gov.uk/info/20101/planning\\_policy\\_and\\_the\\_local\\_plan/552/statement\\_of\\_community\\_involvement\\_sci](https://www.harrogate.gov.uk/info/20101/planning_policy_and_the_local_plan/552/statement_of_community_involvement_sci)

## Neighbourhood Planning 5

## 5 Neighbourhood Planning

- 5.1** The Localism Act 2011 introduced a range of powers to enable local communities to have a say in decisions affecting their local area through Neighbourhood Planning, including the preparation of Neighbourhood Development Plans.
- 5.2** Within the district Neighbourhood Areas have been designated for Ripon, Knaresborough, Roecliffe and Westwick, Dishforth, Pannal and Burn Bridge, Spofforth, Masham and Otley (the latter lies predominantly within the administrative area of Leeds City Council but includes small parcels of land in Harrogate district in the parishes of Weston and Farnley). The council is working with the neighbourhood bodies in these areas to progress these [neighbourhood plans](#).<sup>(9)</sup>

### Neighbourhood Plan Progress

#### Ripon

- 5.3** The Ripon City Plan will provide a detailed vision and strategy for the future of the parish of Ripon. Work is being led by the Ripon City Plan Committee comprising representatives of the City Council and a number of other local interested organisations and people from across the city.
- 5.4** Consultation on the submitted draft Neighbourhood Plan was held between 1 June and 13 July 2018. The responses received were forwarded to the examiner appointed to conduct the examination with his report being received in October 2018. The examiner recommended that subject to the making of a number of modifications, the Ripon Neighbourhood Plan should proceed to referendum. This is expected to be held in February 2019.
- 5.5** Further details on the progress of the City Plan are available from Ripon City Council at [riponcityplan.com](http://riponcityplan.com)

#### Knaresborough

- 5.6** Knaresborough Town Council have established a Knaresborough Neighbourhood Planning Team to produce a plan for the town. Consultation on a pre-submission version of the Neighbourhood Plan took place between September and November 2017.
- 5.7** Further information regarding the progress of the Plan is available from Knaresborough Town Council at [knaresboroughtowncouncil.gov.uk/Core/Knaresborough-TC/Pages/Neighbourhood\\_Development\\_Plan\\_2](http://knaresboroughtowncouncil.gov.uk/Core/Knaresborough-TC/Pages/Neighbourhood_Development_Plan_2)

#### Otley

- 5.8** Otley Town Council has set up a Steering Group to oversee the preparation of the Neighbourhood Plan. A pre-submission version of the Neighbourhood Plan was published for consultation between September and October 2017.
- 5.9** The draft Otley Neighbourhood Plan has been submitted to Leeds City Council and consultation is scheduled to take place between the 9 November and 21 December 2018.
- 5.10** Further details are available from Otley Town Council at [otleytowncouncil.gov.uk/planning/what-is-the-neighbourhood-plan/](http://otleytowncouncil.gov.uk/planning/what-is-the-neighbourhood-plan/)

<sup>9</sup> For further information please visit [https://www.harrogate.gov.uk/info/20101/planning\\_policy\\_and\\_the\\_local\\_plan/554/neighbourhood\\_planning](https://www.harrogate.gov.uk/info/20101/planning_policy_and_the_local_plan/554/neighbourhood_planning)

## 5 Neighbourhood Planning

### Roecliffe and Westwick

- 5.11** In September 2015 the Roecliffe and Westwick Neighbourhood Area was formally designated. The parish council have now started to develop their neighbourhood plan, with support from the council. More information on the development of the neighbourhood plan is available from Roecliffe and Westwick Parish Council at [roecliffe.org.uk/](http://roecliffe.org.uk/)

### Dishforth

- 5.12** In February 2017 the Dishforth Neighbourhood Area was formally designated. More information about the Neighbourhood Plan can be found on the Parish Council website at [dishforthvillage.org.uk/page/neighbourhood-plan/](http://dishforthvillage.org.uk/page/neighbourhood-plan/)

### Pannal and Burn Bridge

- 5.13** In August 2017, the Pannal and Burn Bridge Neighbourhood Area was formally designated. The Parish Council have established a Neighbourhood Plan Steering Group to lead the Plan's preparation. The project plan for preparation anticipates the Plan being made by Harrogate Borough Council in May 2019. More information on the neighbourhood plan is available from the Pannal and Burn Bridge Parish Council website at [pannalandburnbridge-pc.gov.uk/The\\_Neighbourhood\\_Plan\\_17118.aspx](http://pannalandburnbridge-pc.gov.uk/The_Neighbourhood_Plan_17118.aspx)

### Spofforth

- 5.14** In January 2018 the Spofforth with Stockeld Neighbourhood Area was formally designated. The Parish Council has set up a neighbourhood planning team in order to develop their neighbourhood plan. Further information on progress with the neighbourhood plan is available from the parish council at [spofforthvillage.org.uk](http://spofforthvillage.org.uk)

### Masham

- 5.15** In August 2018 the Masham Neighbourhood Area was formally designated and the Parish Council have begun the process of producing a neighbourhood plan. Further information on progress is available from the parish council at [visitmasham.com/community/parish-council/](http://visitmasham.com/community/parish-council/)

## 6 Duty to co-operate

- 6.1** Section 110 of the Localism Act 2010, introduced a statutory duty for local planning authorities to co-operate with neighbouring local authorities and other prescribed bodies in the preparation of development plans. In essence, the council has a duty to engage constructively with other councils and public bodies on a continuous basis on planning issues that cross administrative boundaries, in order to maximise the effectiveness of the Local Plan.
- 6.2** The Duty to Co-operate is not a duty to agree but the council must demonstrate how they have complied with the duty at the examination of the Local Plan.
- 6.3** There is a long history of constructive engagement with neighbouring authorities across the Leeds City Region and North Yorkshire authorities and with other relevant bodies. The current approach to strategic spatial planning is through the council's involvement in Local Government York and North Yorkshire and the Leeds City region both of which provide a means of facilitating co-operation between constituent councils as well as through the Leeds City Region Duty to Co-operate (Strategic) Planning Group and North Yorkshire and York Technical Officers Group and Development Plans Forum.
- 6.4** Since the 2017 AMR was published, as well as on-going meetings as part of the groups noted above, the following activities have been undertaken:
- One to one meetings were held with Selby District Council, North Yorkshire County Council, Harrogate and Rural District CCG and Historic England.
- 6.5** Full details of the engagement the council has undertaken to discharge its duty in respect of the Local Plan are set out in a Duty to Cooperate Statement.<sup>(10)</sup>

10 For further information see [https://www.harrogate.gov.uk/downloads/file/4122/statement\\_of\\_compliance\\_with\\_duty\\_to\\_cooperate\\_update\\_august\\_2018](https://www.harrogate.gov.uk/downloads/file/4122/statement_of_compliance_with_duty_to_cooperate_update_august_2018)

## 7 Community Infrastructure Levy

### 7 Community Infrastructure Levy

- 7.1** The Community Infrastructure Levy (CIL) allows local authorities to levy a charge to raise contributions from developers undertaking new building projects in the district. The money raised can be used to help fund a wide range of infrastructure that is needed to support development, such as schools, open space, flood defences and transport improvements.
- 7.2** Local authorities who wish to charge the levy must produce a draft charging schedule setting out CIL rates, expressed in pounds per square metre, based on evidence of viability of different types of development. Before it is approved the charging schedule must go through various stages of public consultation and independent examination.
- 7.3** In the 2017 AMR, it was reported that the council had decided not to proceed with the introduction of CIL. This was due to uncertainties at the time about how CIL might operate in the future. These uncertainties stemmed from a report produced by the independent CIL Review Team and the governments housing white paper (February 2017), which together indicated fundamental reform of the CIL regime.
- 7.4** In March 2018, alongside the consultation on a revised NPPF the Government consulted on reforming developer contributions. Whilst the changes to the implementation of CIL and future working of the S106 process did not go as far as expected, they introduced the possibility that S106 pooling restrictions would be relaxed, but only where an authority had CIL in place. In light of this the council decided to progress the introduction of CIL.
- 7.5** Consultation on a preliminary draft charging schedule was undertaken between June and July 2018. <sup>(1)</sup> Following consideration of the responses received, the council have made a number of changes to the information supporting the draft charging schedule including the Regulation 123 list. However, the proposed CIL rates remain unchanged. Regulation 16 consultation on a draft charging schedule remains on track to commence in January 2019.

Progress on preparing CIL charging schedule				
Regulation Stage	Stage	Commentary	Timescale	Achieved
Regulation 15	Public consultation on preliminary draft charging schedule <sup>(1)</sup>	This provided an opportunity for comments to be made on a preliminary draft charging schedule and draft Regulation 123 list.	June/July 2018	Completed
Regulation 16	Public consultation on draft charging schedule		January 2019	On track
Regulation 19	Submission of draft charging schedule		April 2019	On track
Regulation 20	Examination of draft charging schedule		Summer 2019	On track
Regulation 25	Adoption of charging schedule		Autumn 2019	On track

**Table 7.1 Progress on preparing CIL charging schedule**

1. For more information including representations made see [consult.harrogate.gov.uk/kse](https://consult.harrogate.gov.uk/kse)

11 For further information on CIL see [www.harrogate.gov.uk/info/20101/planning\\_policy\\_and\\_the\\_local\\_plan/555/community\\_infrastructure\\_levy](https://www.harrogate.gov.uk/info/20101/planning_policy_and_the_local_plan/555/community_infrastructure_levy)



## Growth Strategy and Housing Delivery 8

## 8 Growth Strategy and Housing Delivery

## Growth Strategy

## Providing new homes and jobs

Policy GS1 Monitoring Indicators		
Indicator	Target	Commentary
Number of net additional housing completions	Delivery of housing per annum in line with housing trajectory	Completions in 2017/18 were 40% above that set out in the housing trajectory
Progress against housing target for plan period	Cumulative housing requirement met	Cumulative delivery is 994 dwellings below the cumulative housing requirement
Number of years housing supply	At least a 5 year supply of housing land (plus relevant buffer)	Housing land supply of 5.02 years (as at August 2018)
Amount of new employment land permitted and completed	Maintain employment land supply to deliver 38 ha over plan period	Developments providing 9.6 hectares of employment land was permitted
Number of gypsy and traveller pitches delivered	4 pitches by 2022; 6 pitches by 2032	There were no permanent pitches granted permission during the monitoring year

Table 8.1 Policy GS1

- 8.1** The Local Plan includes a housing trajectory. This shows how the Local Plan housing requirement will be delivered over the plan period. It comprises dwelling completions to date and sites from which the council anticipates delivery during the plan period. This includes sites with planning permission, windfall sites and allocations and outlines the actual or predicted delivery rates envisaged from these sites. Unlike the annualised housing requirement (of 669 dwellings per annum) the housing trajectory makes some assumptions regarding likely delivery taking into account any developer interest, how actively a site is being promoted and whether the site is already being progressed through the planning application process
- 8.2** 598 dwellings were completed in the 2017/18 monitoring year. As shown in Figure 8.1 this was 171 dwellings above the expected level of completions set out in the housing trajectory.

## 8 Growth Strategy and Housing Delivery

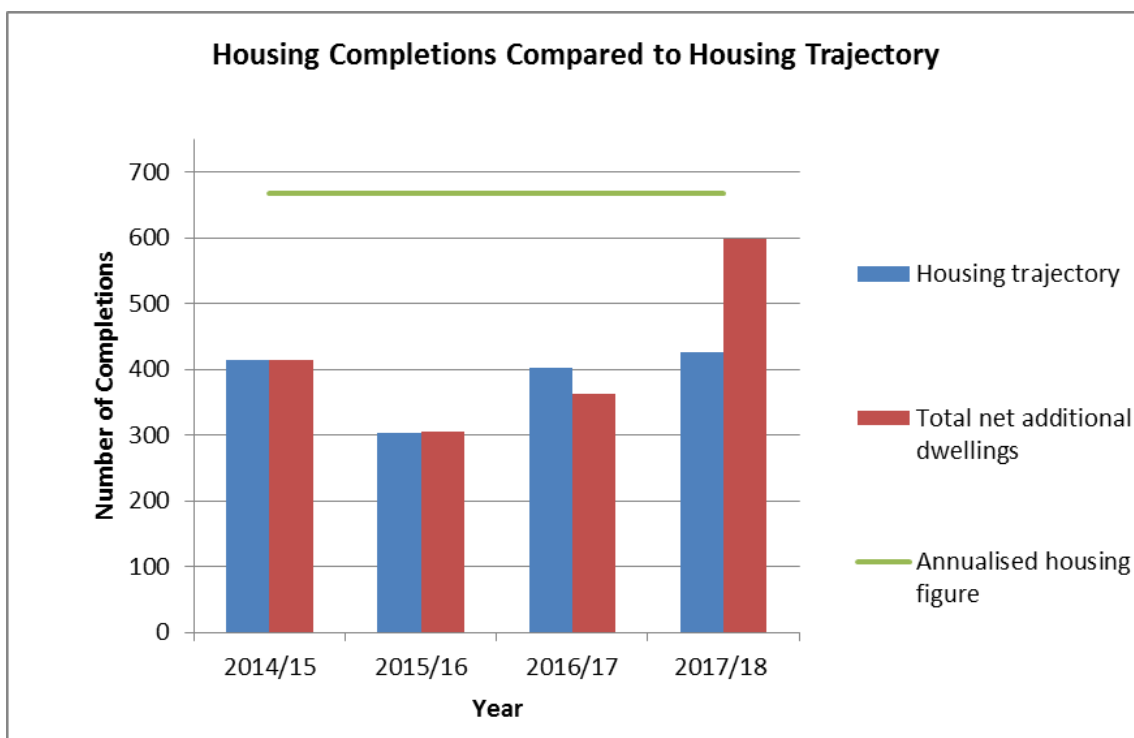


Figure 8.1 Housing Completions Compared to Housing Trajectory

**Note: The housing trajectory for 2014/15 and 2015/16 reflects actual completions as the information on completions for these years is historic.**

**8.3** The housing requirement set out in the adopted Core Strategy is for 390 dwellings per annum. However, since 2014 in undertaking assessments of housing supply, the council has used the latest available objectively assessed housing need figure, as this reflects up to date demographic and economic forecasts.

**8.4** The Housing and Economic Development Needs Assessment (HEDNA)<sup>(12)</sup> published in 2017 identified a requirement for 14,049 new dwellings over the plan period to 2035 (equivalent to an annualised requirement of 669 dwellings per annum).

Plan Period and Housing Requirement		
Start Plan Period	End Plan Period	Housing Requirement
01/04/2014	31/03/2035	14,049 (669 per annum) from HEDNA (2017)

Table 8.2 Plan Period and Housing Requirement

**8.5** As it is only in the last monitoring year that delivery has exceeded the predicted number of completions, cumulative housing delivery has fallen somewhat below the cumulative Local Plan target (Figure 8.2). As noted in the last AMR, sites which have the benefit of outline planning permission continue to be the subject of applications for reserved matters or the discharge of conditions. Over the last monitoring year, 13 large sites have commenced development which between them could provide over 1,000 dwellings. It is anticipated, therefore, that the housing delivery rate will increase to a level above the Local Plan cumulative housing target by 2020/21 (Figure 8.3).

<sup>12</sup> For further information see [www.harrogate.gov.uk/downloads/file/2714/2017\\_housing\\_and\\_economic\\_development\\_needs\\_assessment](http://www.harrogate.gov.uk/downloads/file/2714/2017_housing_and_economic_development_needs_assessment)

## Growth Strategy and Housing Delivery 8

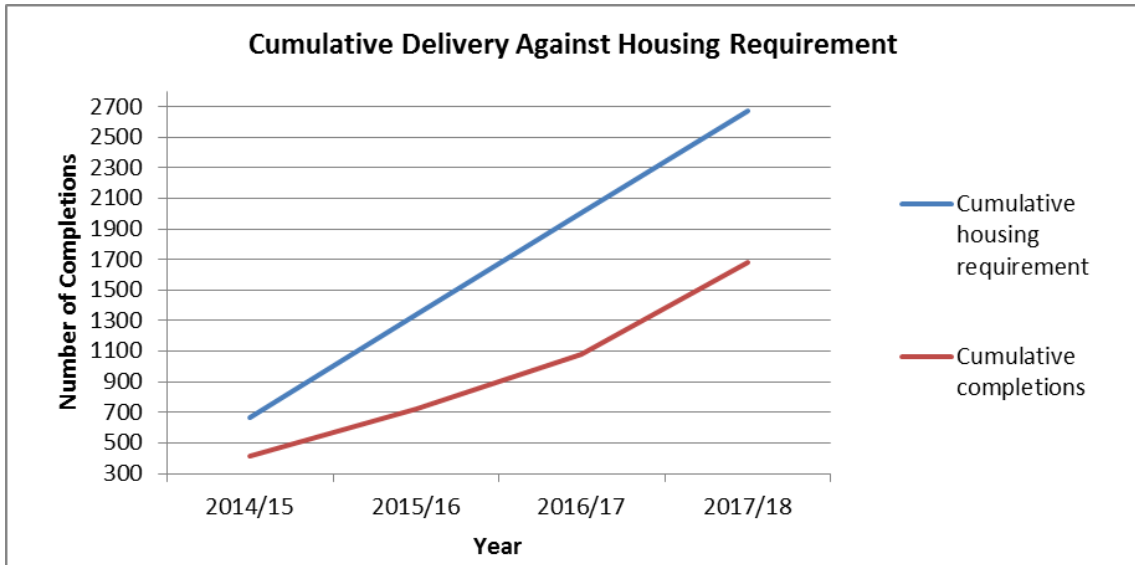


Figure 8.2 Cumulative Delivery Against Housing Requirement

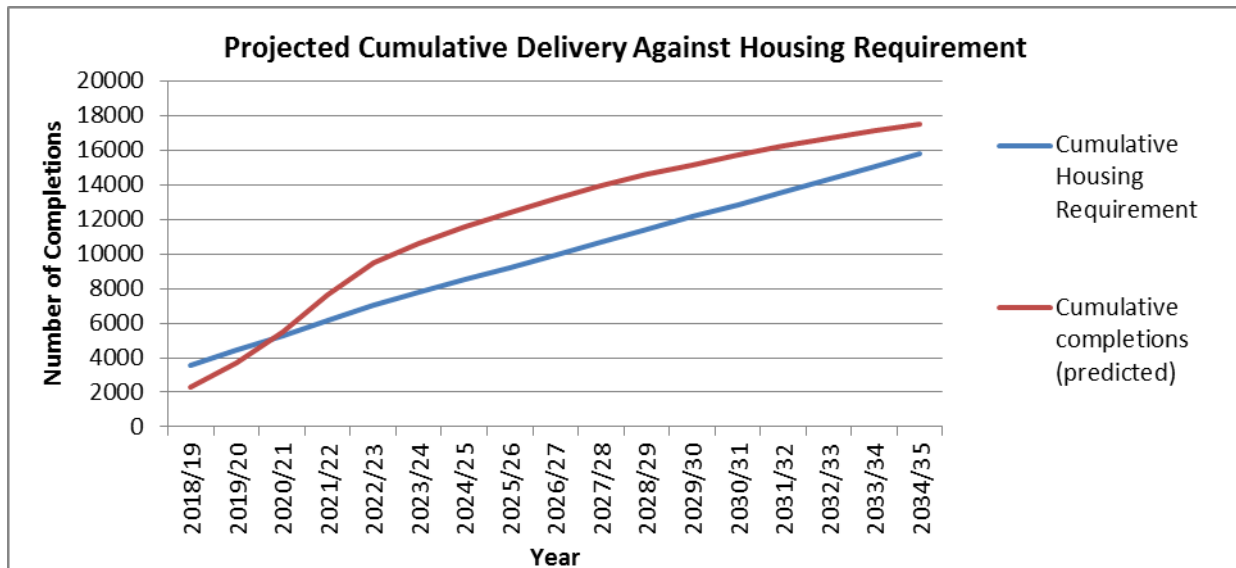


Figure 8.3 Projected Cumulative Delivery Against Housing Requirement

- 8.6 As of August 2018, the supply of housing land in Harrogate amounts to 5.02 years. Further information on how this figure has been calculated can be found in the [Harrogate District Housing Land Supply Update](#), which is updated and published on a quarterly basis.<sup>(13)</sup>
- 8.7 During the monitoring year, the equivalent of 9.6 hectares of employment land (B use classes) was granted permission. However, 2.38 hectares of B use class employment land was lost to other uses.
- 8.8 No additional permanent Gypsy and Traveller pitches were provided during 2017/18. The Publication Local Plan seeks to make provision for the delivery of sufficient sites to meet the pitch requirement up to 2022 identified in the Gypsy and Traveller Accommodation Assessment (GTAA) (2017). This would be through a limited alteration to the Knaresborough Green Belt to provide insets within the Green Belt to accommodate the allocation of three existing private Gypsy and Traveller sites, which have temporary planning permission.

## 8 Growth Strategy and Housing Delivery

However, this approach was the subject of a number of representations at Publication Local Plan stage and has yet to be tested as being sound through the Local Plan examination process. <sup>(14)</sup>

### Growth strategy to 2035

**8.9** The Local Plan growth strategy directs new development to those locations which provide the best opportunity for development to be sustainable through access to existing services or facilities, education and employment either within the settlement or through being located on a key public transport route. The scale of the proposed growth also reflects the role and character of the settlement and the capacity of existing infrastructure to support growth or the ability for it to be improved in a timely manner.

Policy GS2 Monitoring Indicators		
Indicator	Target	Commentary
Net additional dwellings and employment floorspace completed within each tier/settlement of district hierarchy	Direct development to most sustainable settlements in accordance with development strategy	73% of new dwellings and 27% of employment floorspace were permitted in the main settlements

Table 8.3 Policy GS2 Monitoring Indicator

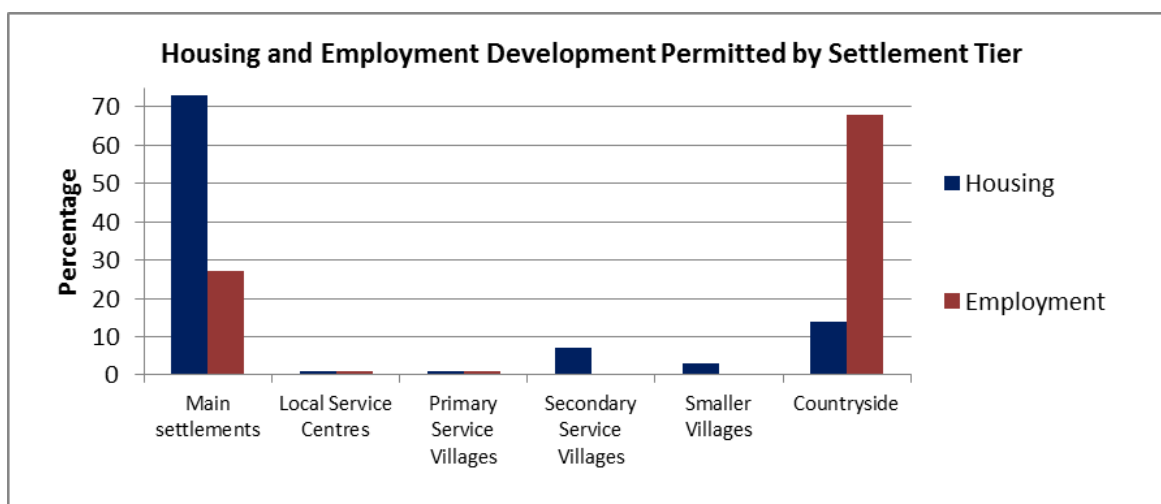


Figure 8.4 Housing and Employment Development by Settlement Tier

**8.10** New housing and employment development permitted during the monitoring year was generally in accordance with the Local Plan Growth Strategy. <sup>(15)</sup> The exception to this was the amount of new employment development permitted outside of the growth hierarchy settlements (63% of all floorspace permitted). However, outline planning permission was granted during the AMR year for the strategic employment site allocated in the Local Plan at Junction 47 of the A1 and for new developments at existing industrial estates, including a key employment site identified under Policy EC1, all of which lie outside of any settlement development limit. <sup>(16)</sup>

14 See also the commentary for Policy HS10 indicator.

15 The housing and employment figures are net and exclude reserved matters applications to avoid any double counting with previous year's monitoring.

16 For further detail see the commentary in respect of indicator EC3.

## Growth Strategy and Housing Delivery 8

## Development Limits

Policy GS3 Monitoring Indicators		
Indicator	Target	Commentary
Amount and type of development permitted outside of development limits	No development permitted unless in accordance with policy criteria	65,707m <sup>2</sup> of employment floorspace and 127 dwellings were permitted in locations outside of settlement development limits.

Table 8.4 Policy GS3 Monitoring Indicator

- 8.11** The housing development permitted in countryside locations was in accordance with the criteria of the relevant policies i.e. involved the conversion of a rural building or was on a site adjoining a settlement development limit. Whilst the amount of employment floorspace permitted was significantly higher than last year the developments permitted were in accordance with policy criteria i.e. developments were at key employment or allocated employment sites identified in the Local Plan, involved the conversion of a rural building or supported an existing business.

## Green Belt

Policy GS3 Monitoring Indicators		
Indicator	Target	Commentary
Amount (hectares) of Green Belt lost to inappropriate development	No inappropriate development in the Green Belt (other than allowed for in the Plan)	Not monitored this year

Table 8.5 Policy GS4 Monitoring Indicator

## Supporting the district's economy

Policy GS5 Monitoring Indicators		
Indicator	Target	Commentary
Number of jobs created in key employment sectors	Net increase in jobs over 5 year rolling period	See figure 8.5
Amount of B1 office floorspace lost to non-employment uses	To limit the amount of B1 office floorspace lost to non-employment uses	19,170m <sup>2</sup> of floorspace was lost to non-employment uses.

Table 8.6 Policy GS5 Monitoring Indicator

## 8 Growth Strategy and Housing Delivery

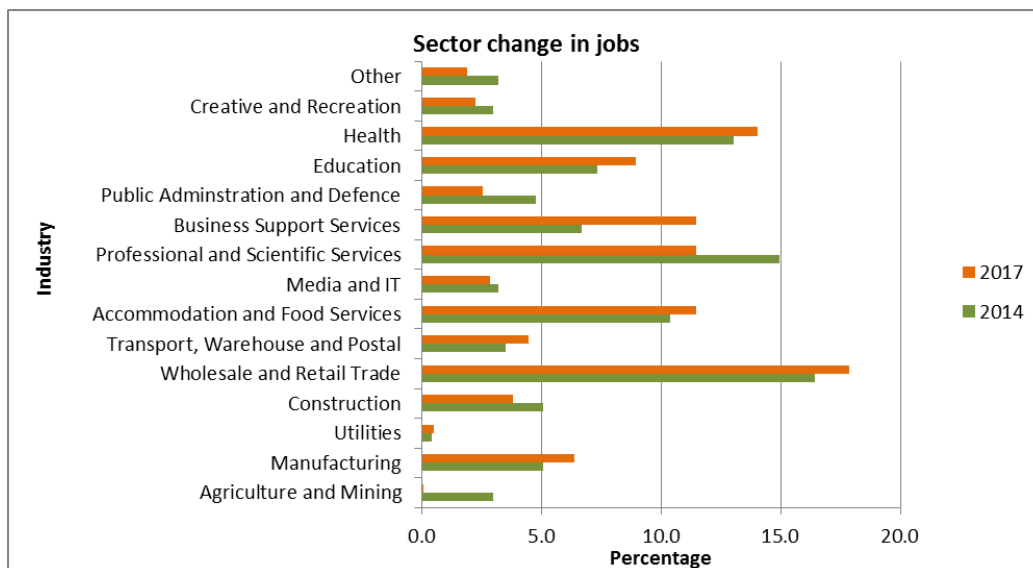


Figure 8.5 Sector change in jobs

**8.12** During the monitoring year planning permission was granted for six developments involving the loss of B1a (office) floorspace. Five of the applications involved a change of use/redevelopment to residential use (providing a minimum of 114 new residential units) with the other application providing for a 102 bed care home development. All of the applications involved premises in Harrogate and Ripon.

### Sustainable development

Policy GS6 Monitoring Indicators		
Indicator	Target	Commentary
Percentage of applications determined within defined timescales	100% within relevant timescales	89% of all applications were determined within the relevant time limit. This compares to 83% for the previous year
Number of planning applications refused on basis of this policy which were allowed on appeal	No more than 20% of refused applications are allowed on appeal over a 5 year period	Policy not in operation

Table 8.7 Policy GS6 Monitoring Indicator

**8.13** During the period April 2017 to March 2018, 89% of all applications were determined within the relevant time limit. Although the percentage of major applications determined within the 13 week time limit fell slightly when compared to the previous year, there was an increase in the number of major applications dealt with.

## Growth Strategy and Housing Delivery 8

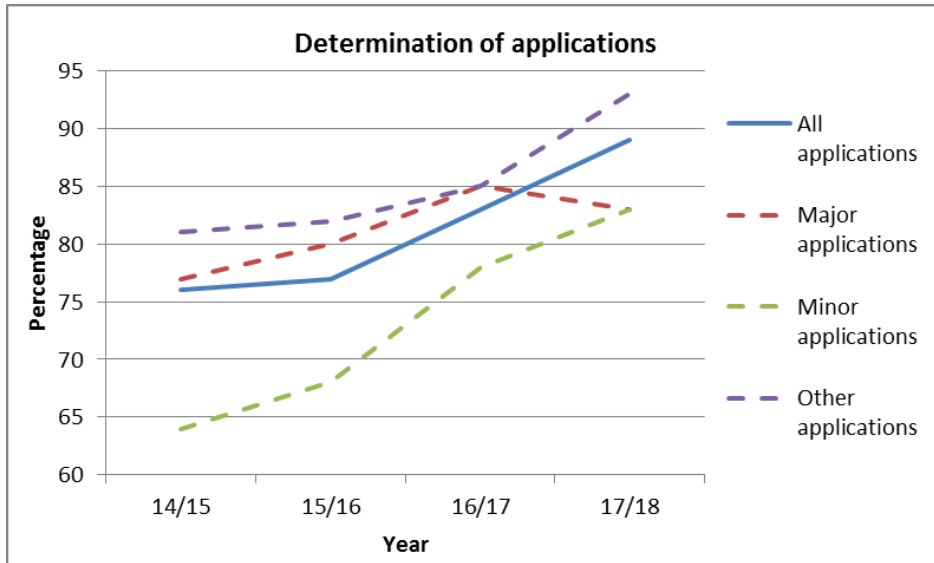


Figure 8.6 Determination of applications

## Area of Outstanding Natural Beauty

Policy GS8 Monitoring Indicators		
Indicator	Target	Commentary
Percentage of appeals allowed for major development in the AONB	No more than 20% of refused applications are allowed on appeal over a 5 year period	No development allowed

Table 8.8 Policy GS8 Monitoring Indicator

**8.14** There were no developments granted permission on appeal for major development during the monitoring year or the previous four years.

## Housing

## Housing mix and density

Policy HS1 Monitoring Indicators		
Indicator	Target	Commentary
Size and type of housing approved: a) across the district b) in the 5 sub-areas identified in the HEDNA (2017)	Delivery of planning permissions for housing provides mix of housing that accords with the HEDNA	66% of market dwellings permitted were 3+ bedrooms units. 73% of affordable homes permitted were for 1 or 2 bedroom units.
Density of new development	Average density of housing developments of at least 30dph or higher in more accessible locations	The average density of developments permitted during the monitoring year was 56 dwellings per hectare.
Percentage of homes permitted and completed that are accessible and adaptable	At least 25% of homes on sites over 10 units to meet prescribed requirement	Not yet in operation

Table 8.9 Policy HS1 Monitoring Indicators

**8.15** The HEDNA provides an estimate of the need for different sizes of market and affordable homes over the plan period. For market housing, the HEDNA suggests that future housing provision across the district should be focused on delivering two and three bedroom homes

## 8 Growth Strategy and Housing Delivery

and for affordable housing there should be a move towards a greater proportion of homes for smaller households with a focus on one and two bedroomed homes with some three bedroom homes to meet the needs of families.

**8.16** Figure 8.5 shows the mix of dwelling sizes permitted on developments providing two or more units during the monitoring year. There were 8% fewer three plus bedroom market dwellings permitted than the previous monitoring year.

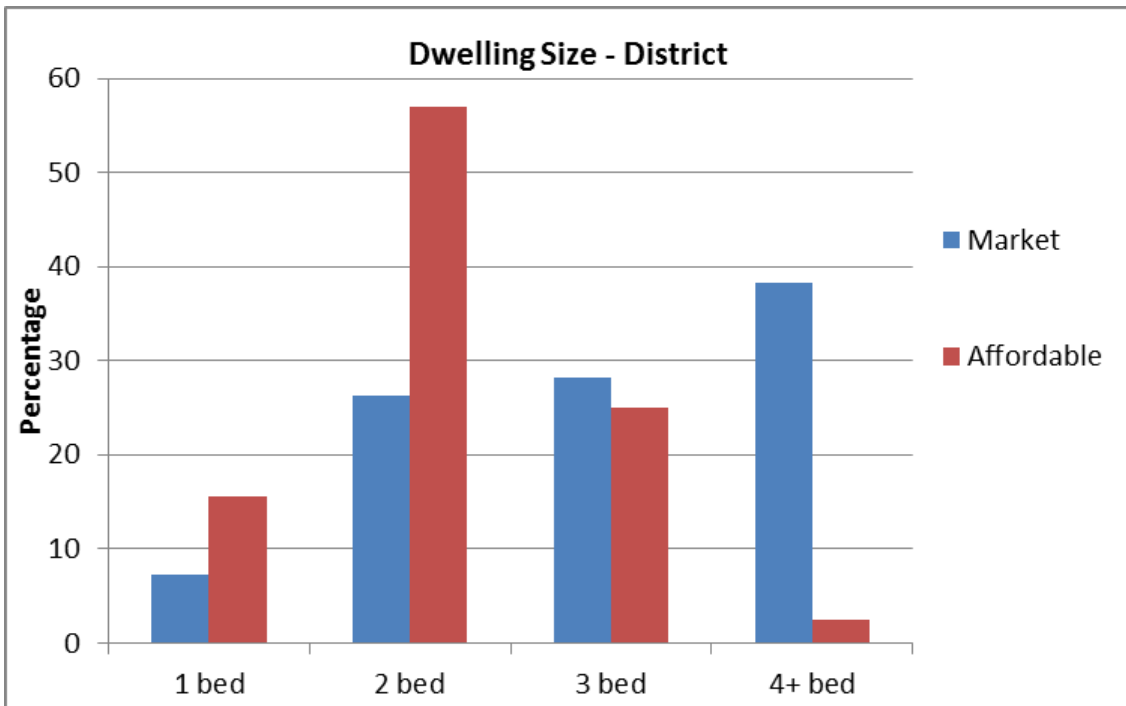


Figure 8.7 Dwelling Size - District

**8.17** Figures 8.8 and 8.9 show the size mix provided in the five sub-areas identified in the HEDNA.

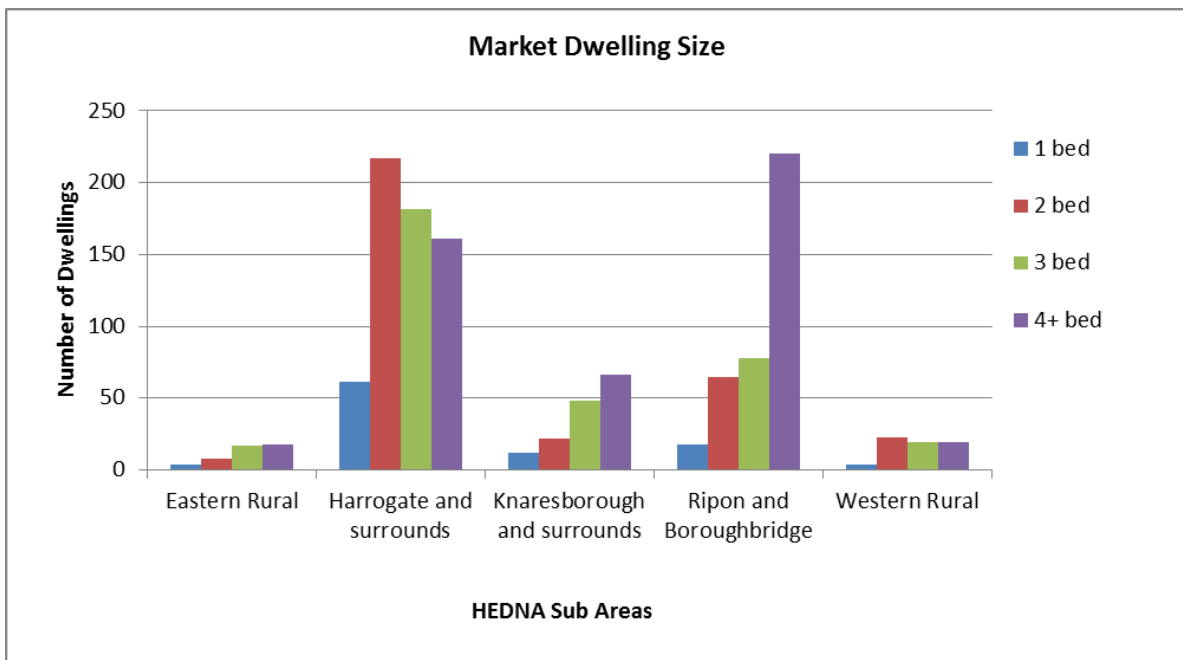


Figure 8.8 Market Dwelling Size by Sub Area



## Growth Strategy and Housing Delivery 8

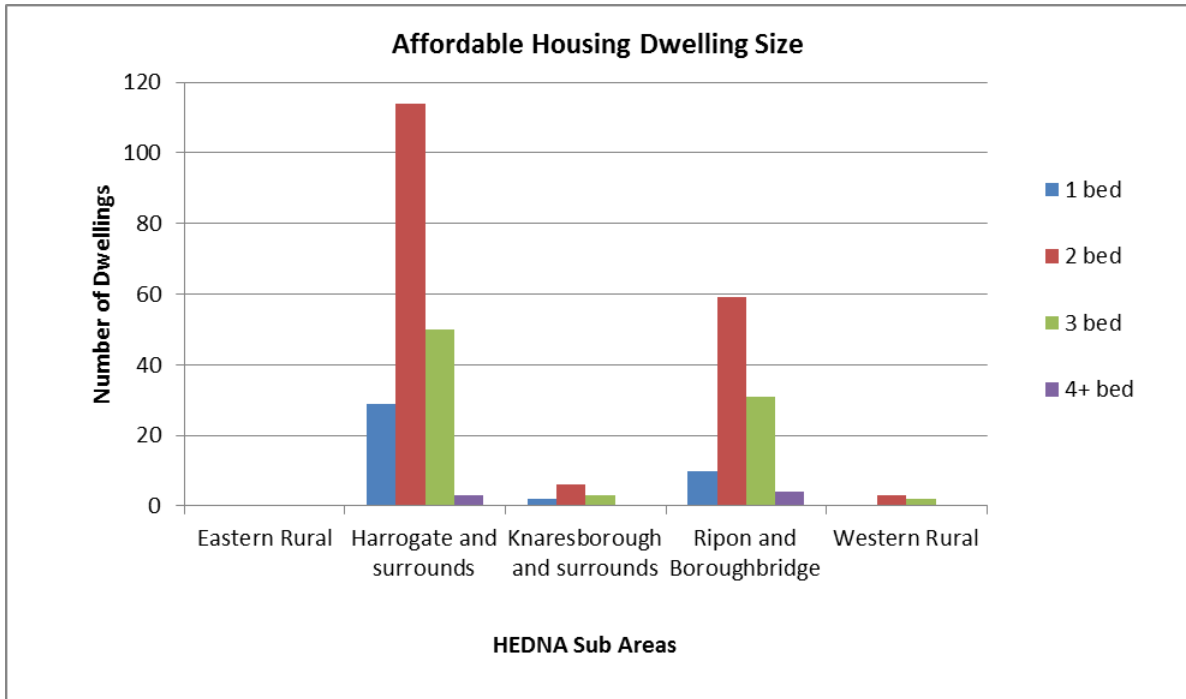
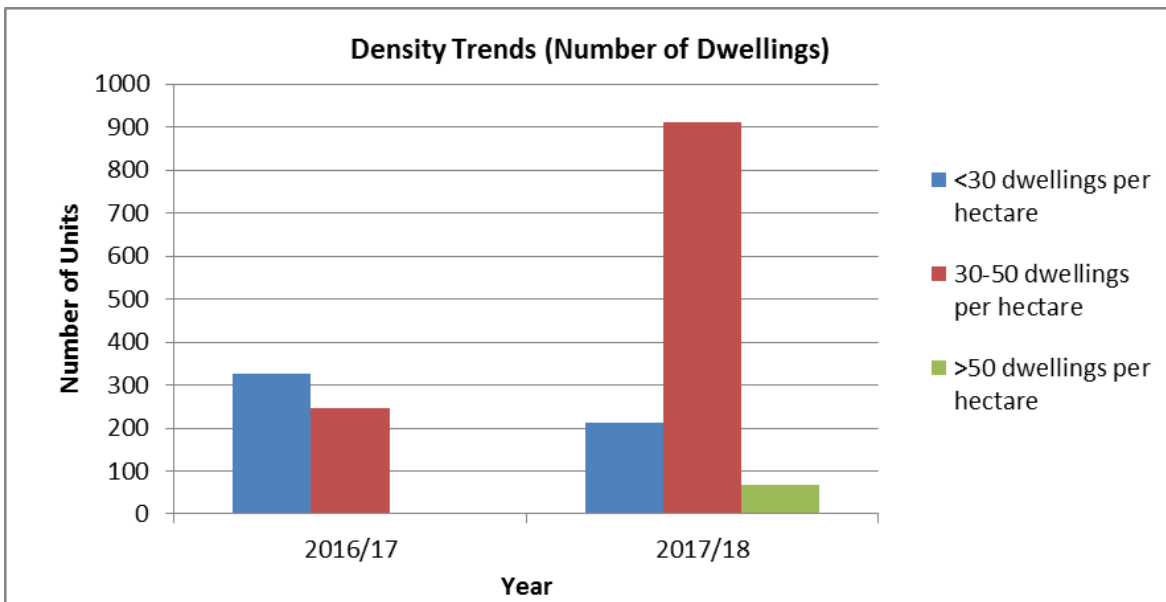


Figure 8.9 Affordable Housing Dwelling Size by Sub Area

**8.18** Developments are expected to achieve a minimum density of 30 dwellings per hectare (dph) and during the monitoring year the majority of dwellings were permitted above this density. Where development was permitted at less than 30dph this was in line with the policy criteria.



Picture 8.1 Density Trends (Number of Dwellings)

### Affordable housing

Policy HS2 Monitoring Indicators		
Indicator	Target	Commentary
Number of affordable housing completions	Developments that meet site thresholds provide required affordable housing percentage	763 affordable units were permitted and there were 111 completions.

## 8 Growth Strategy and Housing Delivery

Policy HS2 Monitoring Indicators		
Indicator	Target	Commentary
Amount paid in financial contributions for the provision of affordable housing	No target	Not monitored this year
Percentage of homes permitted and completed that are accessible and adaptable	100% of homes to meet prescribed requirements	Not yet in operation
Percentage of homes permitted and completed that are wheelchair accessible	10% of homes to meet prescribed requirements	

Table 8.10 Policy HS2 Monitoring Indicators

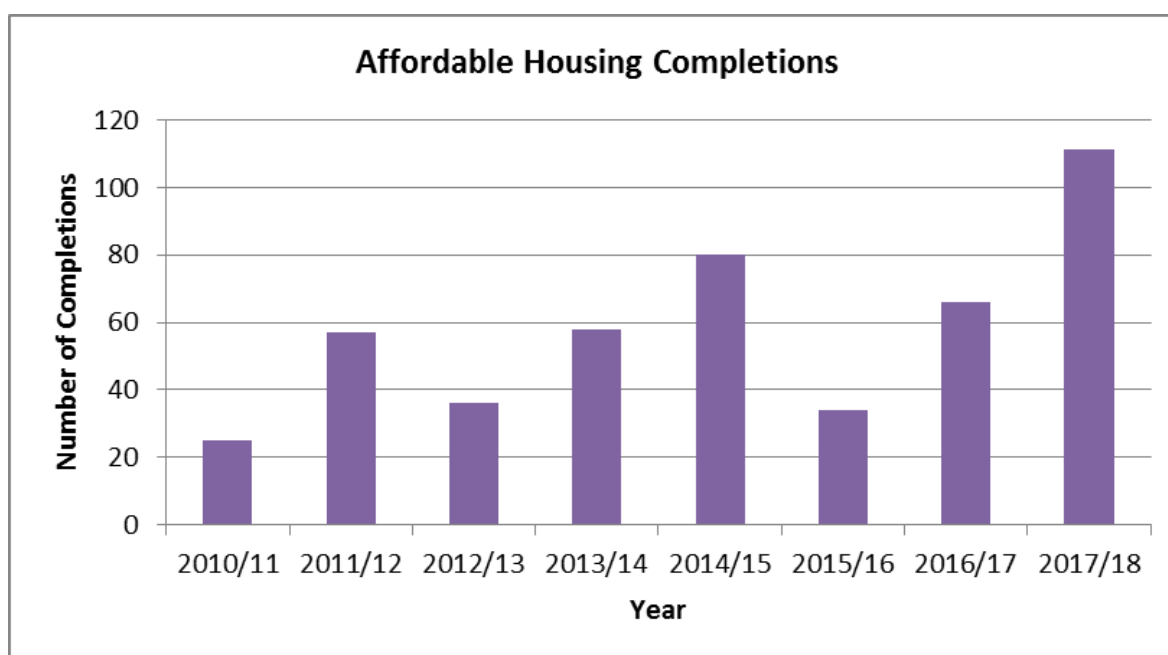


Figure 8.10 Affordable Housing Completions by Monitoring Year

### Self and custom build housing

Policy HS3 Monitoring Indicator		
Indicator	Target	Commentary
Number of plots provided on strategic sites	Minimum of 100 plots provided over plan period  Reduction in number of registrations on self build register	No plots delivered

Table 8.11 Policy HS3 Monitoring Indicator

**8.19** The Housing and Planning Act, May 2016 requires authorities to give suitable development permission in respect of enough serviced plots of land to meet the demand for self and custom house-building in the authority's area arising in each base period. The first base period runs from 1 April 2016 to 31 October 2016. Each subsequent base period will be 12 months. The Authority has three years from the end of each base period within which to grant the required number of development permissions. <sup>(17)</sup>

## Growth Strategy and Housing Delivery 8

- 8.20** The Council's Self Build Register became operational in April 2016. An analysis of the Register has indicated that in the first base period (1 April 2016 - 30 October 2016) there were 63 eligible entries. In the second base period (31 October 2016-30 October 2017) there were 159 eligible entries and in the third base period (31 October 2017 - 30 October 2018) there were 121 eligible entries. <sup>(18)</sup>
- 8.21** In order to meet the demand Policy HS3 requires the provision of at least 5% of dwelling plots on strategic sites of 500 dwellings or more, to be made available for sale to self-builders, subject to appropriate demand at the time being identified. However, the opportunity afforded by windfall sites in providing self build plots is also recognised.
- 8.22** To date no plots have been delivered on strategic sites. However, the monitoring of single dwelling plots indicates that 184 suitable development permissions were granted (1 April 2016-31 October 2018), ; sufficient to meet the demand for the first base period and the majority of the demand identified in the second base period.

### Older people's specialist housing

Policy HS4 Monitoring Indicator		
Indicator	Target	Commentary
Number of specialist housing units permitted and completed	No specific target	Two applications permitted providing minimum of 102 bedrooms. <sup>(1)</sup>

**Table 8.12 Policy HS4 Monitoring Indicator**

1. The number of units to be provided from one of the developments is unknown as it was the subject of an outline planning application.

- 8.23** The Local Plan supports the provision of accommodation to meet the needs of older people, where this is well located to facilities and services. There were two applications permitted during the year both in Harrogate providing a minimum of 102 nursing/care home bedrooms, with one of the developments also providing for an element of assisted living accommodation. However, there were also two applications permitted (both in Harrogate) which involved the loss of 42 care home bedrooms (to a C3 residential use).

### Space standards

Policy HS5 Monitoring Indicator		
Indicator	Target	Commentary
Percentage of developments permitted that meet residential space standards	100% of eligible developments meeting the residential space standards	Not yet in operation

**Table 8.13 Policy HS5 Monitoring Indicator**

- 8.24** Policy HS5 proposes the introduction of the nationally prescribed space standards but does not come into effect until six months after the adoption of the Local Plan. There were, however, a number of objections to the inclusion of such a policy in the Publication Local Plan from interested parties (developers and house-builders predominately) and as such the introduction of the Policy will be tested through the Local Plan examination.

18 There are more entrants on the register but not all are eligible and some are duplicate entries.

## 8 Growth Strategy and Housing Delivery

### Conversion of rural buildings to housing

Policy HS6 Monitoring Indicator		
Indicator	Target	Commentary
Number of units permitted and completed through conversion of buildings	No specific target	56 units were granted permission.

Table 8.14 Policy HS6 Monitoring Indicator

- 8.25** During the monitoring year permission was granted for the conversion of rural buildings to provide 56 dwellings. This compares to 44 dwellings granted permission in the previous monitoring year.

### Replacement dwellings in the countryside

Policy HS7 Monitoring Indicator		
Indicator	Target	Commentary
Number of replacement dwellings permitted and completed	No specific target	4 applications permitted

Table 8.15 Policy HS7 Monitoring Indicator

- 8.26** During the monitoring year four applications were permitted for replacement dwellings on sites outside of settlement development limits (compared to five permitted in the previous monitoring year). A further application was withdraw before being determined.

### Extension to dwellings

Policy HS8 Monitoring Indicator		
Indicator	Target	Commentary
Number of planning applications refused on basis of policy allowed on appeal	No more than 20% of refused applications are allowed on appeal over a 5 year period	27% of applications were allowed on appeal

Table 8.16 Policy HS8 Monitoring Indicator

- 8.27** Over the past five years, 98 appeals have been submitted, although 2 were subsequently withdrawn. Of those that were determined 26 were allowed, which is equivalent to 27%.<sup>(19)</sup>

### Rural worker's dwelling

Policy HS9 Monitoring Indicator		
Indicator	Target	Commentary
Number of units permitted and completed	No specific target	6 applications permitted

Table 8.17 Policy HS9 Monitoring Indicator

- 8.28** During the monitoring year, permission was granted for six agricultural worker dwellings (compared to eight during the previous monitoring year). There were also three applications refused as a functional need or financial viability could not be demonstrated.

19 There were also 5 split decisions which have been excluded from the assessment.

## Growth Strategy and Housing Delivery 8

**Providing for the need of Gypsies and Travellers**

Policy HS10 Monitoring Indicator		
Indicator	Target	Commentary
Number of pitches provided set out in policy	No net loss of pitches	Target achieved
5 year supply (rolling over plan period)	To maintain a 5 year supply	

**Table 8.18 Policy HS10 Monitoring Indicator**

## 9 Economy

### 9 Economy

#### Protection and enhancement of existing employment sites

Policy EC1 Monitoring Indicators		
Indicator	Target	Commentary
Amount of employment land/floorspace lost to non-employment uses on: a) identified key employment sites b) other employment sites	Minimise loss of B1, B2 or B8 employment land	1,079m <sup>2</sup> of floorspace lost on other employment sites.

Table 9.1 Policy EC1 Monitoring Indicator

**9.1** In total 21,719m<sup>2</sup> of employment floorspace was lost to non-employment uses during the AMR year. Although there was no loss of floorspace on key employment sites, just over 1,000m<sup>2</sup> of floorspace (B1 and B8) was lost on other employment sites (through the redevelopment of an industrial estate to a mixed residential/light industrial use and the change of use of a B8 unit to a suis generis use). The majority of floorspace lost, was primarily located in towns where the proposed uses (residential or town centre uses) were not inappropriate.

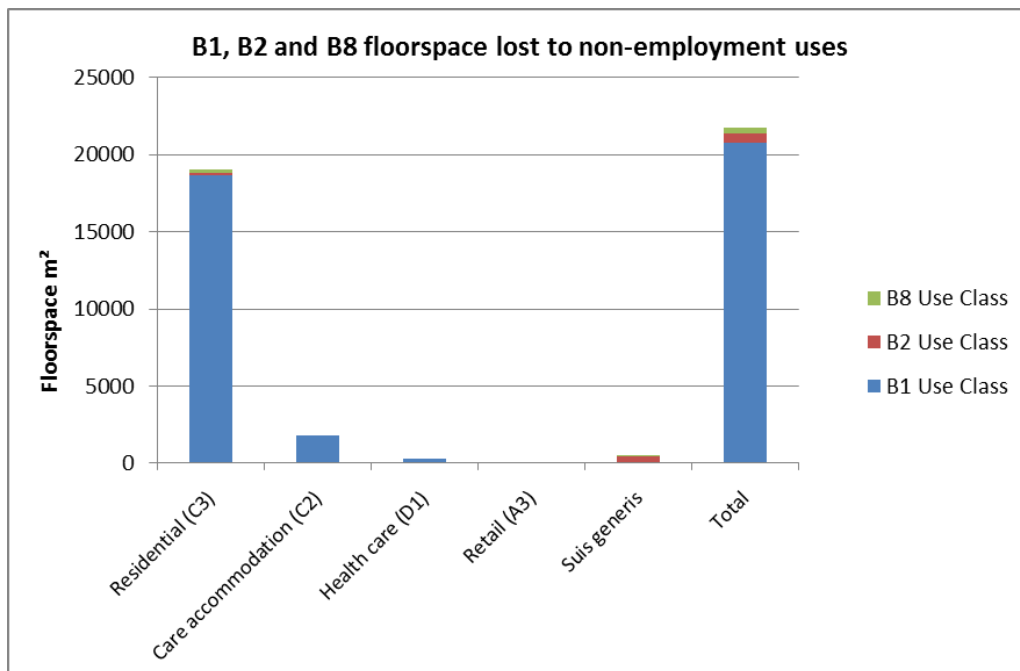


Figure 9.1 B1, B2 and B8 Floorspace Lost to Non-employment uses

#### Expansion of existing businesses

Policy EC2 Monitoring Indicators		
Indicator	Target	Commentary
Number of permissions for expansion of existing businesses	Net increase in employment floorspace	9,865m <sup>2</sup> of floorspace permitted

Table 9.2 Policy EC2 Monitoring Indicator

**9.2** There were 13 applications permitted involving the expansion of an existing business.

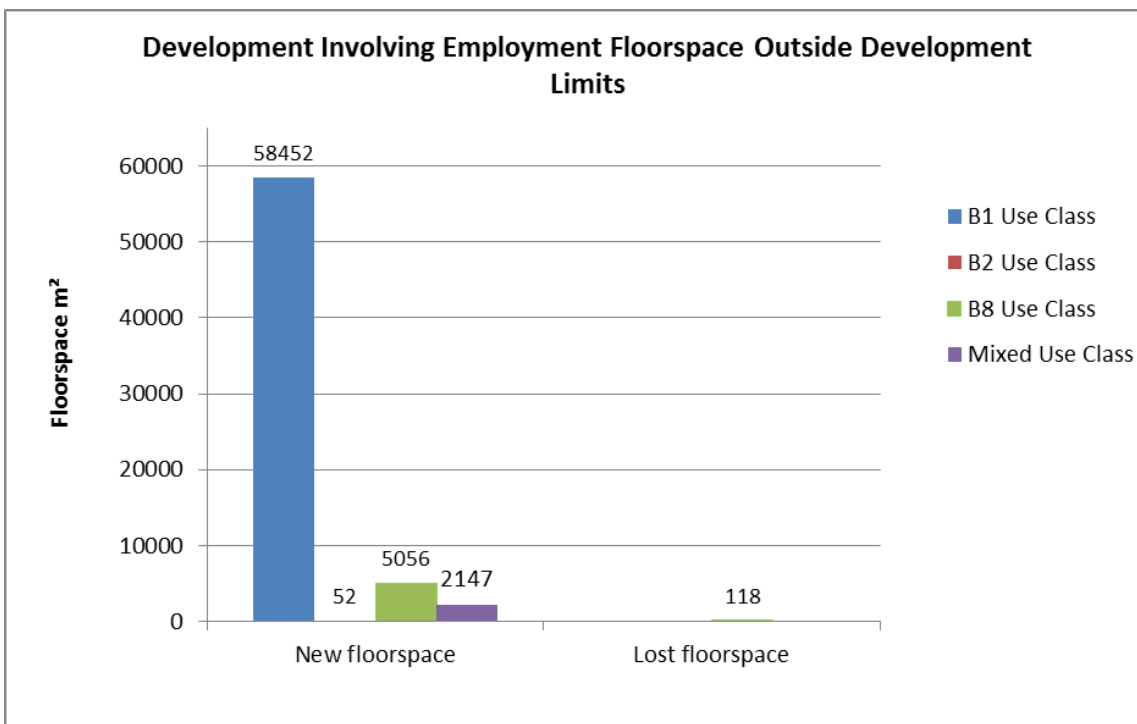
**Employment development in the countryside**

Policy EC3 Monitoring Indicators		
Indicator	Target	Commentary
Amount of new build employment floorspace permitted and completed (by use class) outside of development limits	Net increase in floorspace	Net increase in floorspace of 65,500m <sup>2</sup> permitted
Number of building conversions permitted and completed to employment uses	Number of new businesses	5 conversions permitted
Business count		Business Enterprises 2014 - 8370 2018 - 9135 (1)

**Table 9.3 Policy EC3 Monitoring Indicator**

1. Source: Inter Departmental Business Register (ONS)

**9.3** There were 36 applications for employment development in locations outside of settlement development limits, providing an additional 65,500m<sup>2</sup> of employment floorspace (net). However, the majority of this floorspace was through outline permission being granted for the development of the strategic employment site identified in the Harrogate District Local Plan at Junction 47 A1(M) (this accounted for 82% of the total floorspace). The majority of the remaining floorspace was also through developments on existing industrial estates and business parks including Marston Business Park, Foolfoot Ridge Business Park and Barker Business Park.



**Figure 9.2 Development Involving Employment Floorspace Outside Development Limits**

## 9 Economy

- 9.4** There were four applications permitted for the conversion of buildings outside of settlement development limits and a further prior approval notification. All sought the conversion of agricultural buildings for B1 or B8 uses.

### Farm diversification

Policy EC4 Monitoring Indicators		
Indicator	Target	Commentary
Number of applications (by use proposed) received and approved	Support diversification and local employment opportunities	Two applications permitted

Table 9.4 Policy EC4 Monitoring Indicator

- 9.5** During the monitoring year two applications for farm diversification developments were approved. Both applications involved the conversion of agricultural buildings for education/tourism activities and self catering holiday accommodation respectively. A further application for a petting farm and associated activities was refused partly on the grounds that the proposal was a new enterprise rather than supporting the existing business and it had not been adequately demonstrated how the proposal would support the local economy.

### Town and Local Centre management

Policy EC5 Monitoring Indicators		
Indicator	Target	Commentary
Percentage of vacant units in town and local centres	Vacancy rate not to rise above level recorded in 2015 town centre monitoring	Vacancy rate of 8.54% <sup>(1)</sup>
Amount of new retail floorspace permitted and completed in: a) primary shopping areas b) local centres c) in other locations	To direct majority of retail development to town and local centres	Permitted new retail floorspace: a) primary shopping areas - 191m <sup>2</sup> b) local centres - 24m <sup>2</sup> c) in other locations - 2056m <sup>2</sup>
Percentage of primary and secondary frontages in non Class A1 use	Minimum of 80% of ground floor street frontage in Class A1	63% of frontages were in Class A1 use <sup>(2)</sup>
Amount of Class A3/A4/D1 floorspace permitted and completed in town centres	To support evening economy of town centres	997m <sup>2</sup> of floorspace was permitted. This was a 50% increase on the amount of floorspace permitted compared to the previous monitoring year.
Amount of new residential units or office floorspace completed on upper floors	Net increase in homes and office floorspace on upper floors	7 residential units were granted permission.

Table 9.5 Policy EC5 Monitoring Indicator

1. Based on the 2017 town and local centre survey
2. Based on the 2017 town and local centre survey

- 9.6** The council undertakes biennial surveys of the district's town and local centres to assess how each centre is performing, monitoring the change in town centre uses and shop vacancy rates. The most recent survey was undertaken in 2017.



Economy 9

9.7 Since the first survey was undertaken in 2009 the percentage of vacant units in each of the town and local centres, with the exception of Boroughbridge, has fluctuated widely. Between 2015 and 2017 the percentage of vacant units in Harrogate, Knaresborough, Masham and the local centres has risen (see Figure 9.3).

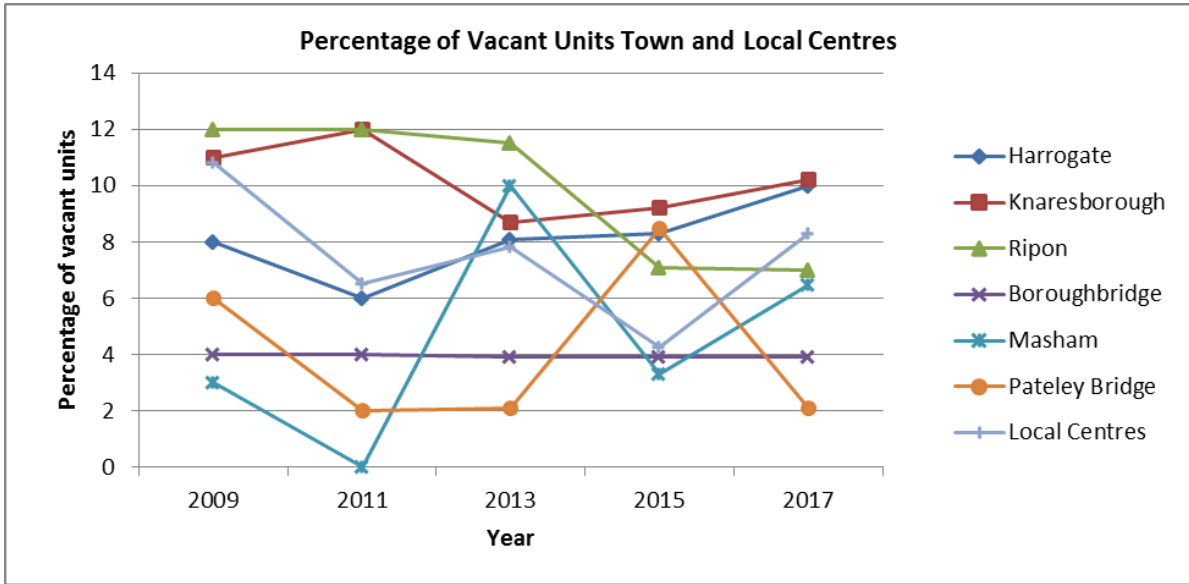


Figure 9.3 Percentage of Vacant Units in Town and Local Centres

9.8 Just over 2271m<sup>2</sup> of new retail floorspace was permitted during 2017/18. Although the majority of this floorspace was permitted in locations outside of the primary shopping areas or local centres, over half of this floorspace was due to a net increase in retail floorspace through redevelopment at two existing supermarkets.

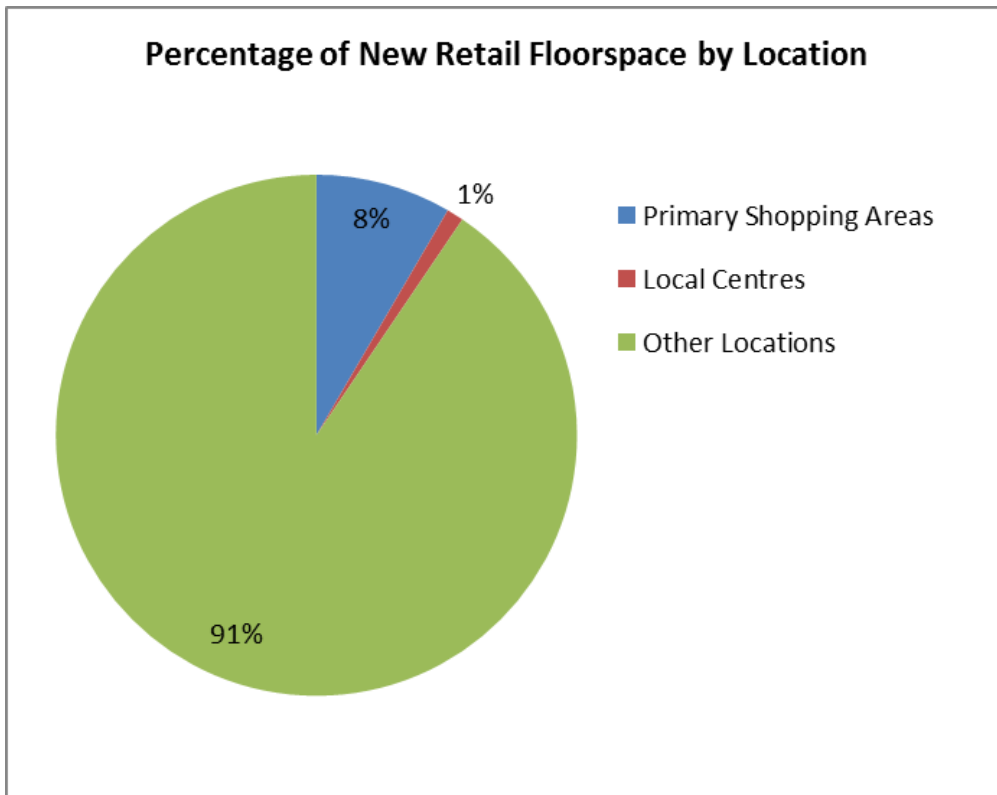


Figure 9.4 Percentage of New Retail Floorspace by Location

## 9 Economy

- 9.9** A limited amount of new A3/A4/D1 floorspace was granted permission during the monitoring year. 94% of that permitted was in Harrogate town centre, all for A3 use. The remainder (for A3 and D1 uses) was in Ripon town centre.
- 9.10** The provision of new residential units on upper floors were in Harrogate (5no.) and Ripon (2no.). No new office floorspace was permitted during the monitoring year.

### Protection of tourist facilities/Sustainable rural tourism

Policy EC6/EC7 Monitoring Indicators		
Indicator	Target	Commentary
Number and type of permissions permitted for visitor economy developments	<p>No net loss in visitor accommodation bed spaces over plan period</p> <p>Net increase in development for visitor economy over plan period</p>	Net change of +121 rooms between 2014 - 2018 (5124 rooms in 2014 and 5245 rooms in 2018)

**Table 9.6 Policy EC6/EC7 Monitoring Indicator**

- 9.11** During the monitoring year there were no planning permissions involving the loss of visitor accommodation in hotels of 20 or more bedrooms, which is the threshold at which the policy is applicable (an application for the change of use of a small hotel providing 8 letting bedrooms in Harrogate was permitted).

## 10 Travel and Transport

### Sustainable Transport

Policy T11 Monitoring Indicator		
Indicator	Target	Commentary
Walking, cycling, bus and rail modal share for travel to work journey (expressed as a percentage of all trips)	Increase in modal share over 10 year period	Percentage Trip Share <sup>(1)</sup>  Walking - 10.36% Cycling - 1.55% Bus - 2.74% Rail - 1.77%
Number of electric charging points provided in association with new development	No specific target	Five applications seeking approval of details relating to the provision of electric charging points in permitted developments were approved
Number of permissions granted with approved Transport Assessment or travel plan	100% of eligible developments	Five applications to discharge conditions regarding the submission of a Travel Plan were made.
Completion of Strategic Transport Priorities Study	Completion of Study by 2019	Yet to commence

**Table 10.1 Policy T11 Monitoring Indicator**

1. Source: (2011 Census)

- 10.1** Given the rural nature of much of the district it is not surprising that travel by more sustainable modes of travel accounted for only 16.4% of all journeys to work and that the majority of journeys using these modes of transport were undertaken in urban locations.
- 10.2** During the monitoring year there were five applications seeking to discharge conditions relating to the provision of electric vehicle charging points in new developments. All were approved and resulted in 92 charging points being provided in dwellings on residential developments and 12 charging points being provided in connection with the development of a new hotel.
- 10.3** Five applications to discharge conditions relating to the approval of a Travel Plan were made during the monitoring year. In all cases the Travel Plans were considered to be acceptable although only four could be approved as one did not comply with the requirements of the condition, being submitted after the development had been brought into operation.

### Protection of Transport Sites and Routes

Policy T12 Monitoring Indicator		
Indicator	Target	Commentary
Safeguarding of transport sites and routes	No development permitted that would prejudice implementation of site or route for transport infrastructure	Not monitored this year

**Table 10.2 Policy T12 Monitoring Indicator**

## 10 Travel and Transport

### Parking Provision

Policy TI3 Monitoring Indicator		
Indicator	Target	Commentary
Number of new developments providing measures to reduce use of private cars	100% of eligible developments	See indicator TI1

Table 10.3 Policy TI3 Monitoring Indicator

### Delivery of New Infrastructure

Policy TI4 Monitoring Indicator		
Indicator	Target	Commentary
Number of infrastructure related obligations within S106 agreements delivered	100% of obligations delivered to agreed timescale	Not monitored this year
Progress on delivery of key infrastructure	Delivery of key infrastructure in accordance with timescales identified in IDP schedule	Not yet in operation

Table 10.4 Policy TI4 Monitoring Indicator

### Telecommunications

Policy TI5 Monitoring Indicator		
Indicator	Target	Commentary
Number of new developments providing prescribed broadband connectivity	100% of developments	Not monitored this year

Table 10.5 Policy TI5 Monitoring Indicator

### Provision of Educational Facilities

Policy TI6 Monitoring Indicator		
Indicator	Target	Commentary
Progress on delivery of educational facilities	Delivery in accordance with Policy	No planning applications submitted

Table 10.6 Policy TI6 Monitoring Indicator

## Environment and Quality of Life 11

## 11 Environment and Quality of Life

## Climate Change

## Flood Risk and Sustainable Development

Policy CC1 Monitoring Indicator		
Indicator	Target	Commentary
Number of planning applications permitted where Environment Agency objected on flood grounds	No applications permitted contrary to advice of Environment Agency without appropriate condition	Eight objections initially lodged. Of those applications determined, four were permitted after the Environment Agency withdrew their objection or it was dealt with by way of condition and one was refused partly on the grounds of insufficient information on flood risk being submitted.

Table 11.1 Policy CC1 Monitoring Indicator

- 11.1** Information published by the Environment Agency<sup>(20)</sup> indicated that during the monitoring year they initially lodged eight objections to planning applications on the grounds of flood risk.
- 11.2** Of the applications to which these objections relate, two were withdrawn and one refused (partly on flood risk grounds). Of the remaining five objections, one has not yet been determined and the other four were granted planning permission. However, in these cases, the Environment Agency's objections were dealt with following the submission of additional information and/or the imposition of conditions on the planning permission.

## Rivers

Policy CC2 Monitoring Indicators		
Indicator	Target	Commentary
Number of developments providing buffer zones	All eligible developments provide buffer	Not monitored this year
Environmental quality of district's rivers	Increasing quality. No worsening as a minimum	Assessed as less favourable

Table 11.2 Policy CC2 Monitoring Indicators

## Renewable and Low Carbon Energy

Policy CC3 Monitoring Indicators		
Indicator	Target	Commentary
District per capita reduction in CO <sup>2</sup> emissions	Reduction over 5 and 10 years	Per capita reduction of 2kt between 2010 and 2016 <sup>(1)</sup>
Amount of renewable energy capacity installed through the planning system	To increase generation of renewable energy in district	Not monitored this year
Number of wind turbines approved	No specific target	None
Review of Renewable and Low Carbon Energy SPD	Adoption by 2019	Review not yet started.

Table 11.3 Policy CC3 Monitoring Indicators

1. Source: <https://www.gov.uk/government/collections/uk-local-authority-and-regional-carbon-dioxide-emissions-national-statistics>

20 <https://www.gov.uk/government/publications/environment-agency-objections-to-planning-on-the-basis-of-flood-risk>

## 11 Environment and Quality of Life

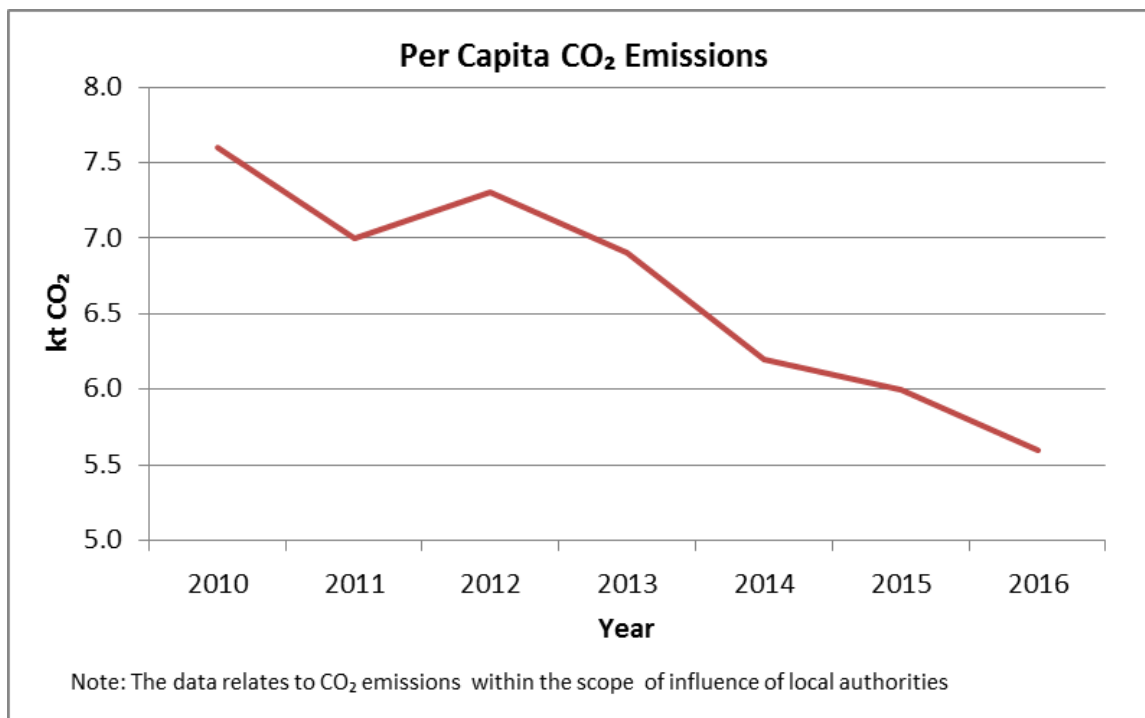


Figure 11.1 Per Capita CO<sub>2</sub> Emissions

- 11.3** During the monitoring year, only one planning application for a wind turbine was determined. The application for a turbine with a 6.5m hub height was refused on the grounds of its location in the Green Belt and it also being assessed as likely to have a detrimental impact on the character and nature of the Nidderdale AONB.
- 11.4** Although there were no proposals submitted for new solar farms there were five applications for the installation of solar panels on buildings (four residential and one a cricket pavilion), which were all approved. There were also three planning applications for biomass related developments: these were for domestic use, to support farming activities and a holiday lodge park. There was also a prior approval notification for a building to house a biomass plant on a farm: prior approval was not required.

### Sustainable Design

Policy CC4 Monitoring Indicator		
Indicator	Target	Commentary
District per capita reduction in CO <sub>2</sub> emissions	Reduction over 5 and 10 years	Per capita reduction of 2kt between 2010 and 2016
Number of approved residential developments incorporating energy reduction technologies/design	All developments incorporating energy reduction features	Not monitored this year
Proportion of non-residential developments meeting BREEAM excellent standard	100% of eligible buildings constructed to prescribed standard	Two developments met required standard

Table 11.4 Policy CC4 Monitoring Indicator

- 11.5** Core Strategy Policy EQ1 (the currently applicable policy) requires non-residential developments to attain the lower BREEAM 'very good' standard. To achieve compliance, assessment certificates are required to be submitted at the design and post construction phases of development. Applications to discharge the relevant condition at design stage were determined for three developments (an office building and two commercial buildings).

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In the case of two of the buildings it was not possible to formally discharge the conditions as the assessment certificates had been submitted after the relevant phase of development, although it was recognised that the BREEAM standard had been met and the third application submitted insufficient information to determine compliance. There was also one application determined which sought to vary the relevant conditions, which was refused as there was no evidence to justify a lower BREEAM standard, and two applications to delete the conditions, which were both approved (one because it was for an extension below the threshold for the BREEAM standard to be sought and the other as it was accepted that site constraints and the nature of the extension (for Harrogate Hospital) deemed the standard as being unachievable).

### Heritage and Placemaking

#### Harrogate Town Centre Improvements

Policy HP1 Monitoring Indicators		
Indicator	Target	Commentary
Development of transport hub at Station Parade	Planning application for development submitted by 2021	No planning application submitted
Amount of Class B1 floorspace permitted and completed in town centre	Net increase in B1 floorspace in Harrogate town centre	No new floorspace was permitted
Amount of Class A3/A4/D1 floorspace permitted and completed	Increase in permitted and completed floorspace	936m <sup>2</sup> permitted
Review and implementation of car parking management strategy	Review complete by 2019	Review not yet commenced

Table 11.5 Policy HP1 Monitoring Indicators

#### Heritage Assets

Policy HP2 Monitoring Indicators		
Indicator	Target	Commentary
Number of developments permitted on appeal that were refused for not protecting or enhancing significance of designated or undesignated assets	No more than 20% of refused applications are allowed on appeal over a 5 year period	One development was allowed on appeal (this was a split decision)
Number of heritage assets on the Heritage at Risk Register	Reduction in number of heritage assets at risk	2018 - 18 entries.

Table 11.6 Policy HP2 Monitoring Indicators

- 11.6** Over the preceding five year period there were 13 appeals against the refusal of listed building consent: 12 were dismissed and there was a split decision on one appeal.
- 11.7** There was no change to the number of entries in Historic England's [2018 Heritage at Risk Register](#) compared to 2017, remaining at 18 entries. The entries included six listed buildings, three registered parks and gardens, one registered battlefield (Boroughbridge) and nine scheduled monuments.
- 11.8** Of those assets where the trend in their condition was noted, eight were in a declining condition (two parks and gardens and six scheduled monuments), one was improving (park and garden) and two were in a stable condition (battlefield and scheduled monument).<sup>(21)</sup>

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### Local Distinctiveness

Policy HP3 Monitoring Indicator		
Indicator	Target	Commentary
Number of developments permitted at appeal that were refused on design grounds	No more than 20% of refused applications are allowed on appeal over a 5 year period	Not monitored this year

Table 11.7 Policy HP3 Monitoring Indicator

### Protecting Amenity

Policy HP4 Monitoring Indicator		
Indicator	Target	Commentary
Number of developments permitted on appeal refused on amenity grounds	No more than 20% of refused applications are allowed on appeal over a 5 year period	Not monitored this year

Table 11.8 Policy HP4 Monitoring Indicator

### Public Rights of Way

Policy HP5 Monitoring Indicator		
Indicator	Target	Commentary
Number of developments permitted incorporating enhancement of PRoW network	All developments affecting PRoW network	There were three applications made to divert a public right of way as a consequence of development being granted planning permission: all were approved and the making of a diversion order authorised.

Table 11.9 Policy HP5 Monitoring Indicator

### Protection of Existing Sport, Open Space and Recreational Facilities

Policy HP6 Monitoring Indicator		
Indicator	Target	Commentary
Number of applications involving loss of existing open space or recreational facilities not meeting policy criteria	No net loss of existing open space or facilities by type	Not monitored this year

Table 11.10 Policy HP6 Monitoring Indicators

### New Sports, Open Space and Recreational Development

Policy HP7 Monitoring Indicators		
Indicator	Target	Commentary
Amount of open space included within approved housing developments per annum	Open space provision to reflect local standards	Not monitored this year
Amount of open space contributions provided for through S106 contributions	No specific target	
Adoption of Open Space in New Housing SPD	Adoption by 2018	Adoption to follow completion of updated Open Space and Recreational Facilities Study

Table 11.11 Policy HP7 Monitoring Indicators



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## Community Facilities

Policy HP8/HP9 Monitoring Indicator		
Indicator	Target	Commentary
Number of planning applications involving community facilities	No net loss of community facilities across the district over the plan period	Two applications permitted for change of use of public houses to residential accommodation. Permission was also granted for erection of a public house as part of a mixed use development.

Table 11.12 Policy HP8/HP9 Monitoring Indicator

- 11.9** During the monitoring year, two applications for the change of use of rural public houses to dwellings were approved as they met the policy criteria. In both cases the premises had been closed for a number of years and evidence was submitted to demonstrate that continued use as a public house was not viable.
- 11.10** Permission was also granted for a new public house as part of mixed use development that also included holiday letting accommodation and several residential dwellings.

## Natural Environment

## Air quality

Policy NE1 Monitoring Indicators		
Indicator	Target	Commentary
Level of NO <sub>2</sub> emissions in AQMAs	Reduction in NO <sub>2</sub> levels over plan period	Level of exceedence reduced since designation of AQMA <sup>(1)</sup>
Number of planning applications approved requiring mitigation measures related to air quality	100% of relevant developments incorporate appropriate measures	Not monitored this year

Table 11.13 Policy NE1 Monitoring Indicators

1. Source: 2018 Air Quality Annual Status Report, HBC  
[www.harrogate.gov.uk/info/20143/air\\_quality](http://www.harrogate.gov.uk/info/20143/air_quality)

- 11.11** During the 2017/18 monitoring year two new Air Quality Management Areas (AQMAs) were designated: York Place, Knaresborough and Wetherby Road, Harrogate. This brings the total number of AQMAs designated in the district to four (the others being Bond End, Knaresborough and High and Low Skellgate, Ripon). All have been designated for breaches of the annual mean objective for nitrogen dioxide. The Air Quality Annual Status Report (2018) indicates there have been no further exceedences of the annual mean objective and that all locations within the newly declared York Place AQMA are below the mean annual objective.

## Water Quality

Policy NE2 Monitoring Indicator		
Indicator	Target	Commentary
Number of planning applications permitted where Environment Agency objected on grounds of water quality	No applications permitted contrary to advice of Environment Agency without appropriate condition	One objection initially lodged but withdrawn

Table 11.14 Policy NE2 Monitoring Indicator

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- 11.12** Information published by the Environment Agency<sup>(22)</sup> indicated that during the monitoring year they initially lodged one objection to a planning application on the grounds of water quality. This objection was subsequently withdrawn on the receipt of additional information.

### Protecting the Natural Environment

Policy NE3 Monitoring Indicator		
Indicator	Target	Commentary
Change in areas of biodiversity importance	No net loss of area of biodiversity importance without mitigation being provided	15 applications for the discharge of ecological mitigation conditions were approved

Table 11.15 Policy NE3 Monitoring Indicators

- 11.13** During the monitoring year a number of applications seeking to discharge conditions related to the provision of ecological mitigation measures were submitted: all were approved.

### Landscape Character

Policy NE4 Monitoring Indicator		
Indicator	Target	Commentary
Number of developments permitted at appeal that were refused on landscape grounds	No more than 20% of refused applications are allowed on appeal over a 5 year period	Not monitored this year

Table 11.16 Policy NE4 Monitoring Indicator

### Green Infrastructure

Policy NE5 Monitoring Indicators		
Indicator	Target	Commentary
Review of Green Infrastructure SPD	SPD adopted by 2019	Review yet to commence
Amount of Green Infrastructure created or lost through development	Net increase in area of green infrastructure	Not monitored this year

Table 11.17 Policy NE5 Monitoring Indicators

### Local Green Space

Policy NE6 Monitoring Indicators		
Indicator	Target	Commentary
Number of applications made affecting LGS	No development permitted unless in accordance with policy	Not in operation this year
Amount of development completed within areas designated as LGS which would impact on character and local significance		

Table 11.18 Policy NE6 Monitoring Indicators

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**Trees and Woodland**

Policy NE7 Monitoring Indicator		
Indicator	Target	Commentary
Number of protected trees lost as result of development	No trees lost unless in accordance with policy	Not monitored this year

Table 11.19 Policy NE7 Monitoring Indicator

**Protection of Agricultural Land**

Policy NE8 Monitoring Indicators		
Indicator	Target	Commentary
Amount of the best and most versatile agricultural land for which permissions are granted for other uses	No loss of best and most versatile land unless in accordance with policy	Not monitored this year
Number of applications accompanied by soil assessment	100% of eligible applications	

Table 11.20 Policy NE8 Monitoring Indicators

**Unstable and Contaminated Land**

Policy NE9 Monitoring Indicator		
Indicator	Target	Commentary
Number of developments involving unstable or contaminated land	No developments permitted without appropriate conditions	Not monitored this year

Table 11.21 Policy NE9 Monitoring Indicator

