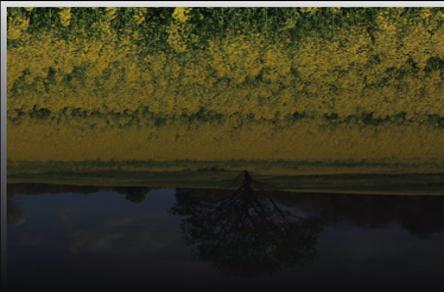
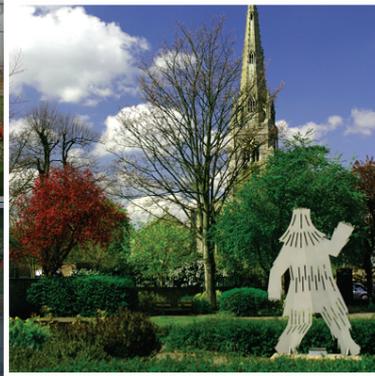


# Fenland Local Plan



## Fenland's Monitoring Report

December 2012

# **Fenland Communities Development Plan**

## **Monitoring Report 2011 - 2012**

Neighbourhood Strategy  
Fenland District Council  
Fenland Hall  
County Road  
March  
PE15 8NQ

Telephone: 01354 654321  
Email: [neighbourhoodstrategy@fenland.gov.uk](mailto:neighbourhoodstrategy@fenland.gov.uk)

It can also be viewed on our website at:  
[www.fenland.gov.uk](http://www.fenland.gov.uk)

**December 2012**

## Contents

<b>Contents</b>	<b>Page</b>
1 Introduction	4
2 Spatial Portrait of Fenland	5
3 Progress with the Local Development Framework (LDF)	9
4 Housing	
Plan Period Housing Targets	14
Net additional dwellings in previous years	15
Net additional dwellings completed in monitoring period	16
Dwelling completions on Previously Developed Land (PDL)	16
Gypsy and Traveller pitches	18
Gross affordable housing completions	18
Housing Densities	19
Dwelling Size	20
Managed Delivery Target	21
5 Economy	
Additional Employment floorspace	24
Employment floorspace on previously developed land (PDL)	26
Employment Land Available by Type	28
Floorspace available for “town centre uses”	28
6 Environmental Quality	
Ecological Progress	31
Renewable Energy Generation	39
Number of Planning Permissions Granted Contrary to EA advice	40
<b>Tables</b>	
Table 1 Population for Cambridgeshire Districts 2001 and 2011 .....	6
Table 2 Core Strategy DPD Progress .....	11
Table 3 Statement of Community Involvement - Progress .....	11
Table 4 High Quality Environments SPD - Progress .....	12
Table 5 Wind Turbine Guidance SPD - Progress .....	12
Table 6 East of England Plan Housing Targets for the Cambridgeshire and Peterborough area .....	14
Table 7 Remaining Regional Spatial Strategy requirement for Fenland .....	14
Table 8 Fenland completion totals .....	15
Table 9 Cumulative and annual average totals .....	15
Table 10 Dwelling Completions by Parish .....	16
Table 11 Additional Pitches for Gypsies and Travellers and Travelling Showpeople .....	18
Table 12 Affordable Housing Completions .....	18
Table 13 Density of Completed Dwellings .....	19
Table 14 Dwelling Sizes (Gross) .....	20
Table 15 Summary Table of Five Year Land Supply RSS based .....	22
Table 16 Summary Table of Five Year Land Supply Core Strategy based .....	22

Table 17 Additional Employment Floorspace.....	24
Table 18 Additional floorspace created on previously developed land (PDL) .....	26
Table 19 Floorspace available for “town centre uses” in Town Centre Areas .....	28
Table 20 Completed floor space in Local Authority area.....	29
Table 21 SAC Fenland.....	31
Table 22 SAC Cambridgeshire .....	31
Table 23 Fenland SPA.....	31
Table 24 Cambridgeshire SPA.....	31
Table 25 Fenland Ramsar .....	32
Table 26 Cambridgeshire Ramsar .....	32
Table 27 Cambridgeshire NNRs .....	32
Table 28 Fenland SSSIs .....	33
Table 29 Cambridgeshire SSSIs.....	33
Table 30 SSSI Condition Assessment .....	33
Table 31 SSSI Condition Cambridgeshire .....	34
Table 32 CWS in Fenland.....	35
Table 33 Local Sites Fenland.....	35
Table 34 CWS in Cambridgeshire.....	35
Table 35 CiWS Cambridgeshire.....	36
Table 36 CWS boundary amendments .....	36
Table 37 Local Sites conservation management .....	36
Table 38 Housing development and NERC S41 species Fenland .....	37
Table 39 Housing development and NERC S41 species Cambridgeshire.....	37
Table 40 Business Development and NERC S41 species Fenland.....	37
Table 41 Business Development and NERC S41 species Cambridgeshire.....	37
Table 42 Installed renewable energy generation Fenland .....	39
Table 43 Potential renewable energy generation Fenland.....	40

## Figures

Figure 1 Fenland and its surrounding area .....	5
Figure 2 Completions in Fenland .....	16
Figure 3 Completions on Previously Developed Land .....	17
Figure 4 Historic Completions on Previously Developed Land .....	17
Figure 5 Historic Proportion of Affordable Housing Completions (Gross) .....	19
Figure 6 Density of Completed Dwellings .....	20
Figure 7 Housing Trajectory.....	23
Figure 8 Additional Employment Floorspace .....	25
Figure 9 Historic Additional Employment Floorspace.....	25
Figure 10 Floorspace on Previously Developed Land.....	27
Figure 11 Completions.....	27
Figure 12 Amount of completed floorspace in town centre Area.....	28
Figure 13 Amount of Completed Floor space in Local Authority Area.....	29
Figure 14 SSSI condition in Fenland 2011/12.....	34
Figure 15 SSSI condition in Cambridgeshire 2011/12 .....	34

## **1 Introduction**

- 1.1 The Town and Country Planning (Local Planning) (England) Regulations 2012, Regulation 34 requires Local Planning Authorities to produce an Authority's Monitoring Report (AMR). In accordance with the regulations the AMR seeks to:
- Set out the timetable and progress of the preparation of planning documents as listed in the local development scheme;
  - Measure the performance of the adopted plan policies through the use of a comprehensive set of indicators. The information is collected on a yearly basis, which enables the identification of trends;
  - Charts the progress that has been made with implementing the documents that will make up the Local Development Framework (LDF), as set out in the Local Development Scheme (LDS).
- 1.2 The current Fenland District-Wide Local Plan adopted in August 1993 is to be replaced by the Local Development Framework, known as the Fenland Development Plan which will be comprise primarily of a Core Strategy document supported by a number of supplementary documents.
- 1.3 The source of the information used in this report is Fenland District Council or the Cambridgeshire County Council Research and Monitoring team unless otherwise stated.

### **Period Covered**

- 1.4 This AMR covers the period 1 April 2011 to 31 March 2012.

### **The Key findings from the 2012 Monitoring Report are:**

- Continued progress of the preparation of the Fenland Communities Development Plan – Core Strategy
- The number of dwellings completed remains below previous achieved with 209 net completions 2011-12
- 2 additional Gypsy and Traveller pitches were provided in the district
- 57% of new homes were built on previously-developed ('brownfield') land
- Average density of housing remains stable at around 21dph
- There was 7,398sqm of additional business floorspace created in the district in 2011/12.

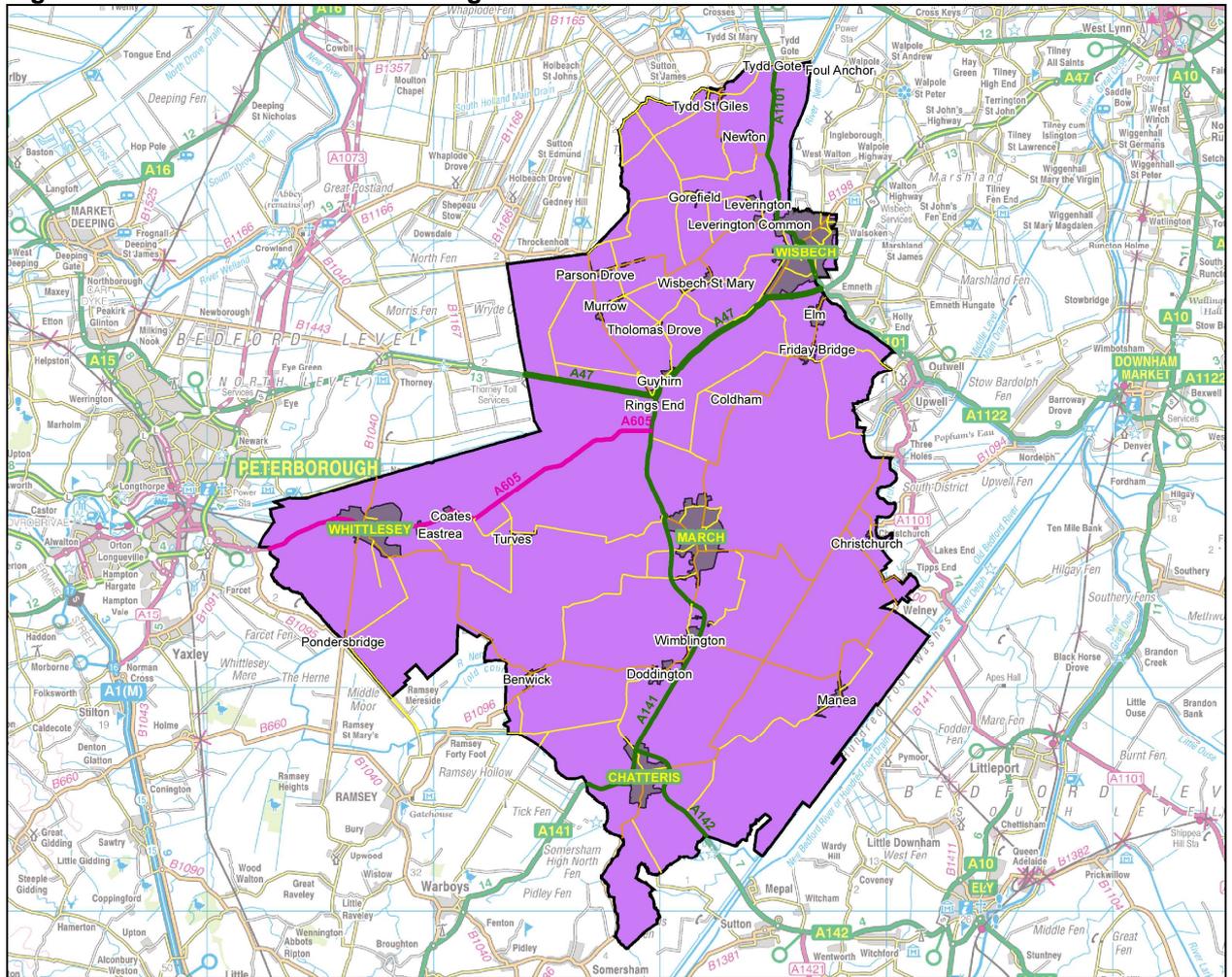
## 2 Spatial Portrait of Fenland

- 2.1 This section provides a brief overview of the district of Fenland. Detailed information on topics such as Population, Households, Economy, Health and Education can be found in the [Annual Demographic and socio-economic report](#) produced by the Cambridgeshire County Council Research Group on behalf of Fenland District Council. The research group report is updated each year and should be read alongside this AMR.

### Location

- 2.2 Fenland is a predominantly rural district located in the northern part of Cambridgeshire and to the east of the City of Peterborough. The district covers an area of about 550 sq km (210 sq miles). It contains four market towns, Chatteris, March, Whittlesey and Wisbech and a large number of villages and smaller settlements.

Figure 1 - Fenland and its surrounding area



Reproduced from OS material with permission. Fenland District Council 10023778, 2012

## Population

- 2.3 Every ten years the Office for National Statistics (ONS) carries out a national census in order to gather information about the population of the UK. The complete set of data from the census has yet to be released but a snapshot of population data was released in July 2012. This information shows that in 2011 the total population of Cambridgeshire was 621,000. Huntingdonshire accounts for the largest proportion of Cambridgeshire's population, with 27.3% of people living in the district. The population of Fenland was 95,300, representing 13.5% of Cambridgeshire's population.
- 2.4 When compared to the 2001 census, as set out in Table 1, this population increase represents an absolute change of 11,800, or 14.1%.

**Table 1 Population for Cambridgeshire Districts 2001 and 2011**

District	2001 census	2011 census	Absolute Change 2001-2011	Relative Change 2001-2011
Cambridge City	108,900	123,900	15,000	13.8%
East Cambridgeshire	73,200	83,800	10,600	14.5%
Fenland	83,500	95,300	11,800	14.1%
Huntingdon	157,000	169,500	12,500	8.0%
South Cambridgeshire	130,100	148,800	18,700	14.4%
<b>Cambridgeshire</b>	<b>552,700</b>	<b>621,200</b>	<b>68,500</b>	<b>12.4%</b>

- 2.5 At the time of writing, population distribution data from the 2011 Census is not yet available. Cambridgeshire County Council's mid 2010 population estimates suggest that although Fenland is predominantly rural, approximately 75% of the population live within the four market towns of: Wisbech, March, Chatteris and Whittlesey, with the remaining 25% living in the smaller settlements outside of the towns. Wisbech is Fenland's largest town with an estimated 2010 population of approximately 22,800 March (excluding the prison population) has an estimated population of 21,900. Whittlesey and Chatteris have smaller populations of about 13,000 and 10,000 respectively<sup>1</sup>.

## Landscape and historic environment

- 2.6 Fenland's landscape is characterised by low lying intensively farmed peat fen with the majority of settlements being located on the higher ground of the old 'islands' of the Fens. With most of the land elevation being between 1.0 metre above and 1.0 metre below sea level, flood risk is a key issue in Fenland.
- 2.7 Fenland has some of the finest examples of Georgian architecture in the UK, most notably in Wisbech which boasts many fine buildings such as those along North and South Brink including the Grade I listed Peckover House now owned by the National Trust.<sup>2</sup>
- 2.8 Fenland has nearly 800 Listed Buildings and 10 Conservation Areas. The Town and Country Planning Act 1990 and the Planning (Listed Buildings and Conservation Areas) Act 1990 define a Conservation Area as 'an area of special architectural or historic interest the character or appearance of which it is desirable to preserve or enhance.'
- 2.9 The 10 Conservation Areas are in the following locations, with further details on

<sup>1</sup> Please see County Research document for definition of settlements and estimation methodology  
<sup>2</sup>[http://www.cambridgeshire.gov.uk/NR/rdonlyres/80EA41E7-C981-452E-8861-1D2F2A61783C/0/Cambridgeshire\\_snapshotV2.pdf](http://www.cambridgeshire.gov.uk/NR/rdonlyres/80EA41E7-C981-452E-8861-1D2F2A61783C/0/Cambridgeshire_snapshotV2.pdf)

each available at [www.fenland.gov.uk](http://www.fenland.gov.uk):

Chatteris – Town centre	Coates
Doddington	Elm
Leverington	March – Town centre
Parson Drove	Whittlesey
Wisbech – Bowthorpe	Wisbech- Town centre

### **Transport**

- 2.10 Being predominantly rural and sparsely populated transport and access to services is a key issue for Fenland. Until such time as the full release of the 2011 Census data, the 2001 census provides the best available information for providing an overview of transport in the district:
- 2.11 The 2001 Census showed that of the working population:
- On average Fenland residents travel 16.01km (9.94 miles) to work which is higher than the regional average of 13.31km (8.27 miles).
  - The large majority of Fenland residents travel to work using a private motor vehicle (70%);
  - Walking (7.3%) and Cycling (6.7%) were the next two most popular methods.
  - A relatively small proportion of residents travel to work using the bus at 2.2% or the train 1.1%
  - The remaining working population either work predominately from home, use taxi/mini cab services, or are recorded as 'other'.

### **Roads and access to private motor vehicles**

- 2.12 The road network in Fenland consists of mostly rural single carriageways and a significant proportion of minor roads. The key routes within the District are the A47, A141, A142, A605 and A1101 which provide access between the market towns and neighbouring districts.
- 2.13 Car ownership levels in Fenland are significantly higher than the national average at 80.51% compared to 73.16% for England; this is in keeping with the rural nature of the district. However, although car ownership levels are comparatively high, 19.49% of Fenland's population do not have access to a private motor vehicle. This indicates that access to services is potentially an issue for approximately 20% of the population.

### **Rail - Passenger Services**

- 2.14 The District has railway stations at March, Whittlesey and Manea although the most frequent services only stop at March. These stations are situated along the line between Peterborough and Cambridge serving these destinations, and also places such as Norwich, Ipswich and Stansted Airport.

### **Rail - Freight network**

- 2.15 Rail freight has played a significant role in the development of March. Opened in 1929 to serve the London North Eastern Railway, the Whitemoor Marshalling Yard became one of the biggest and busiest freight interchanges in Europe. Following a prolonged period of decline from the 1960s onwards the Yard closed in 1982. Recent years, however, have seen a steady reuse of the railway infrastructure with parts of the Whitemoor Yard being in use since 2004.

### **Buses and Taxis**

- 2.16 The coverage of bus services is sparser in rural areas compared to the market towns. Levels of evening services and Sunday Services across the district.
- 2.17 Community Transport Services also form a vital part of the public transport

network, Fenland has full coverage of Dial-a-Ride services and Community Car schemes. These play a vital role in improving accessibility. For further information refer to our community transport web pages  
<http://www.fenland.gov.uk/article/2709/Community-Transport>

### 3 Progress with the Fenland Local Plan

#### Introduction

3.1 The current Fenland District-Wide Local Plan was adopted in 1993 as the development 'blue-print' for the District. The Local Plan will be replaced by a new updated plan, known as the Fenland Local Plan, the main element of which will be a Core Strategy. This new plan will be guided by the Planning and Compulsory Purchase Act 2004, The Town and Country Planning (Local Planning) (England) Regulations 2012 and the National Planning Policy Framework (NPPF) that came into effect in March 2012.

3.2 In anticipation of the Government's stated changes to planning, Fenland District Council commissioned a study known as Fenland's Neighbourhood Planning Vision (FNPV). This study seeks to help develop an integrated and holistic strategy that will help to shape, inform and guide the future growth and development in the district to 2031 and beyond. The study has helped to inform the Core Strategy vision, options for growth, an infrastructure delivery plan and an action plan for Fenland and its partners to take forward.

3.3 The key milestones achieved this monitoring year (2011/12) are set out below:

- Consulted on a draft of the Fenland Local Plan (then known as Communities Development Plan) in July 2011

In the current ongoing year (2012/13), we have also completed the following:

- Consulted on a further draft of the Fenland Local Plan (then known as Communities Development Plan) in July 2012

#### Local Development Scheme

3.4 The Local Development Scheme (LDS) is the project plan setting out the content and relevant timescales for the delivery of the LDF. Since its first publication in 2005 there have been further revisions of the Fenland LDS. The revised [March 2011 version](#) sets out the present adopted timetable. Live updates of the timetable are provided on the Council's web pages and should be referred to for the latest information<sup>3</sup>.

#### Government Proposed changes to the Planning System

##### Abolition of the RSS

The coalition government intends to revoke all RSSs, but as at the date of writing it has not formally done so. The East of England RSS is likely to be revoked on 3 January 2013. This monitoring report continues therefore to make reference to the East of England plan where appropriate.

##### Changes to monitoring

The Localism Act 2011 removed the requirement for Local Planning Authorities to produce an Annual Monitoring Report for Government, while retaining the overall duty to monitor. The requirements of the duty are set out in the Town and Country Planning (Local Planning) (England) Regulations 2012, Part 8. The primary purpose of the monitoring report is to share the performance and achievements of the planning service with the local community.

<sup>3</sup> <http://www.fenland.gov.uk/article/5654/Have-Your-Say>

## **Fenland Local Plan**

### **Core Strategy Development Plan Document (DPD)**

- 3.5 Most Core Strategies across the country are very long and take many years to prepare. More often than not, this results in a strategy which gets bogged down in detail, confusing the public and developers alike, whilst stifling growth and regeneration.
- 3.6 In Fenland we are seeking to do things differently. This is an innovative approach to preparing policy documents, and consistent with emerging government guidance. It is a relatively short strategy, focussing on the important key issues. It guides development, but does not stifle it. It gives freedoms and flexibilities as to precisely where, how and when growth will occur, thus giving local communities the maximum opportunity to get development exactly the way they want it.
- 3.7 As part of this approach we are not currently proposing to produce a separate Site Allocations DPD. We will instead use criteria as set out in the Core Strategy to guide development.
- 3.8 The Core Strategy will replace all of the existing or 'saved' policies in the Fenland District Wide Local Plan.
- 3.9 Further Draft Consultation: At March 2012, the preparation of a proposed submission version of the Core Strategy was underway. However, on 27 March 2012, the National Planning Policy Framework (NPPF) was published replacing previous national guidance in the form of Planning Policy Statements. Amongst a number of changes contained in the NPPF it sets out a strong requirement for planning documents to include site allocations; something the previous iteration of the plan did not do. In response, to ensure the document is in accordance with national guidance, the Council amended the Core Strategy to include strategic allocations. The scale of this change was considered such that a further consultation would be required to get the views of local people and stakeholders. Therefore, from 26 July – 5 September 2012 a further consultation stage was held. Around 400 representations were submitted as part of this consultation and at the time of writing are being used to inform the preparation of a proposed submission version of the Core Strategy. The following table 2 sets out the progress on the Core Strategy document as at the date of publication of this AMR (December 2012).

**Table 2 Core Strategy DPD Progress**

	Draft Consultation	Further-draft Consultation	Proposed-submission Consultation	Sub-mission	Pre-hearing Meeting	Hearing	Adoption
<b>LDS timetable</b>	July-August 11	N/a	Jan-Feb 12	April 12	June 12	Aug 12	Nov 12
<b>Actual Date</b>	29 July – 23 September 2011	26 July – 5 September 2012	Feb-March 13	May 13	June-July 13	Sept-Oct 13-	Nov/Dec 13-
<b>Comment</b>	Consultation extended to 8 weeks to take into account the Holiday period	-	-	-	-	-	-

### Policies Map

3.10 The policies map provides a graphical representation of the planning policy boundaries in Fenland. Updates to it will be progressed alongside the timetable for the Core Strategy referred to above. It will also include minerals and waste sites and policies defined through the Cambridgeshire and Peterborough Minerals and Waste Development Plans. A draft was consulted upon as part of the Core Strategy consultation July – September 2012.

### Statement of Community Involvement

3.11 The Statement of Community Involvement (SCI) was adopted in March 2007. To bring the document up to date it has been reviewed and consulted on alongside the Core Strategy, during August/September 2011. Unlike the 2007 version changes to the planning regulations means that this document is not required to go through examination. The following table sets out the progress and timetable for the review of the Statement of Community Involvement, with a significant amount falling beyond the monitoring year (2011/12) and into the current ongoing year.

**Table 3 Statement of Community Involvement - Progress**

	Preparation and Evidence Gathering	Draft Consultation	Adoption
<b>Proposed Timetable</b>	March-July 11	July – August 11	Spring 2012
<b>Actual Timetable</b>	March-July 11	29 July – 23 Sept 11	January 2013
<b>Comment</b>	Document prepared and taken through committee	Consultation extended to 8 weeks to take into account the Holiday period	Further changes to SCI needed to reflect Localism Act

## Supplementary Planning Documents

- 3.12 A planning authority may prepare Supplementary Planning Documents (SPDs) to provide greater details on the policies of its development plan documents.
- 3.13 Supplementary planning documents provide guidance on local planning matters. They can be simpler to prepare than development plan documents. There is no requirement for them to be listed in a local planning authority's local development scheme, so they can be brought forward as circumstances change. Whilst they are not examined by an Inspector, a supplementary planning document is still subject to a process of consultation and engagement with relevant parties.

## Delivering and Protecting High Quality Environments SPD

- 3.14 Fenland is preparing a SPD that will provide further local guidance on issues such as design. It seeks to support the 'Delivering and Protecting High Quality Environments' policy [currently CS14] in the Core Strategy. The SPD will be consulted upon during the current ongoing year rather than the monitoring year (2011/12).

**Table 4 High Quality Environments SPD - Progress**

	Preparation and Evidence Gathering	Draft Consultation	Adoption
<b>Timetable</b>	March – July 11	Jan/Feb 13	Summer/Autumn 13
<b>Actual Timetable</b>	Sept – Dec 12	-	-
<b>Comment</b>	Document delayed to be prepared in parallel with the Core Strategy	-	-

## Wind Turbine Guidance SPD

- 3.15 Fenland is preparing a SPD that will provide further local guidance on related to wind turbines such as design, distance thresholds and the impact on landscape character. It seeks to support the 'Responding to Climate Change and Managing the risk of flooding in Fenland' policy [currently CS12] in the Core Strategy. The SPD is likely to be consulted upon during the current ongoing or following year rather than the monitoring year (2011/12).

**Table 5 - Wind Turbine Guidance SPD - Progress**

	Preparation and Evidence Gathering	Draft Consultation	Adoption
<b>Timetable</b>	September 12 – March 13	Spring 13	Autumn/winter 13
<b>Actual Timetable</b>	September 12 – March 13	-	-
<b>Comment</b>	Document prepared and taken through committee	-	-

## Additional Supplementary Planning Documents

- 3.16 The Council may seek to produce further Supplementary Planning Documents as the Core Strategy progresses and the need becomes apparent.

## **Neighbourhood development orders and neighbourhood development plans**

- 3.17 To date, there are not adopted or emerging Neighbourhood Development Orders or Neighbourhood Development Plans in the district.

## **Community Infrastructure Levy**

- 3.18 The Council is currently scoping the procedure for completing a Community Infrastructure Levy. Preparation of the charging schedule is likely to commence spring 2013.

## **Duty to Cooperate: Joint Plans or other applicable Strategies**

- 3.19 None to report during monitoring year

## **Duty to Cooperate: Joint work on evidence documents on matters of strategic importance**

- 3.20 A number of joint evidence base documents were prepared in the monitoring year:
- [Gypsy and Traveller Accommodation Needs Assessment](#) (GTANA)
  - [Wisbech Strategic Flood Risk Assessment – Level 2 \(SFRA\)](#)
  - [Fenland Water Cycle Study – Detailed Study – Stage 2a Report](#)
  - [March Area Transport Study](#)
- 3.21 Further joint evidence studies are being prepared in the current monitoring year and will be included in next years monitoring report.

## 4 Housing

### Plan Period Housing Targets

- 4.1 For the purposes of this monitoring report, the housing targets for the District continue to be derived from the Regional Spatial Strategy (RSS) for the East of England: the 'East of England Plan' (May 2008). In subsequent years, following the revocation of the RSS, and the adoption of the Fenland Core Strategy, the Housing Target will be defined by the Core Strategy.
- 4.2 Policy H1 of the East of England Plan set a minimum target of 508,000 additional dwellings to be provided across the East of England region for the period 2001-2021. Of that total, 98,300 new dwellings are to be provided in the Cambridgeshire & Peterborough area. Fenland is required to provide a minimum of 11,000 new dwellings which equates, from 2006 onwards, to 510 new dwellings per year. Table 6 is an extract from the East of England Plan Policy H1 for the Cambridgeshire & Peterborough area.

**Table 6 - East of England Plan Housing Targets for the Cambridgeshire and Peterborough area**

Area/District	Minimum to build April 2001 – March 2021	Of which already built between April 2001 – March 2021	Minimum still to build April 2006 – March 2021
Cambridge	19,000	2,300 (460)	16,000 (1,110)
East Cambs	8,600	3,240 (650)	5,360 (360)
Fenland	11,000	3,340 (670)	7,660 (510)
Huntingdonshire	11,200	2,890 (580)	8,310 (560)
South Cambs	23,500	3,520 (700)	19,980 (1,330)
Peterborough UA	25,000	3,620 (730)	21,380 (1,420)
Cambridgeshire and Peterborough	98,300	18,910 (3,780)	79,30 (5,290)

The figures in brackets indicate the average number of dwellings built or required to be built each year.

- 4.3 As noted in table 12 the East of England Plan, targets commenced in April 2001. Therefore every new dwelling built since this time contributes to achieving the targets for 2021. Table 13 shows the target for Fenland district and performance as of 31 March 2012.

**Table 7 - Remaining Regional Spatial Strategy requirement for Fenland**

	Dwellings
RSS Requirement – 2001-2021	11,000
Net Dwelling Completions 2001-2011	6,084
Remaining requirement	4,916

- 4.4 As of 31 March 2011 Fenland district had a remaining target to provide 4,916 additional dwellings by 2021.

### Net Additional Dwellings in Previous Years

- 4.5 Table 8 shows the total number of dwelling completions for Fenland set against the East of England Plan annual average delivery target for the district, for the period 1 April 2001 to 31 March 2012.
- 4.6 The annual target of 550 dwellings per annum was reduced to 510 for the period 2006-21 as a result of the high number of dwellings completed during the earlier part of the plan period.

**Table 8 - Fenland completion totals**

	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12
Completions in Fenland	500	697	734	635	781	757	922	308	245	296	209
East of England Plan target	550	550	550	550	550	510	510	510	510	510	510
+/- East of England Plan target	-50	147	184	85	231	247	412	-202	-265	-214	-301
Cumulative	500	1,197	1,931	2,566	3,347	4,104	5,026	5,334	5,579	5,875	6,084

- 4.7 During the period 2002-2008 Fenland district consistently delivered above the East of England Plan target. However, the downturn in the national economy has seen a significant decline in building rates over the last four years.

### Cumulative Totals and Rates

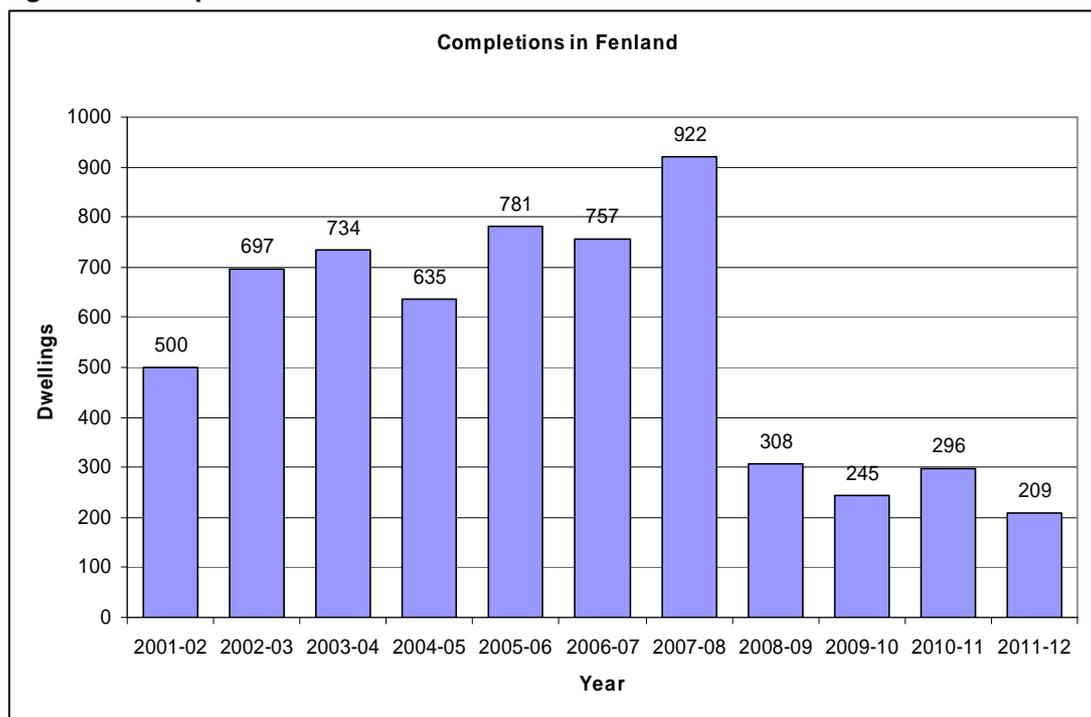
- 4.8 The cumulative total and annual average completions is set out in Table 8 below. It shows that the annual average peaked at 718 during 2007/2008, has fallen since but still remains at 553.

**Table 9 - Cumulative and annual average totals**

	Cumulative total	Annual Average
2001/2002	500	500
2002/2003	1,197	599
2003/2004	1,931	644
2004/2005	2,566	642
2005/2006	3,347	669
2006/2007	4,105	684
2007/2008	5,027	718
2008/2009	5,335	667
2009/2010	5,580	620
2010/2011	5,878	588
2011/2012	6,084	553

- 4.9 The historic net completions graph as set out below illustrates how the completions since 2008 have been significantly lower than in previous years.

**Figure 2 – Completions in Fenland**



**Net Additional Dwellings Completed in Monitoring Period**

**Location of dwellings completed within the period**

4.10 Table 16 below demonstrates that the majority of housing development is located in the market towns, with 154 dwellings coming from these 4 areas.

**Table 10 Dwelling Completions by Parish**

Dwelling Completions (Net Gains) by Parish			
Benwick	1	March	33
Chatteris	34	Newton	2
Christchurch	-1	Parson Drove	0
Doddington	1	Tydd St Giles	3
Elm	10	Whittlesey	37
Gorefield	10	Wimblington	-1
Leverington	4	Wisbech	50
Manea	15	Wisbech St Mary	11
Total Fenland			154

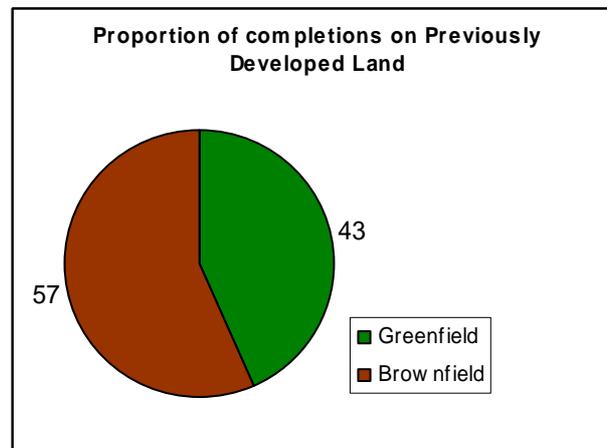
**Dwelling completions on Previously Developed Land (PDL)**

**Completions of Previously Development Land (also known as Brownfield Land)**

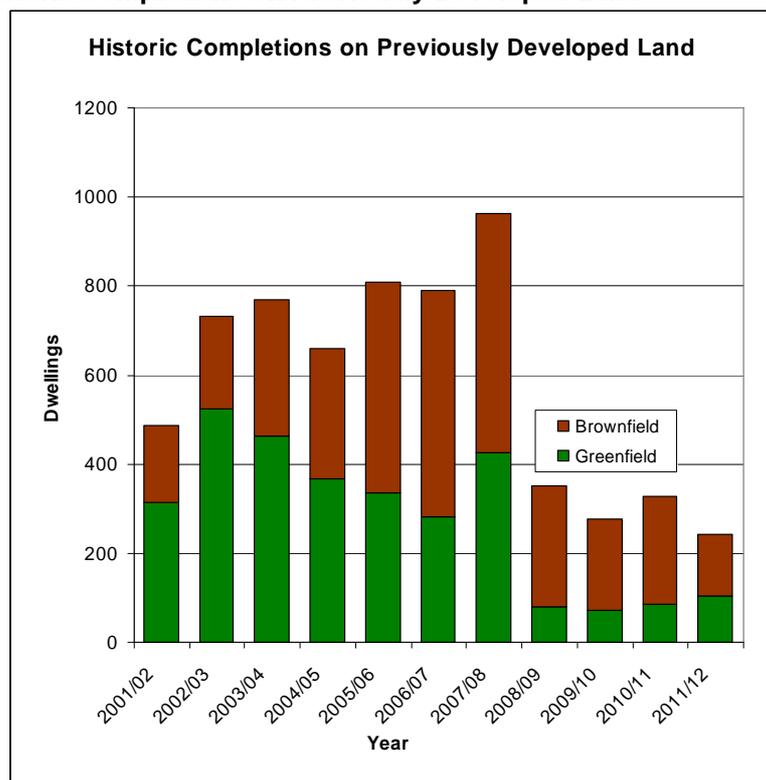
4.11 The Government is committed to maximising the re-use of previously developed land in order to promote regeneration and minimise the amount of Greenfield land being taken for development. Figure 3 below shows that in 2011/12, 137 (57%) of dwellings in Fenland were built on previously developed land. Of the 6,084 dwellings that have been built in the district since April 2001,

3,352 (54%) have been built on previously developed land. Figure 11 demonstrates how the balance between Greenfield and Brownfield development has shifted over time.

**Figure 3 – Completions on Previously Developed Land**



**Figure 4 – Historic Completions on Previously Developed Land**



### Gypsy and Traveller pitches

4.12 This indicator relates to the delivery of pitches for Gypsy and Traveller families. For the purposes of this indicator a pitch is defined as an “area of land demarked for the use as accommodation by a single Gypsy and Traveller household, sometimes including extended families which may require space, within one pitch, to provide for more than one caravan.” (Core Output Indicators - Update 2/2008)

4.13 Table 11 details the net total number of pitches that have been completed in

each monitoring period since 2001. For a pitch to be considered completed it must be available for use. For the 2011/12 monitoring period there were 2 net additional pitches in the district.

**Table 11 Additional Pitches for Gypsies and Travellers and Travelling Showpeople**

Additional Pitches for Gypsies and Travellers and Travelling Showpeople (Net)											
2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total
0	0	0	0	0	0	3	0	2	9	2	16

### Gross affordable housing completions

4.14 Between 1 April 2011 and 31 March 2012 there were 15 affordable dwelling completions which represent approximately 6% of gross dwelling completions in that year. This represents a significant drop in the affordable housing completions experienced throughout the last ten years. Table 20 sets out completions over the past 11 years

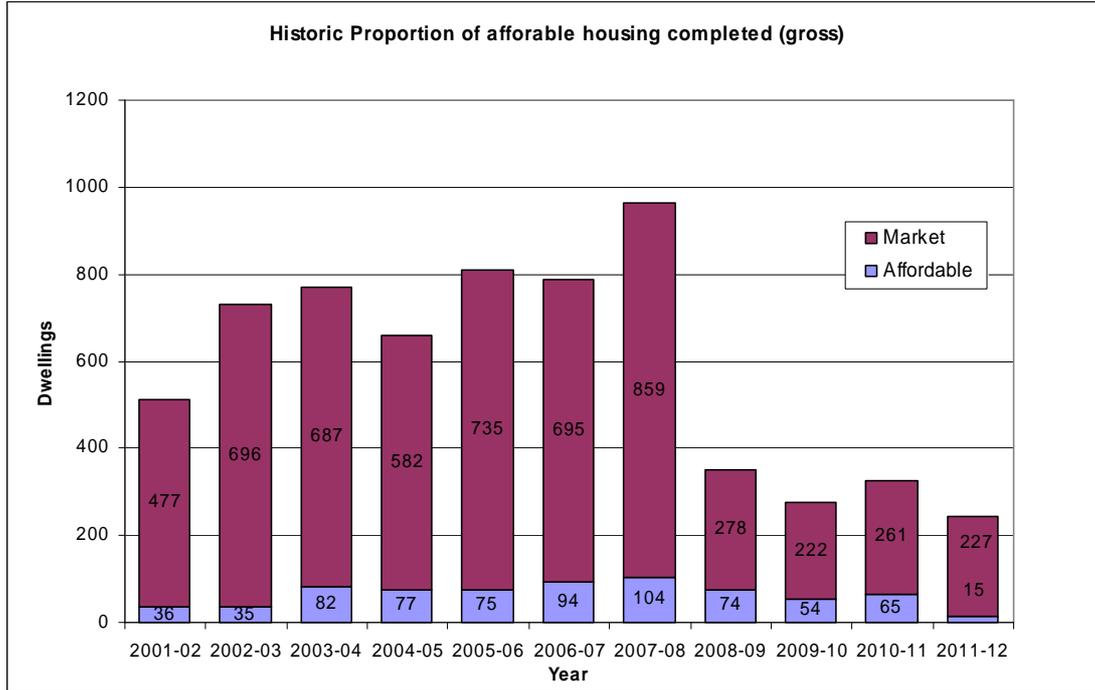
4.15 While in 11/12 affordable completions have been much lower than previous years, this is likely to be due to the high proportion of completions being on small sites which do not include an affordable housing element (almost 90% on sites under 5 dwellings). Commitment data confirms that future affordable supply is expected to increase; there is, for example, a proposal of 50 units currently under construction<sup>4</sup>. The emerging Core Strategy will also dramatically improve the supply of affordable housing by bringing forward larger development schemes.

**Table 12 – Affordable Housing Completions**

	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total
Total Completions	513	731	769	659	810	789	963	352	276	326	242	5,917
Affordable	36	35	82	77	75	94	104	74	54	65	15	711
Percentage Affordable	7.02	4.79	10.66	11.68	9.26	11.91	10.8	21.02	19.57	19.94	6.20	12.08

<sup>4</sup> F/00087/10

**Figure 5 – Historic Proportion of Affordable Housing Completions (Gross)**



4.16 Figure 5 above illustrates that, unlike market housing, the level of affordable housing provision has, with the exception of the monitoring year, been relatively constant over the period 2001 – 2012, peaking at 104 in 2008.

*Note: This report focuses on dwellings developed as new build or through a change of use of an existing property. Affordable homes can also be provided through other means, such as conversion of an existing home, which are not reported here.*

### Housing densities

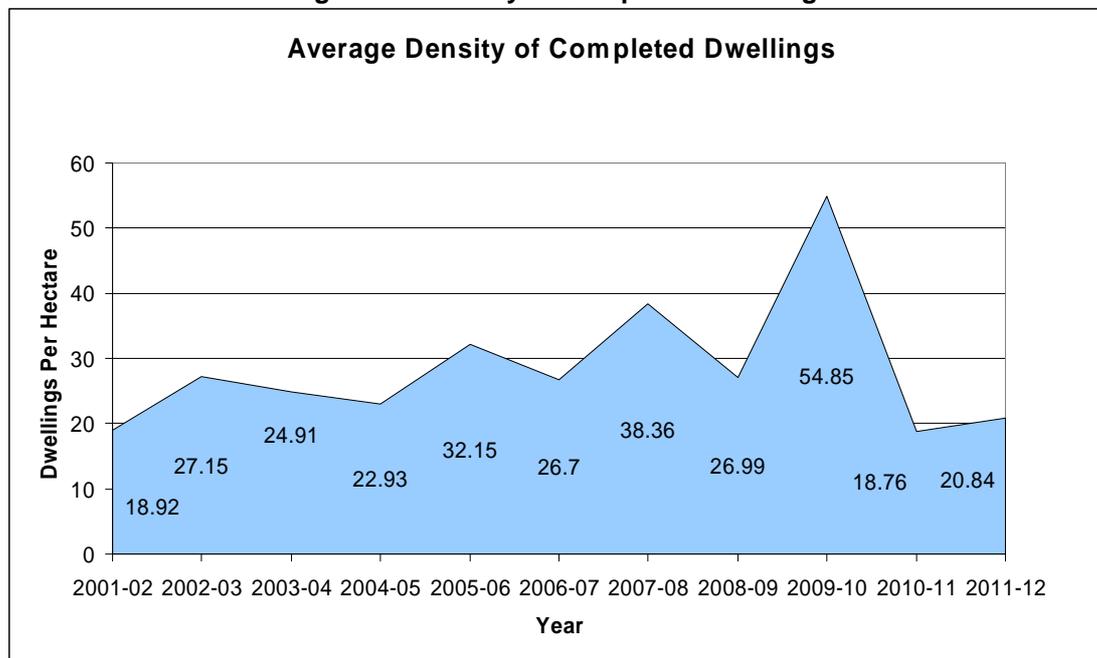
4.17 Figure 6 and Table 13 below show that the average density of development peaked in 2009-10. It has since reduced considerably to just over 20 dwellings per hectare. This coincides with the government’s removal of the minimum density requirements, as well as a general downturn in the market for flatted developments.

**Table 13 – Density of Completed Dwellings**

Average Density of Completed Dwellings in Fenland (Dwellings Per Hectare)	
2001-02	18.92
2002-03	27.15
2003-04	24.91
2004-05	22.93
2005-06	32.15
2006-07	26.7
2007-08	38.36
2008-09	26.99
2009-10	54.85

2010-11	18.76
2011-12	20.84
<b>2001-11</b>	<b>28.32</b>

**Figure 6 – Density of Completed Dwellings**



### Dwelling Size

4.18 Table 14 below demonstrates that the majority of dwellings built in 2011/12 are either 2 or 3 bed properties. Previous years statistics are also included for comparison.

**Table 14 Dwelling Sizes (Gross)**

	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total	% Total
1 Bed	28	58	73	19	61	71	85	31	38	47	13	<b>524</b>	8
2 Bed	138	203	141	179	255	269	330	154	103	112	89	<b>1,973</b>	31
3 Bed	161	237	293	217	289	262	341	95	75	104	88	<b>2,162</b>	34
4+ Bed	182	231	214	218	190	166	164	70	57	44	44	<b>1,580</b>	25
Unknown	4	2	48	26	15	21	43	2	3	19	8	<b>191</b>	3
<b>Total</b>	<b>513</b>	<b>731</b>	<b>769</b>	<b>659</b>	<b>810</b>	<b>789</b>	<b>963</b>	<b>352</b>	<b>276</b>	<b>326</b>	<b>242</b>	<b>6,430</b>	<b>100</b>

## Managed Delivery Target

- 4.19 Local Authorities are required to identify and maintain a 5 year land rolling land supply for housing development that is suitable, available and achievable, in line paragraph 47 of the National Planning Policy Framework (NPPF).
- 4.20 The tables in appendix 1 provide details of all sites and potential housing numbers that could be delivered each year. Sites include:
- Extant Planning Permissions
  - Emerging Strategic Allocations and Broad Locations for growth
  - Allowance for 'Core Strategy CS5 Sites'
- 4.21 An allowance has been made in the Core Strategy for sites that are not formally allocated (because they would be below the Strategic Allocation threshold of 250 dwellings), but could come forward within or adjacent to the settlements in the district. These sites, or allowance, are known as 'CS5 Sites', reflecting the forthcoming Proposed Submission Core Strategy policy title which includes criteria based policy for considering non-allocated sites (Policy CS3 in the July 2012 draft Core Strategy). Historic windfall data demonstrates that non-garden windfall has delivered an annual average of 270 dwellings since 2001 in Fenland. Through making an allowance for an adopted Core Strategy in 2013, and growth being focused towards strategic allocations, the five year supply includes a conservative estimate that an average of 90 dwellings will come forward through this source over the 5 year period.

## Allowance for Under Delivery

- 4.22 Paragraph 47 point 2 of the NPPF requires authorities to "provide an additional buffer of 5% (moved forward from later in the plan period) to ensure choice and competition in the market for land". It also requires authorities that have a record of persistent under delivery of housing, to increase this buffer to 20%. As Table 8 above clearly demonstrates, until the last few years, which reflect the national economic climate, the district has consistently exceeded its housing target. It is appropriate, therefore, to use the 5% buffer of additional sites in Fenland.

## Housing Requirement

- 4.23 As the Government have set out their commitment to the revocation of the Regional Spatial Strategy (RSS), this AMR has also compared the housing requirement against the emerging Core Strategy housing target to 2031.
- 4.24 The **East of England Plan** Policy H1 requires Fenland to accommodate at least 11,000 new dwellings between 2001 – 2021 at an average annual rate of 550 a year. At 31<sup>st</sup> March 2012 a total of 6,084 new dwellings had been completed during 11 years at an average of 553 a year.
- 4.25 The housing requirement for the remaining years of the plan is adjusted from the requirement of 550 dwellings per annum, as required by the RSS, to reflect the level of housing that has already been delivered within the plan period. This is called the residual rate. The residual rate is; net completions for past years of the plan period; these are then taken away from the total plan requirement (11,000); this figure is then divided by the number of years within the remaining

plan period to give an annual residual housing requirement.

- 4.26 The emerging **Core Strategy** sets out a housing target of at least 11,000 new dwellings between 2011-2031. To also reflect the net completions in the first year of the plan period, a residual approach is also used. The net completions for 11/12 was 209 dwellings, leaving a total plan requirement of 10,791. Dividing this figure by the nineteen years remaining in the plan period leaves a residual annual requirement of 578 dwellings.

### Identified Supply

- 4.27 It is estimated that a total of 2,579 dwellings can be delivered over the 5 year period throughout Fenland between 1<sup>st</sup> April 2013 – and 31<sup>st</sup> March 2018 which is just under both the RSS residual target, plus 5%, of 2,867 and the Core Strategy residual target, plus 5%, of 3,035.

**Table 15 - Summary Table of Five Year Land Supply RSS based**

	Dwellings
RSS Target	2,730 (546 per year)
Plus 5%	2,867 (137)
Identified Supply	2,579
Result	90% (4.5 years)

**Table 16 - Summary Table of Five Year Land Supply Core Strategy based**

	Dwellings
Core Strategy Target	2,890 (578 per year)
Plus 5%	3,035 (145)
Identified Supply	2,579
Result	85% (4.25)

- 4.28 Whilst Fenland can not quite demonstrate a full 5 year supply of land plus the 5% requirement from NPPF, the following points are important to note.
- Fenland is aware of a number of large planning proposals coming forward, including a 1,000 dwelling scheme in Chatteris currently the subject of a planning application. Whilst this report makes no comment on the merits of that application, should a large site such as this be approved it would represent a significant increase in supply beyond the five year period 2013-18, making up the initial shortfall.
  - From a recent housing delivery perspective, the last three years has seen an average of 250 dwellings per annum is completed. If this rate, rather than the residual rate, was used to test the number of years supply available, then Fenland would have over 10 years supply of available housing land.
- 4.29 On the basis of the above, Fenland Council does not believe it has a material shortfall in land supply for the foreseeable future and is putting in place robust measures to ensure significantly more than 5 years supply will be available shortly. The Council will, therefore, robustly oppose any inappropriate developments that seek permission on the basis of the slight technical temporary shortfall in land supply.

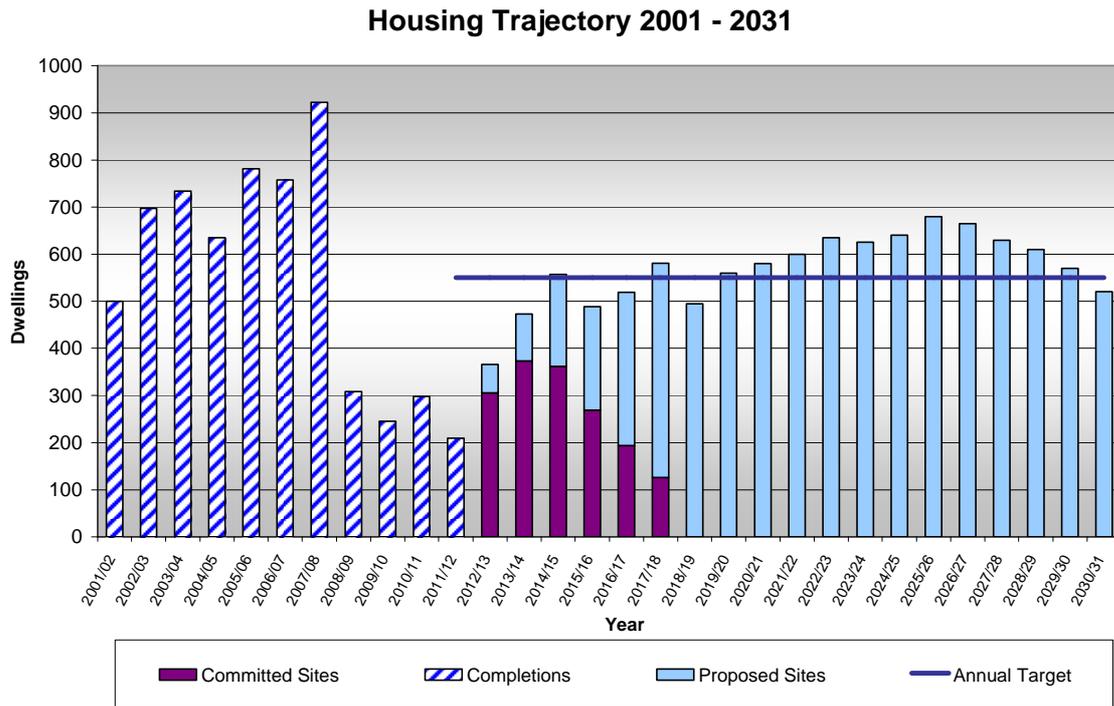
### Fenland Housing Trajectory

- 4.30 The Fenland Housing Trajectory, as shown in Figure 7 – Housing Trajectory, illustrates the expected rate of delivery of new dwellings, including those already completed, for each year between 2001 and 2031. It demonstrates how the emerging Core Strategy requirement to build an additional 11,000 homes

by 2031 could be achieved.

4.31 The Fenland Local Plan – Core Strategy is rapidly emerging to replace the Local Plan. It has recently gone through a further consultation stage and is timetabled for submission in the first half of 2013. Whilst not formalised at this stage, the emerging Core Strategy sets out a number of broad locations for growth and locations to identify how the housing target of 11,000 to 2031 will be met. Please refer to the latest version of the Core Strategy available on our website.

**Figure 7 – Housing Trajectory**



## 5 Economy

### Additional employment floorspace

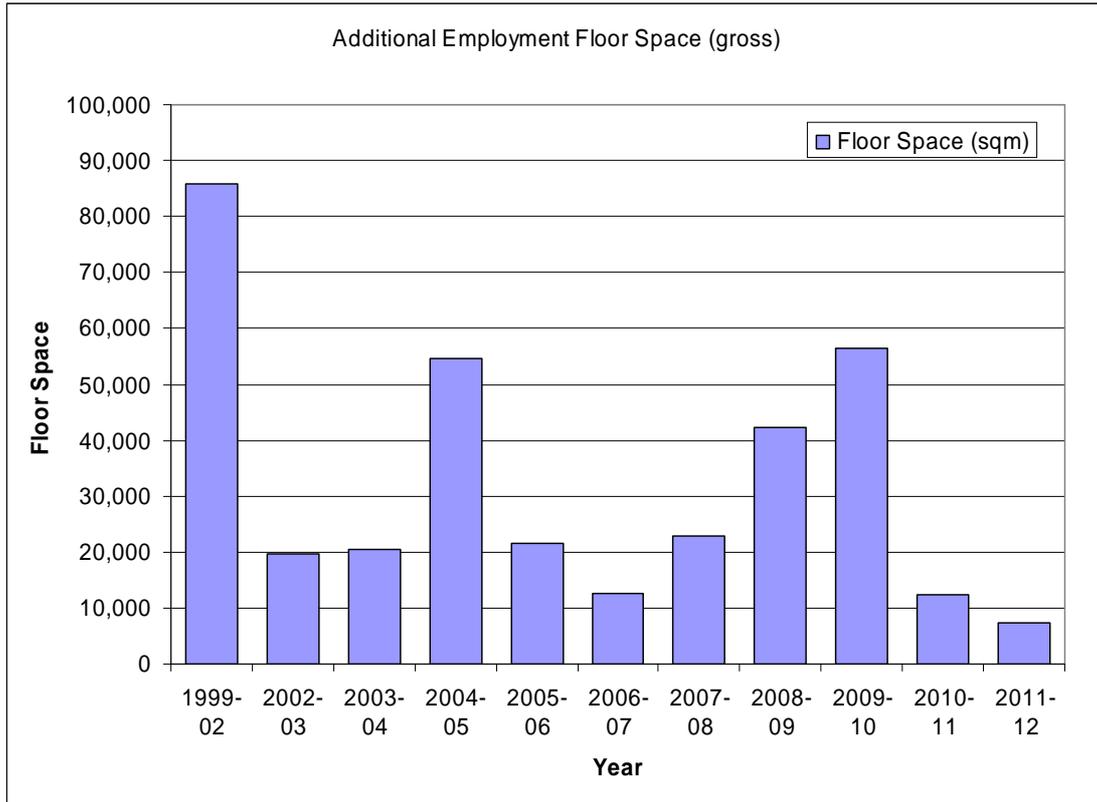
- 5.1 This indicator relates to the amount of additional floorspace completed within the monitoring period.
- 5.2 A piece of secondary legislation groups types of use of premises into classes, so that no development is involved if a building is changed from one use to another within the same class. Employment Land for the purposes of this monitoring indicator is defined as uses B1, B2 and B8 (see table below for categories)
- 5.3 Table 17 shows the additional floorspace created for employment in Fenland over the period 01 April 1999 to 31 March 2012.

**Table 17 – Additional Employment Floorspace**

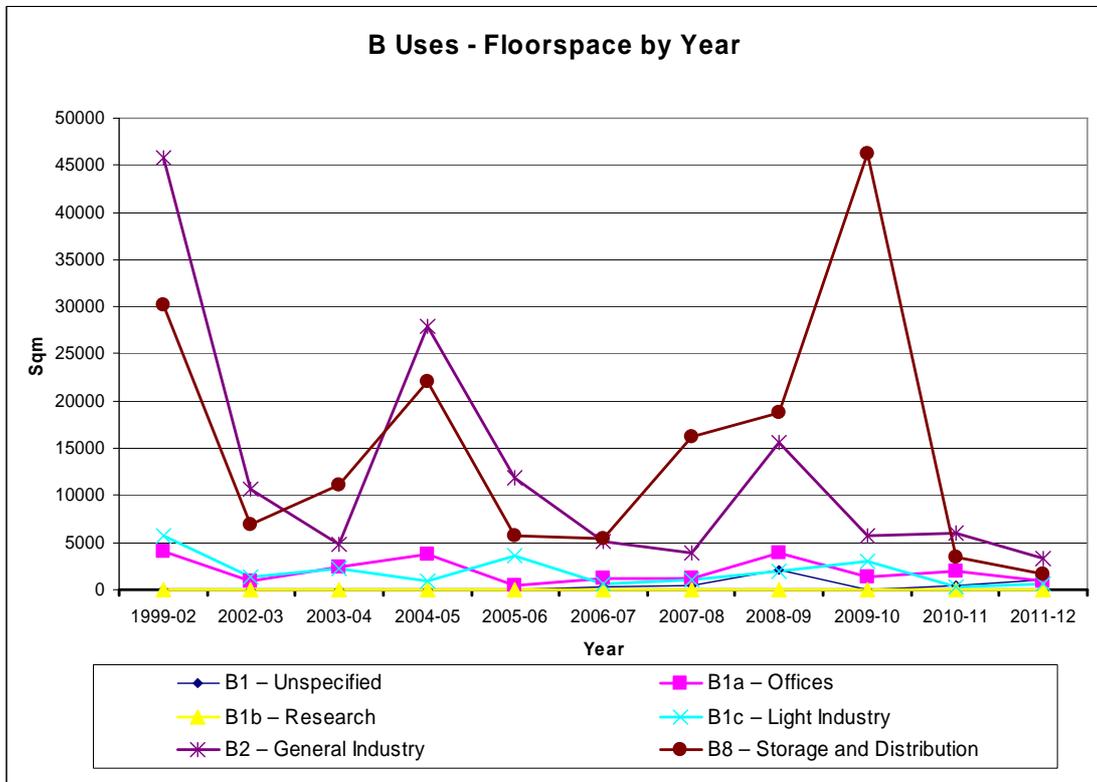
	1999-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total
B1 – Unspecified	0	0	0	0	0	288	414	2,045	0	494	1,008	4,249
B1a – Offices	4,122	899	2,380	3,782	489	1,237	1,181	3,840	1,400	1,964	859	22,153
B1b – Research	0	0	0	0	0	0	0	0	0	0	0	0
B1c – Light Industry	5,715	1,379	2,218	836	3,580	560	1,088	1,973	3,055	354	618	21,376
B2 – General Industry	45,777	10,598	4,733	27,992	11,907	5,079	3,868	15,605	5,721	6,065	3,277	140,622
B8 – Storage and Distribution	30,143	6,884	11,103	22,088	5,631	5,470	16,253	18,706	46,250	3,486	1,636	167,650
Total	85,757	19,760	20,434	54,698	21,607	12,634	22,804	42,169	56,426	12,363	7,398	356,050

- 5.4 For the period 2011-12 a total of 7,398sqm of additional employment floorspace was created in Fenland. The total is significantly lower than the 2009/10 but this can be explained by the completion of two large proposals in that year namely; F/YR08/00403 which provided 18,000sqm for a new cold storage distribution unit in Wisbech, and F/YR98/01051 which provided about 26,200sqm in March. Figure 8 shows the breakdown by year. Figure 9 demonstrates how the delivery of B uses has fluctuated over time. The large peaks in B8 use represent the large distribution schemes.

**Figure 8 – Additional Employment Floorspace**



**Figure 9 – Historic Additional Employment Floorspace**



## Employment floorspace on previously developed land (PDL)

- 5.5 This indicator relates to the amount of additional floorspace created for employment use on previously developed land (PDL).
- 5.6 Previously developed land is defined in Annex 2 (Glossary) of the NPPF<sup>5</sup> and is also commonly referred to as 'brownfield' land. Table 18 shows the percentage of floorspace which has been provided on previously developed land.

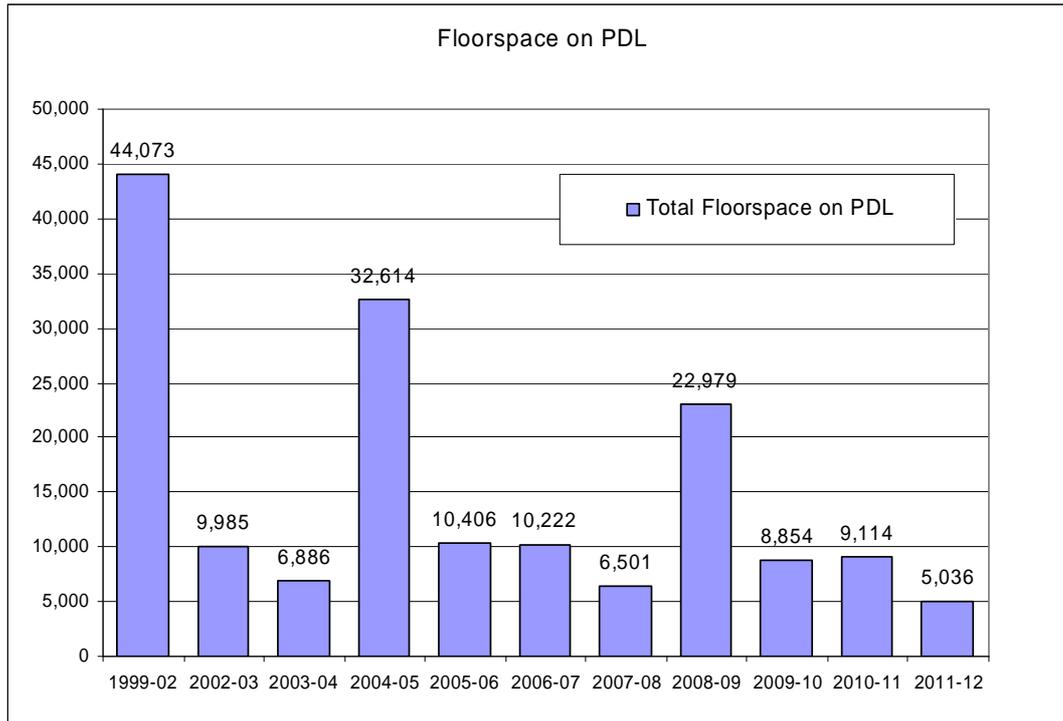
**Table 18 - - Additional floorspace created on previously developed land (PDL %)**

	1999-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total
B1 – Unspecified	0	0	0	0	0	0	0	100	0	38.7	0	69.4
B1a – Offices	67.7	87.7	6.9	38.7	23.3	73.7	91.5	36.7	38.4	74.5	99.4	58.0
B1b – Research	0	0	0	0	0	0	0	0	0	0	0	0.0
B1c – Light Industry	25.6	97.5	19.7	12.9	100	53.6	0	41.6	39.6	25.4	6.8	42.3
B2 – General Industry	59.9	38.9	82.5	43.5	41.4	89	71.6	53.2	95.1	73.8	87.7	67.0
B8 – Storage and Distribution	41.1	54.2	21.4	85.4	31.8	82.1	16.3	55.6	3.6	83	77.3	50.2
Total	51.4	50.5	33.7	59.6	48.2	80.9	28.5	54.5	15.7	73.7	68.1	51.3

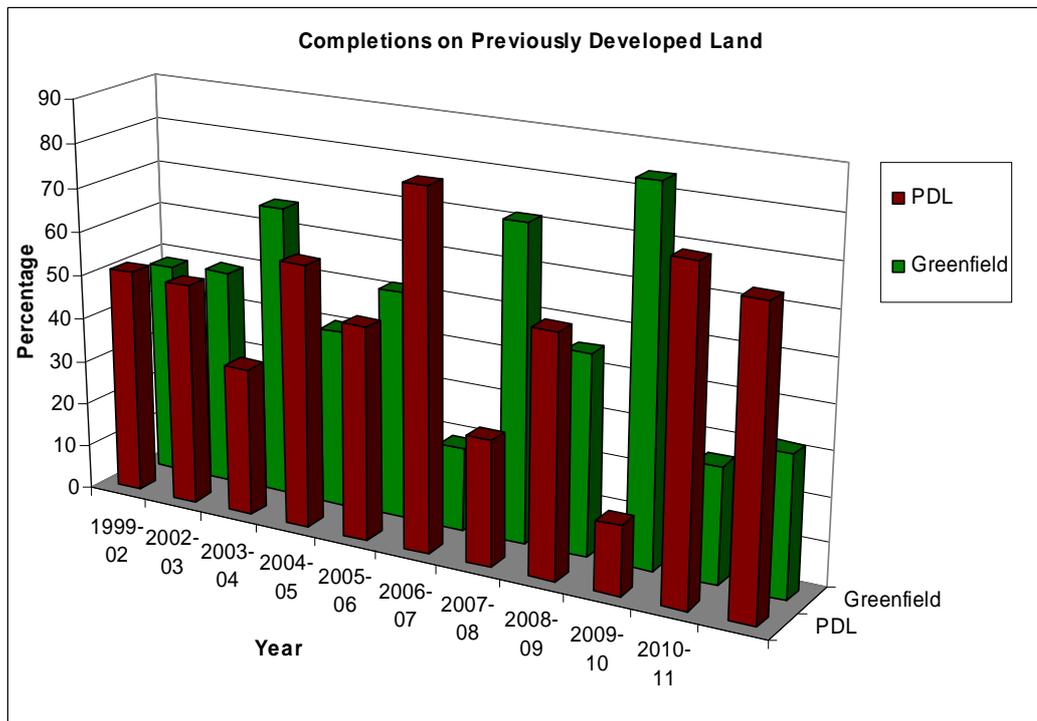
- 5.7 Figure 10 shows that in the monitoring period a total of 5,036m<sup>2</sup> has been created on previously developed land. This is lower than the previous year, but still represents a significant proportion of total development 68% (as set out in Table 18).

<sup>5</sup> [https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/6077/2116950.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/6077/2116950.pdf)

**Figure 10 – Floorspace on Previously Developed Land**



**Figure 11 – Completions**



5.8 Figure 11 illustrates how the proportion of employment development on previously developed land has shifted over time. There has been a general fluctuation between development on Greenfield and Brownfield land.

## Employment land available by type

### Floorspace available for “town centre uses”

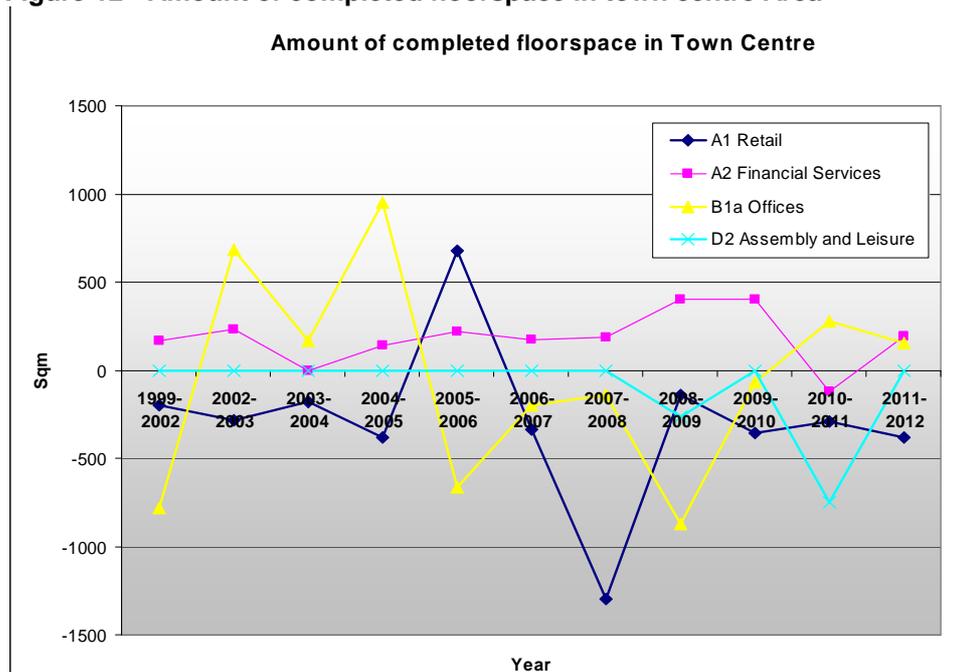
5.9 This information related to the amount of floorspace created for “Town Centre Uses”. For the purposes of this indicator, the town centre is defined as those shown in the Fenland District-Wide Local Plan 1993. Town centre uses are defined as Use Class Orders A1, A2, B1a and D2.

### Town Centre Areas

**Table 19 - Floorspace available for “town centre uses” in Town Centre Areas**

Amount of completed floor space in Town Centre Areas					
Fenland	A1 Retail	A2 Financial Services	B1a Offices	D2 Assembly and Leisure	Total m2
	Net m2	Net m2	Net m2	Net m2	
1999-2002	-200	166	-780	0	-814
2002-2003	-284	230	684	0	630
2003-2004	-179	0	164	0	-15
2004-2005	-384	140	952	0	708
2005-2006	676	221	-662	0	235
2006-2007	-338	170	-198	0	-366
2007-2008	-1,299	189	-141	0	-1,251
2008-2009	-140	401	-871	-262	-872
2009-2010	-358	404	-70	0	-24
2010-2011	-290	-124	280	-750	-884
2011-2012	-385	190	153	0	-42
<b>Total</b>	<b>-3,181</b>	<b>1,987</b>	<b>-489</b>	<b>-1,012</b>	<b>-2,695</b>

**Figure 12 - Amount of completed floorspace in town centre Area**

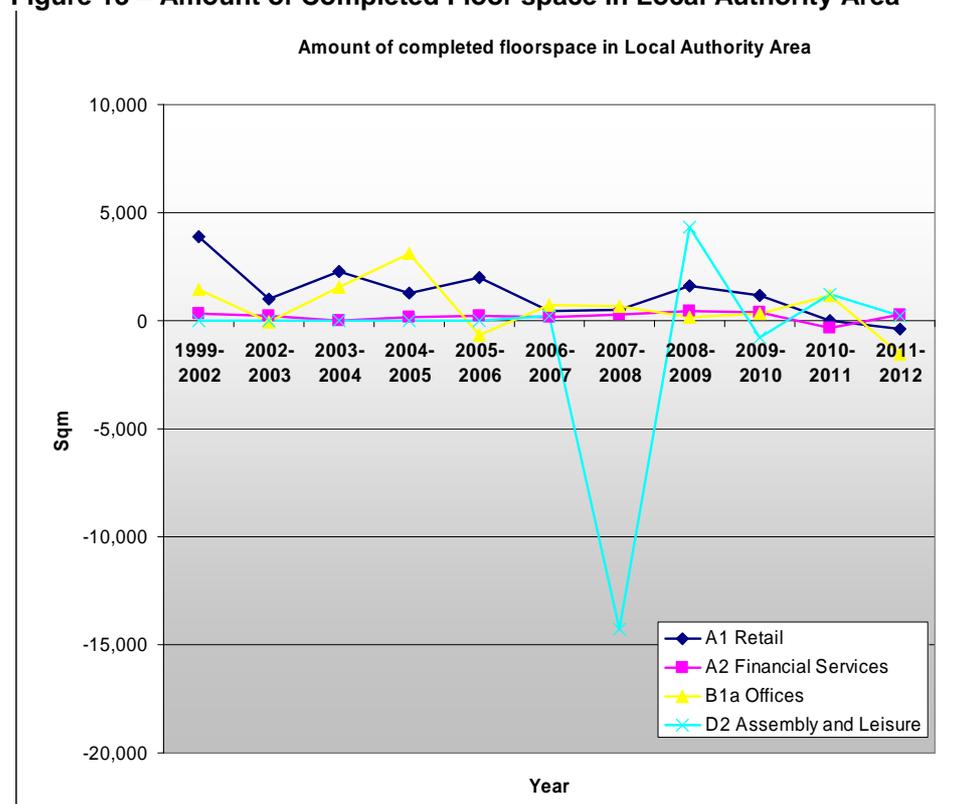


5.10 Following a year of decline in 2010/11, Figure 12 shows that within the area defined as Town Centre there was, in 2011/12, a continuation of the net increase of A2 financial services that has been seen since monitoring began. Retail floorspace declined again in 2011/12, with only 2005-06 showing a positive net increase. B1a (offices) again showed a slight increase in 2011/12 slightly reversing a long term declining B1a trend, whereas D2 (leisure etc) saw no change in the monitoring year.

**Table 20 – Completed floor space in Local Authority area**

Amount of completed floor space in Local Authority area (sq.m)					
Fenland	A1 Retail	A2 Financial Services	B1a Offices	D2 Assembly and Leisure	Total m2
	Net m2	Net m2	Net m2	Net m2	
1999-2002	3,891	354	1,418	0	5,663
2002-2003	1,016	230	-64	0	1,182
2003-2004	2,254	0	1,557	0	3,811
2004-2005	1,298	140	3,100	0	4,538
2005-2006	2,019	221	-654	0	1,586
2006-2007	454	170	746	207	1,577
2007-2008	491	260	666	-14,273	-12,856
2008-2009	1,633	472	178	4,320	6,603
2009-2010	1,185	404	350	-779	1,160
2010-2011	-27	-326	1,158	1,213	2,018
2011-2012	-405	278	-1,549	210	-1,466
	13,809	2,203	6,906	-9,102	13,816

**Figure 13 – Amount of Completed Floor space in Local Authority Area**



- 5.11 Table 20 and Figure 13 demonstrate that the picture was mixed in 2011/12 across the district as a whole, with slight overall losses in A1 compared with a slight gain in A2 (financial services) and D2 (Leisure). B1a (offices) saw a decline with the first net loss since 2006, although this will be a reflection of the recorded loss of 1,660sqm from the vacant former Anglian water site (F/YR10/0532/FUL), rather than a change in trend. The significant loss of D2 use in 2007/08 can be explained by the demolition of the Wisbech Stadium on Cromwell Road.
- 5.12 The most striking comparison between the above 'all district' statistics and the previous page 'town centre' statistics, is that unlike the previous year, there has been an overall loss of floorspace, but relatively little of this - 42sqm, or less than 3%, has been in the town centres. It would be wrong to conclude that this represents a change in trend, as the data demonstrates a continued loss of A1 uses. It does, however, suggest that the role of town centres are evolving with a shift towards other uses such as financial services and offices locating in the town centres.

## 6 Environmental Quality

### Statutory Sites

#### European or International Designations

#### Special Areas of Conservation (SAC)

6.1 SACs are sites designated under the EU Habitats Directive (Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora).

6.2 Fenland contains two SACs:

**Table 21 – SAC Fenland**

SAC Name	Total area (ha)	Area in district (ha)
Nene Washes	86.19	78.95
Ouse Washes	332.62	95.47

6.3 Cambridgeshire contains six SACs:

**Table 22 SAC Cambridgeshire**

SAC Name	Total area (ha)	Area in Cambs (ha)
Devils Dyke	8.25	6.02
Eversden and Wimpole Woods	66.55	66.55
Fenland	619.25	619.25
Nene Washes	86.19	78.95
Ouse Washes	332.62	234.02
Portholme	91.94	91.94

6.4 Nene Washes SAC has increased in total size from 75.59ha to 86.19ha (10.6ha) between 2010/11 and 2011/12. The proportion of this site that is within Fenland has increased from 75.59ha to 78.95ha (3.36ha). The same change is reflected in the Cambridgeshire figures.

#### Special Protection Areas (SPA)

6.5 SPAs are sites designated under the EU Birds Directive (Council Directive 79/409/EEC on the Conservation of Wild Birds).

6.6 Fenland contains two SPAs:

**Table 23 – Fenland SPA**

SPA Name	Total area (ha)	Area in district (ha)
Nene Washes	1520.38	1343.26
Ouse Washes	2493.49	182.66

6.7 Cambridgeshire contains two SPAs:

**Table 24 – Cambridgeshire SPA**

SPA Name	Total area (ha)	Area in Cambs (ha)
Nene Washes	1520.38	1343.26
Ouse Washes	2493.49	1752.94

6.8 Nene Washes SPA has increased in total size from 1509.77ha to 1520.38ha (10.6ha) between 2010/11 and 2011/12. The proportion of this site that is within Fenland has increased from 1339.91ha to 1343.26ha (3.35ha). The same change is reflected in the Cambridgeshire figures.

### Ramsar Sites

6.9 Ramsar sites are sites designated under the Ramsar Convention on Wetlands of International Importance.

6.10 Fenland contains two Ramsar sites:

**Table 25 – Fenland Ramsar**

Ramsar Name	Total area (ha)	Area in Cambs (ha)
Nene Washes	1520.18	1343.07
Ouse Washes	2513.54	182.63

6.11 Cambridgeshire contains five Ramsar sites:

**Table 26 – Cambridgeshire Ramsar**

Ramsar Name	Total area (ha)	Area in Cambs (ha)
Chippenham Fen	112.42	112.42
Nene Washes	1520.18	1343.07
Ouse Washes	2513.54	1752.61
Wicken Fen	255.04	255.04
Woodwalton Fen	208.65	208.65

6.12 Nene Washes Ramsar site has increased in total size from 1509.58ha to 1520.18ha (10.6ha) between 2010/11 and 2011/12. The proportion of this site that is within Fenland has increased from 1339.72ha to 1343.07ha (3.35ha). The same change is reflected in the Cambridgeshire figures.

### UK Designations

#### National Nature Reserves (NNR)

6.13 NNRs are designated by Natural England in England. There are no NNRs in Fenland.

6.14 Cambridgeshire contains six NNRs:

**Table 27 – Cambridgeshire NNRs**

NNR Name	Total area (ha)	Area in Cambs (ha)
Chippenham Fen	112.42	112.42
Holme Fen	269.41	269.41
Monks Wood	156.27	156.27
Upwood Meadows	6.03	6.03
Wicken Fen	249.20	249.20
Woodwalton Fen	210.32	210.32

6.15 There has been no change in NNRs in Cambridgeshire between 2010/11 and 2011/12.

## Sites of Special Scientific Interest (SSSI)

SSSIs are protected under the Wildlife and Countryside Act 1981.

6.16 Fenland contains four SSSIs:

**Table 28 Fenland SSSIs**

	2011/12	2010/11
No. SSSIs	4	4
Total area of the SSSIs (ha)	4055.2	4044.6
Number of SSSI units in district	15	15
Total area of SSSI land in district (ha)	1546.4	1543.1

6.17 Nene Washes SSSI increased in total size by 10.6ha. 3.37ha of this increase was in Fenland, the rest of the increase was in the Peterborough Unitary Authority area.

6.18 Cambridgeshire contains 87 SSSIs:

**Table 29 Cambridgeshire SSSIs**

	2011/12	2010/11
Number of SSSIs	87	87
Total area of the SSSIs (ha)	8512.6	8502.0
Number of SSSI units in county	211	211
Total area of SSSI land in county (ha)	7262.6	7259.2

6.19 In Cambridgeshire as a whole, the same change is seen, with Nene Washes SSSI increased in total size by 10.6ha. 3.37ha of this increase was in Cambridgeshire, the rest of the increase was in the Peterborough Unitary Authority area.

### SSSI Condition Assessment

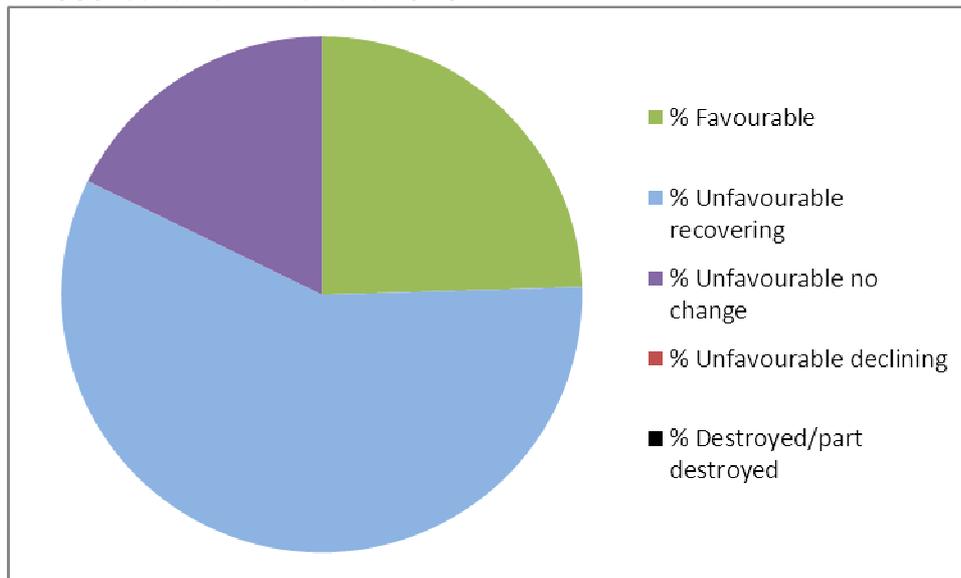
6.20 SSSIs are divided up into areas known as SSSI units and these units are monitored for their condition by Natural England. The condition of a SSSI unit is deemed to fall into one of five categories - favourable, unfavourable recovering, unfavourable no change, unfavourable declining and destroyed/part destroyed. The condition of SSSIs in the district and the county is shown below by percentage area of total SSSI land in the relevant authority area.

**Table 30 – SSSI Condition Assessment**

SSSI Condition in Fenland	2011/12		2010/11	
	Area (ha)	%	Area (ha)	%
Favourable	379.5	24.5	379.5	24.6
Unfavourable recovering	892.4	57.7	879.9	57.0
Unfavourable no change	274.6	17.8	283.7	18.4
Unfavourable declining	0	0	0	0
Destroyed/part destroyed	0	0	0	0

6.21 There has not been significant change in the assessed condition of SSSI land in Fenland between 2010/11 and 2011/12.

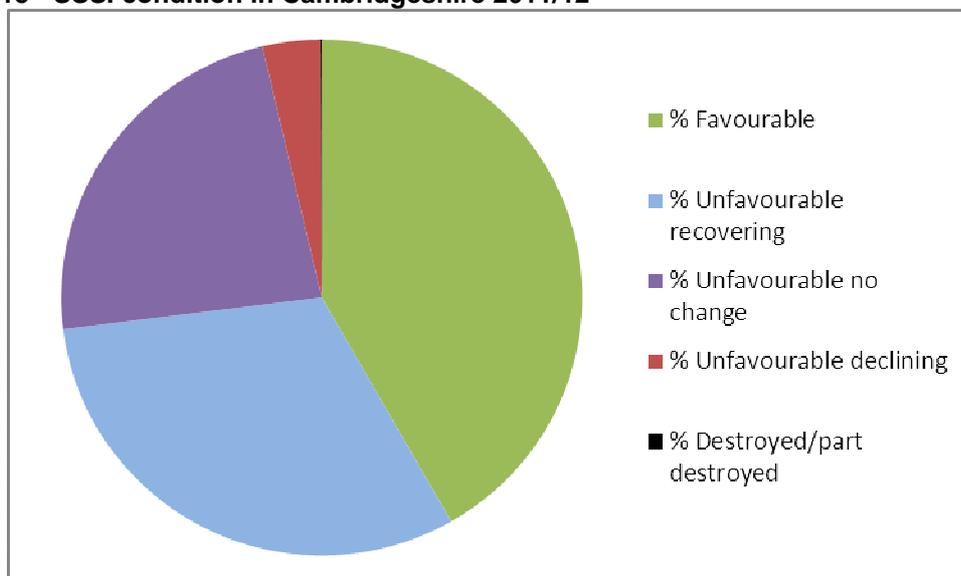
**Figure 14 - SSSI condition in Fenland 2011/12**



**Table 31 SSSI Condition Cambridgeshire**

SSSI Condition in Cambridgeshire	2011/12		2010/11	
	Area (ha)	%	Area (ha)	%
Favourable	3030.4	41.7	2293.1	31.6
Unfavourable recovering	2274.4	31.3	2949.6	40.6
Unfavourable no change	1691.4	23.3	1776.2	24.5
Unfavourable declining	259.3	3.6	233.1	3.2
Destroyed/part destroyed	7.1	0.1	7.1	0.1

**Figure 15 - SSSI condition in Cambridgeshire 2011/12**



## Non-Statutory Sites

### County Wildlife Sites (CWS) in Fenland

6.22 County Wildlife Sites are sites selected by the CWS Group (a group of partnership organisations and individuals affiliated to the Cambridgeshire and Peterborough Biodiversity Partnership). CWSs have no statutory protection but are recognised in the planning system.

**Table 32 CWS in Fenland**

<b>CWSs in Fenland</b>	<b>2011/12</b>	<b>Change</b>
No. CWSs	32	0
Total area of the CWSs (ha)	415.44	0
Total length of linear sites (km)*	44.47	0
Total area of CWS land in district (ha)	406.16	0
Total length of linear sites in district (km)*	18.17	0

\* Please note that CWSs that are major rivers are not considered to have an area but are instead considered to be linear sites and are given a length in km. The boundaries of major river CWSs in Cambridgeshire are not strictly defined and are considered to be 'the river and adjacent semi-natural habitat'.

6.23 There have been no changes to the number or boundaries of County Wildlife Sites in Fenland during the period 2011/12.

6.24 CWSs and CiWS are 'Local Sites' as defined by DEFRA. Local Sites have been assessed in terms of their management for the Local nature conservation/biodiversity data requirement on the Single Data List (Ref 160, formerly known as NI197). This is the proportion of Local Sites where positive conservation management is being or has been implemented (Local Sites also include Regionally Important Geological and Geomorphological Sites and there is one of these in Fenland).

**Table 33 Local Sites Fenland**

	<b>2011/12</b>	<b>Change 10/11 – 11/12</b>
Total number of Local Sites in Fenland used in analysis	33	0
Number of Local Sites in Fenland where positive conservation management is being or has been implemented during the last five years	14	0
<b>% sites where positive conservation management is being or has been implemented during the last five years</b>	<b>42.4%</b>	<b>0</b>

6.25 There has been no change in the percentage of sites deemed to be in positive conservation management between 2010/11 and 2011/12.

### County Wildlife Sites (CWS) and City Wildlife Sites (CiWS) in Cambridgeshire

**Table 34 CWS in Cambridgeshire**

<b>CWSs in Cambridgeshire</b>	<b>2011/12</b>	<b>Change 10/11 - 11/12</b>
No. CWSs	368	+2
Total area of the CWSs (ha)	5730.84	-2.83
Total length of linear sites (km)*	267.86	0

Total area of CWS land in authority area (ha)	5692.32	-2.83
Total length of linear sites in authority area (km)*	240.46	0

**Table 35 CiWS Cambridgeshire**

<b>CiWSs in Cambridgeshire</b>	<b>2011/12</b>	<b>Change 10/11 - 11/12</b>
No. CiWSs	51	0
Total area of the CiWSs (ha)	168.61	-0.41
Total length of linear sites (km)*	0	0
Total area of CiWS land in authority area (ha)	168.61	-0.41
Total length of linear sites in authority area (km)*	0	0

\* Please note that CWSs that are major rivers are not considered to have an area but are instead considered to be linear sites and are given a length in km. The boundaries of major river CWSs in Cambridgeshire are not strictly defined and are considered to be "the river and adjacent semi-natural habitat".

6.26 Two new sites have been selected in the period 2011/12. Two County Wildlife Sites and one City Wildlife Site have had their boundaries amended in the period 2011/12.

**Table 36 – CWS boundary amendments**

<b>Site Name</b>	<b>Change</b>	<b>Area (ha)</b>
Barton Orchard	New CWS	2.77ha
Great Chishill Orchard	New CWS	1.61ha
Cambridge – Bedford Disused Railway (Bourn)	Boundary extended to the west to include area deemed to be of CWS quality	+0.17ha
New Barn Lake and Grassland	Boundary amended to remove lake area (northern half of site) as this is not deemed to be of CWS quality. Name amended to 'New Barn Grassland'.	-7.38ha
Barnwell East (CiWS)	Boundary amended to match the City Council LNR boundary	-0.41ha

6.27 Local nature conservation/biodiversity data requirement on the Single Data List (Ref 160, formerly known as NI197) - Proportion of Local Sites where positive conservation management is being or has been implemented (includes Regionally Important Geological and Geomorphological Sites and Cambridge City Wildlife Sites).

**Table 37 Local Sites conservation management**

	<b>2011/12</b>	<b>Change 10/11 - 11/12</b>
Total number of Local Sites in Cambridgeshire used in analysis	418	+2
Number of Local Sites in Cambridgeshire sites where positive conservation management is being or has been implemented during the last five years	230	-7
<b>% sites where positive conservation management is being or has been implemented during the last five years</b>	<b>55.0%</b>	<b>-2.0%</b>

## **Sites affected by development**

### **Fenland**

6.28 No designated sites have been significantly affected by development in the district in the year 2011/12.

### **Species Analysis**

6.29 Housing development and NERC S41 species

**Table 38 – Housing development and NERC S41 species Fenland**

<b>Fenland</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>
Number of housing completions	288	129	110	121	110
Number of available records of NERC S41 species	6195	6944	7809	8361	9012
Number of 'affecting' housing developments	235	92	83	91	87
<b>% housing completions 'affecting' species records</b>	81.60	71.32	75.45	75.21	79.09
Number of species records 'affected'	1858	1686	2141	2496	2147
<b>% species records 'affected'</b>	29.99	24.28	27.42	29.85	23.82

**Table 39 – Housing development and NERC S41 species Cambridgeshire**

<b>Cambridgeshire</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>
Number of housing completions	886	578	487	497	512
Number of available records of NERC S41 species	48211	52303	56468	60446	63755
Number of 'affecting' housing developments	717	457	380	389	397
<b>% housing completions 'affecting' species records</b>	80.93	79.07	78.03	78.27	77.54
Number of species records 'affected'	5322	5720	6969	6302	6685
<b>% species records 'affected'</b>	11.04	10.94	12.34	10.43	10.49

6.30 Between 2008 and 2012 the number of housing developments completed per year in Fenland has decreased, from 288 to 110. The proportion of species records 'affected' has decreased from 30 to 23%. The proportion of housing completions 'affecting' species records varied between 71 and 82%.

6.31 In Cambridgeshire, the proportion of species records 'affected' county-wide has varied between 10 and 12.5%. The proportion of housing completions 'affecting' biodiversity has varied between 77 and 81%.

### **Business development and NERC S41 species**

**Table 40 Business Development and NERC S41 species Fenland**

<b>Fenland</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>
Number of business completions	76	100	80	66	73
Number of available records of NERC S41 species	6195	6944	7809	8361	9012
Number of "affecting" Business developments	59	84	66	61	67
<b>% business completions 'affecting' species records</b>	77.63	84.00	82.50	92.42	91.78
Number of species records 'affected'	497	2189	1912	979	2486
<b>% species records 'affected'</b>	8.02	31.52	24.48	11.71	27.59

**Table 41 Business Development and NERC S41 species Cambridgeshire**

<b>Cambridgeshire</b>	<b>2008</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>
Number of business completions	380	377	335	367	417
Number of available records of NERC S41 species	48211	52303	56468	60446	63755
Number of 'affecting' Business developments	309	329	288	329	370
<b>% business completions 'affecting' species records</b>	81.32	87.27	85.97	89.65	88.73
Number of species records 'affected'	3647	4528	4656	4318	5640
<b>% species records 'affected'</b>	7.56	8.66	8.25	7.14	8.85

6.32 Between 2008 and 2012 the number of business and retail developments completed per year in Fenland has varied between 100 and 66. The proportion of species records 'affected' has varied between 8 and 32%. The proportion of business completions 'affecting' species records has varied between 77.5 and 92.5%.

6.33 In Cambridgeshire, the proportion of species records 'affected' has varied between 7 and 9%. The proportion of business developments 'affecting' species records has varied between 81 and 90%.

## Renewable Energy Generation

6.34 This data looks at the energy generation capacity provided from renewable energy sources and seeks to monitor the progress of any schemes through the planning process.

Table 42 – Installed renewable energy generation Fenland

INSTALLED CAPACITY (MEGAWATTS)															
FENLAND	Pre 1999	1999-2000	2000-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	Total
Wind	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	2.0000	32.0000	6.0060	31.0000	1.8180	14.0000	0.0110	0.1420	86.9770
Biomass	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	1.0000	0.0000	0.0000	1.5000	2.5000
Landfill gas	0.0000	0.0000	0.0000	1.0030	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	1.0030
Sewage gas	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Photovoltaic	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0893	1.4038	1.4932
Hydro-power	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
<b>Total</b>	<b>0.0000</b>	<b>0.0000</b>	<b>0.0000</b>	<b>1.0030</b>	<b>0.0000</b>	<b>0.0000</b>	<b>2.0000</b>	<b>32.0000</b>	<b>6.0060</b>	<b>31.0000</b>	<b>2.8180</b>	<b>14.0000</b>	<b>0.1003</b>	<b>3.0458</b>	<b>91.9732</b>

**Table 43 Potential renewable energy generation Fenland**

<b>POTENTIAL SITES - INSTALLED CAPACITY (MW) AT 31/03/2012</b>	
<b>FENLAND</b>	<b>Amount</b>
<b>Wind</b>	22.5630
<b>Biomass</b>	3.7000
<b>Landfill gas</b>	0.0000
<b>Sewage gas</b>	0.0000
<b>Photovoltaic</b>	2.8262
<b>Hydro-power</b>	0.0000
<b>Total</b>	<b>29.0892</b>

**Number of Planning Permissions Granted Contrary to EA Advice**

6.35 There were no Planning Permissions Granted Contrary to EA advice in 2011/12.

## Appendix 1

### Summary Table

Planning application ref/DPD policy ref	2012/13 (current year)	2013/14	2014/15	2015/16	2016/17	2017/18	5 year land supply
Sites over 9 dwellings	137	183	184	152	111	84	714
Sites between 5 – 9	60	68	55	25	8	0	156
Sites under 5 dwellings	109	122	113	82	55	42	414
Opportunity Zones	0	25	105	130	230	360	850
CS5 – Part B Sites	60	75	90	90	95	95	445
	<b>366</b>	<b>473</b>	<b>547</b>	<b>479</b>	<b>499</b>	<b>581</b>	<b>2579</b>

## Fenland District Housing Land Supply (Using base data of April 1st 2011 - March 31st 2012)

										Curr ent Year	Y r1	Y r2	Y r3	Y r4	Y r5	
Annex Site by site details																
Planning application ref/DPD policy ref	Type of permission	Decis ion Date	Laps e Date	Settle ment	Name and address of site	Total to be bui lt (net gains)	Total number built at 31st Mar ch 201 1	Total number under constru ction*	Expec ted to be compl eted in 6 years	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	5 yea r lan d su pply
<b>Formally Identified</b> (politically agreed and site specific)																
<b>Extant Planning Permissions (10 or more dwellings)</b>																
F/00660/90	F	24/07/1991	(blank)	WISB	Land to the south-east of, New Drove, Wisbech, Cambridgeshire, PE13	92	27	65	65	15	15	15	20	0	0	50
F/00785/93	F	28/03/1994	(blank)	WHIT	Land east of, 2, Low Cross, Whittlesey, Peterborough, PE7	26	4	0	22	0	4	6	6	6	0	22
F/03875/04	F	07/06/2005	(blank)	OUTD	Housing Allocation, Land north of, 23 Bowker Way, Whittlesey, Peterborough, PE7	55	50	4	5	5	0	0	0	0	0	0
F/00633/05	RM	03/11/2005	(blank)	OUTD	Land Rear of, 29-33, Westfield Road, Manea, March, PE15	10	7	3	3	3	0	0	0	0	0	0
F/00024/05	RM	06/03/2006	(blank)	MANE	Land rear of, 7 Westfield Road, Manea, March, PE15	25	17	0	8	4	4	0	0	0	0	4
F/01405/05	RM	08/03/2006	(blank)	WISM	Sayers Field, Church Road, Wisbech St. Mary, Wisbech, PE13	42	19	4	23	4	4	5	5	5	0	19
F/00600/05	F	15/12/2006	(blank)	MANE	Land South of, Williams Way, Manea, March, PE15	10	8	0	2	2	0	0	0	0	0	0
F/00228/07	F	12/09	(blank)	WISB	Land at, 35 North End, Wisbech, PE13	11	0	0	11	0	4	4	3	0	0	11

		/2007	)													
F/01116/07	F	09/09 /2008	(blank )	WHIT	Land at ALIWAL WORKS, RAMSEY ROAD, WHITTLESEY	24	13	5	11	5	6	0	0	0	0	6
F/01068/08	F	17/02 /2009	10/06 /2012	EASR	Land West Of 80, COATES ROAD, EASTREA, WHITTLESEY	14	0	0	14	4	4	4	2	0	0	10
F/00009/09	F	08/04 /2009	08/04 /2012	MARC	38 And First Floor Of 40, HIGH STREET, MARCH	10	0	0	10	2	4	4	0	0	0	8
F/00340/08	F	14/07 /2009	14/07 /2012	MANE	Land at 10 - 12, SCHOOL LANE, MANEA	10	0	0	10	3	3	4	0	0	0	7
F/00767/08	F	17/07 /2009	17/07 /2012	WISB	Land at 15, St. Augustines Road, Wisbech, PE13	9	0	0	9	3	3	3	0	0	0	6
F/00442/08	O	11/08 /2009	11/08 /2012	WISB	55 The Chase, LEVERINGTON ROAD, WISBECH - amended to reflect lapse date	15	0	0	15	3	3	3	3	3	0	12
F/00493/09	F	04/11 /2009	04/11 /2012	WISB	Site at The Blackfriars, ST AUGUSTINES ROAD, WISBECH - amended to reflect lapse	13	-1	0	14	3	3	4	4	0	0	11
F/00620/06	O	17/11 /2009	17/11 /2012	MANE	Land to the South of, Williams Way, Manea, March, PE15 - spread to reflect lapse date	17	0	0	17	3	3	4	4	3	0	14
F/00778/09	F	01/04 /2010	01/04 /2013	WISB	The Bell 35, KIRKGATE STREET, WISBECH	13	-1	0	14	3	3	3	3	2	0	11
F/00038/10	O	16/04 /2010	16/04 /2013	WISB	James Mackle UK Limited, 2 SANDYLAND, WISBECH	14	0	0	14	0	4	4	4	2	0	14
F/00660/09	F	04/05 /2010	04/05 /2013	WISB	4A CANNON STREET, WISBECH, CAMBRIDGESHIRE, PE13 2QW	11	-3	14	14	8	6		0	0	0	6
F/00314/10	F	22/06 /2010	22/06 /2013	WISB	LAND SOUTH AND WEST OF, 7 WEASENHAM LANE, WISBECH, CAMBRIDGESHIRE	10	0	10	10	3	3	4	0	0	0	7
F/00243/10	F	29/06 /2010	29/06 /2013	MARC	PILGRIMS OF MARCH, DARTFORD ROAD, MARCH, PE15 8BD	17	1	0	16	0	4	3	3	3	3	16
F/00074/10	RM	02/07 /2010	(blank )	WISB	LAND BETWEEN SOUTH BRINK AND, CROMWELL ROAD, WISBECH, CAMBRIDGESHIRE	85	20	9	65	9	12	12	12	12	8	56
F/00406/10	RM	08/11 /2010	08/11 /2013	MARC	FORMER HIGHWAYS DEPOT, QUEENS STREET, MARCH, CAMBRIDGESHIRE	24	0	0	24	0	5	5	5	5	4	24
F/00363/10	F	09/11 /2010	09/11 /2013	MARC	Land East of 21, CREEK ROAD, MARCH, CAMBRIDGESHIRE, PE15 8RE	11	0	0	11	2	3	3	3	0	0	9
F/00631/10	F	26/11 /2010	26/11 /2013	MURR	CELANDALE, 49 FRONT ROAD, MURROW, CAMBRIDGESHIRE, PE13 4JQ	9	-1	0	10	0	3	3	3	1	0	10

F/00730/10	O	17/12/2010	17/12/2013	MARC	LAND SOUTH OF ELLIOT ROAD AND EAST OF FISHERMANS D, ELLIOTT ROAD, MARCH, CB1	63	0	0	63	0	12	12	12	12	15	63	
F/00807/10	F	19/01/2011	19/01/2014	CHAT	LAND SOUTH OF, TERN GARDENS, CHATTERIS, CAMBRIDGESHIRE	13	2	4	11	2	3	3	3	0	0	9	
F/00413/10	F	28/02/2011	28/02/2014	CHAT	FORMER PLAYING FIELD KINGSFIELD PRIMARY SCHOOL, TREEWAY, CHATTERIS, CAMBRIDGESHIRE	67	0	0	67	10	10	12	12	13	10	57	
F/00648/09	F	26/04/2011	(blank)	MARC	Land West of Old Council Depot, GAUL ROAD, MARCH	129	0	0	129	10	10	20	25	30	34	119	
F/00218/11	F	13/06/2011	13/06/2014	MARC	LAND SOUTH OF, 128 ELM ROAD, MARCH	14	0	0	14	5	5	4	0	0	0	9	
F/00530/10	O	13/06/2011	13/06/2014	MARC	LAND EAST OF DAVERN WORKWEAR, ELLIOTT ROAD, MARCH	14	0	0	14	4	4	4	2	0	0	10	
F/01051/08	O	14/07/2011	14/07/2014	MARC	Land North of 33 Gaul Road Fronting, GAUL ROAD, MARCH	20	0	0	20	0	10	10	0	0	0	20	
F/00388/11	O	18/08/2011	14/12/2014	MARC	LAND SOUTH WEST OF QUEEN STREET CLOSE, MARCH	10	0	0	10	0	5	5	0	0	0	10	
F/00587/11	F	24/10/2011	24/10/2014	WHIT	LAND WEST OF, 27-31 CEMETERY ROAD, WHITTLESEY	13	0	0	13	0	3	3	3	4	0	13	
F/00646/11	F	22/11/2011	22/11/2014	WISB	16 NORTH STREET, WISBECH, PE13 1NP	10	0	0	10	0	5	5	0	0	0	10	
F/00722/11	O	14/02/2012	14/02/2015	WISB	LAND TO NORTH OF INGLEBERRY CARAVAN PARK, OSBORNE ROAD, WISBECH	18	0	0	18	3	3	3	3	3	3	15	
F/00890/11	F	14/02/2012	14/02/2015	CHAT	19 STATION STREET, CHATTERIS, PE16 6NB	14	0	0	14	3	3	3	5	0	0	11	
F/00961/11	F	16/02/2012	(blank)	WISB	1-6 ROYAL PLACE, WISBECH, PE13 1BN	9	0	9	9	9	0	0	0	0	0	0	
F/00532/10	F	23/03/2012	23/03/2015	WISB	FORMER ANGLIAN WATER SITE, OLDFIELD LANE, WISBECH, PE13 2RG	42	0	0	42	7	7	7	7	7	7	35	
						<b>101</b>	<b>3</b>	<b>162</b>	<b>127</b>	<b>851</b>	<b>137</b>	<b>18</b>	<b>18</b>	<b>15</b>	<b>11</b>	<b>84</b>	<b>714</b>

						Total to be built (net gains)	Total number built at 31st March 2011	Total number under construction*	Expected to be completed in 6 years	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	5 year land supply
F/00032/10	O	06/05/2010	06/05/2013	MAR C	MIDDLE LEVEL DEPOT, ASHBEACH ROAD, MARCH, PE15 9AL	8	0	0	8	2	2	2	2	0	0	6
F/00046/11	F	10/03/2011	10/03/2014	WIS B	39 KIRKGATE STREET, WISBECH, CAMBRIDGESHIRE, PE13 3QS	6	0	0	6	2	2	2	0	0	0	4
F/00056/11	F	07/03/2011	07/03/2014	CHA T	24, BRIDGE STREET, CHATTERIS	5	0	0	5	2	3	0	0	0	0	3
F/00106/10	O	29/03/2010	29/03/2013	WHI T	Land North Of 156 - 158, STONALD ROAD, WHITTLESEY	4	0	0	4	1	1	1	1	0	0	3
F/00155/10	O	10/05/2010	10/05/2013	MAR C	LAND EAST OF, 36 HIGH STREET, MARCH, CAMBRIDGESHIRE	6	0	0	6	2	2	2	0	0	0	4
F/00169/06	F	28/04/2006	(blank)	PAR S	Land at and including, Glebe Cottage, Main Road, Parson Drove, Wisbech, PE13	5	1	4	4	4	0	0	0	0	0	0
F/00223/09	F	04/09/2009	04/09/2012	WHI T	Land at 37A And 41A, GRACIOUS STREET, WHITTLESEY	5	0	0	5	1	1	1	1	1	0	4
F/00241/09	F	21/05/2009	21/05/2012	CHR I	Land at Euximoor Grange, SIXTEEN FOOT BANK, CHRISTCHURCH	5	0	0	5	1	1	1	1	1	0	4
F/00252/09	F	07/08/2009	07/08/2012	PAR S	Land North Of 1-5, BREWERY CLOSE, PARSON DROVE	5	0	0	5	2	3	0	0	0	0	3
F/00254/10	O	23/07/2010	23/07/2013	MAN E	18 WESTFIELD ROAD, MANEA	5	0	0	5	3	2	0	0	0	0	2
F/00257/10	F	24/06/2010	24/06/2013	WIS B	LAND NORTH EAST OF, 2-12 MIKANDA CLOSE, WISBECH	9	0	0	9	3	3	3	0	0	0	6
F/00339/10	F	24/06/2010	24/06/2013	CHA T	Land east of, 'Llanca', HUNTINGDON ROAD, CHATTERIS, PE16	6	0	0	6	0	3	3	0	0	0	6
F/00460/08	F	04/09/2009	04/09/2012	MAR C	Site Of 43 To 47 The Causeway Fronting, GAS ROAD, MARCH	8	0	0	8	2	2	2	2	0	0	6
F/00489/09	O	14/10/2009	14/10/2012	WIS M	Land North West Of St Mary Magdalenes Church, HIGH ROAD, GUYHIRN	5	0	0	5	2	3	0	0	0	0	3

F/00521/09	F	02/11/2009	02/11/2012	MANE	International House Land South Of 61, STATION ROAD, MANEA, PE15	7	0	0	7	2	2	3	0	0	0	5
F/00532/09	F	22/12/2009	22/12/2012	WHIT	Land at 39, CEMETERY ROAD, WHITTLESEY	4	0	0	4	2	2	0	0	0	0	2
F/00592/08	F	10/11/2009	10/11/2012	MAR C	Land East Of 7, WISBECH ROAD, MARCH	5	0	0	5	1	1	1	1	1	0	4
F/00613/09	F	13/11/2009	(blank)	WHIT	Site at 5, MARKET STREET, WHITTLESEY	6	0	6	6	6	0	0	0	0	0	0
F/00673/10	F	27/10/2010	27/10/2013	MAR C	LAND WEST OF, 9 CHURCH STREET, MARCH	6	0	0	6	2	2	2	0	0	0	4
F/00687/09	O	22/12/2009	22/12/2012	MAR C	Land North East Of 107 - 109, DARTFORD ROAD, MARCH	5	0	0	5	1	1	1	1	1	0	4
F/00714/09	O	31/12/2009	31/12/2012	WIM B	Land East Of 26, MARCH ROAD, WIMBLINGTON	5	0	0	5	1	2	2	0	0	0	4
F/00723/09	O	26/01/2010	26/10/2013	MAR C	Land at Edwards Buildbase, STATION ROAD, MARCH	6	0	0	6	0	1	3	2	0	0	6
F/00728/09	O	26/01/2010	26/01/2013	MAR C	Land North Of Levante, ST JOHNS CHASE, MARCH	8	0	0	8	2	2	2	2	0	0	6
F/00785/93/1	F	28/03/1994	(blank)	WHIT	Showroom and office block, land east of, 2, Low Cross, Whittlesey, Peterborough, PE7	8	4	0	4	1	1	1	1	0	0	3
F/00792/07	F	12/11/2008	(blank)	MAR C	Land East of 49, CEDAR CLOSE, MARCH	9	6	3	3	3	0	0	0	0	0	0
F/00899/10	O	24/01/2011	24/01/2014	MANE	HIGH STREET FARM, HIGH STREET, MANEA, PE15 0JD	5	0	0	5	1	1	2	1	0	0	4
F/00913/10	F	11/03/2011	(blank)	GOR E	93 HIGH ROAD, GOREFIELD, PE13 4PG	5	2	3	3	3	0	0	0	0	0	0
F/00957/10	F	14/02/2011	14/02/2014	WIS M	ALASAN LODGE, 113 FRONT ROAD, MURROW, CAMBRIDGESHIRE, PE13 4JQ	7	0	0	7	0	3	2	1	1	0	7
F/01218/07	F	15/02/2008	(blank)	LEV E	Land South East of Harlequin 85, GOREFIELD ROAD, LEVERINGTON	6	2	4	4	4	0	0	0	0	0	0
F/00367/10	F	17/12/2010	01/06/2014	WIS B	35, BEDFORD STREET, WISBECH	5	0	0	5	1	2	2	0	0	0	4
F/00186/11	O	26/04/2011	26/04/2014	CHAT	1 DODDINGTON ROAD, CHATTERIS	3	0	0	3	0	3	0	0	0	0	3
F/00216/11	F	05/05/2011	05/05/2014	WIS B	LAND EAST OF AND FRONTING ORANGE GROVE, 10 NORFOLK STREET, WISBECH	6	0	0	6	0	6	0	0	0	0	6
F/00429/11	O	02/08/2011	02/08/2014	WIS B	GARAGES SITE AT, STORBECK ROAD, WISBECH	6	0	0	6	0	3	3	0	0	0	6

F/00786/1 1	F	22/11/20 11	22/11/20 14	CHA T	ROYALE TYRES BATTERIES AND EXHAUSTS, BRIDGE STREET, CHATTERIS	6	0	0	6	0	0	3	3	0	0	6
F/00832/1 1	F	01/12/20 11	01/12/20 14	TYD D	LAND NORTH OF COACH WORKS, HOCKLAND ROAD, TYDD ST GILES, WISBECH	7	0	0	7	0	2	2	2	1	0	7
F/00867/1 1	F	13/01/20 12	13/01/20 15	WIS B	21A HIGH STREET, WISBECH, CAMBRIDGESHIRE, PE13 1DE	4	0	0	4	0	1	2	1	0	0	4
F/00435/1 1	F	30/01/20 12	30/01/20 15	WIS B	ECONOMY WINDOWS, 12 ELM HIGH ROAD, WISBECH, CAMBRIDGESHIRE, PE14 0DG	9	0	0	9	3	3	3	0	0	0	6
F/00101/1 1	F	21/02/20 12	21/02/20 15	WHI T	LAND NORTH OF, RED BARN, TURVES, WHITTLESEY	5	0	0	5	0	2	2	1	0	0	5
F/00040/1 2	F	15/03/20 12	15/03/20 15	WIS B	LAND SOUTH EAST OF, 181 ELM LOW ROAD, WISBECH, CAMBRIDGESHIRE	6	0	0	6	0	0	2	2	2	0	6
									216	60	68	55	25	8	0	156

Extant Planning Permissions (less than 5 dwellings)							Total to be built (net gains)	Total number built at 31st March 2011	Total number under construction*	Expected to be completed in 6 years	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	5 year land supply
Benwick							10	0	2	10	2	2	2	2	2	0	8
Chatteris							58	0	4	58	6	8	2	2	0	0	52
Christchurch							2	0	2	2	2	0	0	0	0	0	0
Church End							2	0	1	2	1	1	0	0	0	0	1
Coates							8	-1	3	9	3	3	3	0	0	0	6
Coldham							1	0	0	1	0	1	0	0	0	0	1
Doddington							14	0	6	14	6	6	2	0	0	0	8
Eastrea							4	0	1	4	1	1	1	1	0	0	3
Eastwood End							0	0	0	0	0	0	0	0	0	0	0

Elm						12	0	1	12	2	2	2	2	2	2	10
Forty Foot Bank						2	0	0	2	0	0	2	0	0	0	2
Friday Bridge						9	0	0	9	0	3	3	3	0	0	9
Gorefield						8	0	1	8	1	1	2	2	2	0	7
Guyhirn						12	0	3	12	3	3	2	2	2	0	9
Leverington						8	0	2	8	2	2	2	2	0	0	6
Leverington Common						0	0	0	0	0	0	0	0	0	0	0
Manea						17	0	7	17	7	6	4	0	0	0	10
March						68	-4	19	72	1	2	2	1	0	0	53
Murrow						16	0	0	16	9	0	0	3	0	0	16
Newton						4	0	0	4	0	5	5	4	2	0	4
Parson Drove						10	2	3	8	0	1	1	1	1	0	5
Pondersbridge						2	0	0	2	3	0	2	0	0	0	2
Rings End						0	0	0	0	0	3	2	0	0	0	0
Stonea						0	0	0	0	0	0	0	0	0	0	0
Tholomas Drove						7	1	1	6	0	2	3	0	0	0	5
Turves						10	0	0	10	1	2	3	3	2	0	10
Tydd St Giles						9	0	5	9	0	4	0	0	0	0	4
Welney						0	0	0	0	5	0	0	0	0	0	0
Whittlesey						35	-4	10	39	0	1	1	5	5	5	29
Wimblington						7	0	0	7	0	0	3	0	0	0	5
Wisbech						70	0	11	70	1	1	1	1	1	1	59
Wisbech St Mary						4	0	2	4	1	2	2	2	2	1	2
OUTD						101	-7	33	108	2	2	2	1	1	1	88
						<b>510</b>	<b>-13</b>	<b>117</b>	<b>523</b>	<b>109</b>	<b>122</b>	<b>113</b>	<b>82</b>	<b>55</b>	<b>42</b>	<b>414</b>

	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	Total
<b>WISBECH</b>	Current Year						
<b>Strategic Allocations</b>							
<b>East Wisbech</b>	0	0	0	0	50	50	100
<b>Broad Locations of Growth</b>							0
<b>West Wisbech</b>	0	0	0	0	0	0	0
<b>South Wisbech</b>	0	0	0	0	0	0	0
<b>Nene Water-Front and Port Area</b>	0	0	0	0	30	30	60
<b>CS5 - Part B Sites</b>	10	25	30	30	30	30	145
<b>Total</b>	<b>10</b>	<b>25</b>	<b>30</b>	<b>30</b>	<b>110</b>	<b>110</b>	<b>305</b>
<b>MARCH</b>							0
<b>Strategic Allocations</b>							0
<b>South-East March</b>	0	0	25	25	25	25	100
<b>North-East</b>	0	0	25	25	25	30	105
<b>West March</b>	0	25	25	50	50	100	250
<b>Broad Locations of Growth</b>							0
<b>North March [trading estate]</b>	0	0	0	0	0	0	0
<b>South-West March</b>	0	0	0	0	0	25	25
<b>CS5 - Part B Sites</b>	10	10	15	15	20	20	80
<b>Total</b>	<b>10</b>	<b>35</b>	<b>90</b>	<b>115</b>	<b>120</b>	<b>200</b>	<b>560</b>
<b>WHITTLESEY</b>							0

<b>Strategic Allocations</b>								0
<b>East Whittlesey</b>	0	0	30	30	30	30		120
<b>CS5 - Part B Sites</b>	5	5	10	10	10	10		45
<b>Total</b>	<b>5</b>	<b>5</b>	<b>40</b>	<b>40</b>	<b>40</b>	<b>40</b>		<b>165</b>
<b>CHATTERIS</b>								0
<b>Strategic Allocations</b>								0
<b>South Chatteris</b>	0	0	0	0	0	40		40
<b>East Chatteris</b>	0	0	0	0	20	30		50
<b>Broad Locations of Growth</b>								0
<b>North Chatteris</b>	0	0	0	0	0	0		0
<b>CS5 - Part B Sites</b>	5	5	5	5	5	5		25
<b>Total</b>	<b>5</b>	<b>5</b>	<b>5</b>	<b>5</b>	<b>25</b>	<b>75</b>		<b>115</b>
<b>OTHER</b>								0
<b>CS5 - Part B Sites</b>	30	30	30	30	30	30		150
<b>Total</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>		<b>150</b>
<b>Opportunity Zones</b>		25	105	130	230	360		850
<b>CS5 – Part B Sites</b>		75	90	90	95	95		445
<b>Total</b>		<b>100</b>	<b>195</b>	<b>220</b>	<b>325</b>	<b>455</b>		<b>1,295</b>