



BEDFORD BOROUGH COUNCIL
ANNUAL
MONITORING
REPORT 2006/2007

| December 2007 |



BEDFORD
DEVELOPMENT
FRAMEWORK

**ANNUAL MONITORING REPORT
2006/07**

Contents

		Page
	Glossary	2
	1 Executive Summary	5
	2 Introduction	8
Part 1	3 Local Development Scheme	10
Part 2	4 Contextual Indicators	15
	5 Core Output Indicators	17
	6 Local Output Indicators	44
	7 Significant Effects Indicators	65
Part 3	8 Future Monitoring	67
	9 Conclusion	70
Appendix A	Progress against Local Development Scheme Milestones	73
Appendix B	Contextual Indicators	75
Appendix C	National, Regional and Local Targets	86
Appendix D	Use Classes Order	90

Glossary

Term	Explanation
Adoption Statement	Statement produced by the Borough Council when a document is adopted which sets out how the sustainability appraisal and consultation influenced the preparation of the document.
AMR	Annual Monitoring Report.
Bedford Development Framework	A collection of documents that contain the spatial planning policies for the Borough. The documents will replace the policies in the Local Plan.
Contextual Indicators	Set of indicators that show the social, economic and environmental circumstances that exist within the Borough.
Core Output Indicators	Set of indicators that are used to measure the implementation of planning policies. The indicators are the same for each Local Authority.
Commencement of Production	When the production of a document begins.
Development Plan Document (DPD)	Spatial planning documents that are subject to independent examination and form part of the development plan for the Borough (along with the Regional Spatial Strategy).
Examination	Examination of a submitted document by an independent inspector to consider whether the document is 'sound'.
Growth Area	Bedford, Kempston and the northern Marston Vale portion of Bedford Borough.
Government Office for the Eastern Region	Regional Government Office to which the Annual Monitoring Report is submitted by December 31 st each year.
Housing Trajectory	A graph that shows the past and anticipated supply of housing over the life-span of a Development Plan Document.
Local Development Scheme	Sets out the programme for preparing documents that will be included in the Bedford Development Framework.
Local Development Orders	A Local Development Order is made by a planning authority in order to extend permitted rights for certain forms of development, with regard to

Term	Explanation
	a relevant local development document.
Local Plan	Provides the planning policies for the Borough and was adopted in 2002. The Local Plan will be replaced by the documents in the Bedford Development Framework.
Local Output Indicators	Set of indicators that are used to measure the implementation of planning policies. The indicators are devised to cover local circumstances and issues not covered by the Core Output Indicators.
Milestones	Milestones are progress targets for the production of documents for the Bedford Development Framework. They are set out in the Local Development Scheme, and monitored in the AMR.
Monitoring Measures	The regular and systematic collection and analysis of information for the Annual Monitoring Report
Pre-Examination Meeting	A meeting between the Independent Inspector and the parties to be involved in the Examination to discuss the management of the examination and procedural matters.
PPG3	National planning policy on housing.
PPG13	National planning policy on transport.
Residual Area / Rural Area	The area of the Borough not in the growth area.
Supplementary Planning Documents (SPD)	Provide supplementary information in respect of the policies in Development Plan Documents or Local Plan policies. SPD do not form part of the Development Plan and are not subject to independent examination.
Statement of Community Involvement (SCI)	Sets out the standards which authorities will achieve with regard to involving local communities in the preparation of the Bedford Development Framework and in development control decisions.
Scoping Report	The first stage of the Sustainability Appraisal.
Section 106 Agreement (s106)	Section 106 Agreements are legal agreements that secure community infrastructure to meet the needs of

Term	Explanation
	residents in new developments and/or to mitigate the impact of new developments upon existing community facilities.
Sustainability Appraisal	Tool for appraising policies to ensure they reflect sustainable development objectives (i.e. social, environmental and economic factors) and required to be undertaken for Development Plan Document and Supplementary Planning Documents.
Significant Effects Indicators	Set of indicators linked to the sustainability appraisal objectives and indicators, used to monitor the significant effects of the implementation of policy.
Strategic Environmental Assessment Regulations	Requires the environmental assessment of certain plans and programmes including those in the field of planning and land use.
Submission of Development Plan Document	The point at which a Development Plan Document is submitted to the Secretary of State and published for public consultation for six weeks.
Use Classes Order	A list of land-use classes. Each land-use (e.g. housing, retail, employment etc) falls within a 'class', either A, B, C, D or sui generis.

1. Executive Summary
- 1.1 The purpose of the Annual Monitoring Report (AMR) is to set out how the Borough Council's planning policies are performing. This is the third Annual Monitoring Report the Council has produced.
- 1.2 This third AMR sets out how the policies in the Local Plan (2002) have performed in the period 1st April 2006 to 31st March 2007. The AMR uses a set of indicators to measure whether the aims of the Local Plan are being achieved. Also, for the first time, the AMR monitors the first documents that have been adopted as part of the Bedford Development Framework, namely the Statement of Community Involvement, Land North of Bromham Road Design Guide Supplementary Planning Document (SPD), the Community Safety Design Guide SPD and the Shopfronts and Advertisements in Conservation Areas SPD.
- 1.3 In the monitoring period, the Council achieved success in exceeding the government targets for determining planning applications, despite continuing increases in workload, and a steady increase in the complexity and range of considerations in all cases. A Planning Delivery Grant of £497,094 was awarded to the authority during 2006/07 in recognition of this performance.
- 1.4 The Statement of Community Involvement was adopted within the monitoring period. It is also the intention to review the Local Development Scheme during 2007. This will include two new Development Plan Documents (the Allocations and Designations DPD and a Development Control Policies DPD) and additional Supplementary Planning Documents. Further details will be included in next years AMR.
- 1.5 Both the Core Strategy and Rural Issues Plan and the Town Centre Area Action Plan were submitted to the Secretary of State within the monitoring period in accordance with the published timetable in the Local Development Scheme (LDS). Following submission to the Secretary of State, the Planning Inspectorate advised that the two examinations could no longer proceed in parallel as had been anticipated in the LDS and previously agreed by the Planning Inspectorate. This had a knock on effect on the examination programme and as a result the pre-examination meetings and the hearing sessions were delayed. Both documents are now expected to be adopted during 2008, rather than in December 2007.
- 1.6 All Local Plan policies were 'saved' under the provisions of the Planning and Compulsory Purchase Act 2004 for a period of three years. In March 2007 the Council requested that the Government continued to 'save' many of its Local Plan policies beyond the 27th September 2007. It is the intention that these will eventually be replaced by policies in the new Development Plan Documents as these

are produced. On 14th September 2007 the Council received a Direction from the Secretary of State which stated that the majority of the Local Plan policies were to be saved. Some policies were not saved as they were not in line with or duplicated current national or regional policy. A list of the policies not saved beyond September 2007 is provided in paragraph 3.4. The full list of saved policies can be viewed at the Council's web site www.bedford.gov.uk.

- 1.7 In this AMR, the indicators show that the Council is making good progress towards achieving the aims of the Local Plan. In particular:
- The Local Plan puts in place a framework for the sustainable development of the Borough. Importantly, the housing allocations in the plan provide a land supply which goes far beyond the plan's original end date of 2006.
 - A range of housing needs are being met through the provision of affordable housing, bringing empty homes back into use and new mobility housing.
 - Progress has been made towards addressing the Borough's transport infrastructure needs.
 - The number of people employed in the Borough is 1,000 more than in 2001
- 1.8 The performance against core indicators shows that the number of residential planning permissions has significantly increased by more than 5,000 during this monitoring period. This provides a potential 14 year dwelling supply in the Growth Area of 13,561 dwellings.
- 1.9 Overall, the contextual, core and local output indicators show the following should be considered:
- More information is needed on renewable energy generation, town centre traffic levels, whether hard to reach groups are being effectively consulted and biodiversity data for next years AMR
 - Dwelling completions need to rise to an average 988 per year in the growth area over the next 14 years (the average 2001-2006/07 has been 406 per year)
 - Local parking standards should be updated
 - There is a need for up to 15 new pitches for gypsy and traveller needs
 - Need to consider the provision/allocation of additional employment sites in the growth area
 - There is a need for local open space standards in the BDF
- 1.10 The information contained within this AMR will feed into the Regional AMR to be published by the East of England Regional Assembly in early 2008.
- 1.11 In the future, the AMR will assess whether policies in the Bedford Development Framework are achieving their objectives. The first

Development Plan Document for the Bedford Development Framework is timetabled to be adopted in the next monitoring period, and thus its monitoring arrangements will be included in the next AMR.

1.11 Annual Monitoring Reports will be published each December, to cover the previous financial year (April to March). Each AMR will cover the following topics:

- The Local Development Scheme (LDS) – An assessment of whether the Council has met the timetable for producing planning documents as set out in the LDS.
- Contextual Indicators – A set of indicators providing information about the Borough as it is today.
- Core Output Indicators – A set of indicators covering business, housing, transport, local services, flood protection and water quality, biodiversity and renewable energy. The indicators are the same for each local authority and will allow for the performance of local authorities to be compared.
- Local Output Indicators – A set of indicators chosen by the Borough Council to measure whether the objectives and targets in the Local Plan or Bedford Development Framework are being achieved. This will include the collection of information on renewable energy schemes.
- Significant Effects Indicators – A set of indicators chosen to assess whether the predicted significant effect of local policy upon the economy, society and the environment, is occurring as forecast.
- Future Monitoring – How the AMR will be updated and improved in the future.
- Conclusion – Including whether the LDS needs to be revised, whether the indicators show any policies are not performing as expected, whether targets are being met and whether new policies are needed to address new national and regional level policy changes.

2. Introduction

- 2.1 The purpose of this report is to set out the monitoring framework for the Bedford Development Framework.
- 2.2 The Bedford Development Framework is a set of documents, each with their own objectives and policies. During the period 1st April 2006 to 31st March 2007, further progress was made in producing the first documents that will make up the Bedford Development Framework.
- 2.3 Whilst the Bedford Development Framework is being produced, the policies in the adopted Local Plan are still used to determine planning applications. As such, this monitoring report monitors the adopted Local Plan as well as the adopted documents that form part of the Bedford Development Framework.
- 2.4 In the monitoring period, the Council's planning service has been awarded £497,094 in Planning Delivery Grant for success in exceeding the government's targets for delivering the planning services (planning applications, online data and plan-making).
- 2.5 During the monitoring period the Council has continued to support the establishment of a County-wide monitoring group. The purpose of this group is to identify areas of monitoring that can be undertaken by the County Council on behalf of the Bedfordshire districts. Such an approach should enable the collection of consistent information and the use of benchmarking in the County. Benefits would also extend to the regional level, as information from the districts will be collected in a consistent fashion.
- 2.6 This report is structured into the following sections.

Part 1

This section is concerned with progress targets, i.e. progress against the timetable to produce the documents for the Bedford Development Framework.

- Local Development Scheme - Summary of progress in producing the documents for the Bedford Development Framework and an introduction to the revised Local Development Scheme for the period 2007-11

Part 2

This section is concerned with policy targets and includes four types of indicators; contextual, core output, local output and significant effects. Using different types of indicators enables the report to monitor short, medium and long-term trends as well as both national trends and targets and local circumstances. Thus, the report will provide a comprehensive basis upon which to monitor the implementation of policy.

- **Contextual indicators** – baseline information, which describes the social, environmental and economic background of the Borough against which policy operates
- **Core Output Indicators** – information collected by each local authority in England to assess the performance of policies
- **Local Output Indicators** – information relating to progress against the aims of the adopted Local Plan, the adopted Supplementary Planning Documents and the adopted Statement of Community Involvement to assess the performance of policies.
- **Significant Effects Indicators** – these indicators are used to assess the significant social, environmental and economic effects of adopted policies. Includes a discussion of how these indicators will be developed and included in future reports.

Part 3

- Future monitoring – a discussion of how subsequent annual monitoring reports will be structured and how the monitoring framework will be developed
 - Conclusion – summary of progress against targets and implications for policy
- 2.7 Many policies and targets that influence the Borough cover two distinct areas, namely the growth area (Bedford, Kempston and the northern Marston Vale) and the residual area (all other areas).
- 2.8 For this reason, most indicators provide information for the Borough as a whole, whilst some indicators provide information for both the growth area and the residual area.
- 2.9 The information contained in this report will feed into the production of the regional Annual Monitoring Report, produced by the East of England Regional Assembly. The regional AMR monitors the performance of regional planning policy across the East of England.

PART 1

3. Local Development Scheme

- 3.1 The purpose of this section is to set out the progress made on the documents the Council is producing for the Bedford Development Framework. Each document has a timetable, which is set out in the Local Development Scheme (LDS). The first Local Development Scheme came into effect in April 2005 and covers the 3-year period January 2005 to December 2007.

Revision of the LDS

- 3.2 In order to continue to make progress in the production of the Bedford Development Framework and the replacement of the Local Plan.

The 'Saved' Local Plan Policies

- 3.3 When the Planning and Compulsory Purchase Act came into force on 27th September 2004, all policies in the adopted Bedford Borough Local Plan 2002 were 'saved' for three years automatically. This was to ensure that whilst new policies were evolving as part of the Bedford Development Framework, there remained local policies in force to be used to determine planning applications.

- 3.4 The 'saved' policies were saved initially for three years i.e. until 27th September 2007. In March 2007 the Council requested that the Government continued to 'save' many of its Local Plan policies beyond this date. It is the intention that these will eventually be replaced by policies in the new Development Plan Documents as these are produced. On 14th September 2007 the Council received a Direction from the Secretary of State which stated that the majority of the Local Plan policies were to be saved. Some policies were not saved as they were not in line with or duplicated current national or regional policy. These policies are as follows:

- S8 Supplementary Planning Guidance
- NE1 Sites of Special Scientific Interest
- NE2 Species protected by law
- NE5 Tree Preservation Orders
- NE15 River Protection Area
- NE25 Pollution
- NE26 Agricultural land quality
- NE27 Wildlife habitats v agricultural land
- NE28 Land Contamination
- NE29 Uncertain consequences of proposals
- BE10 Review of Conservation Areas
- BE12 Plans, drawings and cross sections
- BE14 Premature demolition
- BE17 Retaining listed buildings

- BE33 Gateways
- H4 Land at Ford End Road
- H15 Land off Northampton Road, Bromham
- H16 Bromham Hospital
- H17 Clapham Folly
- H19 Land at Yelnow Lane, Sharnbrook
- H20 Land south-east of Sharnbrook Upper School
- H21 Land between A6 and Luton Road, Wilstead
- H22 Land off the Meadway, Harrold
- H35 Gypsy Sites
- H36 Winter quarters for travelling showpeople
- E3 Land west of Elstow Bypass
- E7 Land at Marsh Leys Farm
- SH1 Regional shopping centres
- TC2 Grant aid

The full list of saved policies can be viewed at the Council's web site www.bedford.gov.uk.

The Bedford Development Framework

3.5 The following table explains the relationship between the documents in the Bedford Development Framework (BDF) and their relationship to the adopted Local Plan.

Document	Relationship to BDF and Local Plan
Statement of Community Involvement (adopted May 2006)	All BDF documents produced will have to accord with the consultation arrangements and procedures it sets out.
Core Strategy and Rural Issues Plan DPD (submitted July 2006)	This document will set out the strategic policy for the Borough and following its adoption each subsequent document in the BDF will accord with its policies. The document will also replace certain policies in the Local Plan.
Town Centre Area Action Plan DPD (submitted July 2006)	This document will conform to the Core Strategy and Rural Issues Plan DPD and provide detailed policy guidance for the regeneration of the distinctive county town of Bedford. It will replace certain policies in the Local Plan.
Bedfordshire Community Safety Design Guide SPD (adopted November 2005)	The document conforms to and supplements Policy BE45 of the adopted Local Plan.
Shopfronts and Adverts in	The document conforms to and

Document	Relationship to BDF and Local Plan
Conservation Areas Design Guide SPD (adopted November 2005)	supplements policies BE16 and TC4 of the adopted Local Plan.
Land North of Bromham Road Biddenham Design guide SPD (adopted November 2005)	The document conforms to and supplements Policy H8 of the adopted Local Plan.
Allocations and Designations DPD	The preparation of this DPD will begin in 2007 and will replace many saved policies of the Local Plan. Details of which policies will be included in the revised LDS.
Development Control Policies DPD	The preparation of this DPD will begin in 2010 and will replace many saved policies of the Local Plan. Details of which policies will be included in the revised LDS.

Progress on the Bedford Development Framework

- 3.6 Each document in the Local Development Scheme has a timetable, which includes key milestones, i.e. key stages in the production of the document. The key milestones are monitored in this report to assess the progress in the documents production.
- 3.7 The tables at Appendix A show the key milestones for each document, as set out in the LDS, and also the actual progress that has been made in achieving those milestones within the 12 months 1st April 2006 to 31st March 2007. The LDS in use during the monitoring period was the first LDS and thus the milestones in that LDS are used for monitoring. The tables also show the expected progress beyond April 2007 and up to December 2007, when this monitoring report is to be published. A revised LDS will be published later in 2007 and after that date, the new milestones in the revised LDS will be monitored against.

Statement of Community Involvement

- 3.8 The Statement of Community Involvement (SCI) was adopted in the monitoring period. This is shown in Appendix A table 1.
- 3.9 A summary of the milestones reached in the monitoring period is given below.

Statement of Community Involvement

Milestone	LDS Target	Target achieved
Receipt of binding Inspector's Report	March 2006	No (7 th April 2006)
Adoption and publication of the SCI	April 2006	No (17 th May 2006)

3.10 The Inspector's Report was not received as soon as was expected and the adoption of the document was delayed by the need to take the document to a meeting of the Full Council. Although the document was completed and ready to be adopted in April, the date of the 17th May was the first committee date available.

Development Plan Documents

3.11 The progress in the production of the Core Strategy and Rural issues Plan and the Bedford Town Centre Area Action Plan documents is set out in Appendix A table 2. That table also shows the indicative timetable for the Allocations and designations DPD.

3.12 A summary of the key milestones reached in the monitoring period is given below.

Town Centre Area Action Plan DPD

Milestone	LDS Target	Target achieved
Submission of DPD	July/August 2006	Yes (3 rd July 2006)
Pre-Examination Meeting	March 2007	No (22 nd June 2007) (see para 3.13)

Core Strategy and Rural Issues Plan DPD

Milestone	LDS Target	Target achieved
Submission of DPD	July/August 2006	Yes (3 rd July 2006)
Pre-Examination Meeting	March 2007	No (22 nd June 2007) (see para 3.13)

3.13 Both the Town Centre AAP and the Core Strategy and Rural Issues Plan were submitted to the Secretary of State on schedule in July 2006. Following submission to the Secretary of State, the Planning Inspectorate advised that the two examinations could no longer proceed in parallel as had been anticipated in the LDS and previously agreed by the Planning Inspectorate. This had a knock on effect on the examination programme and as a result the pre-examination meetings and the hearing sessions were delayed. Both documents are now expected to be adopted during 2008, rather than in December 2007.

3.14 In addition, Pre-Examination Changes were published for the Core Strategy and Rural Issues Plan in January 2007. These changes were proposed to address submission representations received from the Government Office for the East of England and the Highways Agency.

Supplementary Planning Documents

- 3.15 The revised Local Development Scheme is likely to include additional Supplementary Planning Documents. Further details will be included in next years AMR.

Local Development Orders

- 3.16 A Local Development Order may be made by a planning authority in order to extend permitted rights for certain forms of development, with regard to a relevant local development document. The Borough Council has not found the need to make any Local Development Orders in the monitoring period.

Summary

- 3.17 Within the 12-month period 1st April 2006 to 31st March 2007
- The Statement of Community Involvement (SCI) was produced according to the milestones in the Local Development Scheme and adopted as soon as was possible.
 - The Council applied to the Secretary of State to save the majority of the Local Plan policies.
 - Both the Town Centre AAP and the Core Strategy and Rural Issues Plan were submitted to the Secretary of State on schedule in July 2006.
 - Pre-Examination Changes were published for the Core Strategy and Rural Issues Plan in January 2007.
 - The pre-examination meetings into the Town Centre Area Action Plan and the Core Strategy and Rural Issues Plan were delayed following revised advice from the Planning Inspectorate
 - There has been no need to make a Local Development Order in the monitoring period.

In addition it was found that:

- The LDS will be reviewed in 2007 and will include two new Development Plan Documents (the Allocations and Designations DPD and a Development Control Policies DPD) and additional Supplementary Planning Documents. Further details will be included in next years AMR.

PART 2

4. Contextual Indicators

- 4.1 Contextual indicators provide information that constitutes a profile of the Borough as it is today. The purpose of contextual indicators is to enhance the understanding of the Borough to inform the development of spatial policies.
- 4.2 All the contextual indicators are listed in Appendix B. Contextual indicators have been chosen to highlight the key characteristics and issues in the Borough. The following paragraphs provide a profile of the Borough, taken from the information collected for the contextual indicators.

Population

- 4.3 The Borough has a total population of almost 155,000 people, a rise of over 10,000 since the 2001 census. Of this population, the majority are within the age group 30-39. Approximately 7% of the population is aged 75 or over. The population of the Borough is increasing, with more births than deaths in recent years. The Borough has a mixed ethnic profile, being nearly 87% white and nearly 8% Asian or Asian British.

Housing and the built environment

- 4.4 The Borough has a total of nearly 60,000 households with an average household size of 2.4 people. The Large Scale Voluntary Transfer (LSVT) undertaken in 1990 transferred ownership of 7,500 former Council owned dwellings to Bedfordshire Pilgrims Housing Association (BPHA). In 2005, owner-occupation and private renting accounted for over 82% of tenures in the Borough (an increase of 1.65% from 2001). The majority of dwellings in the Borough are semi-detached. The average price of a semi-detached dwelling at the end of the monitoring period was £192,758 (over £23,000 more than the same period the previous year).

Economy

- 4.5 There are a total of 96,400 people of working age in the Borough (a rise of 3.5% from 2003. Over 76,000 people in the Borough are economically active. The Borough employs over 70,700 people, over 66% of which are full-time jobs. An average employee working in the Borough earns approximately £22,800 per year. The majority of employees in the Borough are employed in managerial and senior official occupations. The number of businesses registered in the Borough has slowly increased and is currently nearly 4,400. The majority of these businesses employ less than 4 people. The jobs available in the Borough are predominantly in the public administration,

education and health sectors. Since 2003, there has been a 2.7% decline in people employed in finance, IT and business sectors.

Social/Health

4.6 The Borough as a whole is amongst the least deprived local authorities in the country. However, certain wards (Kingsbrook, Cauldwell and Queens Park) are within the 15% most deprived wards in the country. The number of unemployed people in the Borough is below the national average and below levels in the region. Over 2,250 are claiming job seekers allowance, although the majority of these have been claiming for less than six months. Crime levels in the Borough are at 57 offences per 1000 population (below the national average of 61). Average life expectancy in the Borough is 77.7 years for men and 81.2 years for women.

Education

4.7 Over 27% of the Borough's population are qualified to NVQ level 4 or above and over 15% have no qualifications. The schools in the Borough show varied levels of attainment by students in terms of GCSE grades. Attainment levels vary between schools from 99% of pupils who gain 5 or more grades at A* to C to a low of 38%. The pupils who gain 5 or more graded at A* to C including English and Maths, this varies between 99% and 29%.

Transport and Spatial Connectivity

4.8 The majority of people in the Borough travel to work by car. A high percentage of people travel to work by foot (nearly 10%). The majority of residents (64%) either work from home or travel less than 5 kilometres to work. The majority of residents (71%) both live and work in the Borough.

Environment

4.9 The Borough contains over 166 hectares of land designated as Sites of Special Scientific Interest (SSSI). The majority of these sites are in favourable condition. The Borough currently recycles over 27% of household waste, a large increase from 2004/05.

Summary

4.10 The contextual indicators provide information that constitutes a profile of the Borough as it is today, but also provide information that can be monitored each year so a trend can be identified.

5. Core Output Indicators

- 5.1 The purpose of core output indicators is to assess the progress of current policy in the achievement of targets. Core output indicators are the same in every local authority in England. Thus, the performance of the policies can be monitored and compared with other local authorities.
- 5.2 Some indicators have targets. All the targets that are relevant to Bedford Borough are listed in Appendix D, and are reproduced against the relevant indicators.

Business Development

Indicator C1a: Amount of floorspace developed for employment by type	
Target: n/a	
Progress:	
<p>The following information is for use classes B1, B2, B8 and mixed development (a combination of B class uses). The Use Classes are defined in Appendix E. The information provided is completed gross internal floorspace in square metres. The information is for sites over 250sqm. (Note: this does not take account of losses in the monitoring period)</p>	
B1	1,022
B2	1,218
B1/2	0
B1/8	0
B8	13,969
B2/8	0
B1/2/8	891
Total	17,100 sqm
(Source: Bedford Borough Council)	

Indicator C1b: Amount of floorspace developed for employment by type, in employment or regeneration areas		
Target: n/a		
Progress:		
<p>For this indicator an employment area is taken to be an employment allocation as identified in the Local Plan and a regeneration area is taken to mean the growth area (Bedford, Kempston and the Northern Marston Vale). The information is for sites over 250sqm. (Note: this does not take account of losses in the monitoring period)</p>		
	Growth Area	Allocated Employment Areas
B1	0	0

B2	426	0
B1/2	0	0
B1/8	0	0
B8	13,569	12,218
B2/8	0	0
B1/2/8	891	0
Total	14,886 sqm	12,218 sqm

It is clear from the above, that in the monitoring period, the majority of employment development has taken place in the Growth Area of the Borough. Most of this has been on the allocated site of South of Cambridge Road (12,218 sqm).

(Source: Bedford Borough Council)

Indicator C1c: Amount of floorspace developed by employment type, which is on previously developed land.

Target: n/a

Progress:

The following information is for use classes B1, B2, B8 and mixed development (a combination of B class uses). The Use Classes are defined in Appendix E. The information provided is gross internal floorspace in square metres. The information available is for sites over 250sqm.

A total of 1,915 sqm of employment completions in the monitoring period were made on previously developed land.

(Source: Bedford Borough Council)

Indicator C1d: Employment land available by type (hectares)

- (i) sites defined and allocated in the Local Plan/LDF
- (ii) sites for which planning permission has been granted

Target: n/a

Progress:

The following information is for use classes B1, B2, B8 and combinations of those uses. The Use Classes are defined in Appendix E. This is quantitative information only and it should not be assumed that in qualitative terms, all the available land is attractive to the market. The information is for sites over 250sqm.

(Note: the following information below is for committed employment development and does not include committed losses i.e. outstanding planning permissions for the loss of employment land)

- (i) Sites defined and allocated in the Local Plan or Local Development Framework without planning permission

B1 2.4 ha (2.0 in the submitted Town Centre Area Action Plan)

	(0.4 Local Plan)
B2	0
B1/2	(4.0 with resolution to grant subject to s106)
B1/8	0
B8	0
B2/8	0
B1/2/8	12.76 (plus 11.4 with resolution to grant subject to s106)
Total	15.16 hectares (plus 15.4 with resolution to grant subject to s106)
 (ii) Sites for which planning permission has been granted (These figures include Local Plan sites that have been granted planning permission)	
B1	25.10
B2	3.22
B1/2	17.8
B1/8	1.26
B8	3.32
B2/8	10.94
B1/2/8	16.9
Total	78.54 hectares
 (Source: Bedford Borough Council)	

Indicator C1e: Losses of employment land (hectares) in	
i)	development/regeneration areas and
ii)	LA area
Target: n/a	
Progress:	
(i) In Local Plan defined and allocated employment areas: loss 0 hectares In the MKSM growth area: loss 0.69 hectares	
(ii) Total losses in the Borough: loss 0.75 hectares	
 (Source: Bedford Borough Council)	

Indicator C1f: Amount of employment land lost to residential development	
Target: n/a	
Progress:	
Losses to residential development in the monitoring period: 0.72 hectares (Source: Bedford Borough Council)	

5.3 As expected, the completion of employment floorspace (B1, B2 and B8) has increased this year from 6,763 sqm in 2005/06 to 17,100 in 2006/07. Losses for the period 2006/07 remain low at only 0.75ha.

- 5.4 In qualitative terms the amount of land with planning permission for employment use has increased by approximately 6.5ha to 78.54ha though qualitative issues remain important (for background see Bedford Employment Land Study, prepared by Halcrow and available on the Borough Council's website).
- 5.5 Planning permission is not yet secured on the remaining undeveloped Local Plan employment allocations E4 and E5 though encouraging pre-applications discussions have taken place in respect of site E5 and further progress is expected in the next reporting period.
- 5.6 With the Allocations and Designations DPD commencing in late 2007, the Council's focus is now on securing appropriate new allocations in accordance with emerging Core Strategy and Rural Issues Plan policies.

Housing

<p>Indicator C2a: Housing trajectory showing:</p> <ul style="list-style-type: none"> i) Net additional dwellings over the previous 5 year period or since the start of the relevant DPD period, whichever is the longer ii) Net additional dwellings for the current year iii) Projected net additional dwellings up to the end of the relevant DPD period or over a 10 year period from its adoption, whichever is the longer iv) The annual net additional dwelling requirement v) Annual average number of net additional dwellings needed to meet overall housing requirements, having regard to the previous years' performance
<p>Local Target: Structure Plan requirement of 16,200 dwellings in the Borough 1991-2011</p> <p>Regional Target: Milton Keynes South Midlands Sub-Regional Strategy requirement of 16,270 dwellings in the growth area of the Borough 2001-2021</p> <p>Draft Regional Target: Draft East of England Secretary of State's Proposed Changes recommended requirement of 1,300 dwellings in the area outside the growth area 2001-21</p>
<p>Progress:</p> <p>Structure Plan Requirement</p> <p>The first two graphs show a housing trajectory for the dwelling requirement set out in the adopted Structure Plan, which covers the period 1991-2011. The Structure Plan dwelling requirement is for the Borough as a whole. The Borough has completed 9,766 dwellings in the period 1991 to 2006/7. At the same time, the Council has brought forward substantial housing supply through its Local Plan. During the period to which this monitoring report relates the Structure Plan remained part of the development plan. All but six of the policies have since been deleted by direction from the Secretary of State (dated 14 September 2007). For completeness however this report does include a Structure Plan trajectory as whilst the Milton Keynes South</p>

Midlands Sub-Regional Strategy has already largely replaced the Structure Plan requirement the housing provision figure for the remaining part of the Borough will be contained in the East of England Plan which has yet to be finalised.

Milton Keynes South Midlands Sub-Regional Strategy Requirement

The third and fourth graphs show a housing trajectory for the dwelling requirement set out in the Milton Keynes South Midlands Sub-Regional Strategy (MKSM Strategy), which covers the period 2001-2021. The MKSM Strategy dwelling requirement is for the growth area of the Borough (Bedford, Kempston and the Northern Marston Vale), and not the Borough as a whole.

The Borough has completed 2,433 dwellings in the growth area in the period 2001 to 2006/7. To enable the MKSM Strategy requirement to be met, dwelling completions will need to increase to 988 per annum in the growth area for the 14 year period 2007/8 to 2020/21.

The MKSM Strategy requirement was finalised in March 2005. Although the housing completions in recent years are below the requirement, the current allocations in the Local Plan provide housing land to enable the Borough to meet the projected annual completions in the housing trajectory and accelerate housing delivery in the later years of the plan. Achieving the 988 completions per annum will depend upon the housing market, the provision of infrastructure and the speedy delivery of housing by developers. As stated above, the Council has already put in place a substantial housing supply and is very advanced in the approval of further strategic sites which are vital to achieving the MKSM Strategy requirement. There are two graphs included on the following pages which show the supply position for the Borough as a whole. The graphs show that the supply of planning consents has increased considerably from 2005/6 to 2006/7. All of the strategic housing sites in the growth area either have planning permission or a resolution to grant permission. This early action on the part of the Council means that there is ample time for the development industry to rise to the challenge of achieving a step change in the pace of delivery. The Council is also working on a corporate basis to strengthen the local economy and address the transport infrastructure deficit. In addition, Renaissance Bedford is a delivery vehicle that has been appointed to promote housing delivery in the Borough. New policies in the Core Strategy and Rural Issues Plan will provide a strategic policy basis for housing provision across the Borough, in line with the MKSM Strategy. The Council are aware of the problems with sub-prime mortgages at an international/national level. It is not clear how this problem may affect the housing market in this area.

Draft East of England Plan Requirement

The dwelling requirement for the period 2001-2021 for the rest of the Borough (the area not in the growth area) is contained within the Draft East of England Plan, which has not yet been finalised. The Secretary of States Proposed Changes suggest the requirement should be 1,300 dwellings in the period

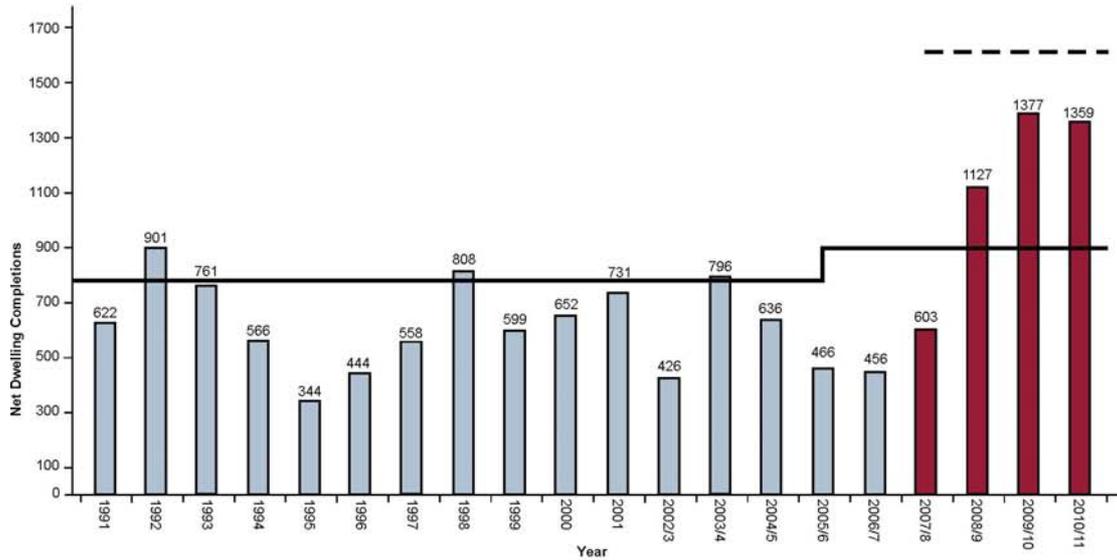
2001-2021.

In the period 2001-2006/7 a total of 1078 dwellings were completed in the parts of the Borough outside of the growth area. This total greatly exceeds the cumulative requirement of 390 dwellings in that period. This can be attributed to the rapid completion of many of the Local Plan allocated housing sites in the area outside of the growth area. The allocated sites have also generated over 300 more dwellings than were originally expected, due to the increased density requirements required by national planning policy.

(Source: Bedford Borough Council)

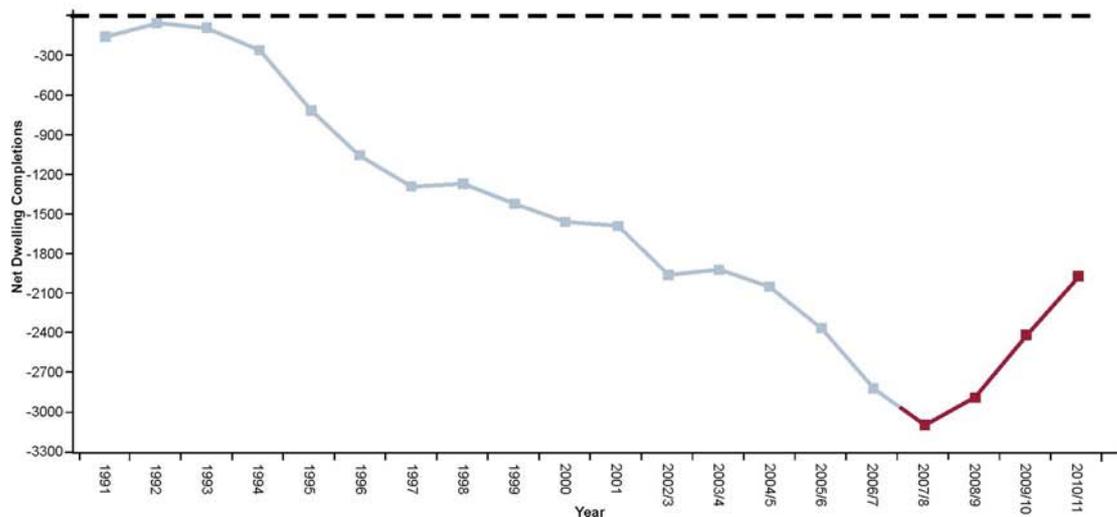
Indicator C2a Housing Trajectory
Structure Plan requirement for Bedford Borough 1991 - 2011

- Actual annual completions (total 9766)
- Projected annual completions (total 4466)
- Annual net additional dwelling requirement (total requirement 16200)
- - - Annual residual requirement needed to meet overall requirement (6434 in 2007/8 -2010/11 or 1608 per annum)

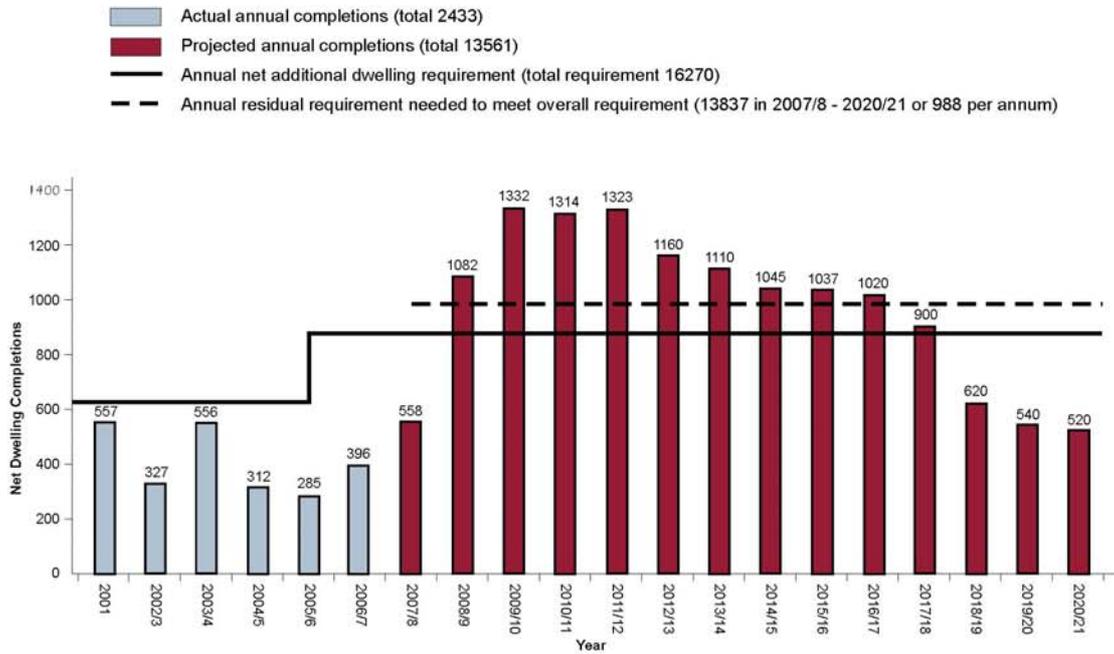


Indicator C2a Housing Trajectory
Structure Plan requirement for Bedford Borough 1991 - 2011

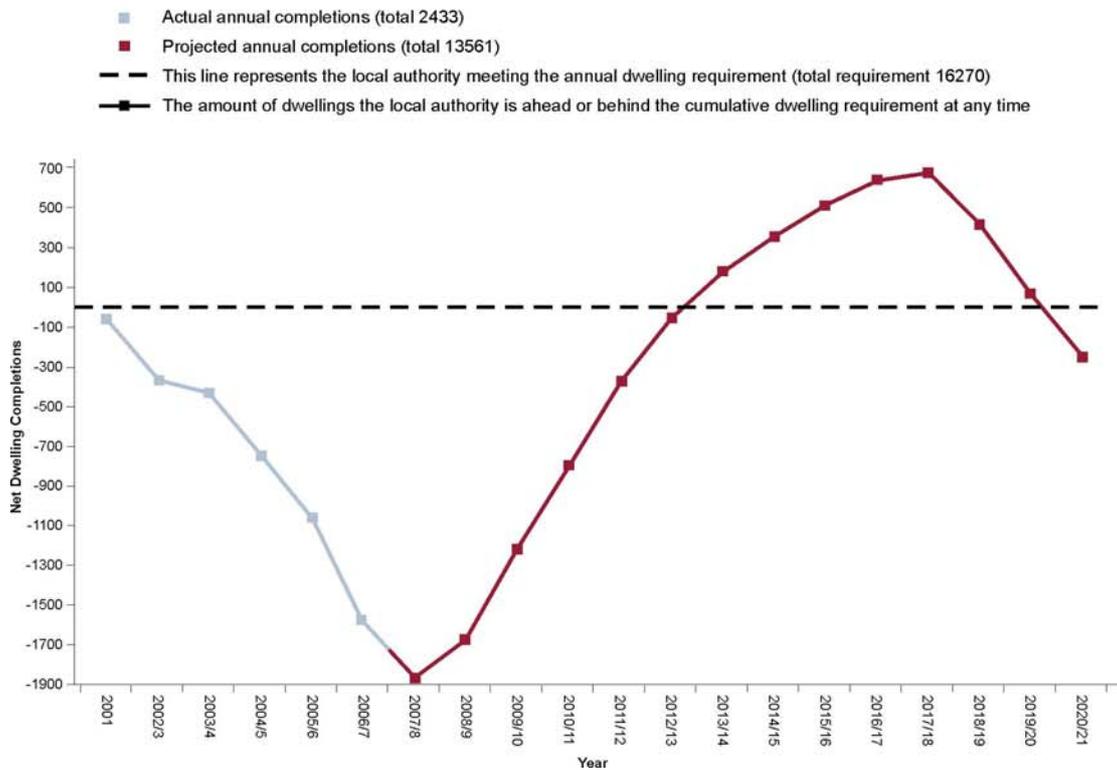
- Actual annual completions (total 9766)
- Projected annual completions (total 4466)
- This line represents the local authority meeting the annual dwelling requirement (total requirement 16200)
- The amount of dwellings the local authority is ahead or behind the cumulative dwelling requirement at any time



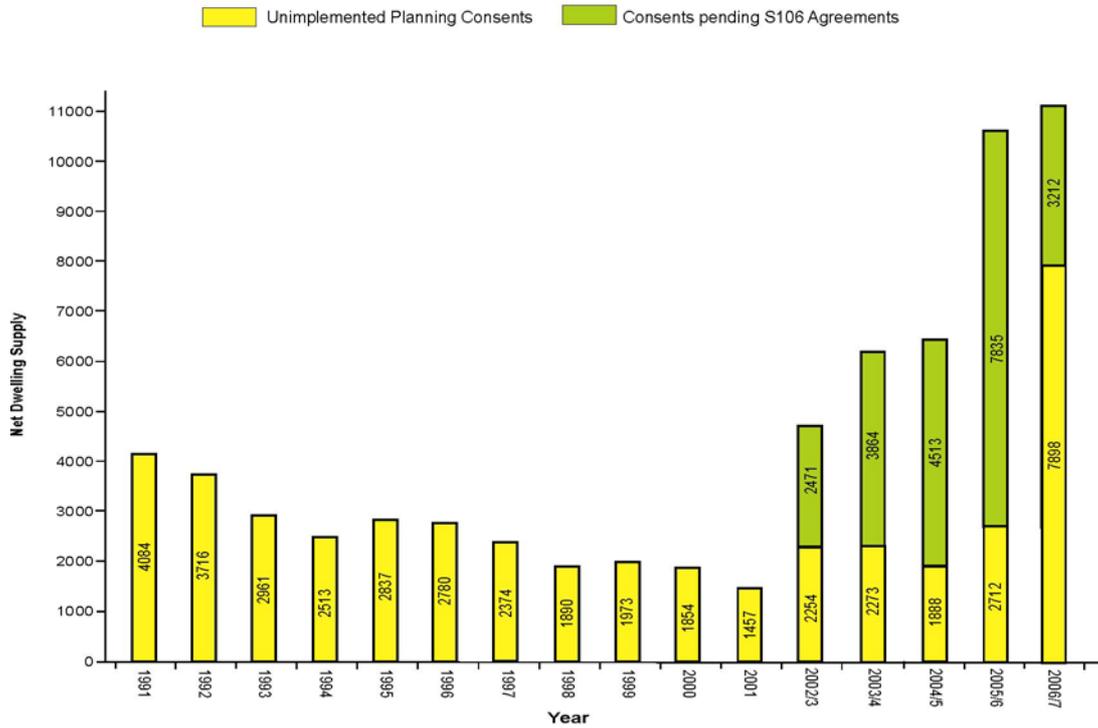
Indicator C2a Housing Trajectory
Milton Keynes & South Midlands Sub-Regional Strategy
Growth Area Requirement 2001 - 2021



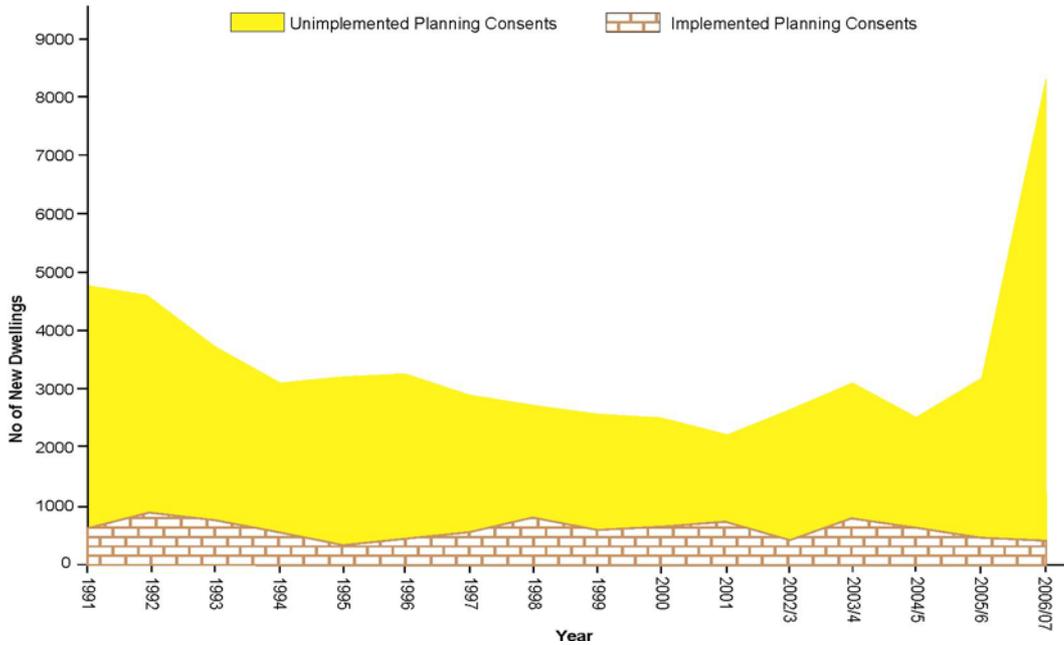
Indicator C2a Housing Trajectory
Milton Keynes & South Midlands Sub-Regional Strategy
Growth Area Requirement 2001 - 2021



Indicator C2a
Dwelling supply in Bedford Borough 1991 - 2006/7



Indicator C2a
Implementation of Planning Permissions 1991 - 2006/7



Housing Trajectory Conclusion

Structure Plan Requirement

5.7 In the period 1991-2006/7 there has been 9,766 dwellings completed in the Borough. This is below the Local Plan requirement by 1934. Increasing supply beyond that already allocated in the Local Plan will not address the shortfall or increase the rate of house building in the immediate future.

Milton Keynes and South Midlands Sub-Regional Strategy Requirement

5.8 In the period 2001-2006/7 there has been 2,433 dwellings completed in the growth area part of the Borough. This is below the requirement for the period 2001-2006/7 (4006) by 867. To achieve the target of 16,270 dwellings by 2021, the annual rate of housing completions would need to increase to 988 dwellings per annum over the next 14 years. This requires a significant improvement in the market and the house building industry's performance. The Council has granted planning permissions for a substantial amount of new dwellings (see below) and thus there is a readily available supply of unimplemented planning consents. This is therefore not a constraint on the industry's performance.

5.9 The requirement of 16,270 dwellings by 2021 is expected to be very nearly achieved over the remaining 14 year period. There are 7,628 dwellings with planning permission and 3,193 dwellings with a resolution to grant planning permission subject to a section 106 agreement. This source of new dwellings can be summarised as follows:

Source of dwellings	Predicted growth area dwelling completions			
	2007-10	2011-15	2016-21	Total
other permissions	487	0	0	487
Local Plan sites with planning permission	2359	2975	1550	6884
TCAAP* sites with planning permission	257	0	0	257
Local Plan sites with resolution to grant (S106)	160	1510	1350	3020
other sites with resolution to grant (s106)	173	0	0	173
Local Plan site without planning permission	200	155	0	355
TCAAP* sites without planning permission**	350	285	0	635
Managed brownfield/ employment releases	300	750	700	1750
				13561

*Note: TCAAP refers to the submitted Town Centre Area Action Plan (July 2006)

**Note: This takes account of the expected loss of 262 dwellings through re-development

5.10 The table above indicates that the total anticipated supply of dwellings will provide a total of 13,561 completions in the next 14 years. This would provide a total of 15,994 dwelling completions by 2021, thus being very close to the 16,270 target. As the target is close to being met through the supply identified, any major adjustment to housing allocations would only need to be made in a planned manner, towards the end of the planning period 2001-21.

5.11 Although the rate of dwelling completions is behind the annual requirement set out in the MKSM Strategy, it has been demonstrated that there is a supply of land and committed dwellings to meet this target (a total of 13,561 over the next 14 years). The following table is provided for information, and shows the progress on each of the Local Plan allocated sites up to 31/03/2007 (including updates in the final column where progress has been made between this date and the publication of the AMR.)

Site (Policy)	Site capacity as stated in Local Plan	Completions at 31/3/07	Outstanding at 31/03/2007	Current progress on development (as at 31/03/2007) (<i>Progress post March 2007 is given in italics</i>)
Britannia Iron Works (H2)	180	131	591	Phase A 107 dwellings completed 2004/05. Phase C 260 dwellings, 24 completed 2006/7. 236 under construction. <i>Phase E resolution to grant subject to S106 for 255 dwellings..</i> Estimate dwelling completions on site 2008/9. Phase F 100 dwellings. No planning permission
Austin Canons Kempston (H3)	25	24	24	24 dwellings completed 2003/04. Permission granted for a further 24 dwellings.
College Street (H5)	20	20	36	56 dwellings. 20 completed in 2003/04, 36 under construction.
Biddenham Loop (H6)	1450	249	2750	249 dwellings completed. Planning permission for 2750 dwellings 0 completed. Estimate dwelling completions on site 2007/08.
Land west of Kempston (H7)	730			
Land north of Bromham Road (H8)	900		1200	Resolution to grant outline planning permission for 1200 dwellings subject to s106. Estimate dwelling completions 2008/9.
Shortstown (east and west of A600) (H9)	170 + 260	251	1100	251 completions. Outline permission granted on appeal for 970 dwellings.

Site (Policy)	Site capacity as stated in Local Plan	Completions at 31/3/07	Outstanding at 31/03/2007	Current progress on development (as at 31/03/2007) (<i>Progress post March 2007 is given in italics</i>)
				<i>Reserved matters approved for 175 dwellings. Reserved matters application for 135 under consideration. Resolution to grant permission for a further 130 dwellings subject to s106 granted December 2005. Estimate dwelling completions on site 2008/9. Resolution to grant permission for 425 dwellings subject to S106.</i>
North of Brickhill (H10A)	400	88	412	500 dwellings. Reserved matters approved for 238 dwellings of which 88 were completed in 2006/07. <i>Reserved matters for 35 approved and 132 under consideration.</i>
North of Norse Road (H10B)	200	53	197	250 dwellings. 53 completed 2006/7
Cannons Close Wootton (H23)	9		9	Permission for 9 dwellings. <i>Under construction</i>
Land south of Fields Road Wootton (H11)	340		500	Resolution to grant planning permission for 500 dwellings subject to s106. Highways Agency scheme for A421 affects proposals. <i>Inquiry into A421 improvements to be held December 2007</i> Design Guide to be prepared. Estimate dwelling completions on site 20010/11 (subject to completion of A421 improvements).
Land north of Fields Road Wootton (H12)	450		580	Resolution to grant planning permission for 550 dwellings subject to s106. Highways Agency scheme for A421 affects proposals. <i>Inquiry into A421 improvements to be held December 2007</i> Design Guide to be prepared. Planning permission has also been granted (subject to a S106) for a further 30 dwellings on the site. Estimate dwelling completions on site 2010/11 (subject to completion of A421 improvements).
Stewartby (H13)	330		610	Resolution to grant planning

Site (Policy)	Site capacity as stated in Local Plan	Completions at 31/3/07	Outstanding at 31/03/2007	Current progress on development (as at 31/03/2007) (<i>Progress post March 2007 is given in italics</i>)
				permission for 610 dwellings subject to s106. Design Guide in preparation. Estimate dwelling completions on site 2009/10 (subject to completion of A421 improvements).
Wixams (H14)	2250		2250	Outline planning permission for 2250 dwellings. <i>Reserved matters for 555 dwellings have been submitted.</i>
TOTALS:	7,714	816	10259	
		11075		

5.12 Good progress is being made in achieving planning permissions on Local Plan allocated sites in the growth area. As at 31/3/07 there were 7,628 planning permissions compared to 2,460 a year previously. Overall, the allocated sites in the growth area are expected to deliver 3361 more homes than was originally estimated in the Local Plan.

Draft East of England Plan Requirement

5.13 In the period 2001-2006/7 the Borough has completed 1,078 dwellings in the area of the Borough not within the growth area. This is above the annual requirement for the period (390) by 688. To achieve the recommended East of England Plan target of 1,300 by 2021, the annual rate of housing completions would need to be 16 dwellings per annum over the next 14 years.

5.14 The table below demonstrates that the majority of Local Plan allocated sites in the area outside of the growth area have been completed in the first six years of the East of England Plan period. As such, in the remaining 14 year period, completions are more likely to be on windfall sites rather than allocated sites. The Council will however, make allocations of exceptions sites, to meet any identified need for local needs affordable housing.

Site (Policy)	Site capacity as stated in Local Plan	Completions at 31/03/07	Outstanding at 31/03/07	Current progress on development (as at 31/03/2007) (<i>Progress post March 2007 is given in italics</i>)
Land at Northampton Road Bromham (H15)	45	68		68 dwellings. Site completed 2005/06.
Bromham	65	65		65 dwellings. Site

Site (Policy)	Site capacity as stated in Local Plan	Completions at 31/03/07	Outstanding at 31/03/07	Current progress on development (as at 31/03/2007) (<i>Progress post March 2007 is given in italics</i>)
Hospital (H16)				completed 2001.
Clapham Folly (H17)	170	262		262 dwellings. Site completed 2005/06.
New Road Great Barford (H18)	25		58	58 dwellings
Yelow Lane Sharnbrook (H19)	25	47		47 dwellings. Site completed 2005/06.
Clay Piece Sharnbrook (H20)	45	86		86 dwellings. Site completed 2004/05.
Luton Road Wilstead (H21)	50	92		92 dwellings. Site completed 2004/05.
Meadway Harrold (H22)	50	62		62 dwellings. Site completed 2005/06.
Cople Road Cardington (H23)	5		5	Permission for 5 dwellings.
West End Lane Elstow (H23)	3		3	Permission for 3 dwellings.
Pavenham Road Oakley (H23)	14	37		37 dwellings. 13 complete by 2005/06, Final 24 dwellings completed in 2006/7.
Sandy Lane Swineshead (H23)	2		2	No progress.
Keysoe Road Riseley (H23)	4	2	2	2 completed in 2001. No permission on the remainder of the site.
School Lane Roxton (H23)	5	8		8 dwellings. Site completed 2003/04.
Village Green Spring Lane Stagsden (H23)	6		6	No progress.
Newton Road Turvey (H23)	14	16		16 dwellings. Site completed 2000.
Old Pond House Upper Dean (H23)	2		2	No progress.
Church Lane Wymington (H23)	15	5		21 dwellings (but loss of 16 flats). Site completed 2001.
Cotton End (H23)	25	23		17 complete by 2005/06, final 6 dwellings completed in 2006/7.
Bedford Road Willington (H23)	5	2	3	6 dwellings. Loss of 1 dwelling. 2 complete 2006/7
TOTALS:	525	775	81	
		856		

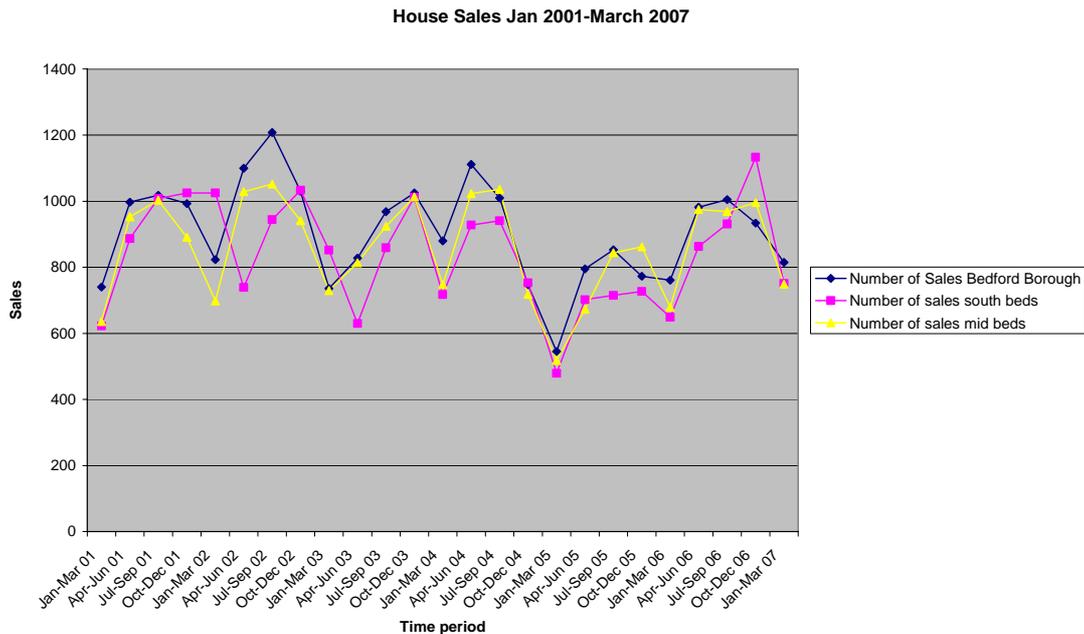
Housing Demand

5.15 As stated above, the Council has already put in place a substantial housing supply and is very advanced in the approval of further strategic sites which are vital to achieving the MKSM Strategy requirement for

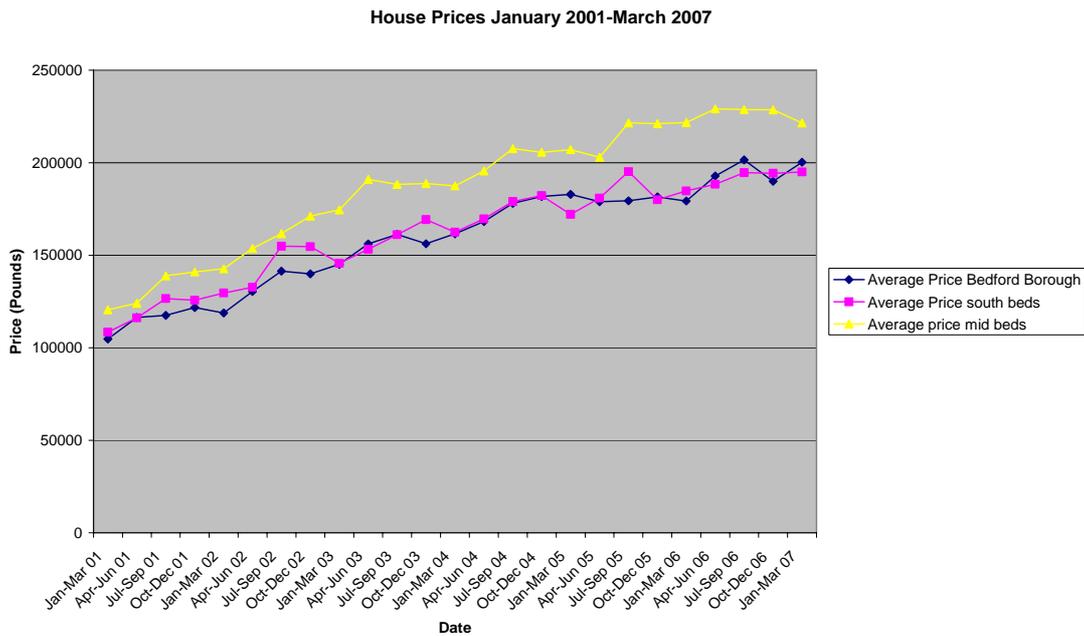
the growth area. Achieving the 988 completions per annum over the next 14 years will depend upon the housing market and the speedy delivery of housing by developers.

Housing Market

5.16 Trend in housing market sales over the last 12 months remain similar to the previous year. This pattern is repeated across the County. House Prices in the Borough have risen by approximately 10% in the last year.



(Source: Land Registry)



5.17 Longer term market prospects are much more difficult to predict. It is clear however that initiatives such as the revitalisation of Bedford town centre, infrastructure improvements and refocusing of the local economy towards high tech industries have the potential to impact positively on the Borough's housing market.

Indicator C2b: Percentage of new and converted dwellings on previously developed land
National Target: 60% of new housing should be on previously developed land Draft Regional Target: overall target of 60% of development on previously developed land
<p>Progress:</p> <p>Completed new dwellings (gross) = 401 dwellings Conversions of existing buildings (conversion of existing residential properties + dwellings created through change of use of existing non-residential building) = 16 + 58 = 74 dwellings Total gross dwellings = 475 dwellings, 60.2% on previously developed land</p> <p>The target of 60% has been achieved. (Source: Bedford Borough Council)</p>

Indicator C2c: Percentage of new dwellings completed at i) less than 30 dwellings per hectare (dph) ii) between 30 and 50 dph iii) above 50 dph
National Target: Minimum density requirement of 30 dwellings per hectare Draft Regional Target: housing development no less than 30 dwellings per hectare
<p>Progress:</p> <p>The following information is for dwellings on sites of more than 10 dwellings.</p> <p>i) 10.5% ii) 36.8% iii) 52.7%</p> <p>In total, housing developments on sites of over 10 dwellings have an average density of 48.56 dwellings.</p> <p>The average density figure clearly shows that the density target has been achieved on sites of more than 10 dwellings. (Source: Bedford Borough Council)</p>

Indicator C2d: Affordable housing completions
Draft Regional Target: Affordable housing provision to be monitored against the expectation that region wide 35% of permissions granted after the adoption of the RSS are affordable. Local Development Documents will set appropriate targets and policies for affordable housing based upon local needs assessments.

Local Target: Secure/deliver 200 new affordable homes per annum

Progress:

Total net annual housing provision = 456 dwellings

Gross additional affordable housing dwellings = 94

Net additional affordable housing dwellings = 94

The figures above show that 20.6% of the net annual dwellings completed were affordable. The Borough has also secured 1539 outstanding planning permissions for affordable housing on sites allocated in the Local Plan and Town Centre Area Action Plan in the Borough (this equates to 27.6% of permissions granted in the year 2006/07 on sites subject to the affordable housing policy). The target of 200 new affordable homes per year secured/delivered has been achieved as the Council has delivered 94 completed dwellings and secured a further 1539.

To have secured less affordable housing on these allocated sites would be detrimental to the achievement of the local and regional target and the delivery of affordable homes for the Borough's residents. Such an approach would have put at risk the Council's Housing Strategy and efforts to prevent homelessness. The medium to long-term future in terms of affordable housing supply is now secured.

(Source: Bedford Borough Council)

Housing Summary:

5.19 The following is a summary of the results from the core output indicators on housing:

- The Borough has completed 9,766 of the 16,200 dwellings required under the Structure Plan in the period 1991-2011. At the same time the Council has brought forward substantial housing supply through its Local Plan. Although the Structure Plan remains part of the Development Plan for the Borough until the East of England Plan is adopted, the housing requirement contained in the MKSM SRS has largely replaced the Structure Plan requirement. Its relevance is therefore limited.
- 2,433 dwellings have been completed in the growth area since 2001. To enable the MKSM Strategy requirement to be met, 988 dwellings will need to be completed per annum in the forthcoming 14 year period. The trajectory shows the potential for the delivery of 13,561 units in this period.
- The housing supply graphs show that the number of planning permissions has greatly increased from last year by approximately 5000 dwellings
- The delivery of housing will depend upon the housing market and the provision of infrastructure by developers.
- The target of 60% of completions on previously developed land has been achieved

- The average density target of 30-50 dwellings per hectare has been achieved.
- During the monitoring year there were 94 new affordable housing completions which were achieved through the planning process and a further 1,539 affordable dwellings were secured.

Transport

Indicator C3a: Amount of completed non-residential development within Use Class Orders A, B and D complying with car-parking standards set out in the Local Development Framework

National Target: PPG13 maximum car parking standards
Draft Regional Target: Comply with maximum standards in PPG13

Progress:

The Bedford Development Framework does not currently contain any parking standards or draft parking standards for use classes A, B and D. Saved Policy T15 of the adopted Local Plan states that in considering development proposals, the Borough Council will have regard to Supplementary Planning Guidance (SPG) on parking standards. The SPG was adopted in 1996. This guidance has not been updated to accord with national guidance published since that date. The Borough Council is currently working with the County Council to devise new car parking standards to provide up to date car-parking standards in place at the local level.

PPG13 standards are applicable to developments over 1000sqm for A and D2 uses and over 2500sqm for B1 uses. In the monitoring period, there was one completion of A1 over 1000sqm. 1195sqm were completed, with 75 associated parking spaces. This is below the maximum standard of 1 space per 14sqm which equates to 85 spaces. In the monitoring period, there were no completions over 2500sqm in use class B1.

(Source: Bedford Borough Council, Bedfordshire County Council)

Indicator C3b: Amount of new residential development within 30 minutes public transport time of: a GP, hospital, primary school, secondary school, areas of employment and a major retail centre(s)

Draft Regional Target: Increase the proportion of households with public transport access to core services

Progress:

The information has been collected from the sources below and processed using Accession Software. As public transport time varies according to the time of day, the following times were chosen:

GP/Hospital – 7am to 12pm weekday

School – 7am to 9am weekday (travel to school hours)

Areas of Employment – 7am to 10am weekday (commuting to work hours)

Major Retail Centres – 9am to 12pm weekday

The results were as follows:
 98% of the new dwellings were within 30 minutes public transport time of a GP surgery
 86% of the new dwellings were within 30 minutes public transport time of a hospital
 95% of the new dwellings were within 30 minutes public transport time of a lower school
 93% of the new dwellings were within 30 minutes public transport time of a middle school
 92% of the new dwellings were within 30 minutes public transport time of an upper school
 66% of the new dwellings were within 30 minutes public transport time of an area of employment
 48% of the development sites were within 30 minutes public transport time of a major retail destination

The above information is not comparable to the previous years' data as in the two previous years only sites of over 0.4 hectares in size were assessed.

(Sources: Bedford Borough Council and Bedfordshire County Council)

Indicator C3b has been completed using the following data:

Data	Source
New residential development	New housing completed in the monitoring period
GP/Hospital locations	NHS Gateway website
Schools locations	EduBASE from DfES
Major Retail Centres	Designated centres in the adopted Local Plan
Areas of employment	Information from ONS Table Counts of VAT Based Enterprises by Employment Size Band 2005, super output area middle layer.

Local Services

Indicator C4a: Amount of completed retail, office and leisure development

Target: n/a

Progress:

The information on completions for class B1 (a) is not available as many planning permissions and thus completions are not specific about which section of the B1 use class the permission relates (a, b or c).

Completions in the monitoring period over 100 sqm (gross internal floorspace):

B1 (a,b,c) 1022 sqm

B1/2/8 mix 891 sqm

A1 2154 sqm (trading floorspace 1845 sqm)

A2	440 sqm
D2	1755 sqm

(Source: Bedfordshire County Council and Bedford Borough Council)

Indicator C4b: Amount of completed retail, office and leisure development in town centres
Target: n/a
Progress:
<p>From the information in indicator C4a, the following completions were within the Town Centre. (Note: the 'Town Centre' is taken to be the boundary as in the adopted Local Plan).</p> <p>Employment: No B1 completions Retail: A2 gain 440 sqm (There were no A1 completions) Leisure: No completed D2 developments within the monitoring period.</p> <p>(Bedfordshire County Council and Bedford Borough Council)</p>

Indicator C4c: Amount and % of total open space managed to green flag award standards
Target: n/a
Progress:
<p>The total area of publicly accessible open space is 844ha. Informal Green Space 145 ha Natural Green Space 507 ha Parks and Gardens 166 ha Recreation Grounds 26 ha</p> <p>The total area of eligible space owned by the Borough Council is 435 hectares. The Priory Country Park and Bedford Park have been awarded a Green Flag award. Priory Country Park is 100ha in size and includes Riverside Meadows and Bedford Park is 25ha. Of the Borough Council owned space, approximately 28.7% space actually has a Green Flag award. This is 6.7% more than the previous year. (Source: Bedford Borough Council)</p>

Flood Protection and Water Quality

Indicator C7: Number of planning permissions granted contrary to the advice of the Environment Agency on either flood defence grounds or water quality
Draft Regional Target: Guide development away from flood plains, other areas at risk and areas that would increase flood risk elsewhere
Progress:
In the monitoring period, no planning permissions have been granted contrary

to Environment Agency advice.
(Source: Bedford Borough Council)

Biodiversity

Indicator C8: Change in areas and populations of biodiversity importance, including

- i) change in priority habitats and species (by type) and
- ii) change in areas designated for their intrinsic environmental value including sites of international, regional, sub-regional or local significance

Draft Regional Target: East of England Priority habitats targets

Local Target: Biodiversity Action Plan targets

Progress:

The following information provides baseline statistics against which future changes can be monitored.

- i) Priority habitats and species that are present in the Borough (the list includes national priority habitats and species and those identified as local priorities by the Bedfordshire and Luton Biodiversity Forum):

Habitats:

Ancient and/or species rich hedgerows
Cereal field margins
Coastal and floodplain grazing marsh
Eutrophic standing waters
Lowland calcareous grassland
Lowland Meadows
Lowland wood pasture and parkland
Reedbeds
Lowland mixed deciduous woodland
Wet woodland
Marshy grassland, marsh and swamp (local priority)

Species:

Great crested newt
Skylark
Linnet
Reed bunting
Spotted flycatcher
Tree sparrow
Grey partridge
Bullfinch
Turtle dove
Song thrush
Water vole
Barbastelle bat
Brown hare
European otter
Pipistrelle bat
Fine lined pea mussel
Bordered gothic moth
Common fat foot moth
Pale shining brown moth
Argent and sable moth
Shepherds needle
Spreading hedge parsley
All bat species (local priority)
Grey mouse-ear (local priority)
Spined loach (local priority)

- ii) The Borough does not contain any internationally designated areas and there are no designated sites of regional or sub-regional significance.

The following Sites of Special Scientific Interest are of national significance and are statutorily protected. No new SSSI have been designated in the reporting period.

The following Local Nature Reserves are of local significance and are statutorily protected. One new LNR has been proposed in the reporting period at Harrold Odell Country Park (57ha). It is hoped that confirmation of this designation will be received in the 07/08 reporting period.

(Source: Bedfordshire County Council, English Nature, www.bedsbionet.org.uk)

Local Nature Reserves: Bromham Lake (10.86ha) Brickhill Allotments/Park Wood (5.2ha) Browns Wood (6.04ha) Fenlake Meadows (19.14ha) Hill Rise (0.86ha) Mowsbury Hill (2.76ha) Putnoe Wood (10.34ha) TOTAL – 55.2ha	SSSI: Biddenham Pit (0.43ha) Felmersham Gravel Pits (21.52ha) Hanger Wood (23.94ha) Odell Great Wood (85.95ha) Swineshead Wood (21.86ha) Stevington Marsh (7.62ha) Tilwick Meadow (2.57ha) Yelden Meadows (2.84ha) TOTAL – 166.73ha
--	--

The Borough also contains county wildlife sites, these are listed below. These sites are of local importance and are not statutorily protected. No new CWS were designated in the reporting period and no existing CWS were lost.

County Wildlife Sites: Astey Wood Austin Cannons Meadow Barwick Wood Biddenham Pit (also SSSI) Birchfield Farm Meadows Bolnhurst Churchyard Bowels Wood Bromham Lake (also LNR) Bromham Park Bromham Water Meadows Brownage and Louse Acre Woods Brown's Wood (also LNR) Bushmead Big Wood Bushmead Bushmead Meadows Carltonhall Wood Castle Dairy Farm Meadows Chapel End Meadows, Wilstead Chellington Hill Farm Claphampark Wood Cleat Hill	Mill Rise, Turvey Milton Ernest Pits Molliver's Wood Mowsbury Hill New Wood Newton Gorse Newton Gorse Green Lane Newton Park Grassland Northwood Lane Meadows Nun Wood Odell Great Wood Palaceyard Wood Park Wood Pavenham Meadow Penn and Worley's Woods Pippin Wood Priory Country Park Priory Park Railway Putnoe Wood Radwell Pits Ransom's Wood Round Wood, Sharnbrook
---	--

<p>Cockle Spinney Colworth Thicket Cople Pits Coxfield Farm Grassland Dungee Wood and Odell Plantation Elstow Pit Exeter Wood Felmersham Gravel Pits (also SSSI) Felmersham Marshy Meadow Fenlake Meadows (also LNR) Forty Acre Woods Forty Foot Lane (West) Forty Foot Lane Foster Hill Road Cemetery Francroft Wood Freer's Wood Galsey Wood Great and Little Early Groves Great and Little Woods, Ravensden Great Barford House Grassland Great Hayes Wood Great Oaks Wood Halsey Wood Hammerhill Farm Meadow Hanger Wood and Oxleys Harrold Country Park Harrold Lake High Farm Meadow Hinwick Roman Road Hobbs-Green Wood Holywell March Honeydon Road Verge Hook and Home Woods Hoked Lane Meadows How Wood Judge's Spinney Kangaroo Meadow Kempston Hardwick Pit Kempston West End Kempston Wood Keysoepark Wood Lady Wood Lambert's Spinney Little Barford Little Catsey Wood Manor Wood Melchbourne Park Melchbourne Woods</p>	<p>Salem Thrift Sandye Lane Sharnbrook Castle Close Sharnbrook Summit Spanoak Wood and Tilbrook Bushes Spencer's Wood St. John's Station St. Macute's Wood Stevington Marsh Stevington Meadow Swineshead Wood Temple Wood Templegrove Spinney The Slipe Thurleigh Cutting Tilwick Meadow (also SSSI) Tilwick Wood Turvey – Bromham Disused Railway Twin Wood West Wood Wilden Road Verges Willington Moat Wilstead Meadows Wilstead Wood Wootton Wood Wyboston Pits Wymington Meadow Yarl's Wood Yelden Field Yelden Meadows Yelnow Lane Begwary Brook Pits (also in Mid Bedfordshire) Coronation Pit (also in Mid Bedfordshire) Great Barford Gravel Pits (also in Mid Bedfordshire) Keyse's Spinney (also in Mid Bedfordshire) Old Warden Disused Railway (also in Mid Bedfordshire) River Great Ouse (also in Mid Bedfordshire) Rookery Clay Pit (also in Mid Bedfordshire) Sheerhatch Wood (also in Mid Bedfordshire)</p>
--	---

Regionally Important Geomorphological Sites (RIGS) have been designated during the monitoring period. Two are found in Bedford Borough. These are

locally defined, non-statutory sites.

Bromham Bridge RIGS

Quest Pit RIGS

Identifying and monitoring appropriate biodiversity monitoring information remains a priority for the countywide monitoring group, though progress on agreeing a countywide procedure is slow owing to the lack of clarity regarding the government's expectations in respect of this indicator. The council continues to work with colleagues both in the county and at regional level to identify an appropriate monitoring framework. Notably progress at regional level is also slow in respect of biodiversity monitoring.

Progress will continue to be made over the coming year and it is hoped that by the next AMR we will be in a position to report on changes in the habitats, species and areas as a result of development.

Renewable Energy

Indicator C9: Renewable energy capacity installed by type

National Target: Generate 10% of electricity from renewable energy sources by 2010 and 20% by 2020 (excluding offshore wind)

Draft Regional Target: Installed capacity for renewable energy 1192 MW by 2010 and 4250 by 2020

Regional Target: 14% of electricity from renewable energy sources by 2010

Local Target: Bedfordshire targets for 2010 – Wind 64 GWh, Biomass 200 GWh, Landfill 303 GWh, Photovoltaics 7.7 GWh.

Progress:

Clear Skies grant scheme:

2003/04 = 6,270 kWh pa (6 x solar water heaters)

2004/05 = 14,630 kWh pa (14 x solar water heaters)

2005/06 = 15,821 kWh pa (1 x ground source heat pump)

2006/07 = 5,612 kWh pa (4 x solar water heaters)

This equates to a total capacity of 42,333 kWh pa.

Planning Permissions 2006/07:

05/01651/FUL two solar panels = 2,255 kWh pa

06/00149/CCO micro wind turbine = estimate 500 to 1,200 kWh pa

06/00877/LBC four solar panels = estimate 3,200 kWh pa

06/02834/FUL micro wind turbine = estimate 500 to 1,200 kWh pa

05/02539/FUL solar panel = estimate 800 kWh

06/02698/FUL four solar panels = estimate 3,200 kWh pa

05/00579/FUL four solar panels = 2,695 kw pa

This equates to a total capacity of at least 13,150 kWh pa

The Planning Authority will continue to monitor the planning permissions granted that include elements of renewable energy generation. The information collected from planning applications should be improved in forthcoming years, following the introduction of the new 1APP planning application forms in April 2008.

(Source: Bedford Borough Council)

5.20 The following indicators (L1a to L1e) were suggested by the Government Office for the East of England.

Gypsies and Travellers Indicators

Indicator L1a: Number of authorised public and private sites (both permanent and transit) and numbers of caravans on them over the period monitored, and any changes during the period.

Target: n/a

Progress:

There is one authorised site at Kempston Hardwick. There were 21 caravans at October 2007 (no count was undertaken in 2006/07). This is 1 less than 2005/06. There are no private sites.
(Source: Bedford Borough Council)

Indicator L1b: The number of unauthorised sites and numbers of caravans on them (broken down if possible by unauthorised encampments, i.e. roadside encampments, and unauthorised developments i.e. land owned by the occupant without planning permission) and any known changes during the period.

Target: n/a

Progress:

In the monitoring period there was no unauthorised development. There have been a number of temporary unauthorised encampments on park and amenity land in urban locations.
(Source: DCLG)

Indicator L1c: Details of any permission granted for new public or private sites, or expansion of existing sites, during the monitoring period; and any other unimplemented permissions outstanding at the end of the period.

Target: n/a

Progress:

There are currently no unimplemented planning permissions for gypsy and traveller sites in the Bedford Borough. In the monitoring period, no planning applications for public or private gypsy and traveller sites were received.
(Source: Bedford Borough Council)

Indicator L1d: Progress of any work to assess the housing needs of Gypsies and Travellers in accordance with the requirements of housing legislation and planning policy. If none is underway when this is anticipated to be undertaken and the nature of this work i.e. countywide assessment or jointly with neighbouring authorities.

Target: n/a

Progress:

A 'Gypsy and Traveller Accommodation Needs Assessment' for the Bedfordshire and Luton sub-region was completed in October 2006. The study identified a need of 74 additional pitches to be provided across the County in the period 2006-2011 with up to 10 of these being provided in Bedford Borough. The RSS single issue review for planning for gypsy and traveller accommodation (issues and options May 2007) states between 12 and 15 pitches are needed. The Allocations and Designations DPD will seek to allocate pitches to meet this identified need.
(Source: Gypsy and Traveller Accommodation Assessment)

Indicator L1e: More generally, an assessment of the use and performance of existing development plan policies on this issue.

Target: n/a

Progress:

Policy H35 of the adopted Local Plan states criteria against which proposals for the establishment of gypsy sites will be considered.

In the monitoring period no planning applications were received that required the use of Policy H35.

The Council's Core Strategy and Rural Issues Plan (submitted July 2006) contains a policy on accommodation for gypsies, travellers and travelling show people which is proposed to replace Policy H35 when the plan is adopted.

(In September 2007 the Secretary of State's Direction deleted Policy H35 from the Local Plan).

(Source: Bedford Borough Council)

Summary

5.21 The following is a summary of the data collected for the Core Output Indicators:

- Employment development has predominantly been in the B8 use class
- A small amount of employment land has been lost to residential development (0.72 ha)
- The majority of employment permissions are in use class B1 and for mixed uses B1/2/8
- Further consideration must be given to the provision/allocation of additional employment sites in the Growth Area
- The number of dwellings built has not met the Structure Plan and MKSM Strategy targets for the period. The housing supply position remains strong with potential for 13,561 dwellings in the next 14 year period.
- Targets have been met in relation to affordable housing provision, amount of new housing on previously developed land and housing density

- Over 90% of new homes are within 30 minutes public transport time of a hospital, lower, middle and upper schools
- There has been over 2000sqm of retail floorspace completed
- There has been over 1000sqm of business floorspace completions
- All A2 completions were within the town centre
- Of the Borough Council owned open spaces, approximately 28.7% space actually has a Green Flag award. This is 6.7% more than the previous year.
- No planning permissions have been granted contrary to Environment Agency advice
- The Council continues to work with colleagues both in the county and at regional level to identify an appropriate monitoring framework for changes in biodiversity.
- The clear skies grant scheme has installed renewable energy sources with a capacity of 42,333 kWh pa, with totals rising each year
- Planning permissions for both solar panels and wind turbines have been installed this year, contributing to renewable energy generation
- A need has been identified for up to 15 additional gypsy and traveller pitches in the Borough
- Local parking standards need to be updated

5.22 The following actions are to be taken to ensure the AMR is improved for next year:

- Planning permissions that include elements of renewable energy generation will be monitored through the new 1APP planning application forms
- Further progress needs to be made and agreed by the Countywide monitoring group to collect the biodiversity information required

6. Local Output Indicators

- 6.1 The purpose of local output indicators is to measure whether the objectives of the Local Plan and adopted documents within the Bedford Development Framework are being achieved.
- 6.2 In this report, the local output indicators have been chosen to measure the objectives of the current 'saved' policies in the Local Plan. The choice of local output indicators reflects the availability and quality of existing data sources and their relevance to the local area.
- 6.3 This report also addresses the documents of the Bedford Development Framework that have been adopted in the period 1st April 2006 to 31st March 2007. In the previous monitoring period three Supplementary Planning Documents were adopted, they will be monitored for the first time in this AMR.
- 6.4 Local output indicators monitor local issues and circumstances. The indicators will be developed over time, to reflect changing policy and the availability of resources. Local output indicators will be used to examine medium-term trends. The combination of core and local output indicators will ensure a robust assessment of policy implementation.
- 6.5 Some indicators have targets. All the targets that are relevant to Bedford Borough are listed in Appendix D, and reproduced against the relevant indicators.

Local Plan Indicators

- 6.6 The following indicators have been chosen as they are considered to be an appropriate measure of whether the overall aims of the Local Plan are being met. The aims of the Borough's development strategy are set out in paragraph 2.18 of the Local Plan.
- 6.7 **Aim 1: To move towards more sustainable forms of development – ensuring that development meets the needs of the present without compromising the ability of future generations to meet their own needs.**

Indicator L2: On sites of over 10 dwellings, those granted planning permission in the monitoring period, which meet car parking standards

Local Target: Car parking density of up to 70 car spaces per hectare in residential developments

Progress:

PPS3 states that planning authorities should 'develop residential parking policies'. In addition the Manual for Streets, published in 2007, contains national guidance on the efficiency of different types of parking arrangements. The document does not provide a guideline figure of parking spaces per

dwelling, a method previously used in PPG3.

The table below shows planning permissions granted in the monitoring period. The table shows that in the monitoring period parking provision was 1.12 per dwelling. Even with visitor spaces taken into account, the parking provision remained under 1.5 at 1.31 per dwelling.

Local Plan saved Policy BE35 states that car parking in new residential development should be at a density of up to 70 car spaces per hectare. The table below shows that a total density of 113.95 spaces per hectare was achieved (this figure includes visitor spaces). However, as this target pre-dates the publication of the national guidance on housing densities and the Manual for Streets (which does not include a target) in the Council's opinion this target is no longer appropriate. The Borough council is currently working with Bedfordshire County Council to devise new car parking standards. It is anticipated that these new standards will replace the target in policy BE35.

(Source: Bedford Borough Council)

Table for Indicator L2

New Planning Permissions 2006/07	Site Area (ha)	Gross dwellings	Car spaces	Visitor spaces	Total spaces	Spaces per dwelling	Spaces per whole site	Spaces per hectare
Bedford Urban Area Sites								
05/01383/FUL	0.19	24	24		24	1	1	126.32
06/01766/MAF	0.34	104	83		83	0.8	0.8	244.12
03/01928/FUL	2.49	260	274	40	314	1.04	1.21	126.10
05/00598/FUL	0.6	153	109		109	0.71	0.71	181.67
05/02153/FUL	0.18	33	28		28	0.85	0.85	155.55
06/00867/FUL	0.1	12	12		12	1	1	120
06/03282/MAF	0.23	20	20		20	1	1	86.96
04/02647/FUL	0.09	15	15		15	1	1	166.67
06/01804/OUT	0.3	10	18		18	1.8	1.8	60
Village Sites								
06/01360/REM	2.83	58	163	3	166	2.81	2.86	58.66
05/00338/FUL	0.49	10	36		36	3.60	3.60	73.47
TOTALS	7.84	699	782		825			
Total site spaces per hectare (825/7.84) = 113.95				Total spaces per dwelling (825/699) = 1.31				
Spaces per dwelling (782/699) = 1.12								

Indicator L3: Level of proposed transport infrastructure set out in the RSS and LTP2 that has been achieved

Draft Regional Target: Deliver the transport investment priorities identified as currently programmed (A421 dualling, Bedford western bypass, railway station improvements)

Progress:

Proposals in Draft RSS (December 2006):

Scheme	Funding	Target Date
1 A421 duelling Bedford to	Highways Agency	Finish 2010

	M1 junction 13		
2	Bedford Western Bypass	Developer Funded	Finish 2008/09
3	Elstow (Wixams) Station	Developer Funded	Under consideration for the period to 2010/11
4	Bedford Railway Station Improvements	Growth Areas Fund	Under consideration for the period 2011/12 to 2015/16

Achievement at 31st March 2007:

1. Committed and the preferred route has been determined and the contract let. Public Inquiry December 2007.
2. Planning permission implemented, funding agreement with English Partnerships completed. Works to start November 2007.
3. Planning permission granted. Funding deficit of £7m. No design has been agreed. Renaissance Bedford involved, with other key stakeholders, in moving the project forward.
4. Policy framework in place through the submitted Town Centre Area Action Plan (July 2006).

Programmed Schemes in Local Transport Plan 2006/07 – 2010/11:

Scheme	Project Lead	Target Date
1 A421 Improvements Bedford to M1	Highways Agency	Finish 2010/11
2 A6 Wixams Re-Alignment	Developer Led (some public sector funding)	Finish 2006/07
3 Bedford Western Bypass A421-A428	County Council and English Partnerships led (with subsequent Developer Contributions)	Finish 2009/10 with low risk
4 Bedford Western Bypass A428-A6	Currently Developer Led	Finish 2011/12 with high risk
5 East-West Rail Oxford/Aylesbury to Bedford	East West Rail Consortium	Under consideration to 2010/11
6 Wixams Station	Developer Led (some public sector funding) and Growth Area Fund	Under consideration to 2010/11
7 Bedford Town Centre Improvements including River Bridge	Local Transport Plan	Under consideration to 2014/15
8 Bedford Midland Road Rail Station Improvement	Developer Led (some public sector funding)	Under consideration to 2015/16
9 Park and Ride	Local Transport Plan	Finish Biddenham

	(Biddenham and Clapham)		2010/11 and Clapham 2011/12
<p>Achievement at 31st March 2007:</p> <ul style="list-style-type: none"> i) See RSS achievements above. ii) Under construction. iii) See RSS achievements above iv) See RSS achievements above v) English Partnerships now involved. Consultants appointed to develop operating and business case for the western section. To be presented to Network Rail and DoT early 2008. vi) See RSS achievements above. vii) Transportation Study underway in order to support major transport scheme bid (LTP) viii) Masterplanning exercise underway ix) Biddenham Section 106 signed, Land North of Bromham Road not signed. <p>(Source: Local Transport Plan, Draft RSS and Bedford Borough Council)</p>			

<p>Indicator L4: Proportion of development within the growth area and rural area</p>
<p>Draft Regional Target: To concentrate development on the main regional and sub-regional cities and towns</p>
<p>Progress:</p> <p>Housing development:</p> <p>Growth Area 396 net dwellings (86.8% of total net dwellings) Rural Area 60 net dwellings (13.2% of total net dwellings)</p> <p>Housing supply (outstanding planning consents):</p> <p>Growth Area 7,628 dwellings (96.6% of total supply) Rural Area 270 dwellings (3.4% of total supply)</p> <p>Housing supply (outstanding planning consents and resolutions to grant subject to s106)</p> <p>Growth Area 7628+3193=10,821 dwellings (97.4% of total supply) Rural Area 270+19=289 dwellings (2.6% of total supply)</p> <p>Employment Development:</p> <p>Growth Area 2.92 hectares net Rural Area 4.21 hectares net</p> <p>Employment land supply (outstanding planning consents):</p> <p>Growth Area 42.84 hectares gross (54.5% of total supply) Rural Area 35.70 hectares gross (45.5% of total supply)</p> <p>Housing development in the monitoring period has been more prevalent in the growth area than other areas of the Borough. The development in the growth area has increased since 2004/05. Outstanding planning consents for housing clearly show that the focus for future development is in the growth</p>

area. Thus it is anticipated that the target will be achieved in the future.

In contrast to the last monitoring period, around 87% of employment development has taken place in the growth area, the majority of this in allocated employment areas.

The outstanding planning consents for employment development show that approximately 40ha of land has permission in the growth area and approximately 36ha has permission in the remainder of the Borough, a rough 50/50 split.

However adding those sites where planning permission is now granted subject to the signing of S106 agreements and remaining allocated sites without planning permission increases the potential in the growth area to 70.4ha whilst the figure for the remaining part of the Borough remains at 36ha.

These figures support the Council's emerging strategy which is to focus development in Bedford, Kempston and the Northern Marston Vale but also highlights the need to allocate additional sites in this area in order to provide for the required quantity and quality of employment growth to 2021.

(Source: Bedford Borough Council)

6.8 Aim 2: To protect and enhance the existing built and natural environment and the landscape – giving greater emphasis to improving environmental quality and the conservation of existing assets.

Indicator L5: Percentage of land in nationally important wildlife sites (Sites of Special Scientific Interest) which are in favourable condition

National Target: Bringing into favourable condition by 2010 95% of all nationally important wildlife sites

Progress:

Land designated SSSI – 166.73 hectares
SSSI in favourable condition – 118.50 (71.1%)

The number of sites in favourable condition has not yet met the target of 95% by 2010. Since 2004/05 there has been a decrease of 3.14% of land in favourable condition. Of the land in unfavourable condition, 21.52 hectares are recovering and just 5.51 hectares are declining.

(Source: Natural England September 2007)

Table for Indicator L5:

SSSI site	Main habitat	Size (hectares)	Condition
Biddenham Pit	Earth heritage	0.13 + 0.30	100% favourable
Felmersham Gravel Pits	Standing open water and canals	21.52	100% unfavourable recovering
Hanger Wood	Broadleaved, mixed	21.31 + 2.63	100% favourable

	and yew woodland-lowland		
Odell Great Wood	Broadleaved, mixed and yew woodland-lowland	18.72 + 13.68 + 31.49 + 22.06	84% favourable 16% unfavourable no change
Stevington Marsh	Neutral grassland-lowland	4.68 + 2.94	61% unfavourable no change 39% unfavourable declining
Swineshead Wood	Broadleaved, mixed and yew woodland-lowland	9.01 + 12.85	100% favourable
Tilwick Meadow	Neutral grassland-lowland	2.57	100% unfavourable declining
Yelden Meadows	Neutral grassland-lowland	2.84	100% unfavourable no change

Indicator L6: Increase in areas of woodland in the growth area

Draft Regional Target: Increase woodland cover

Progress:

Two areas of planning have taken place in Bedford's Green Gateway, to the south-west of Bedford, between Kempston and Wootton.

Wiles Wood: 11ha of new community woodland, approx. 18,500 native trees and shrubs planted, of which around 11,000 were planted via 11 community and corporate tree planting events involving over 1,100 people.

Land at The Kill: 4.75ha of new community woodland, approx. 8,350 native trees and shrubs planted. An adjacent area of 1.22ha of ridge & furrow pasture has not been planted due to its heritage value, and is now being grazed sympathetically to help conserve this value.

(Source: Forest of Marston Vale)

Indicator L7: Listed buildings at risk

Target: Decrease numbers of listed buildings at risk

Progress:

2007 – 1 entry on the national at risk register (Cardington Air Shed No. 1 grade II*)
2006 – 1 entry on the national at risk register (Cardington Air Shed No. 1 grade II*)
2005 – 2 entries on the national at risk register (records grades I and II* only)
2004 – 24 entries on the local at risk register
2000 – 33 entries on the local at risk register

The number of listed buildings at risk has fallen in the period 2000 to 2007 and thus the target is being met.

(Source: Bedford Borough Council, English Heritage)

Indicator L8: Household and commercial waste recycling

Draft Regional Target: Recycle/recover 50% of municipal waste by 2010 and 70% by 2015

Draft Regional Target: Recycle/recover 72% of commercial and industrial waste by 2010 and 75% by 2015

Draft Regional Target: Eliminate the landfilling of untreated municipal and commercial waste by 2021

Draft Regional Target: reduce waste arisings per head and reduce overall waste growth to 1% pa by 2010 and 0.5% pa by 2020

Local Target: Improve recycling performance to meet government targets

Progress:

Household Waste

2006/07 – Total waste 73,020.48 (14.26% dry recycling plus 12.97% composted = 27.23%)

The Borough Council is making further progress towards increasing household waste-recycling. The recycling of household waste has increased significantly from 17.5% in 2004/05 to 27.23% in 2006/07.

Commercial and Municipal Waste

2006/07 – Bedfordshire County Council – municipal waste arisings = 219,055 tonnes (147,693 landfilled, 96 incineration with EfW, 71,308 recycled/composted)

2005/06 – Commercial waste 10,868 tonnes (Bedfordshire County). Figures are not available for Bedford Borough. 100% of commercial waste was landfilled as it could be contaminated. (Source: Bedfordshire County Council)

In 2006/07 32.6% of municipal waste in the County was recycled/recovered. This is 17.4% off the target of 50% by 2010.

Residual waste arisings per head in the Borough are stated as 347 (Source: DEFRA Municipal Waste Management Statistics 2006/07).

Bedfordshire County Council has produced an SPD 'Managing Waste in New Developments' (April 2006). The guidance states that for developments of 10 or more dwellings, a waste audit statement should be submitted. The purpose of the document is to give guidance to developers that will increase the recycling of construction waste, reduce the amount going to landfill and ensure that developments are designed so that occupiers are encouraged to recycle more of the waste they produce. This indicator will be used to determine whether the SPD has led to an increase in recycling.

(Sources: Bedford Borough Council, DEFRA Municipal Waste Management Statistics 2006/07)

6.9 Aim 3: To meet the needs of the borough's residents – enabling the provision of sufficient houses, jobs and other facilities

Indicator L9: Percentage of affordable houses secured on sites of 25 or more dwellings
Draft Regional Target: Affordable housing provision to be monitored against the expectation that region wide 35% of permissions granted after the adoption of the RSS are affordable. Local Development Documents will set appropriate targets and policies for affordable housing based upon local needs assessments.
<p>Progress:</p> <p>In the monitoring period, there have been 6 new planning permissions granted for sites of 25 or more dwellings.</p> <p>Site: Britannia C, 260 dwellings, 68 of which will be affordable = 26% affordable</p> <p>Site: BT site, 153 dwellings, 51 of which will be affordable = 30% affordable</p> <p>Site: Biddenham Loop, 2750 dwellings, 825 of which will be affordable = 30% affordable</p> <p>Site: Castle Lane, 104 dwellings, 16 of which will be affordable = 15.4% affordable</p> <p>Site: Wixams (S106 agreement), 2250 dwellings, 562 of which will be affordable = 25% affordable</p> <p>Site: Great Barford, 58 dwellings, 17 of which will be affordable = 29.3% affordable</p> <p>A total of 1539 extra affordable homes have been secured, this equates to 27.6% of all new planning permissions granted for sites of 25 or more dwellings. (Source: Bedford Borough Council)</p>

Indicator L10: % of households in the urban area within 400m of a quarter hourly bus service
Target: Increase levels of public transport accessibility
<p>Progress:</p> <p>Data is not available for 2006/07. If the information is unavailable next year, an alternative indicator should be considered. (Source: Bedfordshire County Council)</p>

Indicator L11: Rural households within 13 minutes walk of an hourly bus service
Target: Increase levels of public transport accessibility
<p>Progress:</p> <p>Data is not available for 2006/07. If the information is unavailable next year, an alternative indicator should be considered. (Source: Bedfordshire County Council)</p>

6.10 Aim 4: To maintain and enhance the economic and social well being of the Borough – by attracting additional investment and

encouraging the full use of existing resources

Indicator L12: Number of participants in higher education
Target: n/a
Progress: 2001 Census – 4,714 aged 18-74 and 3,127 aged 16-17 This is 0.73% of the people aged 16-74 in the Borough. (Source: 2001 Census)

Indicator L13: Self employment rates
Target: n/a
Progress: Jan 06-Dec 06 – 9,800 self employed 2005/06 – 12,300 self employed 9,800 people is 12.5% of the economically active workforce, and less than the previous year. This is 200 less people than in 2004/05. (Source: Nomis)

Indicator L14: Numbers of jobs created in the Borough
Draft Regional Target: Indicative target of 27,000 net growth in jobs Bedford/Mid Beds 2001-21 (16,000 Bedford Borough, 11,000 Mid Beds)
Progress: Mar 2001-Feb 2002 = 75,000 people employed Mar 2002-Feb 2003 = 78,000 people employed Mar 2003-Feb 2004 = 76,500 people employed Jan 2004-Dec 2004 = 76,800 people employed Apr 2004-Mar 2005 = 76,400 people employed Apr 2005-Mar 2006 = 80,600 people employed Jan 2006-Dec 2006 = 76,000 people employed According to Nomis data, in the period 2001 to 2006 the number of people employed in the Borough increased by 1,000 to 76,000. However, the yearly figures do not show a gradual increase, indeed they fluctuate significantly from year to year. This is due to the unreliability of the data which is based on the Annual Business Inquiry (ABI), a sample survey which does not seek to provide accurate employment numbers by authority area. What we can conclude from the above figures is that the trend is of a general increase in jobs from the 2001 base date. At present, there is no better information available to show job growth by local authority area. (Source: Nomis)

6.11 Aim 5: To protect and enhance Bedford's role within the sub-region – encouraging the town centre to develop a stronger competitive edge and identity, together with improved attractiveness and convenience

Indicator L15: Percentage of vacant units within the primary shopping area of Bedford town centre

Target: n/a

Progress:

5.4% vacant units in 2006/07.
This is 0.4% higher than in 2004 and 2005/06.
(Source: Bedford Town Centre Company)

Indicator L16: Traffic levels in the town centre

Draft Regional Target: To increase the proportion of journeys made by public transport and walking, cycling and other non-motorised transport

Progress:

No information is available for the period 2006/07.

The 2004/05 annual average daily traffic flow:
A428 St Peters Street – 21,899
A6 High Street – 19,761
Prebend Street – 27,577

In second week of September 2005 average daily traffic flow:
Prebend Street – 29,286

Monitoring shows that traffic levels on Prebend Street have increased by over 1700 vehicles. However, the data for 2005 is not an annual average and only represents one week so the data is not directly comparable. Traffic levels will vary each week depending upon many variables (weather, school holidays, market day etc).

(Source: Bedford Borough Council, Bedford County Council)

Indicator L17: Footfall levels in the town centre

Target: n/a

Progress:

Footfall per week on Midland Road:
2002 – 78,000
2003 – 81,000
2004 – 111,000
2005 – 115,000
2005/06 – 117,000
2006/07 – 119,000 (attributed to the opening of Primark store)

The footfall levels continue to rise, which signifies that the popularity of the town centre is increasing.

(Source: Bedford Town Centre Company)

6.12 Aim 6: To improve the quality of life for the Borough's residents – combating pollution, creating additional facilities and ensuring access for all

Indicator L18: Securing local standards for open space provision
National Target: Local Authorities must set robust local space standards
Progress: The Bedford Open Space Study (PPG17 Study) is being published to support the Allocations and Designations DPD which will include local open space standards. The implementation of local standards will be monitored by assessing planning permissions granted. Additionally a Greenspace Strategy is being prepared which will give additional detail on the quality of open spaces in the Borough and opportunities for improvement both in qualitative and quantitative terms. (Source: Bedford Borough Council)

Indicator L19: Designated air quality management areas
National Target: Meet national air quality targets for 13 different pollutants Local Target: Monitor air quality against national targets and prepare Action Plans
Under the provisions of the Environment Act 1995 Part IV Section 83(1) Air Quality Management Areas (AQMAs) have been declared as follows – AQMA Order No 1, May 2005 – sulphur dioxide, Stewartby. AQMA Order No 2, June 2005 – nitrogen dioxide, Prebend Street, Bedford AQMA Order No 3, June 2005 – nitrogen dioxide, High Street, Bedford AQMA Order No 4, June 2005 – nitrogen dioxide, Bedford Road, Great Barford. In line with the continuing duties of the Environment Act, Bedford Borough Council commissioned the Environmental Research Group at Kings College London to produce a Progress Report and updated monitoring data on local air quality. In 2006 Bedford Borough Council also commenced the third round of Review and Assessment with an Update and Screening Assessment. The purpose being to re-examine the local air quality within the whole Borough to establish if there had been any changes since the second round of Review and Assessment which could threaten air quality elsewhere in the Borough other than those areas where AQMA's have been previously declared. Following this two Further Assessments were completed to characterise the source of the pollution so as to enable effective targeting within the Action Plans. Following findings of the Council's 2006 Updating and Screening Assessment a Detailed Assessment has also been completed as the next step of the Local Air Quality Management process. The earlier screening assessment identified other parts of the borough which may exceed the government's annual mean. The purpose of this report was therefore to provide an accurate assessment of the likelihood of the objective being exceeded at locations with

relevant exposure. The January 2007 Detailed Assessment identified that further AQMA's for London Road, Goldington Road, and Newnham Avenue Area need to be declared. The report also identified the need to continue monitoring on Ampthill Road.

The A421 Great Barford Bypass was opened to traffic in August 2006 and will greatly reduce traffic flows within Great Barford thus dramatically reducing nitrogen dioxide exceedences within the declared AQMA Number 4. The Council is looking to revoke this AQMA in due course.

A Bedford – Kempston Western Bypass is also proposed as a necessary element of infrastructure to deliver strategic housing development. This is expected to reduce through-traffic within Bedford town centre when it is completed and therefore reduce excess nitrogen dioxide within the two town centre declared AQMA's (Numbers 2 and 3). Construction work on the Western Bypass will commence in 2007 and the road is expected to open in 2008/09.

The Borough Council currently operates one real time monitoring station measuring Sulphur Dioxide in Stewartby. Two more real time monitoring stations are in the process of being installed in the existing AQMA's in Prebend Street and High Street and will monitor Nitrogen Dioxide as appropriate.

Bedford Borough Councils next steps are to produce Action Plans for the AQMA's in the 2007/08 monitoring period which will detail the measures the Borough and its partners are taking to help improve the Air Quality of Bedford. A Progress Report will be completed in 2008 on the achievements made following the Action Plan. A Further Assessment will also need to be completed further to the new AQMA's being declared.

(Source: Bedford Borough Council)

6.13 Aim 7: To improve the quality of new development within the borough – striving for a noticeably higher standard of design and finish in all developments and in the sensitivity of their setting

Indicator L20: Quality of new development in terms of design and landscaping and respecting local character

Target: n/a

Progress:

As part of the Service Plan to improve performance monitoring it is intended to hold a Planning Tour for both Members and Officers in order to review the outcomes of recent decisions. This will explore design quality, landscaping and local character issues.

In order to achieve continuing professional development of staff, all development control staff attended a design training course undertaken by an external provider (CREATE MK).

The Council continues to implement its 'Project Management Protocol' for major housing development sites. This provides pre-application agreed standards and principles for large projects with the intention of identifying potential problems, producing better quality developments and improving the speed of decisions and delivery.

The Council, in collaboration with developers, continues to produce design guidance and design codes for the major development sites identified in the Local Plan.

(Source: Bedford Borough Council)

Indicator L21: Number of empty homes brought back into use

Local Target: 30 empty homes per annum to habitable standards and ready for occupation

Progress:

In the monitoring period, 127 empty homes were brought back into use. The target of 45 homes brought back into use for 2006/07 per annum has been exceeded. The target for 2007/08 is 75. The Council is achieving a consistent supply of previously empty homes being brought back into use due to a range of new initiatives. The Council has increased the number of empty homes brought back into use from 29 in 2004/05 to 127 in 2006/07.

(Source: Bedford Borough Council)

6.14 Further indicators will be added to monitor this aim in the next AMR. New indicators will monitor the achievements of the Borough in limiting the impacts of climate change, such as the use of renewable energy installations.

6.15 Aim 8: To improve communications and movement in and out of the Borough – achieving improved levels of mobility, accessibility, convenience and personal safety consistent with environmental, economic and development considerations

Indicator L22: Length of cycle routes in the Borough

Local Target: Complete 95% of the strategic network of cycle routes by 2010/11

Progress:

The update of existing facilities has included:

Brickhill Drive to Manton Lane: Shared footway/cycleway (580m)

Norse Road cycle track: (1,100m)

Upgrade of pelican crossing to toucan crossing on Brickhill Drive

Installation of toucan crossing on Polhill Avenue

(Source: Bedfordshire County Council)

Indicator L23: Mode of transport to work

Draft Regional Target: To increase the proportion of journeys made by public transport and walking, cycling and other non-motorised transport

Local Target: 15% of bus patronage on local buses

Progress:

In 2001, the main mode of transport to work was by car (60%). A total of 4.39% of people chose to travel to work by bus, minibus or coach.

The above information represents a baseline situation against which future levels of bus and car usage can be monitored.

(Source: Census 2001)

6.16 Aim 9: to promote equal opportunities – the local plan must contribute to ensuring that access to opportunities is not dependent upon age, culture, literacy or mobility. Positive action is required.

Indicator L24: Amount of mobility housing completed each year

Target: 10% of new housing should be mobility housing

Progress:

24 mobility houses were completed in the monitoring period. This equates to 5.0% of the total gross completions, similar to the 5.2% in the previous year.

(Source: Bedford Borough Council)

Indicator L25: Planning permissions granted with conditions relating to good access provision for disabled people

Target: 10% of new housing should be mobility housing

Progress:

The Local Plan requires good access provision for disabled people in all new developments (policies BE48 and BE49). This is achieved through negotiation with developers and conditions applied to planning approvals.

In the monitoring period 14 planning permissions were granted which used the above policies in the conditions of the planning permission.

A total of 542 mobility units were secured, this equates to 9.7% of dwellings on the relevant sites.

In addition, two other sites included mobility housing, but not by condition through the planning permission. 5 mobility units were secured this way, 12.8% of the total number of dwellings on those sites.

In summary, 547 mobility units were secured and 24 mobility units were completed.

(Source: Bedford Borough Council)

Indicator L26: Barriers to Council services for the Black and Minority Ethnic or disabled community

Target: n/a

Progress:

The Borough Council has implemented a programme of comprehensive Equality Impact Assessments of the planning service. The specific services which have been assessed are:

- Pre-Application Advice
- Reception Desk Services
- 'The Right to Speak at Planning Committee' scheme

As a result of these Assessments:

- A Best Value User Survey was undertaken in October 2006. The analysis of this survey revealed that 7.3% of service users were from the Black and Minority Ethnic community. 14.1% were disabled or had a long-term illness. No barriers to the service were identified by respondents from these two groups.
- A continuous Planning Reception Customer Survey is conducted – giving customers an opportunity to state whether they feel disadvantaged in relation to any disability, ethnicity or gender issues. This survey has not revealed any barriers faced by these groups.

The Access Improvement Grant scheme is scheduled for an Equality Impact Assessment in 2007/8. Evidence to support and inform this Assessment is being gathered.

(Source: Bedford Borough Council)

Summary

6.17 The following conclusions can be drawn from the Local Output Indicators:

- Progress is being made towards the targets in indicators L3, L5, L7, L8, L9, L14, L18, L19, L21, L22, L24
- The targets in indicators L4, L6 and L25 have been met
- Housing is being focused in the growth area and planning permissions are more than 95% within the growth area
- Over 71% of SSSI are in favourable condition and 12.9% are recovering
- Woodland is increasing
- Footfall in the town centre continues to increase
- There is no increase in the number of listed buildings at risk
- Air Quality Action Plans are being produced
- The Project Management Protocol has been produced and is being implemented to aid the delivery of quality developments
- The Council has secured 547 mobility homes this year and 24 others were built

- The number of empty homes brought back into use is more than double the target of 45

6.18 The following table indicates whether the aims of the Local Plan are being achieved, by summarising what the local output indicators have shown. The table includes any actions the indicators have suggested should be taken.

Aim of Local Plan	Conclusion from indicators and proposed actions
1: To move towards more sustainable forms of development	<ul style="list-style-type: none"> • Progress has been made in the delivery of transport infrastructure • Housing development and supply is concentrated in the growth area • Employment supply is evenly spread between within and outside of the growth area <p>ACTIONS:</p> <ul style="list-style-type: none"> • Local car parking standards should be updated • Consideration should be given to the provision/allocation of employment in the growth area
2: Protect and enhance the existing built and natural environment and the landscape	<ul style="list-style-type: none"> • 71.1% of SSSI sites are in favourable condition with a further 12.9% recovering • Woodland is increasing in the growth area • The number of listed buildings at risk remains at one • Household waste recycling has increased to 27.23% and 32.6% of municipal waste in the County was recycled
3: To meet the needs of the Borough's residents	<ul style="list-style-type: none"> • New housing sites have achieved 27.6% affordable housing provision <p>ACTIONS:</p> <ul style="list-style-type: none"> • Consider the need for replacement indicators for L10 and L11
4: To maintain and enhance the economic and social well-being of the Borough	<ul style="list-style-type: none"> • Self-employment rates have decreased, but in total are 12.5% of the active workforce • The number of people employed in the borough is 1,000 more than in 2001
5: To protect and enhance Bedford's role within the sub-region	<ul style="list-style-type: none"> • Vacant units in the town centre remain stable at around 5% • Footfall in the town centre has increased <p>ACTIONS:</p> <ul style="list-style-type: none"> • Need data on traffic levels in the town centre
6: To improve the quality of life for the Borough's residents	<ul style="list-style-type: none"> • Air Quality Management Areas have been declared and Action Plans are being formulated • Bedford Open Space Study is to support the

Aim of Local Plan	Conclusion from indicators and proposed actions
	Allocations and Designations DPD which will include open space standards
7: To improve the quality of new development within the Borough	<ul style="list-style-type: none"> Project Management Protocol has been produced and is being implemented for major development sites Empty homes have been brought back into use in excess of the local target <p>ACTIONS:</p> <ul style="list-style-type: none"> Supplementary Planning Documents are to be produced for major housing development sites
8: To improve communications and movement in and out of the Borough	<ul style="list-style-type: none"> Cycleways have been improved
9: To promote equal opportunities	<ul style="list-style-type: none"> Mobility Housing has been secured and is currently 5% of gross completions Over 540 mobility units were secured in the monitoring period No barriers to planning services have been identified for the disabled or black and minority ethnic communities A programme of Equality Impact Assessment have been established for the planning service

6.19 The purpose of the following indicators is to evaluate the progress towards the objectives of the adopted Supplementary Planning Documents and the adopted Statement of Community Involvement.

Indicator L27

6.20 The following indicators are specific to the Land North of Bromham Road Design Guide, identified in the SPD adopted in November 2006.

SPD objective	Site-specific associated targets	Site-specific Indicators	Progress
Local identity and character	Whether design guide standards have been met by the approved Reserved Matters application	a) % of design guide standards met by Reserved Matters approved application	The Section 106 agreement has not yet been signed on the outline planning application and thus a reserved matters application has not been permitted.
Achieving a mixed and balanced community	Achieve PPG3 density requirements Achieve 1200-1290 dwellings 30% affordable	b) Density achieved on site	
		c) Number of dwellings achieved Affordable housing achieved	

	housing		No monitoring can thus be undertaken for the period 2006/07.
Priority to pedestrians, cyclists and public transport	Encourage use of renewable energy	d) Renewable energy projects on site	
Protecting and enhancing the natural environment	Increase open space available to the public Contribute to BAP targets	e) Open space achieved on site	
		f) Impacts on BAP habitats and species on site	
Ensuring energy efficiency	Achieve BREEAM/Ecohome standard	g) Number of dwellings that achieve BREEAM/Ecohome standard	
Community safety	Contribute to lowering crime levels (2004/05 105.0)	h) Number of recorded crimes per 1000 population	
Environmental standards	Achieve BREEAM/Ecohome standard	i) Number of homes on site built to BREEAM/Ecohome standard	
Privacy	Whether privacy standards have been met by the approved Reserved Matters application	j) % of privacy standards met by Reserved Matters approved application	

6.21 No conclusions can be drawn from the indicators as a Reserved Matters application has not been determined.

Indicator L28

6.22 The following indicators were identified in the Community Safety Design Guide SPD adopted in November 2006.

SPD objectives	Associated targets	Indicators	Progress
To assist in planning out crime within existing and new developments	Lower recorded crime levels	a) Borough crime levels	Total number of recorded crimes 06/07 = 14,703
To help ensure that all parties work effectively in partnership at both the strategic	Use of SPD in planning decisions	b) Number of planning permissions in which SPD conditions are	13 decisions stated policy BE45 in the decision (2 refusals and 11

SPD objectives	Associated targets	Indicators	Progress
and local level		used	granted permission)
Every opportunity is taken to create sustainable new communities	Decrease fear of crime in Borough	c) Fear of crime levels	Statistics are not available for Bedford Borough. The Bedfordshire Police Authority 2006/07 statistics for Worry about crime show that worry about burglary, car and violent crime are all above the East of England average.

6.23 The above information shows a baseline position from which progress can be monitored over the coming years.

Indicator L29

6.24 The Shopfronts and Advertisements in Conservation Areas SPD was adopted in November 2006.

SPD objectives	Associated targets	Indicators	Progress
To improve the appearance of new shopfronts within conservation areas, where they are introduced into historic areas or old buildings	Improve the appearance of new shopfronts in conservation areas	a) Standard of shopfronts in conservation areas	3 planning applications decided where SPD is used, 2 approved 1 refused.
Encourage a higher standard of shopfronts on newer buildings	Improve standard of shopfronts on newer buildings	b) Standard of shopfronts on new buildings	No applicable planning permission granted in the monitoring period.
New advertisements should respect the character and	Improve advertisements in terms of respecting local	c) Standard of new advertisements	9 planning applications decided where SPD is used, 5

SPD objectives	Associated targets	Indicators	Progress
style of the building and the area in question, in terms of design, materials and location.	character, design, materials and location		approved 4 refused.

6.25 The above information shows that the SPD is being used to negotiate with developers on applications for shopfronts and adverts. The SPD has helped to refuse 5 of the 12 applications where the SPD was relevant. As a result of the SPD, inappropriate developments are being refused.

Indicator L30

6.26 The SCI was adopted in May 2006. The monitoring of the SCI will focus upon how effective the document is in community engagement in planning activities. The relevant indicators and targets are set out below.

Aim	Target	Indicator	Progress
Community engagement practices in accordance with the SCI	100% of adopted DPDs and SPDs produced in accordance with the SCI.	a) % of adopted DPDs and SPDs produced in accordance with SCI	No DPD or SPD was adopted in the monitoring period.
More pre-application discussions	Pre-application discussions with 'enquiries' planning officer increasing	b) Number of pre-application discussions with 'enquiries' planning officer	Phone enquiries 2993 Desk enquiries 1127 Letters 302
Effective consultation in relation to planning documents	Questionnaire to random respondents regarding effectiveness of the SCI following adoption of a DPD	c) % of people happy with consultation on a DPD following adoption of that DPD	No DPD was adopted in the monitoring period.
Pre-application consultation	Increase pre-application consultation by applicants of 'major' schemes	d) % of major schemes undertaking pre-application consultation	To be monitored once 1APP system is in place in April 2008.
Reaching 'hard to reach' groups	Increase the involvement of hard to reach groups in	e) % response rates from hard to reach groups	Best Value Survey Questionnaire Autumn 2006 = 209 responses, 36

Aim	Target	Indicator	Progress
	planning policy consultations		were from hard to reach groups, of which 10 had commented on policy consultations
Effective consultation in relation to planning applications	Annual questionnaire to parish councils and random respondents regarding effectiveness of the consultation on planning applications	f) % of people happy with consultation on planning applications	The Right to Speak Survey (June 07) found 53% of respondents were not satisfied they were able to say all they wanted to say, of these the reasons quoted were the limited time allowed and not being able to participate in the discussion at committee, or question officers/applicants.

6.27 The above information provides baseline data from which trends can be monitored in future years. The detail of the data on hard to reach groups and effective consultation on planning applications could be improved by using specific questionnaires relating to the SCI or improving the questions asked in the Best Value Survey and/or the Right to Speak survey. Consultation should also be undertaken with the Bedford Diversity Network.

7. Significant Effects Indicators

- 7.1 The purpose of significant effects indicators is to assess the effects of policy implementation on sustainability. The monitoring of 'significant environmental effects of the implementation of each plan' is a requirement of the Environmental Assessment of Plans and Programmes Regulations 2004. In addition to the assessment of environmental effects, the overall sustainability of policies i.e. their environmental, social and economic impact, is assessed during the production of each policy document. This is called the Sustainability Appraisal. As each document is produced, the Sustainability Appraisal develops objectives, targets and indicators for how the policies will be monitored within the Annual Monitoring Report. These indicators enable a comparison to be made between the predicted effects of the policies and their actual effects measured during the plan's implementation.
- 7.2 Significant Effects Indicators will be derived from the Sustainability Appraisals. The objectives of the Sustainability Appraisal will have indicators, and will be monitored. In addition, indicators will also be identified where a sustainability appraisal has predicted:
- Significant sustainability effects that may give rise to irreversible damage, with a view to identifying trends before such damage is caused; or
 - Significant effects where there was uncertainty in the SA and where monitoring would enable preventative or mitigation measures to be taken.
- 7.3 The significant effects indicators will cover all the plans that form the Bedford Development Framework, not each different document individually. Also, monitoring can cover all plans that are covered by the Environmental Assessment of Plans and Programmes Regulations 2004 (such as the Housing Strategy), and their monitoring can be included in the AMR.
- 7.4 The level of information required for the indicators will depend upon the characteristics and level of detail of the plan and the forecasted effects.
- 7.5 During the period 1st April 2006 to 31st March 2007, the SCI was adopted, but it does not require any significant effects indicators.
- 7.6 The AMR 2005/06 identified two significant effects indicators for the two Supplementary Planning Documents Land North of Bromham Road and Community Safety Design Guide.

Indicators	Data 06/07
% of design guide standards met by the Reserved Matters approved application (Land North of Bromham	During the monitoring period, a reserved matters application was not approved.

Indicators	Data 06/07
Road)	
Crime levels and fear of crime levels	<p>Recorded crime rate comparator offences per 1000 population = 57</p> <p>Fear of crime levels (Bedford central, north and south) – over 86% of people felt safe walking alone during the day and 37% after dark.</p> <p>(Source: Home Office, Bedfordshire Police and Citizens Panel)</p>

7.7 The above information provides a baseline situation from which the indicators can be monitored in the coming years.

PART 3

8. Future Monitoring

- 8.1 For this and future reports to be successful in their monitoring, the indicators chosen should provide sufficient information to assess policy implementation and its significant effects, having regard to available resources. This is the key to the development of the indicators.
- 8.2 A systematic review of the contextual indicators will be undertaken every 5 years (due in 2008/09), although in the meantime they will be updated as information becomes available. In particular, further information will be sought for the growth area and the residual area, to provide a context for the development of policies at a sub-area level.
- 8.3 Output indicators will be reviewed on a regular basis. Indicators will, where possible, reflect the reporting period 1st April to 31st March. Where a target or indicator is not quantifiable, qualitative information will be used. For example, information on the quality of design in new developments could be sought using a survey of residents' views.
- 8.4 The significant effects indicators will be updated every time a Sustainability Appraisal is published following the adoption of a document in the Bedford Development Framework. The Final Sustainability Appraisal will also set out how the predicted significant effects of the policies in the DPD will be monitored using the significant effects indicators. The indicators will be used to assess whether the predicted sustainability effects were accurate, whether the policies are contributing to the achievement of the sustainability objectives and targets and whether mitigation measures are successful. Adverse effects will be noted in the annual monitoring report and remedial action proposed if necessary.
- 8.5 Monitoring arrangements for Development Plan Documents (DPD) are only finalised once a document is adopted. As such, no monitoring of a Development Plan Document can be done until it is adopted. The Council will involve stakeholders in the development of indicators and targets during the production of the DPD. In particular, at preferred options stage, the proposed contextual indicators, significant effects indicators and output indicators and related targets will be consulted upon. This will ensure community involvement in the development of the monitoring framework.
- 8.6 Once adopted, the Council will set out how the objectives of Development Plan Documents, their associated policies and the core and output indicators are linked. A similar process will also be undertaken for the Sustainability Appraisal objectives and their associated indicators and targets. This could be done as follows:

DPD objective	DPD policies related to the objective	Associated Targets	Indicators
Provide housing to meet the needs of residents	Policies H1, H2, H3	100 dwellings completed per year 30% of dwellings should be affordable dwellings	C2a - Housing Trajectory C2d - Affordable Housing Completions per year
etc	etc	etc	etc

- 8.7 It is recognised that the objectives and targets set out in the Bedford Development Framework (BDF) and the Sustainability Appraisals will only be achieved as a result of a complex interaction between different policies, circumstances and delivery agents. Also, the policies in the BDF and the process of producing the documents may also influence other policy makers and delivery agents. In such circumstances, qualitative information (surveys, focus groups etc) will be useful.
- 8.8 Over the medium term (3-5 years) analysis can begin of the output indicators to examine patterns and directions of change (i.e. trend analysis). Over the longer term (5-10 years) trend analysis can be developed to assess the extent to which baseline indicators, established at the beginning of the production of the Bedford Development Framework, have changed. Also, comparison will be made between the trends in contextual indicators and changes in the other indicators. This will assess the degree to which policy implementation is helping achieve wider policy goals such as the creation of sustainable communities.
- 8.9 Benchmarking will be used to compare performance with other authorities. In the Milton Keynes and South Midlands Sub-Regional Strategy area, other authorities within the sub-area will be used as benchmarking authorities. Other authorities with similar characteristics (such as other authorities with both an urban and rural population) will also be relevant benchmarks.
- 8.10 Indicator bundles may also be used for specific topic themes, such as housing, the environment or employment, to give a profile of the Borough and provide baseline information for individual documents. For example, for a housing allocations development plan document, all housing indicators would be collated to provide a summary of housing information and progress against relevant targets.
- 8.11 The Borough's AMR will be a useful source of information for the Borough Council itself, other local agencies and the regional planning body. The Council will develop links with the monitoring of the Borough's Community Plan to ensure the sharing of information and

efficient use of resources. Through the county-wide monitoring group, the Council will also develop links with the work of the regional planning body to ensure that the methods of analysis used in the Bedford Development Framework AMR are consistent with those used at the regional level. This will ensure the information collected can be utilised by all and not lead to duplication or the unnecessary use of resources.

8.12 The report has highlighted the need for further information to be included in the next AMR. The following is a list of those additions identified:

- Information on planning permissions that include elements of renewable energy generation will be improved through the use of the new 1APP planning application form
- SCI questionnaire could be improved to provide more detail about hard to reach groups and the effectiveness of consultation on planning applications
- Need information on traffic levels in the town centre
- Planning permissions that include elements of renewable energy generation will be monitored through the new 1APP planning application forms
- Further progress needs to be made and agreed by the Countywide monitoring group to collect the biodiversity information required

9. Conclusion

- 9.1 During the monitoring period, the Local Development Scheme (LDS) milestones were met for the submission of both the Core Strategy and Rural Issues Plan and the Town Centre Area Action Plan. The Statement of Community Involvement was adopted in the monitoring period (delayed by less than a month due to a committee date being unavailable in April).
- 9.2 The LDS will be reviewed in 2007. This will include two new Development Plan Documents (the Allocations and Designations DPD and a Development Control Policies DPD) and additional Supplementary Planning Documents.
- 9.3 Within the monitoring period the Council also submitted a request to the Government that the majority of the Local Plan policies be 'saved' beyond 27th September 2007. The Council received a Direction from the Secretary of State dated 14th September 2007 which stated the majority of the Local Plan policies were to be saved. Further details are provided in paragraph 3.4.
- 9.4 Contextual indicators have been collected to highlight the key characteristics and issues in the Borough. The indicators show the following trends from last year:
- Population is increasing
 - Average semi-detached house prices have risen by over £23,000
 - The number of businesses in the Borough continues to increase
 - The total number of jobs in the Borough has increased
 - Average earnings have fallen slightly
 - Crime levels have increased
 - The number of residents with no qualifications has increased
 - Educational attainment at GCSE level is increasing
 - The number of people unemployed has fallen and the percentage of those unemployed is below the regional and national average
 - Recycling of household waste is increasing
 - The amount of land designated as either a Site of Special Scientific Interest or Local Nature Reserve has increased
- 9.5 The core output indicators have highlighted progress which includes:
- The target for 60% housing on previously developed land has been achieved
 - The target for housing density has been achieved
 - The affordable housing target of 200 secured/delivered per year has been achieved
 - No planning permissions have been granted contrary to Environment Agency advice

- The clear skies grant scheme has increased the capacity of renewable energy schemes in the Borough
- The housing supply position remains strong with potential for 13,561 dwellings in the next 14 year period.
- Over 90% of new homes are within 30 minutes public transport time of a hospital, lower, middle and upper schools
- No planning permissions have been granted contrary to Environment Agency advice

9.6 Local output indicators show that Local Plan policies have enabled substantial progress towards the nine stated aims of the Local Plan. Significant progress includes:

- Housing is being focused in the growth area and planning permissions are more than 95% within the growth area
- Over 71% of SSSI are in favourable condition and 12.9% are recovering
- Woodland is increasing
- Footfall in the town centre continues to increase
- There is no increase in the number of listed buildings at risk
- Air Quality Action Plans are being produced
- The Project Management Protocol has been produced and is being implemented to aid the delivery of quality developments
- The Council has secured 547 mobility homes this year and 24 others were built
- The number of empty homes brought back into use is more than double the target of 45 (127 in 2006/07)
- New housing sites have achieved 27.6% affordable housing provision
- No barriers to planning services have been identified for the disabled or black and minority ethnic communities
- Household waste recycling has increased to 27.23% and 32.6% of municipal waste in the County was recycled

9.7 The local output indicators also show that the adopted Supplementary Planning Documents are successfully fulfilling their objectives. The information gathered about the effectiveness of the Statement of Community Involvement provides baseline data from which trends can be monitored in future years.

9.8 Overall, the contextual, core and local output indicators show the following should be considered:

- Dwelling completions in the growth area need to rise to an average 988 per year over the next 14 years to meet targets
- Local parking standards should be updated
- There is a need for up to 15 new pitches for gypsy and traveller needs
- There is a need to consider the provision/allocation of additional employment sites in the growth area
- There is a need for local open space standards in the BDF

- 9.9 Two significant effects indicators have been monitored for the first time this year. The data provided shows a baseline position which can be monitored against in future years.
- 9.10 The report has highlighted the need for further information to be included in the next AMR. The following is a list of those additions identified:
- Information on planning permissions that include elements of renewable energy generation will be improved through the use of the new 1APP planning application form
 - SCI questionnaire could be improved to provide more detail about the effectiveness of consultation on planning applications in reaching hard to reach groups and consultation should be undertaken with the Bedford Diversity Network
 - Need information on traffic levels in the town centre
 - Further progress needs to be made and agreed by the Countywide monitoring group to collect the biodiversity information required
- 9.11 Future monitoring will be done on an annual basis and reported on in future annual monitoring reports. Contextual indicators will be updated as information becomes available, in particular, further information will be sought for the distinct policy areas of the growth area and the rural area. Output indicators and significant effects indicators will be updated as and when Local Development Documents are adopted and Sustainability Appraisals completed.
- 9.12 Future annual monitoring reports will examine patterns and trends in the indicators. This will assess the degree to which policy and sustainability objectives are being achieved.

Appendix A Table 1: Statement of Community Involvement

	2004				2005				2006				2007																							
	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D			
LDS timetable																																				
Actual progress																																				

-  Issues and Options
-  Public participation on draft SCI
-  Consider representations made draft SCI and prepare submission SCI
-  Submit SCI to Government Office
-  Consider consultation responses
-  Examination
-  Receipt of Inspector's Report
-  Adoption of document

Key Milestones

- C Commencement of production
- D Public participation on draft SCI
- P Pre-examination meeting
- E Commencement of examination
- IR Receipt of binding Inspector's Report
- A Adoption and publication of the SCI

Appendix B: Contextual Indicators

	Indicator	Output	Comment	Unit	Time Frame	Source
Population Characteristics						
Con1 Population	Total population	154,700	up 4800 from 2003	Count	Mid 2006 estimate	Nomis
Con2 Age Structure	0-4	9310		Count	2001	Census 2001
	5-9	9662		Count	2001	Census 2001
	10-14	9737		Count	2001	Census 2001
	15-19	9503		Count	2001	Census 2001
	20-24	9221		Count	2001	Census 2001
	25-29	10439		Count	2001	Census 2001
	30-34	11440		Count	2001	Census 2001
	35-39	11459		Count	2001	Census 2001
	40-44	10402		Count	2001	Census 2001
	45-49	9455		Count	2001	Census 2001
	50-54	10321		Count	2001	Census 2001
	55-59	8197		Count	2001	Census 2001
	60-64	6787		Count	2001	Census 2001
	65-69	6067		Count	2001	Census 2001
	70-74	5581		Count	2001	Census 2001
	75-79	4604		Count	2001	Census 2001
80-84	3052		Count	2001	Census 2001	
85-89	1793		Count	2001	Census 2001	
90 and over	881		Count	2001	Census 2001	
Con3 Births	Live births	1938	up 134 from 2003	Count	2006	ONS
Con4 Deaths		1345	down 35 from 2003	Count	2005	ONS
Con5 Migration	Total migration in/out of Borough	+100	down +700 from 2002/03	Count	Mid 2005 to mid 2006	ONS

	Indicator	Output	Comment	Unit	Time Frame	Source
Con6 Ethnicity	White	86.98		%	2001	Census 2001
	Mixed	1.97		%	2001	Census 2001
	Asian or Asian British	7.74		%	2001	Census 2001
	Black or Black British	2.60		%	2001	Census 2001
	Chinese or other ethnic group	0.70		%	2001	Census 2001
Housing and built environment						
Con7 Number of households	Total number of households	59,597		Count	2001	Census 2001
Con8 Average household size		2.44		Persons	2001	Census 2001
Con9 Local Authority dwelling stock	Large scale voluntary transfer stock	7,500		Count (approximately)	December 2005	BPHA
Con10 Unfit dwellings	Estimated percentage of unfit dwellings in the private sector stock	2.8	Down 0.8% from 2001	%	April 2005	ONS
Con11 Dwelling tenure	Total stock	63,269		Count	April 2005	ONS
	Owner occupied and private rented	51,917		Count	April 2005	ONS
	Local Authority Stock	0		Count	April 2005	ONS
	RSL Stock	10,892		Count	April 2005	ONS
	Other public sector	460		Count	April 2005	ONS
Con12 Household type	Detached	27.66		%	2001	Census 2001
	Semi-detached	32.65		%	2001	Census 2001
	Terrace	22.62		%	2001	Census 2001
Con13 Average house price	Detached	310,493	Up 24,678 from Jan/March 2006	£	Jan-March 2007	Land Registry

	Indicator	Output	Comment	Unit	Time Frame	Source
	Semi-detached	192,758	Up 23,989 from Jan/March 2006	£	Jan-March 2007	Land Registry
	Terraced	154,420	up 11,975 from Jan/March 2006	£	Jan-March 2007	Land Registry
	Flat/maisonette	118,964	up 1,524 from Jan/March 2006	£	Jan-March 2007	Land Registry
Economy						
Con14 Working age people	Population of working age (16-64 men and 16-59 women)	96,400	up 3,400 from 2003	Count	2006	Mid 2006 estimate
Con15 Economic activity rates	Economically active persons	78,700	Up 2,300 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
Con16 VAT registered businesses by number of persons employed	0-4 persons employed	3340	Up 105 from 2004/05	Count	Mar 07	Counts of VAT based enterprises by employment size band Mar 07
	5-9 persons employed	520	Down 5 from 2004/05	Count	Mar 07	Counts of VAT based enterprises by employment size band Mar 07
	10-19 persons employed	280	Up 25 from	Count	Mar 07	Counts of

	Indicator	Output	Comment	Unit	Time Frame	Source
			2004/05			VAT based enterprises by employment size band Mar 07
	20+ persons employed	220	Up 10 from 2004/05	Count	Mar 07	Counts of VAT based enterprises by employment size band Mar 07
	Total	4360	Up 135 from 2004/05	Count	Mar 07	Counts of VAT based enterprises by employment size band Mar 07
Con17 VAT registered businesses	Registrations	505	up 50 from 2004	Count	2006	VAT registrations by industry 2006
	De-Registrations	405	Up 60 from 2004	Count	2006	VAT registrations by industry 2006
	Stock at end of year	4,830	up 145 from 2004	Count	2006	VAT registrations by industry

	Indicator	Output	Comment	Unit	Time Frame	Source
						2006
Con18 Total employee jobs		70,700	up 3716 from 2003	Count	2005	Nomis
	Full time	47,200	up 1,298 from 2003	Count	2005	Nomis
	Part time	23,500	Up 2,418 from 2003	Count	2005	Nomis
Con19 Employment by occupation	Managers and senior officials	10,400	Down 600 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Professional occupations	11,900	Up 500 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Associate professional and technical	9,600	Up 1,100 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Administrative and secretarial	7,600	Down 1,600 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Skilled trade occupations	8,800	Down 2,100 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Personal service occupations	6,500	Down 800 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Sales and customer service occupations	6,600	Up 1,900 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
	Process plant and machine operatives	5,400	Up 1,200 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006

	Indicator	Output	Comment	Unit	Time Frame	Source
	Elementary occupations	9,100	Down 2,100 from 2004/05	Count	Jan 06-Dec 06	Annual Population Survey 2006
Con20 Employment by sector of total employee jobs	Manufacturing	9.3	down 1.6 from 2003	%	2005	Nomis
	Construction	5.1	up 1.4 from 2003	%	2005	Nomis
	Distribution, hotels and restaurants	23.7	Down 0.5 from 2003	%	2005	Nomis
	Transport and Communications	6.2	up 1.9 from 2003	%	2005	Nomis
	Finance, IT and other business	20.0	down 2.7 from 2003	%	2005	Nomis
	Public Administration, education and health	30.1	up 2.3 from 2003	%	2005	Nomis
	Other Services	4.7	down 0.5 from 2003	%	2005	Nomis
	Tourism related	6.0	up 0.4 from 2003	%	2005	Nomis
Con21 Full time gross annual pay by workplace (median) (Not including the self-employed)	Bedford Borough	22,833	down 681 from 2004	£	2006	Annual survey of hours and earnings 2006
	Male	24,850	Down 2171 from 2004	£	2006	Annual survey of hours and earnings 2006

	Indicator	Output	Comment	Unit	Time Frame	Source
	Female	19,198	up 2,046 from 2004	£	2006	Annual survey of hours and earnings 2006
Social/Health						
Con22 Deprivation	Rank of the local authority (1 being most deprived and 354 being the least)	167		Rank	2004	Indices of deprivation 2004
	Rank of people in the district who are employment deprived (1 being most deprived and 354 being the least)	131		Rank	2004	Indices of deprivation 2004
	Rank of the number of people in the district who are income deprived (1 being most deprived and 354 being the least)	112		Rank	2004	Indices of deprivation 2004
	Wards that are amongst the 15% most deprived in the country (1 most deprived 8414 least deprived)	Kingsbrook 665 Cauldwell 865 Queens Park 1117		Rank	2000	Indices of Deprivation for wards 2000
Con23 Unemployment	Number of unemployed people	2,600	down 200 from 2004	Count	Jan 06-Dec 06	Annual Population survey 2006
	% unemployed	3.3	Up 1% from 2004	%	Jan 06-Dec 06	Annual Population

	Indicator	Output	Comment	Unit	Time Frame	Source
						survey 2005
Con24 Job Seekers Allowance claimants	Number of claimants	2,257	Up 170 from Oct 2005	Count	April 2007	Claimant Count
	Duration of claim – up to 6 months	1,320	Down 5 from Oct 2005	Count	April 2007	Claimant Count
	Duration of claim – over 6 up to 12 months	515	Up 60 from Oct 2005	Count	April 2007	Claimant Count
	Duration of claim – over 12 months	415	Up 115 from Oct 2005	Count	April 2007	Claimant Count
Con25 Crime	Recorded crime rate comparator offences per 1000 population	57	Up 27.2 from 2004	Offences per 1000 population	2006/07	Home Office Crime Statistics
	Domestic burglaries per 1000 population	5.2	Up 3.2 from 2004	Offences per 1000 population	2006/07	Home Office Crime Statistics
Con26 Life expectancy at birth	Males	77.7	same as 2001-3	Years	Jan 03-Dec 05	ONS
	Females	81.2	up 0.3 from 2001-3	Years	Jan 03-Dec 05	ONS
Education						
Con27 Qualifications	No Qualifications	15.1	up 3.3 from 03/04	%	2006	Annual population survey 2006
	Other Qualifications	10.0	up 4.2 from 03/04	%	2006	Annual population survey 2006
	NVQ1 and above	75.0	down 7.4 from 03/04	%	2006	Annual population survey 2006
	NVQ2 and above	60.2	down 12.0 from	%	2006	Annual

	Indicator	Output	Comment	Unit	Time Frame	Source
			03/04			population survey 2006
	NVQ3 and above	43.9	down 3.7 from 03/04	%	2006	Annual population survey 2006
	NVQ4 and above	27.1	Up 1.8 from 03/04	%	2006	Annual population survey 2006
Con28 People achieving 5 or more GCSEs at grades A* to C by school (brackets show 5 grades A* to C inc English and Maths)	Bedford High School	98 (97)	Down 2 from 2004	%	2006	DfES
	Bedford Modern	99 (99)	up 6 from 2004	%	2006	DfES
	Bedford School	99 (89)	up 6 from 2004	%	2006	DfES
	Biddenham Upper School	51 (40)	Up 7 from 2004	%	2006	DfES
	Dame Alice Harpur School	99 (99)	up 3 from 2004	%	2006	DfES
	Hastingsbury Upper School	41 (29)	up 10 from 2004	%	2006	DfES
	John Bunyan Upper School	38 (17)	up 1 from 2004	%	2006	DfES
	Mark Rutherford Upper School	51 (41)	Up 4 from 2004	%	2006	DfES
	Rushmoor School	76 (63)	up 3 from 2004	%	2006	DfES
	Sharnbrook Upper School	74 (64)	down 1 from 2004	%	2006	DfES
	St Andrew's School	87 (71)	up 10 from 2004	%	2006	DfES
St Thomas More Catholic School	43 (34)	Down 1 from 2004	%	2006	DfES	
Wootton Upper School	74 (60)	up 18 from 2004	%	2006	DfES	
Transport/Spatial connectivity						

	Indicator	Output	Comment	Unit	Time Frame	Source
Con29 Mode of travel to work	Underground, metro, light rail, tram	0.12		%	2001	Census 2001
	Train	3.89		%	2001	Census 2001
	Bus, mini bus, coach	4.39		%	2001	Census 2001
	Motorcycle, scooter, moped	0.83		%	2001	Census 2001
	Driving a car or van	60.37		%	2001	Census 2001
	Passenger in a car or van	5.94		%	2001	Census 2001
	Taxi or minicab	0.33		%	2001	Census 2001
	Bicycle	4.57		%	2001	Census 2001
	On foot	9.64		%	2001	Census 2001
	Other	0.46		%	2001	Census 2001
Con30 Distance to work by residents	Works from home	9,571		Count	2001	Census 2001
	Less than 2km	15,545		Count	2001	Census 2001
	2-5km	16,889		Count	2001	Census 2001
	5-10km	8,343		Count	2001	Census 2001
	10-20km	9,504		Count	2001	Census 2001
	20-30km	4,297		Count	2001	Census 2001
	30-40km	1,353		Count	2001	Census 2001
	40-60km	1,084		Count	2001	Census 2001
	60km and over	1,836		Count	2001	Census 2001
Con31 Place of residence of Bedford's workers	Number of workers who live and work in the Borough	50,164		Count	2001	Census 2001
	Percentage of workers who live and work in the Borough	71.1		%	2001	Census 2001
Environment						
Con32 SSSI	Land designated as SSSI	166.73	Up 1.91 from 2006	Hectares	2007	Natural England
	Land designated as SSSI in	121.07	Down 1.4%	Hectares	2007	Natural

	Indicator	Output	Comment	Unit	Time Frame	Source
	favourable condition	72.6%	from 2005	%		England
Con33 LNR	Area of land designated LNR per 1000 population	0.7415	Up 0.3734 from 2004/05	Hectares per 1000 population	2007	Natural England
Con34 Waste recycling	% of household waste that has been recycled	27.23	up 18.56% from 2004/05	%	2006/07	Bedford Borough Council

Appendix C: National, Regional and Local Targets

Where the target is from	Target	Indicator that will monitor the target
National		
PPS3 (Nov 2006)	60% of new housing should be provided on previously developed land	Core Output Indicator 2b
PPS3 (Nov 06)	Minimum density of 30 dwellings per hectare	Core Output Indicator 2c
PPG13 (March 2001)	Maximum car parking standards	Core Output Indicator 3a
PPG17 (July 2002)	Local Authorities must set robust local space standards	Local Output Indicator 18
PPS22 (Aug 2004)	Generate 10% of UK electricity from renewable energy sources by 2010, 20% by 2020	Core Output Indicator 9
Air Quality Strategy for England (July 2007)	National objectives and targets for 13 different pollutants	Local Output Indicator 19
DEFRA Public Service Agreement 2005-8	Bringing into favourable condition by 2010 95% of all nationally important wildlife sites	Local Output Indicator 5
Regional		
Draft RSS Monitoring Framework (Feb 2007)	To concentrate development on the main regional and sub-regional cities and towns	Local Output Indicator 4
Draft RSS Monitoring Framework (Feb 2007)	To increase the proportion of journeys made by public transport and walking, cycling and other non motorised transport	Local Output Indicators 16 & 23
Draft RSS Monitoring Framework (Feb 2007)	To improve safety on the road network	No indicator
Draft RSS Monitoring Framework (Feb 2007)	To increase the proportion of the region's freight movement carried on rail	No indicator
Draft RSS Monitoring Framework (Feb 2007)	To comply with the maximum standards set in PPG13	Core Output Indicator 3a
Draft RSS Monitoring Framework (Feb 2007)	To increase the proportion of households with public transport access to core services	Core Output Indicator 3b
Draft RSS Monitoring Framework (Feb 2007)	Reduce CO2 emissions 20% by 2010 and 30% by 2020	No indicator

Where the target is from	Target	Indicator that will monitor the target
Draft RSS Monitoring Framework (Feb 2007)	10% (minimum) of energy consumed in new development from renewable sources	No indicator
Draft RSS Monitoring Framework (Feb 2007)	Installed capacity for renewable energy 2010 at least 1192 megawatts, 2020 at least 4250 megawatts	Core Output Indicator 9
Draft RSS Monitoring Framework (Feb 2007)	Guide development away from floodplains, other areas at risk and areas that would increase flood risk elsewhere	Core Output Indicator 7
Draft RSS Monitoring Framework (Feb 2007)	H1 target: 19,500 dwellings 2001-2021 in the growth area (includes Mid Bedfordshire) and 1300 in the other part of Bedford Borough	Core Output Indicator 2a Local Output Indicator 9
Draft RSS Monitoring Framework (Feb 2007)	Affordable housing provision to be monitored against the expectation that region wide 35% of permissions granted after adoption of the RSS are affordable. Local Development Documents will set appropriate targets and policies for affordable housing based upon local needs assessments.	Core Output Indicator 2d
Draft RSS Monitoring Framework (Feb 2007)	Indicative target 27,000 net growth in jobs Bedford/Mid Beds 2001-2021 (16,000 Bedford Borough, 11,000 Mid Beds)	Local Output Indicator 14
Draft RSS Monitoring Framework (Feb 2007)	To deliver the transport investment priorities identified as currently programmed (A421 dualling, Bedford Western Bypass, Railway Station Improvements)	Local Output Indicator 3
Draft RSS Monitoring Framework (Feb 2007)	Overall regional target 60% of development on previously developed land	Core Output Indicator 2b
Draft RSS Monitoring Framework (Feb 2007)	East of England Priority habitats targets	Core Output Indicator 8
Draft RSS Monitoring Framework (Feb 2007)	Housing development no less than 30 dwellings per hectare	Core Output Indicator 2c
Draft RSS Monitoring Framework (Feb 2007)	Increase woodland cover	Local Output Indicator 6

Where the target is from	Target	Indicator that will monitor the target
2007)		
Draft RSS Monitoring Framework (Feb 2007)	Savings in water use of 25% 2006-21 in new development and 8% in existing development	No indicator
Draft RSS Monitoring Framework (Feb 2007)	Recycle/recover 50% of municipal waste by 2010 and 70% by 2015. Recycle/recover 72% of commercial and industrial waste by 2010 and 75% by 2015. Eliminate the landfilling of untreated municipal and commercial waste by 2021.	Local Output Indicator 8
Draft RSS Monitoring Framework (Feb 2007)	Reduce waste arising per head and reduce overall waste growth to 1% pa by 2010 and 0.5% pa by 2020.	Local Output Indicator 8
MKSM	16,270 dwellings in the growth area in the period 2001-21	Core Output Indicator 2a
A Sustainable Framework for the East of England	14% of electricity from renewable energy sources by 2010	Core Output Indicator 9
Local		
The Bedfordshire Authorities Municipal Waste Management Strategy	Improve recycling performance to meet government targets	Local Output Indicator 8
Renewable Energy Policy and Practice Guidance for Bedfordshire 2002	Targets for 2010: Wind 64 GWh Biomass 200 GWh Landfill 303 GWh PV 7.7 GWh	Core Output Indicator 9
Local Transport Plan 2006/07-2010-11	Complete 95% of the strategic network of cycle routes by 2010/11	Local Output Indicator 22
Local Transport Plan 2006/07-2010-11	15% increase in bus patronage on local buses	Local Output Indicator 23
Housing Strategy 2004-7	Secure/deliver 200 new affordable homes per annum	Core Output Indicator 2d
Housing Strategy 2004-7	30 empty homes per annum to habitable standards and ready for occupation	Local Output Indicator 21
Air Quality in Bedford Borough 2005 Progress Report	Monitor air quality against national targets and prepare Action Plans	Local Output Indicator 19
Bedfordshire and Luton Biodiversity Action Plan 2001	Various targets	Core Output Indicator 8
Structure Plan	Requirement of 16,200 dwellings	Core Output Indicator 2a

Where the target is from	Target	Indicator that will monitor the target
	in the Borough 1991-2011	
Mobility Housing Planning Guidance (September 2002)	10% of new housing should be mobility housing	Local Output Indicator 24 and 25
Local Plan	Car parking density of up to 70 car spaces per hectare in residential developments	Local Output Indicator 2

Appendix D: Use Classes Order 2006

Use Class		Use/Description of development
A1	Shops	Retail sale of goods to the public – Shops, Post Offices, Travel Agencies and Ticket Agencies, Hairdressers, Funeral Director and Undertakers, Domestic Hire Shops, Dry Cleaners, Sandwich Bars – Sandwiches or other cold food purchased and consumed off the premises, Internet Cafes
A2	Financial and Professional Services	Financial Services – Banks, Building Societies and Bureau de Change, Professional Services (Other than Health and Medical Services) – Estate agents and Employment Agencies. Other Services – Betting Shops, Principally where services are provided to visiting members of the public.
A3	Restaurants and Cafes	Restaurants and Cafes – Use for the sale of food for consumption on the premises. Excludes Internet Cafes.
A4	Drinking Establishments	Use as a Public House, Wine Bar or other Drinking Establishment.
A5	Hot Food Takeaway	Use for the sale of hot food for consumption on the premises.
B1	Business	(a) Offices other than in a use within Class A2 (b) Research and Development – Laboratories, Studios (c) Light Industry
B2	General Industrial	General Industry (Other than classified as in B1).
B8	Storage and Distribution	Storage or Distribution Centres – Wholesale Warehouses, Distribution Centres and Repositories.
C1	Hotels	Hotels, Boarding Houses and Guest Houses. Development falls within this class if 'no significant element of care is provided'.
C2	Residential Institutions	Hospitals, Nursing Homes, Residential Education and Training Centres. Use for the provision of residential accommodation and care to people in need of care.
C3	Dwelling houses	Dwellings for individuals, families or not more than six people living together as a single household. Not more than six people living together includes – students or young people sharing a dwelling and small group homes for disabled or handicapped people living together in the community.
D1	Non-Residential Institutions	Medical and Health Centres – Clinics and Health Centres, Crèche, Day Nursery, Day Centres and Consulting Rooms (not attached to the Consultants or Doctors house), Museums, Public Libraries, Art Galleries, Exhibition Halls, Non-residential Education and Training Centres, Places of Worship, Religious Instruction and Church Halls.
D2	Assembly and Leisure	Cinemas, Dance and Concert Halls, Sports Halls, Swimming Baths, Skating rinks, Gymnasiums, Bingo Halls and Casinos, Other Indoor and Outdoor Sports and Leisure Uses, not involving motorised vehicles or firearms.
Sui Generis		For example: Retail Warehouse Clubs, Amusement Arcades, Launderettes, Petrol Filling Stations, Taxi Businesses, Car/Vehicle Hire Businesses and the Selling and Displaying of Motor Vehicles, Nightclubs, Theatres, Hostels, Builders Yards, Garden Centres.



BEDFORD
DEVELOPMENT
FRAMEWORK

Bedford Borough Council
Planning & Housing Services
Town Hall, St Paul's Square
Bedford Mk40 1SJ

www.bedford.gov.uk