

**SECOND CARDIFF LOCAL DEVELOPMENT PLAN ANNUAL
MONITORING REPORT**

**STRATEGIC PLANNING & TRANSPORT (COUNCILLOR CARO
WILD)**

AGENDA ITEM: 10

Reason for this Report

1. To outline the purpose of the Local Development Plan (LDP) Annual Monitoring Report (AMR) process and to seek the endorsement of the second Cardiff LDP AMR for submission to the Welsh Government by 31st October 2018.

Background

2. The Cardiff Local Development Plan (2006 to 2026) was formally adopted by the Council on 28th January 2016. As part of the statutory development plan process the Council is required to prepare an Annual Monitoring Report (AMR) and submit to Welsh Government by the 31st October each year after Plan adoption.
3. This is the second AMR to be prepared since the adoption of the plan and is based on the period 1st April 2017 to 31st March 2018. The AMR consists of the following sections:
 - Executive Summary
 - Introduction
 - Contextual Information – changes to policy framework at a national or local level.
 - LDP Monitoring Process – explains the monitoring process undertaken.
 - LDP Monitoring Indicators – reporting on the 107 LDP monitoring indicators which were agreed during the LDP examination process and set out in the Inspectors Report.
 - Sustainability Appraisal Monitoring – reporting on the 28 sustainability monitoring indicators.
 - Conclusions and recommendations – setting out an overall overview of all indicators and Plan performance in the first two years following adoption.

4. This is the second year the LDP has been operative and this AMR provides a 2 year short term position statement and provides a comparison with the baseline data provided by the first AMR published last year.
5. Future monitoring next year in the 3rd AMR will enable trends to be identified and firmer conclusions drawn. It will help inform the extent to which the LDP strategy, objectives and policies are being achieved. Importantly, the findings of this monitoring work over 3 consecutive years will directly help to inform the LDP review process as the Council is required to undertake a major review of the LDP 4 years after adoption in 2020.

The AMR Report

6. Overall the findings of the second AMR for year 2 are generally positive with the majority of the indicators shown as green indicating that the majority of LDP policies are being implemented effectively. A summary of performance against the main Plan topics are set out below with Appendix 1 setting out the data and conclusions in more detail.
7. **Employment** – Land take up and provision of new jobs over the monitoring period has been strong and targets set out in the AMR have been surpassed with planning permission granted for several office schemes at Capital Quarter and Central Square and an additional 6,000 jobs being provided over the monitoring period.
8. **Transportation** – Data collected in relation to travel by sustainable modes is reflecting the fluctuations as shown in past trends over the last 10 years. This demonstrates that sustainable travel trends have continued to increase over the last 10 years for both work and shopping, although for leisure and education the trends show a slight decrease.
9. In terms of sustainable travel modes, significant progress has been made in meeting cycling targets for all journey purposes with cycling to work in particular having experienced substantial growth in the past one year period (+5.2%). Train use has very slightly declined over the past year but the 10 year trend shows a significant increase. Walking has slightly decreased over the last year with a fluctuating longer term trend. Bus use has decreased, reflecting a longer term downward trend.
10. At this juncture, in the second year of LDP monitoring, without the significant roll-out of new houses and provision of supporting sustainable transportation infrastructure, the early stage of Metro delivery together with the ongoing implementation of wider Council initiatives, it is too early to draw any firm conclusions with regard to policy delivery, particularly given that the 50:50 modal split target relates to 2026. Future AMR's will provide formal regular annual updates. However, the masterplanning approach together with section 106 Agreements already secured will enhance the phased future provision of supporting transportation infrastructure along with other measures such as increased frequency of public transport services and provision of bus passes to new residents.
11. **Housing** – New homes have now started to be completed on many of the LDP Strategic Sites. Furthermore, on the remaining sites ongoing dialogue with Developers demonstrates positive progress, following the master

planning and infrastructure plans approach as set out in the LDP. Therefore, overall the plan-led approach is now starting to successfully bring forward the allocated sites to meet housing needs.

12. Specifically, there are new completions on 3 of the Strategic Sites. Approximately 170 completions have been achieved at St Ederyns Village, the North West Cardiff Strategic site has three separate outlets underway with more planned in the near future and works have commenced at Churchlands. In addition, work is set to commence North of Junction 33 shortly and planning applications are expected on the remaining Strategic Sites in the near future.
13. Encouragingly, 773 affordable dwellings have been completed between 2014 and 2018 representing 27% of overall completions. Furthermore, consents issued on the greenfield sites since adoption have achieved the 30% target of provision.
14. However, the monitoring data shows that completions from Strategic Sites allocated in the LDP have not been coming forward at the rates originally set out by Developers. Reasons for this vary from site to site, but it has become evident that there is a lag between LDP adoption and new houses being completed – in part reflective of land ownership/legal technicalities between Developers and landowners and also the complexity of securing planning consents and accompanying Section 106 Agreements which fully deliver the Council's aspirations as set out in the LDP.
15. Overall, it is clear that there has been a lag between adoption and delivery. However the evidence summarised above demonstrates that good progress is now being made and importantly adhering to the masterplanning and infrastructure plan approach embedded in the LDP. Future AMR's will capture future delivery but the indications are that delivery will increase significantly in coming years.
16. **Gypsy and Traveller Sites** - work on progressing the identification of sites to meet the evidenced need for permanent and transit Gypsy and Traveller sites has been delayed due to the need to undertake additional detailed site investigations. These detailed technical assessments have now been completed and the Council is currently considering the implications of the findings of these assessments and ongoing flood defence works in order to determine options for taking this work forward. This has included ongoing discussions with Welsh Government.
17. **Biodiversity and Built Environment** – policies are shown to be functioning effectively.
18. **Waste** – recycling and other targets are being met.
19. **Minerals** - the city also has a healthy landbank of mineral reserves and policies relating to the protection of mineral reserves and resources are functioning effectively.
20. **Supplementary Planning Guidance** – Significant progress has been made in producing a programme of new Supplementary Planning Guidance (SPG) to support the policies in the adopted Plan and the Cardiff Infrastructure

Plan has been updated. Work on this SPG programme will continue through the next twelve months and will be evidenced in the next AMR.

Conclusions

21. Section 7 of the AMR provides the conclusions and recommendations of this second AMR which sets out short term position statement for year 2 and provides a comparison with the baseline data provided by the first AMR published last year. The key conclusion is that while it is difficult to determine definitive trends in policy performance in the second year of reporting, overall progress is being made in delivering the identified targets and monitoring outcomes. There is no evidence through the AMR process to suggest the need for a full or partial review of the LDP at this early stage of plan implementation.
22. It is recommended that this AMR be submitted to the Welsh Government in accord with statutory requirements. Continued monitoring in future AMRs will help to identify any definitive trends in the performance of the Plan's strategy and policy framework.

Next Steps

23. The third AMR in respect of the Cardiff LDP will be presented to Cabinet at the same time next year, with the broad structure of the AMR remaining the same from year to year in order to provide ease of analysis between successive reports. The AMR reports will be used to help inform the review of the LDP which the Council is required to undertake four years after Plan adoption (2020).
24. The AMR will be placed on the Council's website for information.

Reason for the Recommendation

25. To comply with provisions in the Planning Compulsory Purchase Act (2004) and Welsh Government guidance which require the Council to produce an AMR for submission to the Welsh Government at the end of October each year following adoption.

Legal Implications

26. The annual monitoring of the LDP is part of the wider statutory LDP process. Section 76 of the Planning and Compulsory Purchase Act 2004 requires authorities to prepare an Annual Monitoring Report covering the preceding financial year from 1 April to 31 March. It must be submitted to the Welsh Government by 31 October each year and published on the authorities' website, in accordance with Regulation 37 of the Town and Country Planning (Local Development Plan)(Wales) Regulations 2005 (as amended). Those regulations and the LDP Manual Edition 2 August 2015 specify what the AMR is required to include. The AMR and associated documents have been prepared in accordance with the body of the report.

Financial Implications

27. There are no direct financial implications arising from this report with the preparation of the LDP AMR being completed using existing resources.

RECOMMENDATION

Cabinet is recommended to endorse the second LDP AMR for submission to the Welsh Government by 31st October 2018.

SENIOR RESPONSIBLE OFFICER	ANDREW GREGORY DIRECTOR OF PLANNING, TRANSPORT & ENVIRONMENT
	14 September 2018

The following Appendix is attached:

Appendix 1 - Cardiff LDP 2nd Annual Monitoring Report, October 2018