

# Overview and Scrutiny Committee Agenda

**4 February 2019 at 7pm**

**Marconi Room, Civic Centre,  
Duke Street, Chelmsford**

## **Membership**

Councillor M. Springett (Chairman)  
Councillor J.A. Potter (Vice-Chairman)

## **and Councillors**

N. Chambers, P.J. Cousins, J.A. Deakin,  
J. De Vries, M.J. Flack, S.D. Fowell, I.S. Grundy, A.M. John,  
D.A. Lumley, R.A. Ride,  
G.C. Seeley, G.H. Smith and G.I. Smith.

Local people are welcome to attend this meeting, where your elected Councillors take decisions affecting YOU and your City. There will also be an opportunity to ask your Councillors questions or make a statement. If you would like to find out more, please telephone Daniel Bird in the Democracy Team on Chelmsford (01245) 606523 email [Daniel.bird@chelmsford.gov.uk](mailto:Daniel.bird@chelmsford.gov.uk), call in at the Civic Centre, or write to the address above.

Council staff will also be available to offer advice in the Civic Centre for up to half an hour before the start of the meeting.

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# OVERVIEW AND SCRUTINY COMMITTEE

4 February 2019

## AGENDA

### PART I

1. **APOLOGIES FOR ABSENCE AND SUBSTITUTIONS**

2. **MINUTES**

To consider the minutes of the meeting held on 26 November 2018.

3. **PUBLIC QUESTION TIME**

Any member of the public may ask a question or make a statement at this point in the meeting. Each person has two minutes and a maximum of 15 minutes is allotted to public questions/statements, which must be about matters for which the Committee is responsible.

The Chairman may disallow a question if it is offensive, substantially the same as another question or requires disclosure of exempt or confidential information. If the question cannot be answered at the meeting a written response will be provided after the meeting.

4. **DECISIONS CALLED-IN**

To report on any Cabinet decisions called in and to decide how they should be progressed.

5. **DECLARATION OF INTERESTS**

All Members are reminded that they must disclose any interests they know they have in items of business on the meeting's agenda and that they must do so at this point on the agenda or as soon as they become aware of the interest. If the interest is a Disclosable Pecuniary Interest they are also obliged to notify the Monitoring Officer within 28 days of the meeting.

6. **QUARTER THREE PERFORMANCE INFORMATION REPORT**

7. **ANNUAL PRESENTATION BY SAFER CHELMSFORD PARTNERSHIP**

Spencer Clarke, Public Protection Manager, Chelmsford City Council, will give a presentation on the work of the Safer Chelmsford Partnership following which Members will have the opportunity to ask questions.

8. **ANNUAL PRESENTATION BY ESSEX POLICE**

Chief Inspector Gerry Parker, Essex Police and Greg Myddelton from the Essex Police Fire Crime and Commissioners Office, will give a presentation on the performance information relating to crime following which Members will have the opportunity to ask questions.

9. **ANNUAL REPORT ON HOUSING DELIVERY**

10. **TERMS OF REFERENCE FOR TASK AND FINISH GROUP**

To consider the attached draft terms of reference and appoint members for the Task and Finish Group on:

- The effect of the introduction of Universal Credit in Chelmsford

11. **WORK PROGRAMME**

12. **URGENT BUSINESS**

To consider any other matter which, in the opinion of the Chairman, should be considered by reason of special circumstances (to be specified) as a matter of urgency.

PART II (EXEMPT ITEMS)

NIL

## **MINUTES**

of the

### **OVERVIEW AND SCRUTINY COMMITTEE**

held on 26 November 2018 at 7pm

Present:

Councillor M. Springett (Chairman)

Councillors P.J. Cousins, J.A. Deakin, J. De Vries, M.J. Flack, S.D. Fowell, I.S. Grundy, A.M. John, D.A. Lumley, J.A. Potter G.C. Seeley, D.W. Stevenson and R.A. Villa

#### **1. Apologies for Absence and Substitutions**

Apologies for absence were received from Councillors N. Chambers, R.A. Ride, G.H. Smith and G.I. Smith. Councillors Villa and Stevenson were appointed as the substitutes for Councillors Ride and G.H. Smith.

#### **2. Minutes**

The minutes of the meeting held on 11 June 2018 were agreed as a correct record and signed by the Chairman.

A Member of the Committee queried as to why the Annual Housing Report was not on the agenda for the meeting, why Cabinet Members were not yet providing updates to the Committee and why the Council's Tenancy Strategy item had not been given a date yet. The Member stated that these items were all on the work programme and should be being considered by the Committee or have agreed dates. The Member also asked if a future report could be presented on the impact of Universal Credit.

In response to the query it was confirmed by officers that;

- The Annual Housing Report had been moved to the February 2019 meeting due to a high workload from the Local Plan and that this had been agreed with the Chairman and Vice Chairman.
- It was planned for Cabinet members to begin reporting annually in the next municipal year as this would then create an annual cycle for each member.
- A date for the Council's Tenancy Strategy update item would be agreed and reported to the next meeting.
- The possibility of a report on Universal Credit would be explored.

#### **3. Public Question Time**

No questions were asked or statements made.

#### **4. Decisions Called-In**

The Committee noted that no decisions taken by the Cabinet had been called-in.

5. **Declaration of Interests**

All members were reminded to declare any Disclosable Pecuniary or other registerable interests where appropriate in any items of business on the meeting's agenda. None were made.

6. **Quarter One and Two 2018/19 Performance Information Report**

The Committee considered a report on the progress made against the Council's key performance indicators at the end of June 2018 and September 2018. It was noted by the Committee that as a result of the September meeting being cancelled, updates were being provided for both Q1 and Q2 of 2018/19.

It was also noted by the Committee that the indicator for 'percentage of online contact forms responded to within one working day' had no data to report for Quarter one due to the system migration from Achieve forms to Microsoft Dynamics.

Fourteen indicators had achieved target for Quarter two in 2018/19. Of particular note were **Customer Visits Sports. Percentage waste reused, recycled and composted and the Number of Households living in temporary accommodation.** It was noted that despite testing conditions due to the Capital works at Riverside admissions had remained resilient.

It was reported to the Committee five indicators had not met their target for Quarter two in 2018/19, among these were **Base Budget income for Riverside, Base budget income for Hylands and CSC abandoned calls.** It was noted that wedding bookings at Hylands had dropped slightly for 2018 but were looking to be back on track for 2019.

In response to questions from members the Committee was informed that:

- The modular units at Fox Crescent were not yet occupied but this was currently planned for shortly after the Christmas period.
- There were 23 FTE staff in the CSC and that supervisors were able to allocate staff between face to face support and phone support. It was also noted that it took six months to fully train a new CSC staff member and that this made it difficult to have cover for absences on demand. It was also noted that breakdowns of call categories were kept and that Skype would open up additional ways of storing and analysing data such as this.
- The possibility of a future item for the work programme on income at Hylands would be explored.
- A written response would be prepared on figures of plastic recycled against other materials and would be emailed to the Committee. It was also noted that discussions had been taking place with management team on the Council's use of plastic.

**RESOLVED** that;

1. the report be noted and;
2. a written response be provided to members detailing a breakdown of different material recycling rates.

*(7.01pm to 7.24pm)*

7. **Inform and Debate Session – Planning Enforcement**

Members received a presentation from officers on the topic of Planning Enforcement. The presentation covered the following areas;

- Principles
- What we do
- How we deal with 'complaints'
- Enforcement Policy
- Enforcement notices
- Other remedies
- Particular Problems and issues

The Committee was informed that the key principles were that, it was important for confidence in the planning system, discretionary, proportionate and that it was complaint led. The Committee also heard that the Enforcement Plan sets out how officers monitor implementation of planning permissions and investigate alleged cases of unauthorised development and then take action where it is appropriate to do so.

The Committee heard that there were various types of breach;

- Building works
- Advertisements
- Changes in use
- Works not in accordance with a planning permission
- Untidy land or buildings
- Listed buildings
- Protected Trees

The Committee was informed that there were around 500 breaches identified annually. The Committee heard that when receiving 'a complaint' firstly these had to be investigated via a site visit or research. Secondly any breach needed to be identified before then being reminded via either negotiation or action. The final step was to then notify and inform the relevant parties of the decision. The Committee also heard about routine monitoring which helped to identify potential issues.

The Committee was informed of the options and outcomes available via planning enforcement;

- No breach
- Technical breach
- Self-regularising
- Planning application
- Voluntary compliance
- Negotiated solution
- Enforcement action

The Committee was also informed of the relevant Enforcement powers the Council had;

- Planning Contravention Notice
- Enforcement Notice
- Breach of Condition notice
- Temporary Stop Notice
- Stop Notice
- Untidy land notice (Section 215)

- Injunction
- Prosecution
- Discontinuance Notice (adverts)

The Committee heard that decisions were made on a circumstantial basis depending on how serious the issue is, how urgent it is, what can be done and what would be effective. It was also noted that a breach is not a criminal offence and action can only be taken where it is expedient to do so under the public interest test. The action taken must be proportionate and formal action should be a last result and not used as a means of punishment. It was also noted that it should not be used to regularise development which is otherwise acceptable, and that the process can be very slow. Officers also informed the Committee that there were instances where people would 'play the system' and that the Council did not have investigatory powers to routinely monitor all cases.

In response to questions from members the Committee was informed that:

- The money spent on the countywide traveller unit had been of good value and had helped officers deal with issues on the Council's land or highways. It was noted that incursions on private land were still dealt with by the Council.
- The 'right to light' was a separate legal issue and not one the planning enforcement team were involved with.
- Advertising on vehicles was dealt with by considering the duration of time a vehicle had been left stationary and whether it was contravening any traffic or parking regulations. Therefore, the test on whether enforcement was required was via the length of time and the likely intention of the vehicle being there, if there was an issue this was resolved via public health or highway powers.
- Routine checks on all developments were not possible due to a lack of resources. It was noted that some early checks were in place, for example when building control permissions were granted to then check if planning permission had been applied for. It was also noted that if there was reason to believe there may be issues in the future that early checks could be made.
- There had been around 200 cases of retrospective planning permission being granted so far this year from enforcement cases.

The Committee thanked the officers for attending and their presentation.

**RESOLVED** that the report be noted.

*(7.25 pm to 8.04 pm)*

#### 8. **Task and Finish Group on Voter Registration**

The Committee received a report from the Task and Finish Group which had been tasked with reviewing Voter Registration and the surrounding processes and proposals to identify measures to improve the accuracy and completeness of the electoral register, particularly in underrepresented groups.

The Committee was informed that the group had taken a while to first meet due to staff absences but had held three very productive meetings over recent months and it had been an enthusiastic group. The Committee heard that the new electoral register was being published on December 1<sup>st</sup> and that this year there had been a 5% increase in Household Enquiry Form responses bringing the rate up to 91%. It was also noted that there had been an extra 7000 responses online



and that this had led to significant savings as a postal response costs £1 to process with an online response at around 30p.

Officers informed the Committee that the group had been tasked with developing new methods to improve rates. It was noted however that the vast majority of work was governed by legislation therefore leaving little room to experiment. Some of the possible changes included a greater use of social media, visually informative letters, encouraging Household Enquiry forms to be responded to online, targeting student registration and introducing a Key Performance Indicator in line with the Electoral Commission performance standards.

The Committee was informed that the main recommendation formed via the group was the introduction of discretionary Household Notification letters to be sent to every household in early 2019. It was noted that these letters would clearly state whether the resident(s) were registered or not and whether they had a postal or proxy vote set up. The Committee heard that the use of green ticks and red crosses would make it very clear to the recipient who was registered at their address or who is maybe only halfway through the process and still needs to respond to an individual invitation to register form. It was noted that these letters would reduce the workload for officers closer to the registration deadlines as it should encourage those who need to finalise their registration to do so at an earlier date. The Committee heard that there was therefore benefits for both officers and the general public by sending out the letters. The Committee was informed that there was a cost of £31,000 for the letters to be sent to every household of which £11,000 was available in existing budgets but that an extra £20,000 would have to be sought by officers as supplementary funding. It was noted that if the Committee agreed that the letters were beneficial that officers would explore methods to receive the additional funding.

The members who had formed the Task and Finish Group stated that it had been a very beneficial process and a group they had enjoyed being on. They also thanked officers for their work in producing an informative and interesting report.

In response to questions from members the Committee was informed that;

- The Household Notification Letters may lead to savings elsewhere as it should lower the amount of properties which need to be door knocked by a canvasser which is the most expensive method. It was hoped that these letters would encourage households to finalise their registrations before canvassers had to be sent to door knock the properties as required by legislation.
- The letters would also include any relevant individual registration forms which needed to be completed therefore saving on postal costs and meaning that the recipient was able to act via completing the second form when receiving the letter.
- The turnout of those registered for postal votes was around 80%, this was against an average of 60% for those voting in polling stations.
- There were around 22,000 residents registered as postal voters.

The Committee agreed to support the six recommendations below made by the group and thanked members and officers for their hard work in reviewing the current arrangements and developing new proposals.

**RESOLVED** that the Committee recommend;

1. That officers explore the opportunity to request additional funding for the introduction of Household Notification Letters.
2. Further work to target student registration rates.

3. Encouraging online responses to Household Enquiry Forms.
4. Further working between Electoral Services and the Communications team to utilise social media as a voter registration tool.
5. The introduction of a Key Performance Indicator to track progress against the Electoral Commission Performance Standards.
6. Noting the proposed changes to the Household Canvass for 2020 detailed at Paragraph 6.2 and 6.3 of the report.

*(8.05 pm to 8. 20 pm)*

9. **Terms of Reference for Task and Finish Group**

The Committee was asked to agree the draft terms of reference for the Task and Finish Group relating to Community Safety Communication and to appoint members to the group. It was noted by officers that the report stated the final report would be provided at the April 2019 meeting. The Committee was informed that this would have to move to the June 2019 meeting however due to the probability of purdah restrictions being breached otherwise.

**RESOLVED** that;

1. the terms of reference for the group be agreed and;
2. the Chairman and Vice Chairman contact officers directly to confirm the members forming the group and;
3. the final report be presented to the June 2019 meeting to avoid any purdah restrictions.

*(8.20pm to 8.24pm)*

10. **Decisions taken under delegation to the Chief Executive**

The Committee received information on two decisions taken under delegation to the Chief Executive for the period 1 June 2018 to 31 October 2018. The decisions related to a property acquisition and Business Rates Pooling.

**RESOLVED** that the report be noted.

*(8.24pm to 8.25pm)*

11. **Work Programme**

The Committee considered a report on its work programme for 2018/19 which had been updated following the Committee's meeting on 11 June 2018.

The Committee agreed to add the below item to the 2018/19 work programme.:

- Hylands Income – Inform and Debate Session

The Committee also agreed that officers should explore the possibility of a future item or task & finish group on the impact of universal credit and that an update on this would be provided at the next meeting. It was also agreed that as stated under Item 9 that the final report on Community Safety Communication would be presented in June 2019 rather than April 2019. It was also agreed that a date be finalised for the Council's Tenancy Strategy item as part of the next work programme.

**RESOLVED** that the draft work programme of the Committee submitted with the report to the meeting be approved with the above changes and additions.

13. **Urgent Business**

There were no matters of urgent business brought before the Committee.

The meeting closed at 8.27 pm.

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Chairman



## OVERVIEW AND SCRUTINY COMMITTEE

4<sup>th</sup> February 2019

AGENDA ITEM 6

<b>Subject</b>	QUARTER THREE 2018/19 PERFORMANCE INFORMATION REPORT
<b>Report by</b>	DIRECTOR OF CORPORATE SERVICES

**Enquiries contact:** Dan Wright, Projects and Systems Accountant  
Tel: 01245 606797, Email: [dan.wright@chelmsford.gov.uk](mailto:dan.wright@chelmsford.gov.uk)

### Purpose

To provide an update for members on the progress made against the performance indicators within the Corporate Plan at the end of December 2018.

### Recommendation(s)

- a) That the report be noted.

### Corporate Implications

Legal:	None
Financial:	The Corporate Plan provides the context for both the Medium Term Financial and Capital Strategies.
Personnel:	The Corporate Plan provides the framework for the Council's People Strategy and includes workforce development and organisational development programmes to achieve its stated ambitions.
Risk Management:	None
Equalities and Diversity:	The Corporate Plan includes the Council's commitment to equality and diversity and contains specific proposals for strengthening and embedding equalities practice and principles.
Health and Safety:	None
IT:	None
Other:	The Corporate Plan sets out one clear vision and brings together the aspirations outlined in the Local Strategic Partnership and the Local Development Framework plans.

### Consultees

Directors, Service Managers and Officers responsible for indicators and projects from the five Directorates:

- Community Services
- Corporate Services
- Financial Services
- Public Places
- Sustainable Communities

## Policies and Strategies

The report takes into account the following policies and strategies of the Council:

Chelmsford City Council Corporate Plan  
Chelmsford Tomorrow: Our Vision for the Future

## Corporate Plan Priorities

The report relates to the following priorities in the Corporate Plan:

Attracting investment and delivering infrastructure	√
Facilitating suitable housing for local needs	√
Providing high quality public spaces	√
Promoting a more sustainable environment	√
Promoting healthier and more active lives	√
Enhancing participation in cultural activities	√

### 1. Background

- 1.1 This report and attached appendix provides an update on the progress that has been made during the third quarter of 2018/18 against the identified key performance indicators for the Council, covering the period October – December 2018.
- 1.2 Each key performance indicator measures the progress made in terms of achieving Council priorities. The Council's refreshed Corporate Plan was agreed at Full Council on 18 July 2012 and identifies six key priorities;
- Attracting investment and delivering infrastructure
  - Facilitating suitable housing for local needs
  - Providing high quality public spaces
  - Promoting a more sustainable environment
  - Promoting healthier and more active lives
  - Enhancing participation in cultural activities
- 1.3 This report reviews the performance of 21 key performance indicators. At the end of each quarter the summary position for the key performance indicators is as follows:

Performance Indicator Status		Quarter One	Quarter Two	Quarter Three
Green	The performance indicator is above target or within acceptable range*	11	14	11
Amber	The performance indicator is below target but within acceptable range*	1	2	5
Red	The performance indicator is significantly below target	8	5	5

\*Performance indicator status includes tolerance ranges of acceptable performance

\*One Indicator had no data available for Q1 due to the system migration from Achieve to Dynamics

## 2. Summary of the Council's Performance in Quarter three 2018/19

### Indicators Meeting Target

2.1 A total of 11 indicators achieved their target for Quarter Three 2018/19. Areas performing on target include:

- **Percentage of waste reused, recycled & composted:** The percentage of waste recycled remains above target and matches the performance of December 2017. The recycling rate is 10% higher than December 2016, prior to the start of fortnightly collection – this demonstrates the positive effect that the policy is having of recycling efforts within Chelmsford.
- **Customer Visits to Sports:** Despite the significant disruption at Riverside caused by the closure of the ice rink, sports hall and car park, attendance figures have held up well. The indicator is exceeding the target set for the year, which projected a more significant reduction in attendances. The Council's other leisure centres are reporting increased footfall compared to previous years which compensates for some of the disruption at Riverside.
- **Net additional homes provided:** 217 completions were achieved in quarter 3 which has helped to offset a sluggish start to the year. Completions on Coval Lane and a number of other small sites have contributed in this quarter, alongside ongoing development at the key strategic sites of Channels, Beaulieu and Runwell.

### Indicators Not Meeting Target

2.2 A total of 10 indicators failed to meet their target for Quarter Three 2018/19. Amongst the areas not meeting target are the following:

- **Theatre Promotion Visits:** Evidence suggests that the impact of GDPR legislation is having a knock-on impact on theatre ticket sales, as customers who did not respond to GDPR correspondence were legally obliged to be removed from circulation lists. The theatres team have introduced a series of measures to try and re-engage with customers.

However, this year's pantomime was the most attended in the Theatre's history; with 28,800 attendees and 90% of seats being sold. The pantomime for next Christmas is Peter Pan and 21% of tickets have already been sold.

- **CSC Abandoned calls:** The transfer to Skype for incoming calls in November has had a knock-on effect on abandoned calls and wait times. Initial system problems have now been overcome and there will be opportunities to improve on performance as the new technology continues to develop and is bedded in.
- **Number of Households living in temporary accommodation:** This indicator narrowly missed its target by 2.25%. However, it should be noted that the target is based on a simplified 12-month profile which does not account for the seasonal spike in homelessness applications in December. This performance is a significant improvement on the 356 households for the equivalent period last year. The organisation should be close to its end of year target of 250 households, although this was set as a challenging target.

### 3. Conclusion

- 3.1 This report provides a summary of how the Council's critical performance indicators have performed in Quarter Three. Further detail of the performance can be found in appendix 1.

#### List of Appendices

Appendix 1: Performance Information Summary Report Quarter Three 2018/19

#### Background Papers











































Nil



## Appendix 1

### Quarter 3 performance information 2018/19

The performance information and targets presented have been agreed as the key indicators for Chelmsford City Council. They are included in the Corporate Plan and reported Quarterly to the Overview & Scrutiny Committee. Most indicators are reported monthly although some are quarterly or annual values. This report displays the latest reported value. Traffic light indicators are used and based on whether current performance is within agreed variances. Short term trends are based on the previous reported value. Long term trends are calculated based on the equivalent period of the previous year.

Corporate Indicators	Q3 Status	Q3 2018/19	Q3 vs Q2	Current Target
Net additional homes provided (High is good) (Formerly NI 154)		217		201
Number of affordable homes delivered (High is good) (Formerly NI 155)		46		45
Number of households living in temporary accommodation (Low is good) (Formerly NI 156)		273		267
% waste reused, recycled & composted (High is good)		54.34%		50.00%
Residual waste per household (Low is good) (Cumulative)		337.09 kg		410.00 kg
Customer visits Sports (High is good) (Cumulative)		1,062,430		975,670
'Blue' Queue waiting time (High is good)		89.11%		90.00%
Percentage of online contact forms responded to within one working day (High is good)		93.50%		90.00%
'Green' Queue waiting time (High is good)		86.06%		90.00%
CSC Abandoned Calls (Low is good)		12.25%		10.00%
CSC Average Waiting Time for Calls (in seconds) (Low is good)		64 seconds		40 seconds
The Number of working days lost due to sickness absence (Low is good)		7.56 days		7.09 days
The average time taken in calendar days to process all new claims and change events in Housing Benefit and Council Tax Benefit (Cumulative)		9.38 days		9 days
Base Budget Income for car parking (High is good)		100.78%		100.00%
Base Budget income for Cemetery and Crematorium (High is good) (Cumulative)		95.68%		100.00%
Base Budget Income for Riverside (High is good)		94.33%		100.00%
Base Budget Income for Theatres (High is good)		103.54%		100.00%
Base Budget Income for Hylands (High is good)		85.28%		100.00%
Average number of unique visitors to the visit Chelmsford website		13,037		9,000
Theatre Promotion Visits (High is good) (Cumulative)		54,485		59,818
Theatre Hires Income (High is good) (Cumulative)		134.51%		100.00%



## OVERVIEW AND SCRUTINY COMMITTEE

4 February 2019

### AGENDA ITEM 9

<b>Subject</b>	ANNUAL REPORT ON HOUSING DELIVERY
<b>Report by</b>	CABINET MEMBER FOR STRATEGIC HOUSING

**Enquiries** Liz Harris-Best – Principal Housing Implementation and Strategy Officer  
Tel: 01245 606378 email: liz.harris-best@chelmsford.gov.uk

#### Purpose

This report sets out, for the Committee's information, housing delivery monitoring statistics for 2017/18 and provides Members an update on new and proposed national and local initiatives that impact on the delivery of new housing.

#### Recommendation(s)

1. That the Committee note the content of the report.

#### Corporate Implications

Legal:	The Community Infrastructure Levy is a planning charge, introduced by the Planning Act 2008 as a tool for local authorities in England and Wales to help deliver infrastructure to support the development of their area. It came into force on 6 April 2010 through the Community Infrastructure Levy Regulations 2010. The Community Infrastructure Levy Regulations 2010 (as amended) implement the detail of the Community Infrastructure Levy using powers provided in Part 11 of the Planning Act 2008.
Financial:	The rate of new housing delivery directly impacts upon the amount of New Homes Bonus received by the Council and financial contributions to supporting infrastructure through the existing planning obligations process (Section 106 Agreements) and Community Infrastructure Levy receipts. The rate of delivery of new affordable rented housing impacts on the Council's reliance on temporary accommodation, including the most expensive forms of temporary accommodation provided in the form of bed and breakfast accommodation and nightly lets.
Personnel:	None

Risk Management:	None
Equalities and Diversity:	Housing delivery is important for all tenures and types of housing to meet the community's needs. The Council will need to undertake an Equalities and Diversity Impact Assessment, if any new policies or procedures to be introduced or implemented, particularly to ensure that no identified group from within the Equalities Act is more affected than others.
Health and Safety:	None
IT:	None
Other:	None

<b>Consultees</b>	Chelmsford City Council – Sustainable Communities Directorate Chelmsford City Council – Legal Services Chelmsford City Council – Financial Services
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### **Policies and Strategies**

The report takes into account the following policies and strategies of the City Council:

#### Corporate Plan

Facilitating suitable housing for local needs is one of the Corporate Plans six key priorities. The Local Development Framework helps deliver the Council's Spatial Vision, provide housing that meets local needs and maintain high quality public places.

#### Local Development Framework (LDF) Documents

Core Strategy and Development Control Policies - Adopted DPD  
Core Strategy and Development Control Policies Focused Review - Adopted DPD  
Chelmsford Town Centre Area Action Plan - Adopted DPD  
North Chelmsford Area Action Plan – Adopted DPD  
Site Allocations Development Plan Document – Adopted DPD  
Community Infrastructure Levy (CIL) Charging Schedule

The Chelmsford Local Development Framework takes into account all published strategies of the City Council, together with the Sustainable Community Strategy published by The Chelmsford Partnership.

## Corporate Plan Priorities

The report relates to the following priorities in the Corporate Plan [tick the relevant box]

Attracting investment and delivering infrastructure	<input checked="" type="checkbox"/>
Facilitating suitable housing for local needs	<input checked="" type="checkbox"/>
Providing high quality public spaces	<input checked="" type="checkbox"/>
Promoting a more sustainable environment	<input checked="" type="checkbox"/>
Promoting healthier and more active lives	<input type="checkbox"/>
Enhancing participation in cultural activities	<input type="checkbox"/>

### 1. Introduction

- 1.1 This report provides an overview of key housing delivery monitoring statistics in Chelmsford for the period 2017/18 (April 2017 – March 2018). The detailed information is contained within the Annual Report of Key Housing Monitoring Statistics attached at **Appendix 1** of this report. This follows the five previous Annual Reports which have been considered each year by the Overview and Scrutiny Committee since 2012.
- 1.2 This report provides an annual update on housing delivery statistics, including our performance against the 'objectively assessed' annual housing requirement number and affordable housing delivery. It provides a summary of the measures to significantly boost housing supply introduced in the revised National Planning Policy Framework (NPPF) and associated National Planning Practice Guidance. In addition, it updates the Committee on national initiatives relating to housing supply as well as local initiatives to address housing need referenced in previous annual reports.

### 2. Context

- 2.1 Housing delivery conditions in the period 2017/18 have continued to improve. Housing completions for 2017/18 in Chelmsford have increased slightly compared with the previous year with an annual completion figure of 1,008 compared with 1,002 the previous year. The 2017/18 total is the second highest annual completion rate since 2002 and exceeds the City Council's full objectively assessed annual housing requirement of 805 dwellings per annum. Table 1 and 2 demonstrates the level of housing planning permissions and completions over the last five years.

**Table 1 - Numbers of New Homes with extant planning permisison**

	April 2014	April 2015	April 2016	April 2017	April 2018
Net New Homes with extant Planning Permission	7,994	8,548	8,571	8,835	7,735

**Table 2 - Numbers of New Homes completed in Chelmsford City Council area (Annual Percentage Increase)**

	2013/14	2014/15	2015/16	2016/17	2017/18
Net New Completed Homes	470 (+72%)	826 (+75%)	792 (-4%)	1,002 (+26%)	1,008 (+0.5%)

- 2.2 As set out in Table 4 of Appendix 1 (Net Total Completed New Dwellings) this upward trend has continued. For the first two quarters of 2018/19 (April to September) a total of 371 new homes were completed. There has been a slight decrease in affordable housing completions in the last year, 198 dwellings compared to 226 dwellings in 2016/17. It should be noted that this was anticipated within the April 2017 Housing Site Schedule and projected completion rates show that affordable housing completions are set to rise in 2018/19, increasing further in the following period as development on key strategic sites continues.
- 2.3 The following key strategic brownfield and greenfield sites have all significantly advanced since the last report. The St Johns Hospital development and initial phases at Beaulieu and Channels have been completed. Work has also commenced on more phases at Runwell Hospital, Beaulieu and Channels.

**Table 3 – Summary of Development Progression on Key Strategic Sites currently under construction**

Site	Total Homes	Completed <sup>1</sup>
Former St John's Hospital South, Wood Street, Chelmsford (complete)	101	101
Essex County Cricket Ground, New Writtle Street, Chelmsford	357	62
Land at Belsteads Farm Lane Phase 1 (Channels)	181	173
Land north, south and east of Belsteads Farm Lane, Broomfield (Channels) - Phase 3A & B (complete)	74	74
Land north, south and east of Belsteads Farm Lane, Broomfield (Channels) - Phase 3c 3d and 5	240	0
Greater Beaulieu Park, White Hart Lane, Springfield - Phase 1 - Neighbourhood Centre (complete)	34	34
Greater Beaulieu Park, White Hart Lane, Springfield - Phase 1 - Zone B (complete)	74	74
Greater Beaulieu Park, Phase 1 Zone A (complete)	184	184
Greater Beaulieu Park, White Hart Lane, Springfield - Phase 1 - Zone C1	199	87
Greater Beaulieu Park, White Hart Lane, Springfield - Phase 1 - Zone G	68	58
Greater Beaulieu Park, White Hart Lane, Springfield - Phase 2 – Zones F&I	254	0
Former Runwell Hospital (St Lukes), Runwell Chase, Runwell, Phase 2	152	106
University Campus, Phase 2,	426	91

<sup>1</sup> Total Completions as at Q2 2018/19

### 3. Chelmsford Housing Delivery Statistics

3.1 Set out within the Annual Report of Key Housing Monitoring Statistics at Appendix 1 of this report, there are five tables providing the following statistical information:

- 1) New homes in pre-planning stage;
- 2) New homes within current major planning applications;
- 3) New homes with planning permissions;
- 4) New homes completed
- 5) Estimated housing trend

#### **New Homes in the Pre-planning Application Stage**

3.2 At present, there are in the region of 1,400 new homes which are the subject of pre-application discussions with Officers. These consist of major development sites of 10 or more dwellings where an officer is actively engaged in discussions regarding the feasibility of a scheme.

3.3 Table 1 in Appendix 1 provides an area-based summary of where pre-application discussions are in progress, with the total aggregated number of new homes expected. This figure also includes pre-application discussions on the reserved matter submissions on sites which already have outline planning permission.

#### **New homes within current major planning applications**

3.4 There are 603 net new dwellings within planning applications currently being considered by the City Council (as at 30/11/2018). A breakdown of these major applications is set out in Table 2 of Appendix 1 where a commentary is provided as to the status of each.

#### **New homes with planning permission**

3.5 There are just over 7,700 new homes which currently have a live (extant) planning permission but are yet to be built. Planning applications are time limited and require the commencement of development within three years of the date of the grant of planning permission.

3.6 A breakdown of these applications is set out in Table 3 of Appendix 1 and is based on the April 2018 Housing Site Schedule. A revised Housing Site Schedule is published in April every year to reflect new approvals and completions.

#### **New homes completed**

3.7 Between 2001/02 and 2017/18 there have been 10,533 new homes completed in the City Council's area which equates to an average annual completion rate of 620 new homes per year. The annual totals are set out in Table 4 of Appendix 1. It is important to note that the major allocations for housing in the adopted LDF are now all coming forward in a timely and planned manner which is a testament to the deliverability of that Plan.

### **Estimated New Home Completions Trends**

- 3.8 As can be demonstrated above, there are a significant number of new homes currently being developed or in the pipeline within the City. In addition to the supply of housing already with planning permission, there are 603 new homes included within major planning applications yet to be determined by the City Council.
- 3.9 There are 7,735 new homes with planning permissions which are yet to be completed. Construction or groundwork has already commenced on 121 sites, which is an increase of 9% compared with commencements this time last year.
- 3.10 Based on the information contained within Appendix 1, it is estimated that completions will continue to rise beyond 2017/18. As development on several strategic sites continues, annual housing completions are projected to peak and exceed 1,500 in 2021/22. The projection of housing completions for the entire year 2018/19 as at April 2018 is 1,205 dwellings.

### **Change of use from Office to Residential**

- 3.11 The Government introduced changes to the planning system in May 2013 which allows offices to be converted into residential use without the need for a planning application to be made to the local planning authority. This has been replaced by a streamlined 'prior approval' process whereby applicants submit their proposals and the Council can only comment on a narrow scope of issues. There is no ability to request affordable housing through this process, regardless of the number of units proposed.
- 3.12 The Council has processed just over 55 prior approval applications (up to 31 March 2018) for the conversion of offices to residential, resulting in a further 719 residential units with planning permission. Of these, 311 units have already been completed. These units are counted in the housing data within Appendix 1. The current regulations stipulate that prior approval schemes must be completed within three years of the date of the approval.

### **4. Annual Housing Requirement**

- 4.1 The Government published a new standardised approach to calculating housing need in September 2018. The standard method uses a formula to identify the minimum number of homes expected to be planned for, in a way which addresses projected household growth and historic undersupply. The standard method uses the same demographic starting point as the Council's Objectively Assessed Housing Need, national household growth projections (the most recent projections calculated over a 10 year consecutive period, with the current year being the first year). The standard method then applies one market signal adjustment related to a local affordability ratio. This is based on median house prices compared to median workplace earnings.
- 4.2 In Chelmsford's case, applying the standard method using the 2016-based population projections produces a local housing need of 812 new homes per year, which is similar to the Objectively Assessed Housing Need of 805 homes per year.
- 4.3 In October 2018 the Government launched a technical consultation on revising the standard method for assessing housing need to be consistent with increasing housing supply. Elements of the technical discussion demonstrate that there is concern that the latest projections provide too little household growth for the 2016 based population projections.



- 4.4 The Government's technical consultation on revising the standard method proposes for the short-term that the 2014-based population projections provide the demographic baseline for the assessment of local housing need. In the longer term, the Government has indicated that it will review the formula in the standard method. Applying the standard method using the 2014-based population projections produces a local housing need of 976 new homes per year which is above the Objectively Assessed Housing Need of 805 homes per year.
- 4.5 The draft Local Plan's housing requirement is based on the Objectively Assessed Housing Need of 805 dwellings per annum and the draft Local Plan was examined on this basis. However, the housing supply in the draft Local Plan provides close to a 20% supply buffer above the Objectively Assessed Housing Need. This supply buffer allows the Council to manage the uncertainties currently surrounding the standard method and the calculation of local housing need, until the review of the Plan is scheduled to commence (three years after the date of adoption).
- 4.6 The Council will need to start to use the standard method at the first review of the draft Local Plan, which is required within five years of adoption.
5. National Planning Policy Framework
- 5.1 In July 2018, the Government published the revised National Planning Policy Framework (NPPF). This is the first revision to the National Planning Policy Framework since 2012. It implements reforms announced previously through the Housing White Paper and the planning for the right homes in the right places consultation, which were summarised for Members in last year's Housing Delivery Annual Report.
- 5.2 In addition to determining that strategic policies should be informed by a local housing need assessment, conducted using the standard method (as detailed above), the revised NPPF introduces new policies and definitions, with the objective of significantly boosting the supply of homes. These include:
- A requirement to provide at least 10% of homes to be available for affordable home ownership on major developments (with a few exceptions).
  - A requirement for local planning authorities to identify through their development plans and brownfield registers land to accommodate at least 10% of their housing requirement on sites no larger than one hectare.
  - Support for entry-level exception sites suitable for first time buyers or those looking to rent their first home on land adjacent to existing settlements where they are proportionate in size to them.
  - A 5% buffer to ensure choice and competition in the market for land.
  - A 10% buffer (moved forward from later in the plan period) where a local planning authority wishes to demonstrate a five year supply of deliverable sites through an annual position statement or recently adopted plan, to account for fluctuations in the market during that year and maintain supply.
  - A 20% buffer where there has been significant under delivery of housing over the previous three years (below 85% of the housing requirement), to improve the prospect of achieving the planned supply.

- Provisions requiring local authorities to prepare an action plan to assess the causes of under delivery and identify actions to increase delivery in future years where the Housing Delivery Test indicates that delivery has fallen below 95% of the local planning authority's housing requirement over the previous three years.

5.3 In addition to the summary points above, the Glossary of the revised NPPF:

- Widens the definition of affordable housing to include Starter Homes, Discounted market sales housing and affordable private rent.
- Provides a definition of 'Build to Rent' housing.
- Re-defines 'deliverable' sites.

## 6. National Planning Practice Guidance

6.1 Alongside the publication of the NPPF, the Government produced National Planning Practice Guidance on Viability. The guidance sets out the key principles for understanding viability in plan making and decision taking.

6.2 The guidance clarifies a number of important principles at the decision taking stage including:

- Where up-to-date policies have set out the contributions expected from development, planning applications that comply with them, should be assumed to be viable.
- It is up to the applicant to demonstrate whether particular circumstances justify the need for a viability assessment at the application stage.
- Viability assessments submitted at the application stage should refer back to the Local Plan viability assessment and applicants should provide evidence of what has changed since then.
- The weight to be given to a viability assessment is a matter for the decision maker, having regard to whether the plan and viability evidence underpinning the plan is up to date; any change in site circumstances since the plan was brought into force; and transparency of assumptions behind evidence submitted as part of the viability assessment.
- Any viability assessment should be prepared on the basis that it will be made publicly available other than in exceptional circumstances.
- Information used in viability assessment is not usually specific to that developer and thereby need not contain commercially sensitive data.

## 7. Reforming Developer Contributions

7.1 The Government announced a package of reforms to the system of developer contributions at the Autumn Budget 2017, in response to the Community Infrastructure Levy Review. These reforms are designed to complement changes to the assessment of viability in the NPPF and aim to make the system of developer contributions more transparent and accountable by:

- Reducing complexity and increasing certainty for local authorities, developers and communities;
- Supporting swifter development;
- Improving the market responsiveness of the Community Infrastructure Levy;
- Increasing transparency over where developer contributions are spent;
- Introducing a new tariff to support the development of strategic infrastructure.

7.2 The Government consulted on its proposals in March 2018 ('Supporting housing delivery through developer contributions: Reforming developer contributions to affordable housing and infrastructure') and published its response to the consultation in October 2018. The Government have recently consulted on draft regulations which will amend the Community Infrastructure Levy Regulations 2010 (as amended). The regulatory changes the Government are bringing forward include:

- Ensuring that consultation when introducing or revising the Levy is proportionate;
- Removing the restriction which prevents local authorities from using more than five section 106 obligations to fund a single infrastructure project (the pooling restriction);
- Removing Regulation 123 restrictions and introducing Infrastructure Funding Statements;
- Exempting Starter Homes from the Levy where the dwelling is sold to individuals whose total annual income is no more than £80,000.

## 8. National Initiatives Update

### **Housing Infrastructure Fund**

- 8.1 In last year's Housing Delivery Report, Members were informed that the Council were working on two bids for monies available through the Housing Infrastructure Fund. The primary purpose of the Fund is to provide grant funding for the provision of necessary infrastructure to support housing growth and speed up delivery.

The Fund comprises two elements:

- a) Marginal Viability – up to £10m to support smaller scale housing sites that require a piece of infrastructure to speed up housing delivery. These bids are submitted by lower tier authorities.
  - b) Forward Funding – up to £250m to support the delivery of strategic infrastructure and strategic housing sites. These bids are submitted by upper tier authorities.
- 8.2 Two bids were submitted relating to Chelmsford. The first was a bid to support the development of Chelmer Waterside, submitted by the City Council, under the marginal viability element. This bid, for £5.7m, has been approved in principle to fund the Chelmer Waterside access road. A final funding decision is expected imminently.
- 8.3 Essex County Council submitted a second bid with the City Council's support, under the forward funding element, to support Beaulieu Station and the Chelmsford North East Bypass. The Expression of Interest was shortlisted and the City Council is supporting Essex County Council in the next stage, which is co-development with Homes England and production of the business case. This is due to be submitted at the end of March 2019, with funding decisions announced later this year.

## 9. Local initiatives to address housing needs

- 9.1 As a local authority, the Council has little influence on the national economic climate. However, it can use other means to ensure we meet our obligations locally.

### **Plan-making and Land Allocation**

- 9.2 The Council is expected to allocate land for new development in the draft Local Plan and ensure there is a rolling supply of deliverable sites to provide at least five years' supply of new homes. The Independent Examination hearing sessions of the draft Local Plan took place in November and December 2018. The Council anticipate the Inspector will issue her report early this year.
- 9.3 The draft Local Plan includes:
- around 8,800 houses on new site allocations;
  - around 1,300 houses on sites not identified (windfalls);
  - around 11,700 new homes which already have planning permission;
  - 10 Gypsy and Traveller pitches;
  - 24 Travelling Showpeople plots;

- 9.4 In anticipation of the draft Local Plan being found sound (with modifications), the Council has commenced Masterplanning work on three of the strategic sites allocated in the draft Local Plan. Planning Performance Agreements (PPAs) have been signed with the majority of developers in each of the growth areas identified in the draft Local Plan. A PPA is an agreement between the local planning authority and a potential applicant, to provide a project management framework for handling a development proposal.
- 9.5 The Council have updated the way we carry out Strategic Housing and Employment Land Availability Assessments (SHELAA). This is the new term for the Strategic Land Availability Assessment. The SHELAA identifies land that could be used for new developments, forming part of our draft Local Plan. The SHELAA is now open all year round meaning landowners or developers can now submit a new site or amend an existing site on a rolling basis.

### **Council-owned sites**

- 9.6 New development of 'modular' temporary accommodation has now been built and occupied in Beeches Road. This housing enables the Council to provide good quality accommodation to people in urgent need in a more cost effective way. A second site in Fox Crescent is almost complete, providing 18 new accommodation units overall.

### **Self and Community Housing Fund**

- 9.7 The Council has recently run a grant funding scheme for community groups interested in providing affordable community-led housing. Just over £40,000 was made available for a range of projects:
- Setting up a community organisation;
  - Training group members;
  - Getting help to develop a project plan;
  - Carrying out studies to support a new development proposal;
  - Identifying other sources of funding and complete bid application's;
  - Publicising a project;
  - Consulting with the public on proposals;
  - Meeting project development costs;
  - Meeting construction costs.

The Council is currently reviewing the application(s) for funding. If the Council does not allocate all the available funding, it will run a further round of bidding at a later date.

## **10. Conclusion**

- 10.1 Housing Delivery has continued to improve. Housing completions for 2017/18 increased compared with the previous year and this upward trend looks set to continue.
- 10.2 The Plans and guidance that the City Council has put in place, have and will continue to assist in the improvement in the number of new homes being delivered. New planning permissions continue to be granted to supplement sites that have commenced development in 2017/18.
- 10.3 The draft Local Plan provides the framework to maintain housing delivery of all types. The Council will continue to work to maximise national and local initiatives that support the draft Local Plan and Corporate priorities of the Council.

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**Appendix 1** – Annual Report of Key Housing Monitoring Statistics

Background Papers

None

# **Annual Report of Key Housing Monitoring Statistics**

February 2019

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## Introduction

Set out below is the explanatory text for each of the following tables which provide the key monitoring information for housing delivery in the City. Where it is possible the number of affordable housing is shown as a sub-set of the overall housing numbers.

### **Table 1 - New Homes in Pre-Planning Application Stage**

Table 1 contains the number of planned new dwellings on major development sites<sup>1</sup> within each of the City Council's development plan areas. The sites have been aggregated and individual sites have not been identified due to the confidential and sometimes commercially sensitive nature of the pre-planning process.

### **Table 2 – New Homes in Current Major Planning Applications<sup>1</sup>**

Table 2 contains the number of new dwellings that are contained within planning applications that are currently under consideration by the City Council. It provides the specific site information by application; it also contains a commentary of the status of each individual site.

Depending on the type of application i.e. Outline or Full, the number of new dwellings may be either a range or an identified number. In addition, the number of new homes can vary through the life of an application due to amendments to schemes made before a formal decision is made. Although all of the sites trigger the City Council's policy requirement to provide affordable housing, the final level and type of affordable housing secured can only be reported once a formal decision has been issued.

### **Table 3 – New Homes with Planning Permissions**

Table 3 contains the number of new dwellings which have been granted planning permission and are still within the time limit to commence development. This is presented site by site and contains the level of affordable housing on the relevant sites. The information is sourced from the latest Housing Site Schedule which is published in April each year. To ensure that there is no double counting with completion data, Table 3 only contains development sites that have yet to be completed and provides the specific site information by application.

### **Table 4 – Total Completed New Dwellings (Net)**

Table 4 provides an annual total of completions of new dwellings in each financial year since 2004/05 with affordable homes reported separately and then included within annual totals. In addition a cumulative total is provided in order to provide a total of new dwellings completed in the current plan period i.e. 2001-2021. The first two quarters of 2018/19 are provided for information only.

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<sup>1</sup> 10 or more dwellings

**Table 1 – Aggregated New Homes at Pre-Planning Stage on Major Development Sites**

Development Plan Area	No. of Sites	No. of New Homes	Status of Sites (30/11/18)
North Chelmsford Area Action Plan	6	686	These comprise mainly reserved matters for Beaulieu and Channels.
Chelmsford Town Centre AAP	3	249	Mixture of sites/existing commercial buildings which do not currently have planning permission but are mostly acceptable
Site Allocations DPD	10	521	Variety of sites most of which are mostly acceptable
<b>TOTAL</b>	<b>19</b>	<b>1456</b>	Note – as explained in the status box there is some double counting in this number as Beaulieu and Channels have outline planning permission.

**Table 2 – New Homes within Current Major Planning Applications for Major Development**

Site	Application Reference	No. of New Homes	Status of Application (30/11/2018)
Site at Jubilee Farm, Newney Green, Writtle, Chelmsford	18/01167/FUL	12	Application for redevelopment of Previously Developed Land in the Greenbelt. Ongoing discussions, likely to be determined February/March 2019
Oaklands Farm Estate, Goatsmoor Lane, Stock, Ingatestone	18/01014/FUL	10	Application for redevelopment of Previously Developed Land in the Greenbelt. Ongoing discussions, likely to be determined February/March 2019
Land North South and East of Channels Drive, Broomfield, Chelmsford	18/01056/REM	128	Further reserved matters to Channels outline approval (phase 6). Likely to be determined December 2018
Site at 636-638 and 640 Galleywood Road, Chelmsford	18/00824/FUL	14	Application for 14 apartments likely to be determined December 2018
Land Rear of 30-34 Broomfield Road, Chelmsford	18/01544/FUL	24	Planning permission granted in November 2014 for demolition of existing office building and conversion of remaining office building to create 20 flats. Current application submitted August 2018 and is likely to be determined in early 2019
Car Park Rainsford Road, Chelmsford	17/01899/FUL	49	Application for 49 sheltered housing units. Delayed due to affordable housing negotiations, likely to be determined early 2019
Peninsular Site, Chelmer Waterside Development, Wharf Road, Chelmsford	16/01630/MAT	25	Planning permission granted for 421 dwellings in March 2017. Current application submitted in February 2018 to include 25 additional dwellings. Possible viability issues on site, position likely to be clearer in early 2019
Site at 30 Victoria Road, Chelmsford	18/00840/FUL	203	Planning permission granted for mixed use scheme (including 37 residential units) in April 2013. Current application submitted May 2018 and is likely to be determined December 2018

Rivermead Industrial Estate, Bishop Hall Lane, Chelmsford	18/01326/FUL	126 <sup>2</sup>	Application submitted in July 2018 for 315 student dwellings and flexible D1/B1/B8 commercial uses. Application likely to be determined February 2019.
Land South of Runnymede Cottage, Blasford Hill, Little Waltham, Chelmsford	18/01349/OUT	12	Outline application likely to be determined early 2019
<b>TOTAL</b>		<b>603</b>	

<sup>2</sup> The application is for 315 student dwellings however the Housing Delivery Test Rulebook requires an adjustment for student accommodation based on the national average number of students in student only households (2.5)

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
<b>Town Centre Area Action Plan Allocations</b>										
Block M Former Marconi Works Chelmsford	Chelmsford - Marconi	TCAAP19	N/A	56	0	0%	0	0	16/00662/FUL approved 14/10/2016	Y
University Campus Phase 2 part of Central Park and land at Park Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP20	N/A	426	109	26%	0	0	14/01470/FUL approved 06/02/2015 and 15/01309/FUL approved 23/12/2015	Y
Land north west of Essex County Cricket Ground New Writtle Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP14	N/A	357	45	13%	62	0	13/00690/ETL approved 17/09/2013	Y
24 Duke Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP10 (part of)	N/A	84	10	12%	0	0	14/01692/FUL approved 18/05/2015	N
Ambulance Station Coval Lane Chelmsford	Chelmsford - Waterhouse Farm	TCAAP22	N/A	30	0	0%	0	0	15/01462/FUL approved 02/03/2017	Y
<b>SUB TOTAL</b>				<b>953</b>	<b>164</b>	<b>Average 10%</b>	<b>62</b>	<b>0</b>		
<b>North Chelmsford Area Action Plan</b>										
Land north south and east of Belsteads Farm Lane Broomfield (Channels) - Phase 1	Broomfield - Broomfield and the Walthams	NCAAP 6, 26-27	N/A	181	63	35% spread across all phases	144	60	10/01976/OUT approved 31/10/2012	Y
Land north south and east of Belsteads Farm Lane Broomfield (Channels) - Phase 3c 3d and 5	Broomfield - Broomfield and the Walthams	NCAAP 6, 26-27	N/A	240	91	35% spread across all phases	0	0	10/01976/OUT approved 31/10/2012	Y
Land north south and east of Belsteads Farm Lane Broomfield (Channels) - Phase 4	Broomfield - Broomfield and the Walthams	NCAAP 6, 26-27	N/A	27	0	35% spread across all phases	0	0	10/01976/OUT approved 31/10/2012	Y
Land north south and east of Belsteads Farm Lane Broomfield (Channels) - Phase 6	Broomfield - Broomfield and the Walthams	NCAAP 6, 26-27	N/A	128	44	35% spread across all phases	0	0	10/01976/OUT approved 31/10/2012	Y
Land east of North Court Road and north of Hospital Approach Broomfield	Broomfield - Broomfield and the Walthams	NCAAP1	N/A	165	58	35%	0	0	13/00409/FUL approved 28/05/2014	IN Oct 2016
Land east of North Court Road and north of Hospital Approach Broomfield (Care Home)	Broomfield - Broomfield and the Walthams	NCAAP1	N/A	73	0	0%	0	0	13/00409/FUL approved 28/05/2014	IN submitted March 2017
Land north of Copperfield Road (East portion) Chelmsford	Broomfield - Broomfield and the Walthams	NCAAP4	N/A	198	70	35%	0	0	14/01672/OUT approved 8/11/2016	IN Oct 2017

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
Greater Beaulieu Park White Hart Lane Springfield - Phase 1 - Zone A	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	184	50	27%	182	50	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 1 - Zone E	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	198	59	30%	0	0	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 1 - Zone C1	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	199	74	37%	59	18	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 1 - Zone C2	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	122	18	15%	0	0	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 1 - Zone G	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	68	20	29%	14	0	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 2 - Zone F & I	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	254	76	29%	0	0	09/01314/EIA approved 07/03/2014	Y, November 2014
Greater Beaulieu Park White Hart Lane Springfield - Phase 2- Zone H (JKL)	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	213	58	27%	0	0	09/01314/EIA approved 07/03/2014	Y, November 2014
<b>SUB TOTAL</b>				<b>2250</b>	<b>681</b>	<b>Average 29%</b>	<b>399</b>	<b>128</b>		
<b>Site Allocations Development Plan Document Allocations</b>										
St Johns Hospital Wood Street (South) Chelmsford - Inland Homes	Chelmsford - Goat Hall	SAD11	N/A	101	24	24%	97	0	12/01545/FUL approved 21/05/2013	Y
Phase 3B Runwell Hospital Site Runwell Chase, Runwell	Rettendon - Rettendon & Runwell	SAD17	N/A	14	0	0	0	0	16/00684/FUL approved 19/08/2016	IN submitted Oct 2016
Former Runwell Hospital (St Lukes) Runwell Chase Runwell - Phase 2	Rettendon - Rettendon & Runwell	SAD17	N/A	152	54	35%	65	19	12/01480/OUT approved 21/11/2013	Y
Former Runwell Hospital (St Lukes) Runwell Chase Runwell - Phase 3	Rettendon - Rettendon & Runwell	SAD17	N/A	102	35	34%	0	0	12/01480/OUT approved 21/11/2013	Y
Former Runwell Hospital (St Lukes) Runwell Chase Runwell - Phase 4	Rettendon - Rettendon & Runwell	SAD17	N/A	102	35	34%	0	0	12/01480/OUT approved 21/11/2013	
Former Runwell Hospital (St Lukes) Runwell Chase Runwell - Phase 5	Rettendon - Rettendon & Runwell	SAD17	N/A	103	36	35%	0	0	12/01480/OUT approved 21/11/2013	
Morelands Industrial Estate, Tileworks Lane, Rettendon	Rettendon - Rettendon & Runwell	SAD16	N/A	24	0	0%	0	0	14/01657/OUT approved 26/05/2015	N

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
County Library Headquarters Goldlay Gardens Chelmsford	Chelmsford Town Area - Moulsham and Central	SAD3	CFS278	31	0	0	8	0	16/01389/FUL approved 28/11/2016	IN June 2017
Land between Back Lane and Old Church Road East Hanningfield	East Hanningfield - Bicknacre and West Hanningfield	SAD20	N/A	20	10	50%	0	0	16/00215/OUT approved 06/12/2016	N
<b>SUB TOTAL</b>				<b>649</b>	<b>194</b>	<b>24%</b>				
<b>Large Sites (Unallocated)</b>										
Land at Days Garage Forestlyn and Rear of 76 to 98 Main Road Broomfield Chelmsford	Broomfield - Broomfield and the Walthams	NCAAP	N/A	37	7	19%	0	0	16/01451/FUL approved 24/01/2017	Y, April 2017
Burrows Electrical Wholesalers Railway Street Chelmsford	Chelmsford - Marconi	TCAAP	N/A	14	0	0%	0	0	17/00142/FUL approved 28/06/2017	IN Feb 2018
47 Broomfield Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	14	0	0%	0	0	16/01145/FUL approved 30/09/2016	Y, Building Demolished Dec 2016
Ashby House Brook Street Chelmsford	Chelmsford - Marconi	TCAAP	N/A	63	0	N/A as prior approval	0	0	16/00587/COUPA approved 10/06/2016	N
Site rear of 30-34 Broomfield Road	Chelmsford - Marconi	TCAAP	N/A	20	0	0%	0	0	14/01360/FUL approved 17/11/2014	Y
51A to 54A High Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	12	0	N/A as prior approval	0	0	17/00769/CUPAO approved 28/06/2017	N
Moulsham Home 116-117 Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	SAD	N/A	11	0	0%	0	0	18/00047/FUL approved 05/03/2018	N
41 Springfield Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	48	0	N/A as prior approval	0	0	16/01872/COUPA approved 06/12/2016	IN January 2018
31-37 Springfield Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	18	0	N/A as prior approval	0	0	16/01855/COUPA approved 05/12/2016	IN January 2018
Royal & Sunalliance Parkview House Victoria Road South	Chelmsford - Moulsham and Central	TCAAP	N/A	45	0	N/A as originated from prior approval	0	0	15/01651/MAT/1 approved 19/08/2016	Y (See 17/01984/CLEUD)

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Royal & Sunalliance Parkview House Victoria Road South	Chelmsford - Moulsham and Central	TCAAP	N/A	15	0	N/A as originated from prior approval	0	0	15/01590/MAT/1 approved 19/08/2016	Y
The Snip 9 Victoria Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	11	0	N/A	0	0	16/00431/FUL approved 17/06/2016	Y May 2017
St Marks Centre Cottage Place Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	10	0	N/A	0	0	17/01191/FUL approved 11/01/2018	IN Feb 2018
101 New London Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	14	0	N/A as originated from prior approval	0	0	16/00576/FUL approved 29/07/2016	N
Moulsham Lodge Community Centre Waltham Glen Chelmsford	Chelmsford Town Area - Moulsham Lodge	SAD	CFS275	26	0	0%	0	0	17/00625/FUL approved 23/09/2017	IN December 2017
Rosehart Properties Ltd Block B Chelmsford Office and Technology Park (BAE)	Great Baddow - Great Baddow East	SAD	N/A	65	0	N/A as prior approval	0	0	14/02000/COUPA approved 30/01/2015	N
Miami Hotel Princes Road Chelmsford	Chelmsford Town Area - Goat Hall	SAD	N/A	58	0	0%	0	0	16/02231/FUL approved 24/03/2017	Y, July 2017
Garages rear of 24 Cherry Garden Road Great Waltham	Great Waltham - Broomfield and The Walthams	NCAAP	N/A	10	10	100%	0	0	15/00838/FUL approved 11/11/2015	N
Brook Farm Riding Stables Stock Road Stock Billericay	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	10	0	N/A	0	0	17/02001/FUL approved 01/03/2018	N
Writtle Community Association 12-14 Redwood Drive Writtle	Writtle	SAD	MON/00279/14	13	0	N/A	0	0	17/00780/FUL approved 15/03/2018	N
The Lordship Stud Writtle College Back Road Writtle	Writtle	SAD	N/A	17	6	35%	0	0	15/01855/FUL approved 16/08/2016	IN January 2018
<b>SUBTOTAL</b>				<b>531</b>	<b>23</b>	<b>Average 51%</b>	<b>0</b>	<b>0</b>		
<b>Small Sites (Unallocated)</b>										
Workshop Main Road Woodham Ferrers Chelmsford	Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	2	0	N/A	0	0	16/01563/FUL approved 25/10/2016	IN December 2017



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Land Between Sunray and Anchor House Main Road Woodham Ferrers	Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	15/00686/OUT approved 23/06/2015	Y Oct 2017
Barn Opposite 2 Bulls Lodge Cottages Generals Lane Boreham	Boreham - Boreham and the Leighs	NCAAP	N/A	1	0	N/A	0	0	16/01828/FUL approved 30/06/2017	Y, October 2017
Boreham Village Store Main Road Boreham	Boreham - Boreham and the Leighs	SAD	N/A	5	0	N/A	0	0	17/00240/FUL approved 05/05/2017	IN July 2017
The Cock Inn Main Road Boreham	Boreham - Boreham and the Leighs	SAD	N/A	1	0	N/A	0	0	17/01572/FUL approved 24/11/2017	Y
The Cock Inn Main Road Boreham	Boreham - Boreham and the Leighs	SAD	N/A	5	0	N/A	0	0	14/01170/FUL approved 17/10/2014	Y
Land adjacent 1 Janes Cottages Main Road Boreham	Boreham - Boreham and the Leighs	SAD	N/A	1	0	N/A	0	0	16/00224/FUL approved 26/04/16	N
Land Between 137 and 141 Main Road Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	1	0	N/A	0	0	16/00271/FUL approved 25/05/2016	BR submitted March 2017
Helvellyn Moulsham Hall Lane Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	CFS204 (part of)	9	0	N/A	0	0	16/00520/FUL approved 21/09/2016	Y
Land at 51 Main Road Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	1	0	N/A	0	0	15/01589/FUL approved 26/11/2015	N
Site at Hobblesfield Hornells Corner Little Leighs	Boreham - Boreham and the Leighs	SAD	N/A	1	0	N/A	0	0	15/00212/FUL approved 09/04/2015	Y, Jan 18
Site at 48 Ridley Road Broomfield Chelmsford	Broomfield - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	16/00101/FUL approved 17/03/2016	Y, Jan 18
89 Widford Road Chelmsford	Chelmsford - Goat Hall	SAD	N/A	8	0	N/A	0	0	17/01549/FUL approved 26/10/2017	IN March 2018
Site at 71 to 73 Wood Street Chelmsford	Chelmsford - Goat Hall	SAD	N/A	1	0	N/A	0	0	17/01118/FUL approved 10/08/2017	N

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Haven Orchard Goat Hall Lane Chelmsford	Chelmsford - Goat Hall	SAD	N/A	2	0	N/A	0	0	15/01989/FUL approved 15/07/2016	N
Land North West of 12 Widford Close Chelmsford	Chelmsford - Goat Hall	SAD	N/A	1	0	N/A	0	0	16/00139/FUL approved 24/03/2016	N
40A Maltese Road Chelmsford	Chelmsford Town Area - Marconi	SAD	N/A	1	0	N/A	0	0	17/02133/FUL approved 31/01/2018	N
Site at 89 Rectory Lane Chelmsford	Chelmsford Town Area - Marconi	TCAAP	N/A	3	0	N/A	0	0	17/01223/FUL approved 29/09/2017	N
25 Townfield Street Chelmsford	Chelmsford Town Area - Marconi	TCAAP	N/A	4	0	N/A	0	0	17/00146/FUL approved 21/04/2017	N
90B Broomfield Road Chelmsford	Chelmsford Town Area - Marconi	TCAAP	N/A	3	0	N/A	0	0	17/00378/CUPAO approved 21/04/2017	N
43A Broomfield Road Chelmsford (alterations to create 3rd floor)	Chelmsford - Marconi	TCAAP	N/A	8	0	N/A	0	0	16/01092/FUL approved 02/09/2016	Y Feb 2018
Land Rear of 43-43A Broomfield Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	4	0	N/A	0	0	16/01482/FUL approved 10/11/2016	Y March 2018
Anchor Works Glebe Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	2	0	N/A	0	0	15/01868/FUL approved 12/02/2016	Y, March 2017
Block 32-37 Glebe Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	2	0	N/A	0	0	16/01590/FUL approved 31/10/2016	IN Submitted April 2017
Land at Langcliffe Rainsford Road Chelmsford	Chelmsford - Marconi	SAD	N/A	2	0	N/A	0	0	18/00101/FUL approved 29/03/2018	N
7-13 Rainsford Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	1	0	N/A	0	0	15/01715/FUL approved 04/03/2016	N
22 Rainsford Road Chelmsford	Chelmsford - Marconi	TCAAP	N/A	4	0	N/A	0	0	15/01512/FUL approved 11/11/2015	IN March 2018

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Land Rear of 9 Langdale Gardens Chelmsford	Chelmsford Town Area - Moulsham and Central	SAD	N/A	2	0	N/A	0	0	17/01212/FUL approved 01/03/2018	N
15 Van Diemens Lane Chelmsford	Chelmsford Town Area - Moulsham and Central	SAD	N/A	1	0	N/A	0	0	17/00316/FUL approved 13/04/2017	N
Rivers House 129 Springfield Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	4	0	N/A	0	0	16/02281/FUL approved 08/03/2017	N
Site at 18-20 Springfield Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	6	0	N/A	0	0	15/02046/COUPA approved 08/07/2016	N
Site rear of 139 to 141 Springfield Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	1	0	N/A	0	0	16/02157/FUL approved 01/02/2017	N
101A Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	9	0	N/A	0	0	17/01476/FUL approved 23/11/2017	N
Site at 190 Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	16/01565/FUL approved 14/02/2017	N
28-31 Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	4	0	N/A	0	0	15/02044/COUPA approved 08/07/2016	Y Oct 2017
181 Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	0	0	17/02102/FUL approved 09/03/2018	N

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Site rear of 50A - 50B Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	1	0	N/A	0	0	17/00719/FUL approved 03/07/2017	BR submitted Oct 2017
42 Moulsham Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	1	0	N/A	0	0	17/00401/FUL approved 10/05/2017	N
23-27 Moulsham Street, Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	9	0	N/A	0	0	16/01603/COUPA approved 07/11/2016	N
Land Adjacent 44 Mildmay Road Chelmsford Essex	Chelmsford - Moulsham and Central	TCAAP	N/A	1	0	N/A	0	0	15/01094/FUL approved 30/09/2015	N
37 Shrublands Close Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	3	0	N/A	0	0	17/00351/FUL approved 04/07/2017	N
Land South East of Riverbank Court Shrublands Close Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	3	0	N/A	0	0	12/00917/FUL approved 25/07/2012	Y
Ground First and Second Floors Bank Chambers New Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	6	0	N/A	0	0	18/00145/CUPAO approved 16/03/2018	N
Basement Bank Chambers New Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	18/00144/CUPAP approved 16/03/2018	N
32-33 New Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	15/00774/FUL approved 20/08/2015	BR submitted June 2017
54 New Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	4	0	N/A	0	0	17/00577/FUL approved 16/06/2017	Y, October 2017
Land at 30-30A Orchard Street, Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	16/00436/FUL approved 31/05/2016	IN Submitted April 2016
1 and 2 Upper Chase Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	16/00881/FUL approved 19/07/2016	N
Dukesmead House 39 High Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	0	0	15/02045/COUPA approved 08/07/2016	N
Site at 218 New London Road Chelmsford	Chelmsford - Moulsham and Central	SAD	N/A	1	0	N/A	0	0	17/01712/FUL approved 12/01/2018	N
Chelmsford Club 108 New London Road	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	2	0	14/01406/FUL approved 28/11/2014	Y

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Roadstar Tyre and Exhaust Centre New Writtle Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	0	0	17/00207/FUL approved 16/06/2017	N
2 and 3 Duke Street	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	15/00869/FUL approved 12/08/2015	IN December 2017
22A Duke Street, Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	0	0	15/01231/FUL approved 03/11/2015	IN Aug 2017
1 & 2 Anchor Street Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	2	0	N/A	0	0	15/00439/FUL approved 19/05/2015	N
185 New London Road Chelmsford	Chelmsford - Moulsham and Central	TCAAP	N/A	5	0	N/A	0	0	15/01038/FUL approved 07/12/2015	N
Land East of 2 St Mildreds Road Chelmsford	Chelmsford - Moulsham and Central	SAD	N/A	1	0	N/A	0	0	16/01686/FUL approved 20/12/2016	N
Site at 15 Cypress Drive Chelmsford	Chelmsford - Moulsham Lodge	SAD	N/A	1	0	N/A	0	0	17/00544/FUL approved 17/05/2017	Y, December 2017
Land at 64 Cypress Drive Chelmsford	Chelmsford - Moulsham Lodge	SAD	N/A	1	0	N/A	0	0	16/00717/FUL approved 20/06/2016	N
Land Adjacent 19 Darrell Close Chelmsford	Chelmsford - Patching Hall	SAD	N/A	2	0	N/A	0	0	17/02112/FUL approved 16/02/2018	N
299 Broomfield Road Chelmsford	Chelmsford - Patching Hall	SAD	N/A	8	0	N/A	0	0	16/01622/FUL approved 15/12/2016	N
76A Kings Road Chelmsford	Chelmsford - Patching Hall	SAD	N/A	1	0	N/A	0	0	17/01355/FUL approved 04/12/17	IN January 2018
Land at 45 Eves Crescent Chelmsford	Chelmsford - Patching Hall	SAD	N/A	2	0	N/A	0	0	16/00035/FUL approved 08/02/2016	IN Feb 2017
Site at 150 Broomfield Road Chelmsford	Chelmsford - Patching Hall	SAD	N/A	2	0	N/A	0	0	17/00810/FUL approved 29/06/2017	N
Land rear of 269A and 269B Broomfield Road Chelmsford	Chelmsford - Patching Hall	SAD	N/A	2	0	N/A	0	0	17/00777/FUL approved 29/06/2017	Y Jan 2017

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Site at 2 Medway Close Chelmsford	Chelmsford Town Area - St Andrews	SAD	N/A	1	0	N/A	0	0	17/01349/FUL approved 21/09/2017	N
61 Queensland Crescent Chelmsford	Chelmsford Town Area - St Andrews	SAD	N/A	2	0	N/A	0	0	17/02008/FUL approved 08/03/2018	N
Land at Canterbury Way Chelmsford	Chelmsford - St Andrews	SAD	N/A	2	0	N/A	0	0	17/00218/FUL approved 06/06/2017	Y, September 2017
Site at 89 Humber Road, Chelmsford	Chelmsford Town Area - The Lawns	SAD	N/A	1	0	N/A	0	0	17/00976/FUL approved 16/08/2017	N
21 Seven Ash Green Chelmsford	Chelmsford - The Lawns	SAD	N/A	2	0	N/A	0	0	15/01353/FUL approved 12/10/2015	N
Land at 34 Peel Road Chelmsford	Chelmsford - Trinity	SAD	N/A	2	0	N/A	0	0	17/01487/FUL approved 19/10/2017	IN Feb 2018
Land rear of 270 to 272 Springfield Road Chelmsford	Chelmsford - Trinity	TCAAP	N/A	2	0	N/A	1	0	13/00996/FUL approved 11/09/2013	Y
144 Coval Lane Chelmsford	Chelmsford - Waterhouse Farm	SAD	N/A	1	0	N/A	0	0	17/01970/FUL approved 12/01/2018	IN Feb 2018
Land West of Thetford Court Forest Drive Chelmsford	Chelmsford - Waterhouse Farm	SAD	N/A	1	0	N/A	0	0	16/01614/FUL approved 31/10/2016	N
Site at 53 Writtle Road Chelmsford	Chelmsford - Waterhouse Farm	SAD	N/A	1	0	N/A	0	0	15/01524/FUL approved 05/01/2016	Y Jan 2018
Barn Brick Barns Farm Mashbury Road Chignal St James	Chignal - Chelmsford Rural West	SAD	CFS182 (part of)	1	0	N/A	0	0	17/01405/FUL approved 26/10/2017	Y December 2017
Land between Marshalls and 4 Ash Rise Chignal Road Chignal Smealy	Chignal - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	15/01748/FUL approved 11/05/2016	N
Poplar Farm Bicknacre Road Danbury Chelmsford	Danbury - Little Baddow Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	17/00403/FUL approved 28/04/2017	N
Land Between 83 and 87 Mill Lane Danbury Chelmsford	Danbury - Little Baddow Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	17/01930/FUL approved 05/01/2018	N

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Site at Hyde Farm Nursery Hyde Lane Danbury	Danbury - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	16/01881/OUT approved 22/12/2016	N
Danbury Medical Centre 7 Eves Corner Danbury	Danbury - Little Baddow, Danbury and Sandon	SAD	N/A	7	0	N/A	0	0	16/01059/FUL approved 30/09/2016	Y May 2017
86 Main Road Danbury Chelmsford	Danbury - Little Baddow, Danbury and Sandon	SAD	N/A	9	0	N/A	0	0	15/01117/FUL approved 16/09/2015	N
Danbury Park Farm Woodhill Road Danbury	Danbury - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	15/01799/COUPA approved 22/12/2015	N
Woodend Cat Hotel 77 Hopping Jacks Lane Danbury Chelmsford	Danbury, Little Baddow, Danbury & Sandon	SAD	N/A	1	0	N/A	0	0	14/01240/FUL approved 12/08/2015 at appeal	N
24 Main Road Danbury Chelmsford CM3 4NQ	Danbury, Little Baddow, Danbury & Sandon	SAD	N/A	1	0	N/A	0	0	15/01722/FUL approved 23/12/2015	Y, June 2017
24 Butts Lane Danbury Chelmsford	Danbury, Little Baddow, Danbury & Sandon	SAD	N/A	8	0	N/A	0	0	15/00579/FUL approved 29/04/2016	Y Nov 2017
Barn 2 Land Rear of the Gables Bicknacre Road East Hanningfield	East Hanningfield - Bicknacre and West Hanningfield	SAD	N/A	1	0	N/A	0	0	18/00210/CUPAQ approved 27/03/2018	N
Land rear of the Gables Bicknacre Road East Hanningfield	East Hanningfield - Bicknacre and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/01087/CUPAQ approved 30/08/2017	N
Little Claydons Old Southend Road Howe Green Chelmsford	East Hanningfield - Bicknacre and West Hanningfield	SAD	N/A	1	0	N/A	0	0	15/00888/COUPA approved 07/07/2015	N



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Former Piggery Building Highfields Farm Highfields Mead East Hanningfield	East Hanningfield - Bicknacre and West Hanningfield	SAD	N/A	3	0	N/A	0	0	16/00015/COUPA approved 02/03/2016	IN March 2018
Site at 45 Pym's Road Galleywood Chelmsford	Galleywood - Galleywood	SAD	N/A	1	0	N/A	0	0	17/01518/FUL approved 06/11/2017	N
Land at Littlemead The Common Galleywood	Galleywood - Galleywood	SAD	N/A	1	0	N/A	0	0	16/00966/FUL approved 05/10/2016	N
Barn at Little Mascalls West Hanningfield Road Great Baddow	Galleywood - Galleywood	SAD	N/A	1	0	N/A	0	0	18/00081/FUL approved 16/03/2018	Y, March 2018
Land at 80A Brook Lane Galleywood	Galleywood - Galleywood	SAD	N/A	1	0	N/A	0	0	14/01759/OUT approved 07/07/2015	Y, Oct 2017
All Oak and Hardwood Ltd Mapletree Works Brook Lane Galleywood	Galleywood - Galleywood	SAD	N/A	1	0	N/A	0	0	15/01563/FUL approved 19/01/2016	Y, May 2016
Land South of 17 Galleywood Road Great Baddow Chelmsford	Great Baddow - Great Baddow West	SAD	N/A	1	0	N/A	0	0	17/00017/OUT approved 01/03/2018	N
Land Rear of 23 Sawkins Avenue Great Baddow	Great Baddow - Great Baddow West	SAD	N/A	1	0	N/A	0	0	15/00199/FUL approved 21/01/2016	Y July 2017
Bell House, Bell Street Great Baddow Chelmsford	Great Baddow - Great Baddow East	SAD	N/A	1	0	N/A	0	0	17/00662/FUL approved 01/06/2017	N
Land adjacent 64 Longmead Avenue Great Baddow	Great Baddow - Great Baddow East	SAD	N/A	1	0	N/A	0	0	17/01453/FUL approved 22/09/2017	Y, Jan 2018
School House The Bringeys Great Baddow Chelmsford	Great Baddow - Great Baddow East	SAD	N/A	1	0	N/A	0	0	15/00745/FUL approved 12/08/2015	Y, September 2017
Land at Elmwood House The Bringeys Great Baddow	Great Baddow - Great Baddow East	SAD	N/A	1	0	N/A	0	0	16/00201/FUL approved 13/04/2016	N



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Land North West of 346 Baddow Road Chelmsford	Great Baddow - Great Baddow East	SAD	N/A	9	0	N/A	0	0	17/01666/FUL approved 22/11/2017	N
Chamberlains Farm Sporhams Lane Sandon	Sandon - Little Baddow, Danbury and Sandon	SAD	N/A	4	0	N/A	0	0	15/01900/OUT approved 15/06/2016	N
Land East of Howe Green Cottage Southend Road Howe Green	Sandon - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	16/00172/OUT approved 01/07/2016	N
Sandon Garage Southend Road Howe Green	Sandon - Little Baddow, Danbury and Sandon	SAD	N/A	6	0	N/A	0	0	16/00437/FUL approved 16/08/2016	Y, March 2017
Buildings at Wakerings Farm Leighs Farm Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	3	0	N/A	0	0	17/00208/FUL approved 08/11/2017	N
Land West of Gubbions Hall Farm BanTERS Lane Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	1	0	N/A	0	0	16/01961/FUL approved 29/03/2017	Y Aug 2017
Land at 37 Main Road Great Leighs Chelmsford	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	1	0	N/A	0	0	17/01365/FUL approved 16/10/2017	Y, Nov 2017
Land South West of 203 Main Road Great Leighs Chelmsford	Great and Little Leighs - Borehams and the Leighs	SAD	CFS76	1	0	N/A	0	0	17/00111/OUT approved 11/05/2017	N
Land North East of Liley Farm School Lane Great Leighs	Great and Little Leighs - Borehams and the Leighs	SAD	N/A	2	0	N/A	0	0	17/00061/FUL approved 10/03/2017	N
Land North of Well House Farm Littley Green Road Great Waltham Chelmsford	Great Waltham - Broomfield and The Walthams	SAD	N/A	2	0	N/A	0	0	17/01858/CUPAPA approved 18/12/2017	N
Greenend Farm Dunmow Road North End	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	17/00601/FUL approved 19/06/2017	Y Aug 2017

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Greenend Farm Dunmow Road North End	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	17/00604/FUL approved 19/06/2017	N
Barn South of Poulters Farm Ringtail Green Ford End Chelmsford	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	16/02013/FUL approved 17/01/2017	N
2 4 & 8 Barrack Lane Great Waltham	Great Waltham - Broomfield and The Walthams	NCAAP	N/A	5	5	100 (NT)	0	0	12/00733/FUL approved 11/01/2013	Y, March 15
Site at 12 Walnut Tree Cottages Broads Green Great Waltham	Great Waltham - Broomfield and The Walthams	NCAAP	N/A	1	0	N/A	0	0	16/00026/FUL approved 02/03/2016	IN September 2017
Buildings rear of Spread Eagle Church Lane Ford End	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	15/01208/OUT approved 09/09/2015	N
Land West of Home Pastures Main Road Ford End Chelmsford	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	15/00923/OUT approved 15/09/2015	Y, September 2017
Black Barn Shepherds Hey North End	Great Waltham - Broomfield and The Walthams	SAD	N/A	1	0	N/A	0	0	16/01107/FUL approved 30/09/2016	IN November 2017
Site at Bridge House Lucks Lane Howe Street Great Waltham	Great Waltham - Broomfield and The Walthams	NCAAP	N/A	1	0	N/A	0	0	15/01778/FUL approved 22/12/2015	N
Site North West of Round Roblets Bedfords Farm Road Good Easter	Good Easter - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	17/00815/CUPAQ approved 27/06/2017	IN March 2018
Barn at Round Roblets Bedfords Farm Road Good Easter	Good Easter - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	16/00171/FUL approved 25/04/2016	N
The Green Man Highwood Road Highwood	Highwood - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	16/01670/FUL approved 18/11/2016	N
Church Farm Highwood Road Edney Common	Highwood - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	15/01498/COUPA approved 30/10/2015	N
Awes Farm Ingatestone Road Highwood	Highwood - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	12/01679/FUL approved 23/01/2013	Y, Jan 16
Phillips Farm Highwood Road Edney Common	Highwood - Chelmsford Rural West	SAD	N/A	2	0	N/A	0	0	14/00756/FUL approved 07/07/2014	IN Nov 2016

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Bluebells North Hill Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	17/02033/FUL approved 12/03/2018	N
Site at Saplings Darcy Rise Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	17/01386/FUL approved 21/09/2017	N
Barn at Little Graces Graces Lane Little Baddow Chelmsford	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	16/02049/FUL approved 08/02/2017	N
Land South of Pilgrims Lodge The Ridge Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	16/00578/FUL approved 15/06/2016	N
Land at The Gables North Hill Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	17/00906/FUL approved 07/07/2017	Y, Feb 2018
Rysley Stables Rysley Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	14/02067/FUL approved 01/04/2015	Y, Nov 17
Barn at Little Baddow Hall Farm Church Road Little Baddow	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	16/01831/COUPA approved 02/12/2016	N
Kaeden Place Blind Lane Sandon Chelmsford	Little Baddow - Little Baddow, Danbury and Sandon	SAD	N/A	1	0	N/A	0	0	15/00610/FUL approved 17/06/2015	N
34 Condor Gate Little Waltham Chelmsford	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	17/01934/FUL approved 02/01/2018	IN March 2018
Croxtons Mill Blasford Hill Little Waltham Chelmsford	Little Waltham - Broomfield and the Walthams	SAD	N/A	1	0	N/A	0	0	17/01269/FUL approved 03/11/2017	N

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Site at 44 The Street Little Waltham Chelmsford	Little Waltham - Broomfield and the Walthams	SAD	N/A	1	0	N/A	0	0	17/00252/FUL approved 20/10/2017	N
Barn East of Channels Lodge Belsteads Farm Lane Little Waltham	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	17/00015/FUL approved 01/03/2017	N
Walnelter Belsteads Farm Lane Little Waltham Chelmsford	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	2	0	N/A	0	0	16/01501/OUT approved 21/12/2016	N
Central Diamond Drilling Ltd Store Rear of 26 The Street Little Waltham	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	14/01458/FUL approved 11/11/2014	Y, March 2018
Barn adjacent The Old Off Licence Blasford Hill Little Waltham	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	14/01444/FUL approved 27/11/2014	N
Site at Rolphs Farm Blasford Hill Little Waltham	Little Waltham - Broomfield and the Walthams	NCAAP	N/A	1	0	N/A	0	0	15/00821/COUPA approved 10/07/2015	N
Office Building at Furness Farm Coptfold Hall Drive Margaretting	Margaretting - South Hanningfield, Stock and Margaretting	SAD	N/A	1	0	N/A	0	0	17/01396/FUL approved 23/10/2017	IN March 2018
Bearmans Farmhouse Writtle Road Margaretting Chelmsford	Margaretting - South Hanningfield, Stock and Margaretting	SAD	N/A	2	0	N/A	0	0	17/00711/FUL approved 23/10/2017	N
Land at Longcroft Maldon Road Margaretting, Ingatestone	Margaretting - South Hanningfield, Stock and Margaretting	SAD`	N/A	1	0	N/A	0	0	15/01049/FUL approved 13/08/2015	N
Salvation Army Hall Barrack Road Mashbury Chelmsford	Mashbury - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	17/01964/FUL approved 08/01/2018	Y, Jan 2018
Nissen Huts Rolphy Green Pleshey Chelmsford	Pleshey - Chelmsford Rural West	SAD	N/A	2	0	N/A	0	0	16/01965/FUL approved 26/01/2017	Y, Nov 2017

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Site at Oaks Cottage Woodham Road Rettendon	Rettendon - Rettendon & Runwell	SAD	N/A	1	0	N/A	0	0	17/00549/FUL approved 05/10/2017	N
High House Farm Woodham Road Battlesbridge	Rettendon - Rettendon & Runwell	SAD	N/A	3	0	N/A	0	0	16/01541/FUL approved 09/03/2017	Y, BR June 2017
Land at Brent Lodge Woodham Road Battlesbridge	Rettendon - Rettendon & Runwell	SAD	N/A	1	0	N/A	0	0	16/00470/FUL approved 29/06/2016	N
Granary Rettendon Place Main Road Rettendon Common	Rettendon - Rettendon & Runwell	SAD	N/A	1	0	N/A	0	0	16/01021/FUL approved 03/08/2016	N
Eleys Farm Fambridge End Road Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	17/01358/FUL approved 23/10/2017	N
Barns at Mountneys Elm Lane Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	3	0	N/A	0	0	17/01214/FUL approved 29/08/2017	IN Oct 2017
Machinery Store Chalk End Farm Fambridge End Road Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	17/00867/FUL approved 05/07/2017	N
Barn 2 Eleys Farm Fambridge End Road Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	16/02095/FUL approved 16/02/2017	Y, Aug 2017
Land at Tiffanys Bishops Stortford Road Roxwell Chelmsford	Roxwell - Chelmsford Rural West	SAD	N/A	3	0	N/A	0	0	17/02060/FUL approved 07/02/2018	N
Grain Store Chalk End Farm Fambridge End Road Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	1	0	N/A	0	0	16/01489/COUPA approved 07/10/2016	N
Pooty Pools Farm Radley Green Road Roxwell	Roxwell - Chelmsford Rural West	SAD	N/A	3	0	N/A	1	0	14/01069/FUL approved 10/11/2014	Y, March 2015
Land adjacent 88 Ethelred Gardens Runwell Wickford	Runwell, Rettendon and Runwell	SAD	N/A	1	0	N/A	0	0	18/00111/FUL approved 22/03/2018	N
63 and 65 Brock Hill Runwell Wickford	Runwell, Rettendon and Runwell	SAD	N/A	3	0	N/A	0	0	17/00335/FUL approved 11/07/2017	IN July 2017
Land North of 124 Brock Hill Runwell	Runwell, Rettendon and Runwell	SAD	N/A	1	0	N/A	0	0	15/01178/FUL approved 11/09/2015	N
Land South of 132 Brock Hill Runwell	Runwell, Rettendon and Runwell	SAD	N/A	1	0	N/A	0	0	15/02138/FUL approved 29/02/2016	N

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Land Rear of 132 Brock Hill Runwell	Runwell, Rettendon and Runwell	SAD	N/A	3	0	N/A	0	0	17/00905/FUL approved 10/08/2017	N
Site at Crowsheath Farm Hawkswood Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	7	0	N/A	0	0	17/01074/FUL approved 02/11/2017	N
Garages at Nightingale Lodge Brock Hill South Hanningfield	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	17/01448/FUL approved 23/10/2017	N
Water Pumping Station Castledon Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00064/FUL approved 19/05/2017	N
Land and Garages at 71 School Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	CFS33	1	0	N/A	0	0	17/00722/FUL approved 07/06/2017	N
Land North of Woodview Heath Road Ramsden Heath Billericay	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	2	0	N/A	0	0	17/01909/FUL approved 22/01/2018	N
Site at Park Lane Riding School Park Lane Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	6	0	N/A	0	0	17/00079/FUL approved 12/07/2017	N
2 School Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	16/01543/FUL approved 16/11/2016	Y, November 2017

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20 Church Road Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	12/01256/OUT approved 04/10/2013	N
Agricultural Building at Park Lodge Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	3	0	N/A	0	0	15/01842/COUPA approved 23/12/2015	N
Land between Windsor Road and Oak Road Downham Road Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	2	0	N/A	0	0	15/00880/OUT approved 09/10/2015	Y, November 2017
Land at 121 Downham Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	15/01700/OUT approved 11/02/2016	N
Land west 119 Downham Road Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00727/FUL approved 04/07/2017	N
Land at 115 Downham Road Downham	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00696/FUL approved 16/06/2017	N
Land Adjacent Woodside Dowsett Lane Ramsden Heath	South Hannigfield, Stock & Margaretting - South Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00312/FUL approved 26/04/2017	BR Submitted Jan 2018
Land at 77 Rushleydale Chelmsford	Springfield - Springfield North	SAD	N/A	1	0	N/A	0	0	17/01379/FUL approved 11/10/2017	N

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2 Kingsford Drive Springfield Chelmsford	Springfield - Chelmer Village and Beaulieu Park	SAD	N/A	1	0	N/A	0	0	16/01433/FUL approved 30/11/2016	N
Brock Farm Ingatestone Road Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	2	0	N/A	0	0	17/00736/FUL approved 31/01/2018	N
ACIT Solutions Ltd Barn One Brock Farm Ingatestone Road Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	17/01769/CUPAO approved 06/12/2017	N
Site at 2 The Paddock Stock Billericay	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	2	0	N/A	0	0	18/00205/FUL approved 28/3/2018	N
Agricultural Buildings at Farrows Farm Stock Road Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	3	0	N/A	0	0	17/01520/FUL approved 08/12/2017	N
Units 3 & 4 adjacent Heathfield Dowsett Lane Ramsden Heath	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	17/01263/FUL approved 07/09/2017	N
Barn at Stock Farm Goatsmoor Lane Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	17/00014/FUL approved 03/08/2017	N
Site at 7 Common Road Stock, Ingatestone Chelmsford	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	16/01634/FUL approved 07/03/2017	IN December 2017
Site at 28 Well Lane Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	2	0	N/A	0	0	17/01651/FUL approved 15/11/2017	Y Nov 2017



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Land at the Grange Stock Road Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	2	0	N/A	0	0	17/02148/FUL approved 14/02/2018	IN March 2018
The Grange Stock Road Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	3	0	N/A	0	0	17/00987/FUL approved 09/08/2017	N
Site North of Greenacre Farm Smallgains Lane Stock	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	16/01282/FUL approved 26/10/2016	Y Nov 2017
Land North East of 34 High Street Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	17/01356/FUL approved 05/02/2018	N
Land at 33 High Street Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	3	0	N/A	0	0	16/00933/FUL approved 05/08/2016	Y, July 2017
36 High Street Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	2	0	N/A	0	0	13/01238/FUL approved 30/06/2015	BR Submitted Oct 2017
Land North of 2 Myln Meadow Stock Ingatestone	Stock - South Hanningfield, Stock & Margaretting	SAD	N/A	1	0	N/A	0	0	16/01156/OUT approved 24/08/2016	N
Land Between 22 and 23 Forrest Close South Woodham Ferrers	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	17/00038/FUL allowed at appeal 23/01/2018	N
14 King Edwards Road South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	17/01576/FUL approved 31/10/2017	N

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46 Reeves Way South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	17/01966/FUL approved 10/01/2018	N
38-50 Reeves Way South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	2	0	N/A	0	0	13/01874/FUL approved 28/05/2014	BR submitted May 2017
Colson House 9-17 Knight Street South Woodham Ferrers	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	4	0	N/A	0	0	16/01928/FUL approved 22/12/2016	N
213 Hullbridge Road South Woodham Ferrers	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	17/01745/FUL approved 14/03/2018	N
Site at 74 Hullbridge Road South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	16/01845/FUL approved 10/03/2017	N
Land at 171 Hullbridge Road South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	7	0	N/A	0	0	15/01349/FUL approved 11/08/2016	IN September 2016
Land North of 5 to 7 Baron Road South Woodham Ferrers	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	4	0	N/A	0	0	15/00777/FUL approved 17/03/16	N

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First Point Bookkeeping Ltd 19C Woodham Halt South Woodham Ferrers	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	1	0	N/A	0	0	15/00299/COUPA approved 14/04/2015	N
The Sign Station Ltd 19 Woodham Halt South Woodham Ferrers Chelmsford	South Woodham Ferrers - South Woodham, Elmwood & Woodville	SAD	N/A	2	0	N/A	0	0	15/00183/FUL approved 08/06/2015	N
Land North of 1 Middlemead West Hanningfield Chelmsford	West Hanningfield - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/01488/FUL approved 13/10/2017	BR Sept 2017
Templeton House Templeton Park Bakers Lane West Hanningfield	West Hanningfield - Bicknacre and East and West Hanningfield	SAD	N/A	5	0	N/A	0	0	16/02272/FUL approved 29/03/2017	Y, January 2018
Chase Farm Cattery Stock Road Stock	West Hanningfield - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	15/01560/FUL approved 13/11/2015	N
Site at Wantz Cottage Crows Lane Woodham Ferrers	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/02219/FUL approved 26/02/2018	N
Land South of Fairfield Main Road Bicknacre	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00929/FUL approved 23/10/2017	N
The Brewers Arms Main Road Bicknacre Chelmsford	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00052/FUL approved 24/03/2017	BR submitted Oct 2017

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
Land South East of Star House Main Road Bicknacre	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	17/00372/FUL approved 10/08/2017	N
Old Rectory Lodge Main Road Woodham Ferrers Chelmsford	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	16/02139/FUL approved 23/02/2017	Y, Oct 2017
Woodham Hall Main Road Bicknacre	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	3	0	N/A	0	0	15/00951/FUL approved 16/12/2015	N
Barns South East of Hobclerks Farm Crows Lane Woodham Ferrers	Woodham Ferrers and Bicknacre - Bicknacre and East and West Hanningfield	SAD	N/A	1	0	N/A	0	0	14/01893/FUL approved 10/02/2015	N
Site at 8 Lordship Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	17/02031/FUL approved 25/01/2018	N
Buildings rear of Oxney Grove Ongar Road West Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	17/01049/FUL approved 24/10/2017	N
Writtle Mill Chelmsford Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	16/01609/FUL approved 07/04/2017	BR submitted June 2017
Land at 24 Hunts Drive Writtle	Writtle	SAD	N/A	2	0	N/A	0	0	16/01569/FUL approved 27/10/2016	N
Land West of 18 St Johns Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	17/00670/FUL approved 05/06/2017	N

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
Cart Lodge at Ropers Farm Margaretting Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	16/00842/FUL approved 07/07/2016	N
Site South West of 238 Ongar Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	15/01787/FUL approved 25/01/2016	N
Land to the rear of Britleys Margaretting Road Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	16/00529/FUL approved 19/05/2016	N
Land East of 1 Purcell Cole Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	16/00205/FUL approved 12/08/2016	N
Land East of 26 The Coverts Writtle	Writtle	SAD	N/A	1	0	N/A	0	0	16/01678/FUL approved 21/11/2016	N
<b>SUBTOTAL</b>				<b>470</b>	<b>5</b>	<b>N/A</b>	<b>4</b>	<b>0</b>		
<b>Growth Area 1 - Central and Urban Chelmsford (Existing Commitments with Planning Permission)</b>										
Peninsula Site Chelmer Waterside Development Wharf Road Chelmsford	Chelmsford Town Area - Moulsham and Central	CW1b	N/A	421	106	25%	0	0	16/01630/FUL approved 15/03/2017	Y
Land north of Galleywood Reservoir Beehive Lane Galleywood	Galleywood - Galleywood	EC1	CFS260	13	4	31%	0	0	16/01012/OUT approved 13/12/2017	N
<b>SUBTOTAL</b>				<b>434</b>	<b>110</b>	<b>28%</b>	<b>0</b>	<b>0</b>		
<b>Growth Area 2 - North Chelmsford (Existing Commitments with Planning Permission)</b>										
Greater Beaulieu Park White Hart Lane Springfield - Remainder of phase 2-4	Springfield - Springfield North	NCAAP 5,7-10,12	N/A	2205	595	27%	0	0	09/01314/EIA approved 07/03/2014	
Land North East of 158 Main Road Great Leighs	Great and Little Leighs - Borehams and the Leighs	EC3	CFS105	100	35	35%	0	0	14/01791/OUT appeal allowed 26/09/2016	N

**Table 3 - New Homes with Planning Permission**

Site Address	Ward/Parish	Allocation/Commitment Number	SLAA/UCS Reference	Estimated Total Capacity	No of which AH	% of which AH	Total Completions	No of which AH Completions	Governing Planning Permission and approval date	Work Started
Land East of Plantation Road Boreham	Boreham - Boreham and the Leighs	EC4	CFS145	143	51	35%	0	0	14/01552/OUT appeal allowed 26/05/2016	N
<b>SUBTOTAL</b>				2448	681	32%	0	0		
<b>TOTAL</b>				7735	1858	24%	465	128		

**Table 4 – Total Completed New Dwellings (Net)**

	<b>2004/ 05</b>	<b>2005/ 06</b>	<b>2006/ 07</b>	<b>2007/ 08</b>	<b>2008/ 09</b>	<b>2009/ 10</b>	<b>2010/ 11</b>	<b>2011/ 12</b>	<b>2012/ 13</b>	<b>2013/ 14</b>	<b>2014/ 15</b>	<b>2015/ 16</b>	<b>2016/ 17</b>	<b>2017/ 18</b>	<b>2018/ 19*</b>
<b>Affordable</b>	<b>253</b>	<b>97</b>	<b>59</b>	<b>259</b>	<b>225</b>	<b>60</b>	<b>54</b>	<b>23</b>	<b>27</b>	<b>62</b>	<b>250</b>	<b>53</b>	<b>226</b>	<b>198</b>	<b>103</b>
<b>Annual Total **</b>	<b>773</b>	<b>483</b>	<b>520</b>	<b>756</b>	<b>638</b>	<b>200</b>	<b>234</b>	<b>235</b>	<b>274</b>	<b>470</b>	<b>826</b>	<b>792</b>	<b>1002</b>	<b>1008</b>	<b>371</b>
<b>Total Cumulative</b>	<b>3,095</b>	<b>3,578</b>	<b>4,098</b>	<b>4,854</b>	<b>5,492</b>	<b>5,692</b>	<b>5,926</b>	<b>6,161</b>	<b>6,435</b>	<b>6,905</b>	<b>7,731</b>	<b>8,523</b>	<b>9,525</b>	<b>10,533</b>	<b>10,904</b>

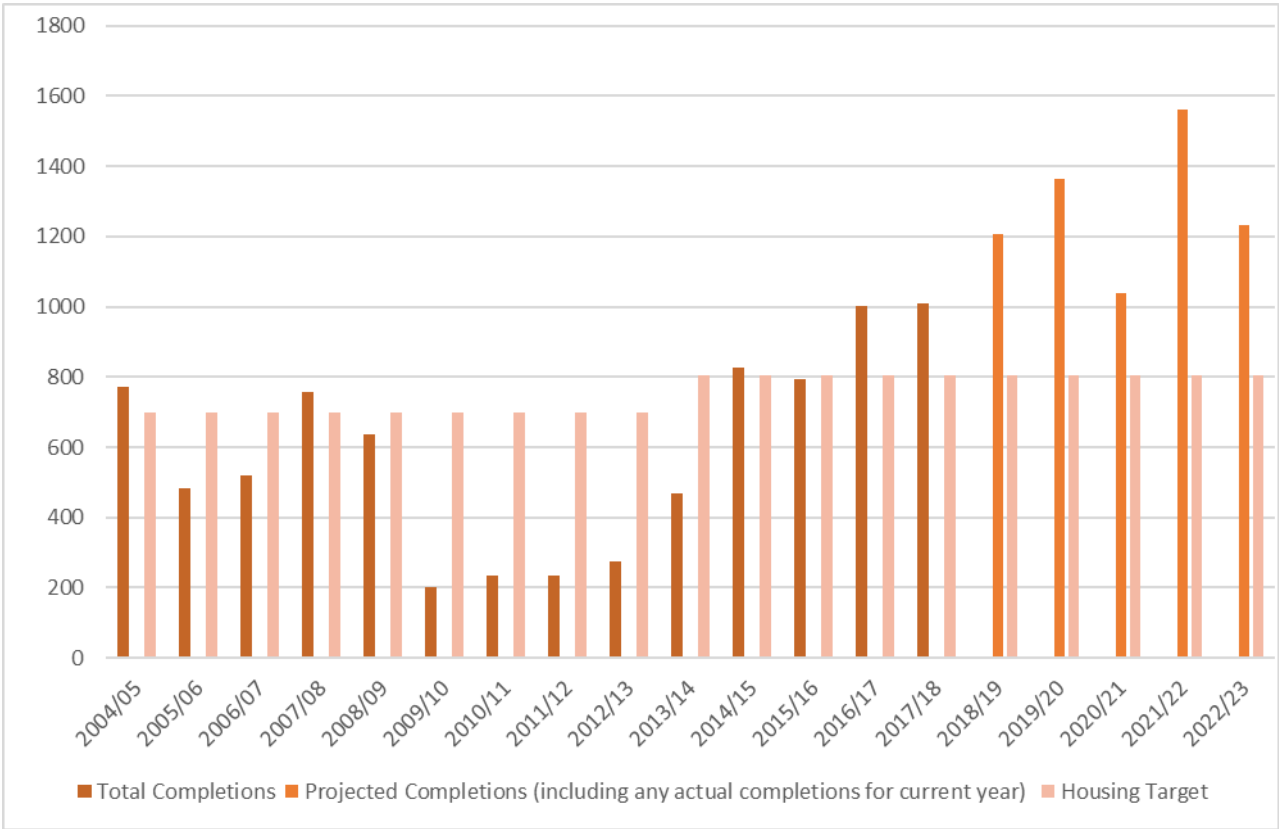
**\* 2018/19 Combined Q1 and Q2 only**

**\*\* Total of market and affordable dwellings**

**Graph 1 – Projected Housing Trend**

This provides a summary of the April 2018 housing trajectory for the period 2018/19 to 2022/23. The projected completions are based on the April 2018 Housing Site Schedule (table 3) where phasing information is obtained from developers of major development sites to gauge delivery timescales. The delivery of smaller sites is estimated and based on approval and commencement dates.

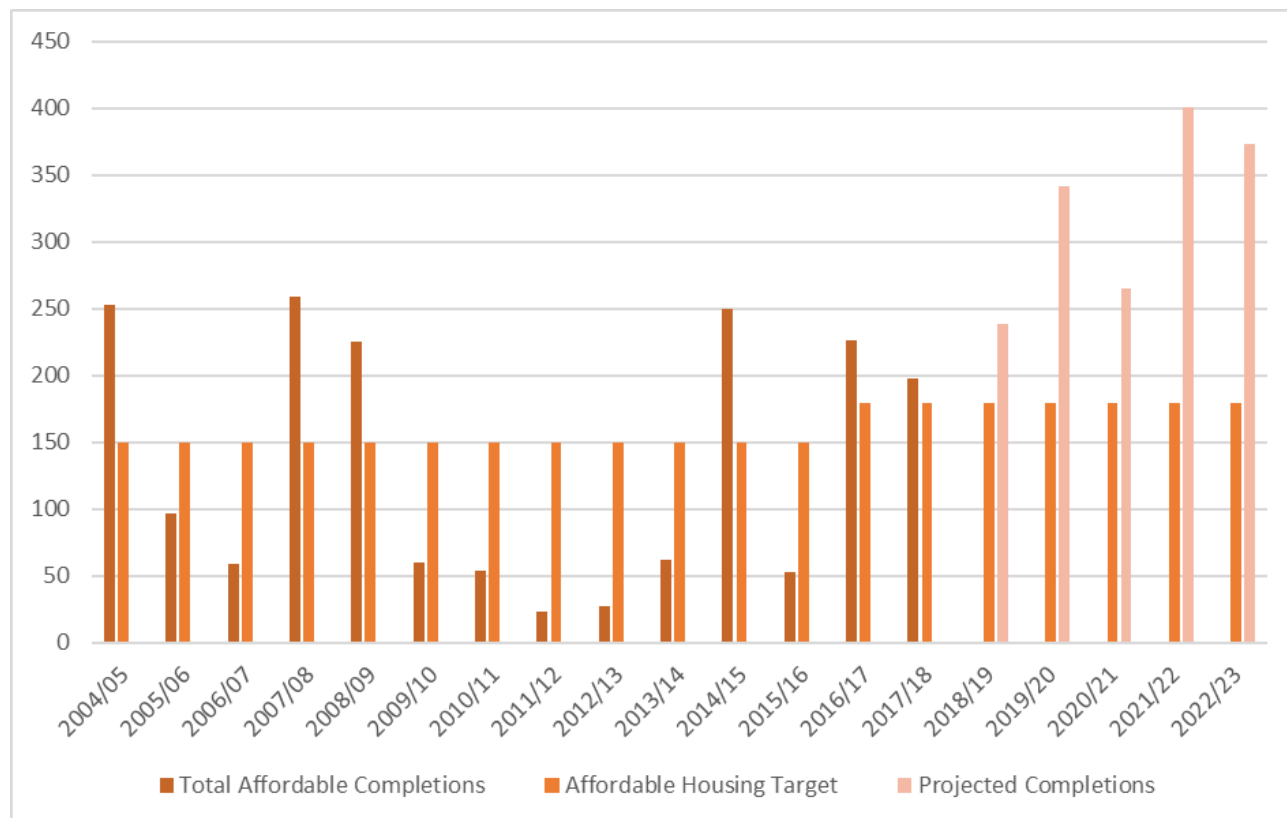
***Estimated Housing Trend in Chelmsford***





## Graph 2 – Affordable Housing Completions

This shows the number of affordable housing completions between 1 April 2004 and 31 March 2018. Projected completions are provided for 2018/19 to 2022/23.





**OVERVIEW AND SCRUTINY COMMITTEE**  
**4 FEBRUARY 2019**

**AGENDA ITEM 10**

<b>Subject</b>	TERMS OF REFERENCE FOR TASK AND FINISH GROUP
<b>Report by</b>	DIRECTOR OF CORPORATE SERVICES

**Enquiries contact:** Daniel Bird, Tel. (01245) 606523  
Email: Daniel.bird@chelmsford.gov.uk

**Purpose**

The purpose of this report is to agree the draft terms of reference and appoint members for a new Task and Finish Group on the effect of the introduction of Universal Credit in Chelmsford.

**Recommendation(s)**

1. That the Committee agrees the terms of reference for the task and finish group for the effect of the introduction of Universal Credit in Chelmsford.
2. The Committee is asked to agree the membership of the Group.

**Corporate Implications**

Legal:	None
Financial:	None
Personnel:	None
Risk Management:	None
Equalities and Diversity:	None
Health and Safety:	None
IT:	None
Other:	None

<b>Consultees</b>	None
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### **Policies and Strategies**

The report takes into account the following policies and strategies of the Council:

Not applicable.

### **Corporate Plan Priorities**

The report relates to the following priorities in the Corporate Plan

Attracting investment and delivering infrastructure

Facilitating suitable housing for local needs

Providing high quality public spaces

Promoting a more sustainable environment

Promoting healthier and more active lives

Enhancing participation in cultural activities


#### **1. Appointment of Members to Task and Finish Groups**

- 1.1 The arrangements for setting up Task and Finish Groups are set out in Part 3.2.2(e) of the Council's Constitution:

<b>Overview and Scrutiny Task and Finish Groups</b>			
<b>Membership</b> <ol style="list-style-type: none"><li>At least two and no more than nine councillors;</li><li>If not already appointed by the Committee on the setting up of the Task and Finish Group, each Group shall elect a chairman or vice chairman from among its councillor membership</li><li>Each Group may include (i) councillors who are not members of Cabinet or the Overview and Scrutiny Committee and (ii) non-voting persons from outside the Council who have a particular knowledge of or interest in the subject matter for which the Group is responsible. Those persons shall be appointed only for the duration of the review and will not have the right to vote.</li></ol>			
<b>Quorum</b>  <b>TWO</b>	<b>Substitutes</b>  <b>NO</b>	<b>Politically Balanced</b>  <b>YES, as far as practicable</b>	<b>Frequency of meetings</b>  <b>The panel shall decide the dates and times of its meetings.</b>
<b>Functions/Purpose</b>			<b>Delegations</b>
1 Task and Finish Groups are responsible for undertaking in-depth reviews to investigate specific aspects of policy, services or issues of concern to the community. The work undertaken by Task and Finish Groups aims to influence and improve policy and service delivery.			

2 The Terms of Reference are to be agreed by the Overview and Scrutiny Committee.	
<b>Procedure Rules</b>	Panels and their meetings will not be regarded as meetings of the Council for the purposes of Section 100 of the Local Government Act 1972. The provisions of that Act and the Rules in Parts 4.1 and 4.2, other than the procedures described in this Rule, will not therefore apply to them. <b>Part 4.5 - Overview and Scrutiny Procedure Rules</b>
<b>Codes</b>	<a href="#"><u>Practice Note: Task and Finish Group Protocol for Chelmsford City Council</u></a> <b>Part 5.1 – Code of Conduct for Councillors</b>

1.2 It was agreed by Full Council on 5 December 2018 that the Overview and Scrutiny Committee be requested to appoint a task and finish group to monitor the effect on residents of Universal Credit as its implementation progresses in Chelmsford.

1.3 The proposed terms of reference for this group are set out in Appendix 1 attached. The Committee is requested to indicate whether it is happy with those terms of reference and to appoint councillors and, if it wishes, other persons to serve on both Groups.

## 2. Conclusion

2.1 Whilst each Task and Finish Group will establish its own methodology and timetable for its review, most aim to report their findings to the Committee within six months. The Committee will be informed if either review is likely to extend beyond that timescale.

## List of Appendices

1. Draft Terms of Reference for the Community Safety Communication Task and Finish Group

## Background Papers

Nil

## **Terms of Reference for Task and Finish Group**

**Project Title:** The effect of the introduction of Universal Credit (UC) in Chelmsford

**Background:** UC is designed to replace six other working age social security benefits (termed 'legacy' or 'heritage' benefits' by the Department for Work and Pensions). One of these is housing benefit, which is administered by Chelmsford City Council and assists people on a low income with the cost of renting their property. The roll-out of UC has been subject to multiple delays since first announced in 2010. On 5<sup>th</sup> December 2018, Chelmsford became one of the last local authority areas in the country to see the introduction of 'Full Service' UC. Full Service UC requires the majority of working age people making a new claim for social security benefits to claim UC. People currently in receipt of legacy benefits will not be forced to claim UC unless they have a change of circumstances or are subject to 'managed migration', whereby the DWP embarks upon a programme of transferring people onto UC.

Much concern has been expressed in parliament and the media regarding the negative financial consequences on households claiming UC, which include delays in receiving initial payments, incorrect payments, increased rent arrears and

**Objectives:** Identify the extent of UC claims within Chelmsford and the rate of take-up of UC since 5<sup>th</sup> December 2018. Examine the effects on individual households of the transfer from existing social security benefits to UC and on those who had not previously been claiming any social security benefits

**Outcomes:** To obtain quantitative and qualitative evidence regarding the introduction of UC in Chelmsford to identify positive and negative outcomes. To consider whether the Council can mitigate any negative outcomes and how that might be achieved.

**Lead Officer(s):** Rob Hawes

**Members:** tbc

### **Date of Reports**

To Committee: 4<sup>th</sup> February 2019: Agree Terms of Reference

## OVERVIEW AND SCRUTINY COMMITTEE

4 February 2019

AGENDA ITEM 11

<b>Subject:</b>	WORK PROGRAMME
<b>Report by:</b>	DIRECTOR OF CORPORATE SERVICES

**Enquiries contact:** Daniel Bird, Tel: (01245) 606523  
Email: Daniel.bird@chelmsford.gov.uk

### Purpose

The purpose of this report is to invite Members' comments on the Committee's work programme which has been updated since the Committee last met on 26 November 2018.

### Recommendation

Members are invited to comment on the Committee's work programme, attached as Appendix 1 to this report, and make any necessary amendments to it.

### Corporate Implications

Legal:	None
Financial:	None
Personnel:	None
Risk Management:	None
Equalities and Diversity:	None
Health and Safety:	None
IT:	None
Other:	None

<b>Consultees:</b>	Chairman and Vice-Chairman of the Overview and Scrutiny Committee
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<b>Policies and Strategies</b>		
Not applicable		
<b>Corporate Plan Priorities</b>		
The report relates to the following priorities in the Corporate Plan		
Attracting investment and delivering infrastructure		
Facilitating suitable housing for local needs		
Providing high quality public spaces		
Promoting a more sustainable environment		
Promoting healthier and more active lives		
Enhancing participation in cultural activities		

1. Introduction

The Committee's work programme has been updated following the meeting held on 26 November 2018 and is attached at Appendix 1.

2. Conclusion

Members' comments are invited on the work programme.

List of Appendices

Appendix 1 – Work Programme

Background Papers

Nil



## **OVERVIEW AND SCRUTINY COMMITTEE**

### **Work Programme**

<b><u>Subject</u></b>	<b><u>Author</u></b>
<b>4 February 2019</b>	
Annual Presentation by Essex Police	Spencer Clarke Public Protection Manager
Annual Presentation by Safer Chelmsford Partnership	Essex Police
Quarter Three Performance Report	Dan Wright Projects and Systems Accountant
Cabinet Member for Strategic Housing's Annual Report on Housing Delivery	Jeremy Potter Planning and Strategic Housing Policy Manager
Task & Finish Group Terms of Reference – 'Universal Credit'	Rob Hawes Revenues & Benefits Manager
Programme of Work	Daniel Bird Democratic Services Officer
<b>29 April 2019</b>	
Update on the Council's Tenancy Strategy	Paul Gayler Strategic Housing Services Manager
Inform & Debate Session 'Hylands Income'	Jon Lyons Leisure & Heritage Services Manager
Inform and Debate Session 'CIL & S106'	Stuart Graham Economic Development and Implementation Manager
Inform and Debate Session 'Cultural Strategy'	Rosa Tanfield Car parks and Leisure Transformation Manager
Task & Finish Group 'Promoting a more sustainable environment' Final Report	Keith Nicholson Director of Public Places
Task & Finish Group 'Community Safety Communication' Progress Report	Paul Brookes Public Health & Protection Services Manager
Programme of Work	Daniel Bird Democratic Services Officer

<b>10 June 2019</b>	
Performance Information Report 2018/19	Dan Wright Project & Systems Accountant
Task & Finish Group 'Community Safety Communication' Final Report	Paul Brookes Public Health & Protection Services Manager
Annual Report on the Activity of the Scrutiny Function	Daniel Bird Democratic Services Officer
Annual Report on Corporate Health and Safety	Paul Brookes Public Health and Protection Services Manager
Report on Decisions Taken Under Delegation to the Chief Executive	Daniel Bird Democratic Services Officer
<b>23 September 2019</b>	
Quarter One Performance Information Report	Dan Wright Project & Systems Accountant
Programme of Work	Daniel Bird Democratic Services Officer
<b>25 November 2019</b>	
Quarter Two Performance Information Report	Dan Wright Project & Systems Accountant
Cabinet Member for Strategic Housing's Annual Report on Housing Delivery	Jeremy Potter Planning and Strategic Housing Policy Manager
Report on Decisions Taken Under Delegation to the Chief Executive	Daniel Bird Democratic Services Officer
Programme of Work	Daniel Bird Democratic Services Officer
<b>Future Work</b>	
Reports from Representatives on Outside Bodies	Appointed representatives
To report in 2019/20	
Annual Updates from Cabinet Members on their Portfolios	Cabinet Members
To report in 2019/20	