



Rushcliffe Borough Council

Local Development Framework Annual Monitoring Report

April 2010 to March 2011

Published: December 2011

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Executive Summary

- 1 The Annual Monitoring Report forms part of the Local Development Framework. It aims to assess the implementation of the Local Development Scheme and the extent to which policies in Local Development Documents are being successfully implemented.
- 2 Annual Monitoring Reports should aim to measure how well the Local Development Framework is addressing its objectives and what, if any, action is required to address any problems identified. In addition, monitoring may indicate the need to address other aspects beyond reviewing the policies set out in the Local Development Framework. For example, it may propose actions in respect to related local strategies and initiatives (e.g. Sustainable Community Strategies).
- 3 The Annual Monitoring Report shows that development rates are below the average targets in the Regional Plan. However, the Regional Plan is due to be revoked and, as a consequence of this decision, Rushcliffe Borough Council is proposing a revised housing target for the Borough. Once the new target is confirmed through the adoption of the Rushcliffe Core Strategy (which is expected around the end of 2012) future monitoring will be based on this figure.
4. The Localism Bill proposes the removal of the requirement for local planning authorities to produce an annual monitoring report for submission to Government, while retaining the overall duty to monitor. The Council will therefore need to consider which priorities and indicators it should monitor under the new system for future Annual Monitoring Reports.

1. Introduction

Purpose of Local Development Framework Monitoring

- 1.1 The Annual Monitoring Report forms part of the Local Development Framework. It aims to assess the implementation of the Local Development Scheme and the extent to which policies in Local Development Documents are being successfully implemented.
- 1.2 Review and monitoring of Local Development Frameworks has to be undertaken on a continuous and pro-active basis and the Annual Monitoring Report is the main mechanism for assessing the framework's performance and effects. This reflects the concept of 'plan, monitor, and manage,' whereby the findings of monitoring feed directly into any review of policy that may be required. However, monitoring may indicate the need to address other aspects beyond reviewing the policies set out in the Local Development Framework. For example, it may indicate the need to refine or extend the monitoring framework itself or propose actions in respect to related local strategies and initiatives (e.g. Sustainable Community Strategies).

Matters to be addressed in an Annual Monitoring Report

- 1.3 Reports should consider:
 - Whether the timetable and milestones for the preparation of documents set out in the Local Development Scheme have been met or progress is being made towards meeting them or, where they are not being met or not on track to being achieved, the reasons why;
 - Whether policies and related targets in Local Development Documents have been met or progress is being made towards meeting them or, where they are not being met or not on track to being achieved, the reasons why;
 - What impact the policies are having in respect of national targets and any other targets identified in Local Development Documents and not covered by the point above. Local Planning Regulation 48 (7) specifically requires information to be provided on net additional dwellings and Local Planning Authorities should produce housing trajectories to demonstrate how policies will deliver housing provision in their area;
 - What significant effects implementation of the policies is having on the social, environmental and economic objectives by which sustainability is defined and whether these effects are as intended;
 - Whether the policies in the Local Development Document need adjusting or replacing because they are not working as intended;
 - Whether the policies need changing to reflect changes in national policy;
 - The extent to which any Local Development Order, where adopted, or simplified planning zone is achieving its purposes and if not whether it needs adjusting or replacing; and

- If policies or proposals (including the Local Development Order or simplified planning zone scheme) need changing, the actions needed to achieve this.
1. 4 The Localism Bill proposes the removal of the requirement for Local Planning Authorities to produce an Annual Monitoring Report for submission to Government, while retaining the overall duty to monitor. When the relevant Localism Act clauses come into effect on 15 January 2012, Local Planning Authorities will no longer have to submit Annual Monitoring Reports to the Secretary of State. Bob Neill, MP, wrote to authorities on 30 March 2011 announcing withdrawal of guidance on local planning monitoring. Authorities can now choose which targets and indicators to include in the report as long as they are in line with the relevant UK and EU legislation. The Council will therefore need to consider which priorities and indicators it should monitor under the new system and in subsequent Annual Monitoring Reports.

2. Local Development Scheme Timetable and Milestones

Local Development Scheme

2. 1 The first Local Development Scheme (LDS) was approved in April 2005. This was replaced by a revised scheme in 2006. A further revision was submitted to the former Government Office for the East Midlands in February 2009 and had been awaiting modification before final approval. In light of matters outlined below at paragraphs 2.3 to 2.6 below, the LDS now needs to be amended once again. It will be produced early in 2012.
2. 2 As the 2009 version remains, for the time being, the most up to date LDS it is referred to below and shown in Table 2.1. There are three main LDS elements that require monitoring. The following section identifies progress on each, whether progress is being made in accordance with the approved scheme and, if not, what corrective actions have been taken or are required. It should be noted that when the relevant Localism Act clauses come into effect, on 15 January 2012, Local Planning Authorities will no longer have to submit the Local Development Scheme to the Secretary of State for approval.

Core Strategy Alignment

2. 3 All the Greater Nottingham Local Planning Authorities (Ashfield, Broxtowe, Erewash, Gedling, Nottingham City and Rushcliffe councils) previously agreed to align their Core Strategies. However, as a result of now taking different approaches to housing numbers, Broxtowe, Erewash, Gedling and Nottingham City are proceeding with an Aligned Core Strategies process, on the basis of figures included in previous versions of their plans. Rushcliffe is preparing a separate Core Strategy based on a locally derived housing provision figure for the Borough, but which, apart from housing numbers, remains closely aligned with the Aligned Core Strategies. Ashfield is also reconsidering its Core Strategy and will be progressing plans in 2012.
2. 4 The first stage, publishing and consulting on aligned Issues and Options (based on a single evidence base for matters of common concern) took place in June and July of 2009,

and a 'Consultation Option' version of the Aligned Core Strategies was published in February 2010 for an 8 week consultation period.

2. 5 In July 2010 the Secretary of State for Local Government and Communities confirmed the abolition of Regional Strategies. As a result, the Greater Nottingham Councils decided to revisit the housing provision levels to be included in the Aligned Core Strategies. To this end, a consultation was undertaken by Broxtowe, Erewash, Gedling and Nottingham City during the summer of 2011 which focussed on whether the previous housing provision figures remained, in their view, appropriate. Around the same time, Rushcliffe undertook local consultation to help in identifying a housing figure considered appropriate for the Borough. The Publication of the Aligned Core Strategies for Broxtowe, Erewash, Gedling and Nottingham City are programmed for spring 2012. In Rushcliffe, the Borough Council has given approval for the Core Strategy to be Published early in 2012.
2. 6 The Publication Core Strategy is the version of the Core Strategy that the Council wishes to submit for Public Examination (expected in the summer 2012) and, ultimately, to be adopt as Council policy. Following on from the examination, it is expected that adoption will take place around the end of 2012.

Statement of Community Involvement

2. 7 Work commenced on the preparation of the Statement of Community Involvement (SCI) in October 2005. The binding Inspector's Report was considered at a Cabinet meeting of the Borough Council on 5th June 2007 and it was agreed that the Statement of Community Involvement, as amended by the Inspector's report, should be adopted. The SCI now forms part of the Borough Council's Local Development Framework.

Development Plan Documents

Replacement Local Plan

2. 8 The first Local Development Scheme (2005) anticipated that the Replacement Local Plan would be adopted in July 2006. The Borough Council received the Local Plan Inspector's Report in February 2006 and subsequently published its response to the Inspector's Report, with proposed modifications to the Plan, in March 2006. The Council was therefore on track to meet the targets set out in the original Local Development Scheme as at March 2006.
2. 9 Following the statutory period of consultation on the Borough Council's Response to the Inspector's Report, the Council resolved, at a meeting on 15 June 2006, to delete the main housing and employment allocations at Edwalton, West Bridgford. The Council subsequently resolved, at a meeting on 21st September 2006, to formally withdraw the Replacement Local Plan. As a consequence, the Council did not meet the anticipated adoption date for July 2006 as set out in the original 2005 LDS timetable.

Table 2.1: Local Development Scheme Timeline (2009)

	2008			2009			2010			2011			2012			2013			2014																												
	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D								
Development Plan Documents																																															
Core Strategy																																															
Site Specific Allocations																																															
Development Control Policies																																															
Gypsy and Traveller																																															
Supplementary Planning Documents																																															
Development Requirements																																															
Affordable Housing																																															
Open Space, Sport and Recreation																																															
Rushcliffe Design Guide																																															
Other Documents																																															
Statement of Community Involvement																																															
Annual Monitoring Report																																															

DPD Stages

O - Option Consultation
 PO - Preferred Options Stakeholder Review
 PS - Pre-submission Draft
 S - Submission to Secretary of State
 P - Pre Hearing Meeting
 H - Hearing
 I - Receipt of Inspector's Report
 C - Consultation on Draft
 A - Adoption
 R - Revision

Supplementary Planning Documents

Pre-production production (Green)
 Adoption (Blue)

Development Plan Documents

Pre-production production (Yellow)
 Examination (Green)
 Adoption (Blue)

Statement of Community Involvement

Pre-production (Pink)
 Production (Orange)
 Examination (Purple)
 Adoption (Green)

Annual Monitoring Report

Preparation (Light Purple)
 Submission (Dark Purple)

Local Development Scheme Timeline

Core Strategy

2. 10 It was anticipated within the first Local Development Scheme that work on the Core Strategy Development Plan Document would commence in October 2007. However, following the Council's resolution relating to the Replacement Local Plan it was decided that the production of the Local Development Framework should be brought forward. The approved LDS anticipated that formal work on the Core Strategy document would commence with the Issues and Options Consultation in May 2007, the Preferred Options consultation in October 2007 with Submission following in February 2008. These milestones have not been met for the reasons summarised previously in paragraphs 2.3 to 2.6.
2. 11 Critical factors also influencing progress on the Core Strategy related to the need to undertake substantially more supporting background work and studies than was originally envisaged. This issue became clear when a number of Core Strategies were found unsound across the country as a result of a poor evidence base. Other factors included the need for more preparation to enable the identification of strategic (large-scale) housing allocations in the Core Strategy and a desire to wait for the publication of the Regional Plan before consulting on Issues and Options for the Core Strategy. The Panel Report's recommendation on joint working across the Nottingham Core Housing Market area also slightly delayed progress as formal arrangements to undertake an aligned Core Strategy approach were developed.
2. 12 It became increasingly evident from the experience of other authorities submitting Core Strategies that extensive work was required to establish a robust evidence base in order for the plan to be declared 'sound'. During the period of this AMR work has been continuing on the following studies:
- Nottingham Core Infrastructure Delivery Plan
 - Greater Nottingham HMA Transport modelling
 - Rushcliffe Open Space Strategy (In-House)
2. 13 The 2009 revised Local Development Scheme anticipated that the Issues and Options consultation for the Core Strategy would take place in June 2009, the Preferred Options consultation in January 2010 with Submission taking place in January 2011. The target for the Issues and Options consultation was met with consultation taking place between June and July 2009. The target for the second stage was not achieved, with consultation taking place one month later than planned. Submission will not take place in January 2011 as explained in paragraph 2.5.

Site Specific Allocations

2. 14 The approved 2006 LDS anticipated that formal work on the Site Specific Allocations document would commence in April 2008, with submission taking place in April 2009. The 2009 revised LDS, however, anticipated that the Site Specific Allocations document would commence with the Issues and Options consultation in January 2011, the Preferred Options consultation in April 2011 and with submission taking place in March 2012. It is inevitable there is going to be slippage for those Development Plan Documents (DPDs) and non-DPDs timetabled to follow on after the Core Strategy due to the Borough Council taking the decision to re-consult on certain aspects of the Core Strategy and for the

reasons outlined in paragraphs 2.3 to 2.6. In light of this, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this work.

Development Control Policies

2. 15 The 2009 revised Local Development Scheme anticipates that formal work on the Development Control Policies document would commence with the Issues and Options consultation in January 2011, the Preferred Options consultation in April 2011 and with Submission taking place in March 2012. It is inevitable there is going to be slippage for those DPDs and non-DPDs timetabled to follow on after the Core Strategy due to the Borough Council taking the decision to re-consult on certain aspects of the Core Strategy and for the reasons outlined in paragraphs 2.3 to 2.6. In light of this, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this.

Gypsy and Traveller

2. 16 The 2009 revised Local Development Scheme anticipated that formal work on the Gypsy and Traveller document would commence with the Issues and Options consultation in January 2011, the Preferred Options consultation in April 2011 and with Submission taking place in March 2012. It is inevitable there is going to be slippage for those DPDs and non-DPDs timetabled to follow on after the Core Strategy due to the Borough Council taking the decision to re-consult on certain aspects of the Core Strategy and for the reasons outlined in paragraphs 2.3 to 2.6. In light of this, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this.

Non-Development Plan Documents

Development Requirements Supplementary Planning Document

2. 17 The revised Local Development Scheme anticipated that work on the Development Requirements SPD would commence in 2012, with consultation taking place in February 2013 leading to adoption in August 2013. In light of those matters outlined in paragraphs 2.3 to 2.6, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this.

Affordable Housing Supplementary Planning Document

2. 18 The revised 2009 LDS anticipated that work on the Affordable Housing SPD would start in October 2012 with adoption not taking place until October 2013. In light of those matters outlined in paragraphs 2.3 to 2.5, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this.

Open Space, Sport and Recreation Supplementary Planning Document

2. 19 The revised Local Development Scheme anticipated that work on the Open Space, Sport and Recreation SPD would commence in November 2012 with adoption not taking place until November 2013. In light of those matters outlined in paragraphs 2.3 to 2.5, the LDS itself now needs to be amended with regard to the documents to be produced and the timescale for this.

Residential Design Guide Supplementary Planning Document

2. 20 The approved Local Development Scheme anticipates that work on the Residential Design Guide SPD will commence in 2010. However, work on this document has been completed ahead of schedule. The pre-production stage commenced in March 2008 and the Residential Design Guide SPD was subsequently adopted in March 2009.

3. Local Development Document Targets

3. 1 As indicated in Section 2, the preparation of most Local Development Documents is at a relatively early stage and, therefore, at present, it is not possible to monitor progress in meeting targets that will be set out within them.
3. 2 In the same way, it is not possible to measure significant sustainability effect indicators, since these have yet to be developed through the Sustainability Appraisal process associated with the production of Local Development Documents. Instead, only the six saved policies (as mentioned previously: Green Belt, Housing Allocations and four policies relating to employment allocations) from the 1996 local plan provide a basis for effective monitoring at local level at this time.

4. Core Indicators

4. 1 A detailed analysis of the core indicators is set out below for the period April 2010 to March 2011 with, where relevant, an analysis of development trends for that period.
4. 2 The Department of Communities and Local Government (DCLG) released in 2008 the Regional Spatial Strategy and Local Development Framework Core Output Indicators - Update 2/2008, which replaced the Core Output Indicators for Regional Planning (March 2005), Local Development Framework Core Output Indicators Update 1/2005 (October 2005) and Table 4.4 and Annex B of the Local Development Framework Monitoring: A Good Practice Guide (March 2005). However, that 2008 update was itself withdrawn in March 2011. Nevertheless, the majority of those indicators within the 2008 update have been retained for this AMR as it is considered that, for the time being, they provide a useful framework for monitoring development. A description of each of the Core Output Indicators is included in Appendix 1.

Business Development and Town Centres

4. 3 Monitoring of business development indicators takes place as part of the Council's annual Employment Land Availability (ELA) review. This reviews recent planning permissions to produce a list of outstanding permissions and to track development completions over the period April to March each year. The 2010 ELA is included as Appendix 2.
4. 4 Indicator BD1 in Table 4.1 below shows the amount and type of completed employment floor space (gross and net). Gross includes new floorspace completions plus any gains through change of use and conversions. Net employment floorspace is calculated as new floorspace completions, minus demolitions, plus any gains or losses-through change of

use and conversions. The table shows that there was no completed employment development during the monitoring period. It would be reasonable to assume that this is in large part due to the current economic downturn with the lack of employment development in Rushcliffe reflecting the wider national picture. The Borough does maintain a healthy stock of available employment land.

4. 5 Indicator BD2 in Table 4.1 shows the amount and type of completed employment floorspace (gross) coming forward on previously developed land (PDL). As for indicator BD1, there is a null return for this monitoring period.
4. 6 Indicator BD3 in Table 4.1 shows the amount and type of employment land available. Land available includes sites allocated for employment uses and sites for which planning permission has been granted for employment uses. The table shows that a total of the different types are 72.27 hectares of employment land available within the Borough. This represents a slight increase on the previous monitoring period.

Table 4.1: Business Development

Indicator		B1	B2	B8	Mixed Uses	Total
BD1	Gross	0	0	0	0	0
	Net	0	0	0	0	0
BD2	Gross	0	0	0	0	0
	% gross on PDL	0	0	0	0	0
BD3	Hectares	12.48	1.5	0.15	58.14	72.27

BD1 – Total additional floorspace – by type (square metres)

BD2 – Total amount of employment on Previously Developed Land (PDL) (square metres)

BD3 – Employment land available – by type (hectares)

4. 7 Table 4.2 shows the amount of completed floorspace (gross and net) for town centre uses within town centre areas and the local authority area. The table shows that there has been a total of 704 square metres of retail uses developed during the monitoring period.

Table 4.2: Floor Space for Town Centre Uses

Indicator		A1	A2	B1a	D2	Total
BD4	Gross	212	492	0	0	704
	Net	212	492	0	0	704

BD4 – Total Amount of Floor space for ‘town centre uses’ (square metres)

Housing

Housing Targets

4. 8 Monitoring of housing development takes place as part of the Council’s Housing Land Availability (HLA) review. This reviews recent planning approvals and outstanding planning permissions and tracks completions over the period April to March each year. Information is provided here in relation to a range of datasets, such as brownfield development rates and dwelling types and tenures.

4. 9 The Secretary of State for Communities and Local Government announced the revocation of Regional (Spatial) Strategies in his letter to Chief Planning Officers dated 6 July 2010. The letter stated that in the absence of Regional Strategy targets, Local Planning Authorities would be responsible for establishing the level of local housing provision in their area. Although the revocation was overturned by the Courts in November 2010, the Government has issued legislation in the Localism Bill (December 2010) to allow their lawful revocation. As the East Midlands Regional Plan still formed part of the statutory development plan at the 1st April 2009, the housing targets contained within are still referred to below.
4. 10 Table 4.3 shows the total amount of housing required to be delivered over the identified plan period.

Table 4.3: Housing Targets

Indicator	Start of Plan Period	End of Plan Period	Total Housing Required	Source of Plan Target
H1(b)	01/04/2006	2026	15,000 (750 per annum)	East Midlands Regional Plan - RSS8

Net additional dwellings

4. 11 Tables 4.4a, b and c below show the delivery of new dwellings (in previous and in future years) alongside managed delivery targets.
4. 12 Indicator H2 (a) shows the recent levels of housing delivery. Indicator H2 (b) shows the level of housing delivery for the reporting year. Indicator H2 (c) shows the likely future levels of housing delivery. H2 (d) is not applicable as the Borough Council has yet to adopt the Core Strategy which will set the housing target.
4. 13 Table 4.4a shows anticipated dwelling completions across Rushcliffe as a whole. Tables 4.4b and 4.4c are in alignment with the Regional Plan Policy: Three Cities SRS 3, with Table 4.4b showing housing delivery in relation to the Nottingham Principal Urban Area and Table 4.4c showing housing delivery across the rural areas of Borough. Appendix 5 contains more information in relation to sites assessed through the Strategic Housing Land Availability Assessment (SHLAA) process.

5 year land supply

4. 14 PPS3 Housing (2010) advises all Local Planning Authorities in England to undertake work to establish whether or not a 5 year land supply exists in their area. The overall housing requirement for Rushcliffe for 2006-2026 is set out in the East Midlands Regional Plan (2009). This is identified below:

PUA: 530 dwellings x 20 years = 10,600 dwellings	Total: 750 dwellings x 20 years = 15,000 dwellings
Non-PUA: 220 dwellings x 20 years = 4,400 dwellings	

- 4.15 The housing target included in the 5 year land supply calculations has been adjusted to take into account past completions and projected completions as set out in the 2010 SHLAA.

Table 4.4a: Additional Dwellings Rushcliffe – Total

Indicator	05/06	06/07	07/08	08/09	09/10	10/11	11/12 Curr	12/13 Y1	13/14 Y2	14/15 Y3	15/16 Y4	16/17 Y5	17/18	18/19	19/20	20/21	21/22	22/23	23/24	24/25	25/26	
H2a	261	456	493	191	227																	
H2b						216																
H2c	Net Additions						233	258	318	370	372	549	488	326	216	112	140	20	12	149	18	
	Target							942	994	1051	1113	1187										
H2d							n/a as Core Strategy has not been adopted.															

Table 4.4b: Additional Dwellings Rushcliffe – Nottingham Principal Urban Area

Indicator	05/06	06/07	07/08	08/09	09/10	10/11	11/12 Curr	12/13 Y1	13/14 Y2	14/15 Y3	15/16 Y4	16/17 Y5	17/18	18/19	19/20	20/21	21/22	22/23	23/24	24/25	25/26	
H2a	56	216	85	21	9																	
H2b						9																
H2c	Net Additions						28	63	106	133	200	315	240	220	163	100	100	0	12	149	18	
	Target							731	782	839	903	973										
H2d							n/a as Core Strategy has not been adopted.															

Table 4.4c: Additional Dwellings Rushcliffe – Rural

Indicator	05/06	06/07	07/08	08/09	09/10	10/11	11/12 Curr	12/13 Y1	13/14 Y2	14/15 Y3	15/16 Y4	16/17 Y5	17/18	18/19	19/20	20/21	21/22	22/23	23/24	24/25	25/26	
H2a	205	240	408	170	218																	
H2b						207																
H2c	Net Additions						205	191	209	237	172	234	248	106	53	59	87	67	47	47	47	
	Target							211	212	213	210	214										
H2d							n/a as Core Strategy has not been adopted.															

Table 4.5: 5 year land supply

5 year land supply = (x/y)*100	Total	PUA	Rural	
Where,				
X = the amount of housing that can be built on deliverable sites for the 5 year period (net additional dwellings)	1867	817	1043	<i>Figures derived from 'Projected Completions' 2012/13-2016/17 (see relevant chart in Appendix 4)</i>
Y = the planned housing provision required for the 5 year period (net additional dwellings)	4710	3655	1055	<i>Figures derived from 'Manage' 2012/13 multiplied by 5 (see relevant chart in Appendix 4)</i>
5 year land supply %	39.6	22.4	98.9	
Years supply	2	1.1	4.9	

- 4.17 The 5 year land calculations demonstrate that overall the Borough Council has a two year land supply. The lack of land supply is largely due to current poor market conditions due to the economic downturn. Although there is a significant shortfall for the PUA, the situation is much healthier in the rural area with just under a 5 year supply.

New dwellings on previously developed land

- 4.18 Previously Developed Land (PDL) is defined in PPS3 and as a result of the changes to PPS3 announced by the Secretary of State in his letter of 15 June 2010, private residential gardens are now excluded from this definition.
- 4.19 Table 4.6 shows the gross number of housing completions on previously developed land (PDL). The figures show that over 60% of all new and converted dwellings were on PDL.

Table 4.6: Housing on Previously Developed Land

Indicator		Total
H3	Gross	216
	% gross on PDL	38%

Gypsy and Traveller Pitches

- 4.20 Table 4.7 shows that there were no net additional gypsy and traveller pitches over the period April 2010 to March 2011.

Table 4.7: Additional pitches for Gypsy and Traveller

Indicator	Permanent	Transit	Total
H4	0	0	0

Affordable housing completions

- 4.21 Table 4.8 shows the total supply of affordable housing in the Borough between April 2010 and March 2011. 51 dwellings have been completed. This is considered a real achievement given the unprecedented market conditions.

Table 4.8: Gross affordable housing completions

Indicator	Social Rent Homes Provided	Intermediate Homes Provided	Affordable Homes Total
H5	No information on breakdown	No information on breakdown	51 (Gross)

Environmental Quality

Flooding and Water Quality

- 4.23 The information provided in Table 4.9 shows the numbers of developments granted permission which are potentially located where they would be at risk of flooding or increase the risk of flooding elsewhere and/or adversely affect water quality.
- 4.24 The fact that the figures are zero shows that the Borough Council takes due regard of advice provided by the Environment Agency concerning flooding and takes a strong line in respect of development likely to be at risk from or to exacerbate flooding concerns. Within areas at potential risk from flooding, where there is already existing development, such as the parts of West Bridgford adjacent to the River Trent, the Environment Agency issues advisory notes to applicants indicating how flooding concerns can be minimised. This advice does not constitute an objection to a planning application and is passed on to applicants.

Table 4.9 Environment Agency Advice

Indicator ¹	Flooding	Quality	Total
E1	0	0	0

1. Number of Planning Permissions Granted Contrary to Environment Agency Advice on Flooding and Water Quality Grounds

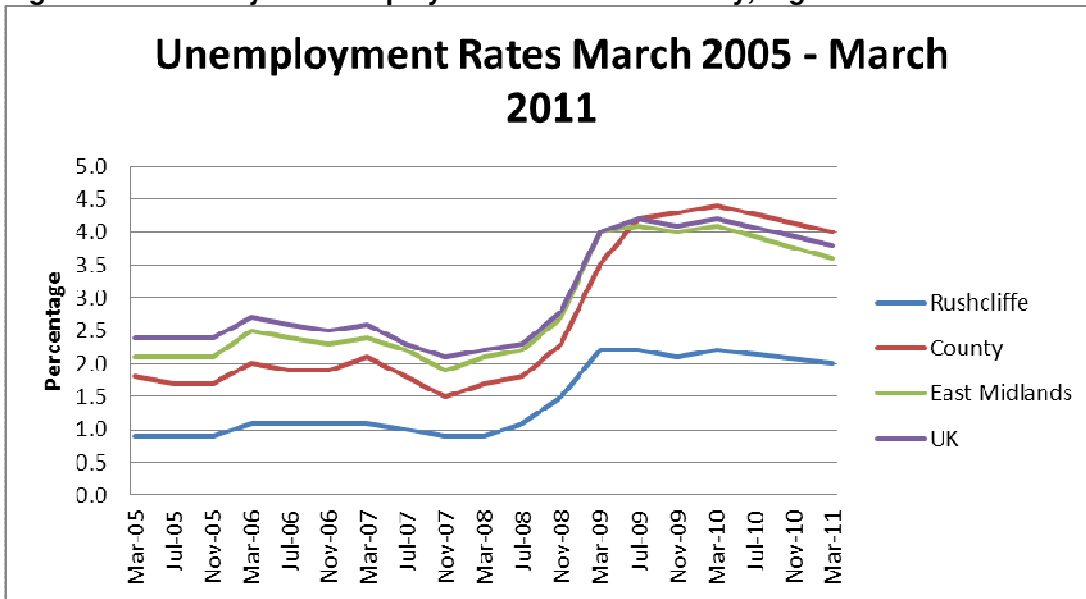
5. Social Economic and Environmental Factors

5.1 The 2001 Census data set still provides the basis for assessing much of the social and economic structures of the Borough. These are discussed in the following pages. While this does not allow annual changes resulting from the implementation of the LDF to be easily monitored, the data has been updated since the last Annual Monitoring Report where possible.

Employment Data

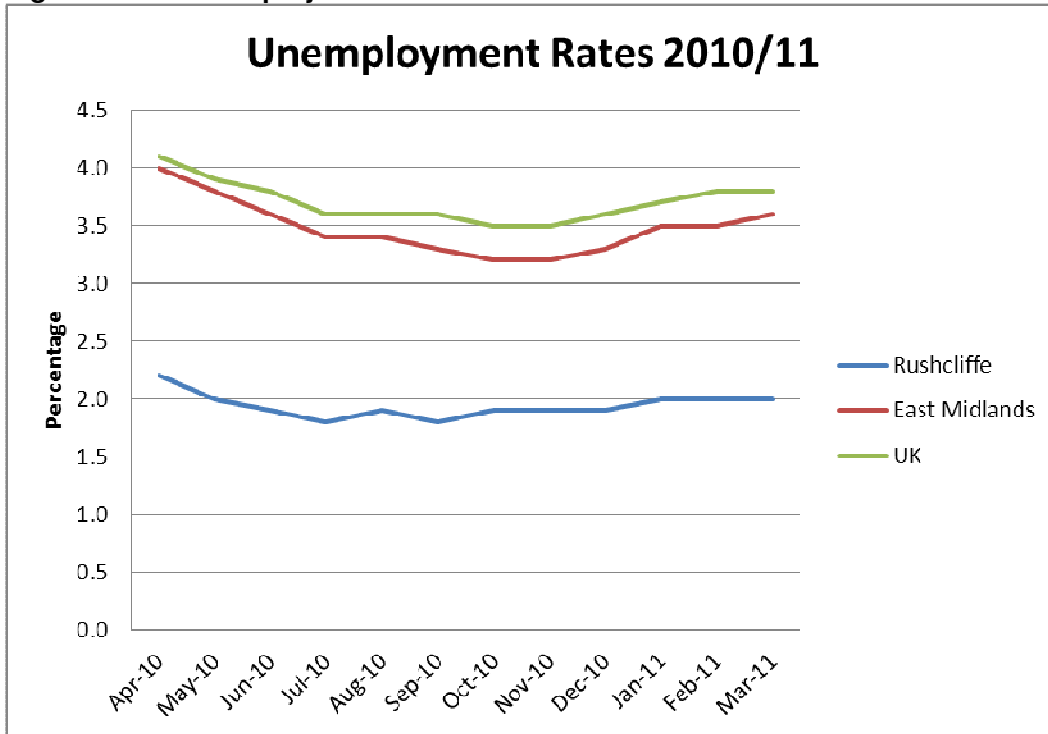
5.2 Unemployment rates within the Borough have traditionally been the lowest within the County and this remains the case. Figure 5.1 shows that Rushcliffe has followed the national and regional trend and has witnessed a sharp rise in the unemployment rates, particularly since September 2008. This increase has stabilised over the last monitoring period however, and remained relatively steady mirroring the regional and national trend (see Figure 5.2). Rushcliffe’s unemployment rate remains at about half that of the regional and national figures.

Figure 5.1: Five year unemployment rates with County, regional and national comparison.



Source: Nottingham County Council Employment Bulletins

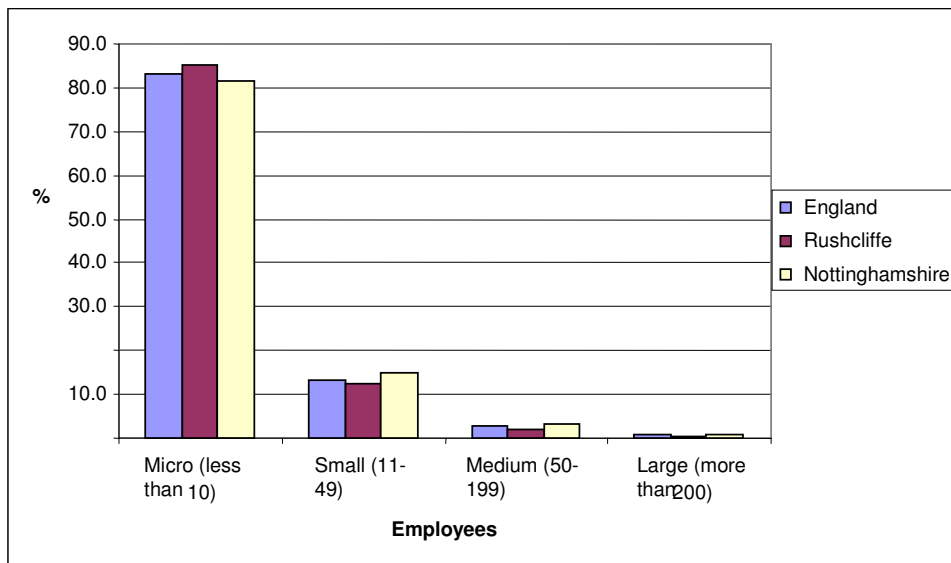
Figure 5.2: Unemployment Rate 2010/11



Source: Nottingham County Council Employment Bulletins

5.3 The Nottinghamshire Business Survey for 2003 identifies that the average size of businesses within Rushcliffe is 9 employees, which compares with an average size of 11.9 for the County and 11.2 for the UK as a whole. However, as can be seen in Figure 5.3 below, the Borough has a similar make up of business sizes to the rest of the country.

Figure 5.3: Average Sizes of Businesses within Rushcliffe

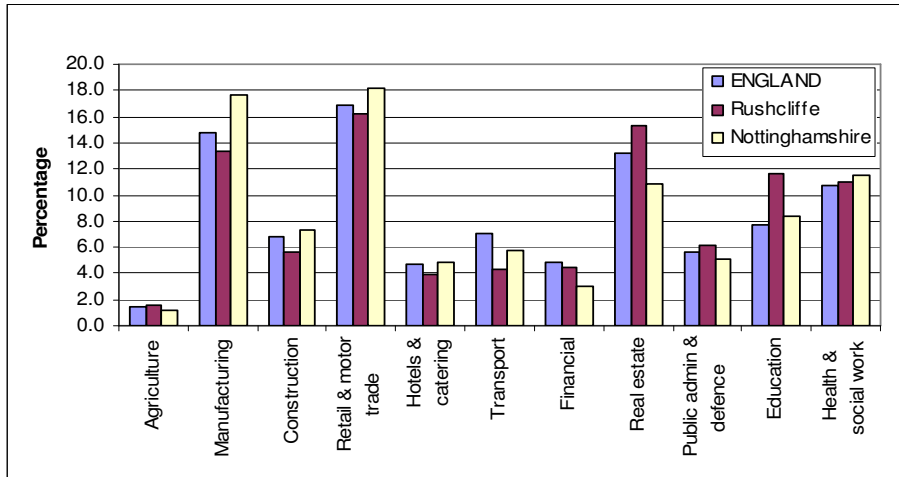


Source: Nottinghamshire Business Survey 2003

Employment Profiles

5.4 The employment profile of residents of Rushcliffe is weighted towards real estate, retail and manufacturing. The majority of the residents of Rushcliffe work within managerial, professional and technical roles, of which in each of these three categories outweighs the national average.

Figure 5.4: Rushcliffe Residents Employment profile

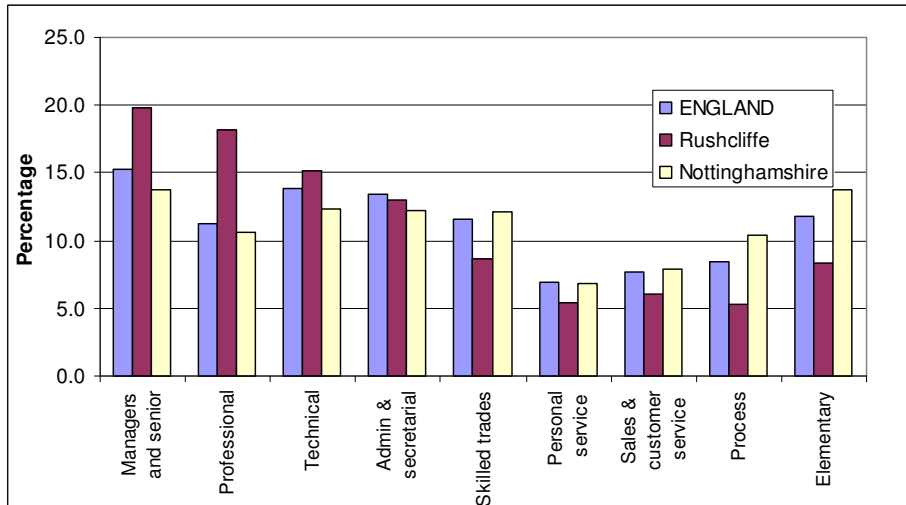


Source: 2001 Census

Work Sector

5.5 The proportion of people who work as managers and professionals is significantly above national and local averages, as illustrated by Figure 5.5 below.

Figure 5.5: Rushcliffe Residents Work Sector

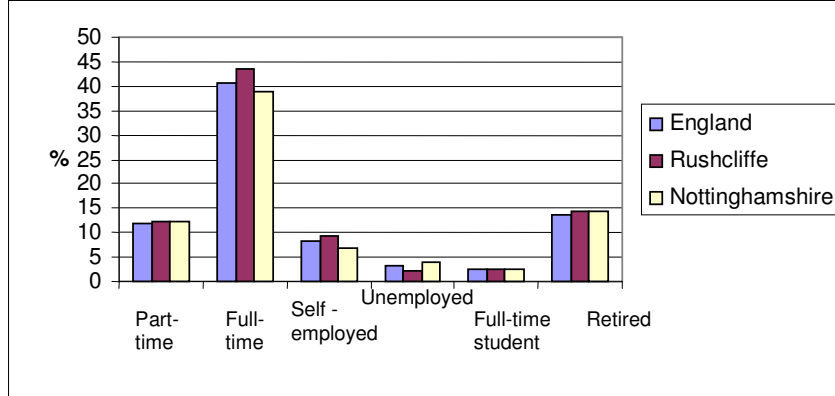


Source: 2001 Census

Employment Profiles

5.6 The Borough has a slightly higher than national average proportion of full time employees, although there are no significant variations from local or national trends, as detailed in Figure 5.6 below.

Figure 5.6: Rushcliffe Residents full time/part time employees

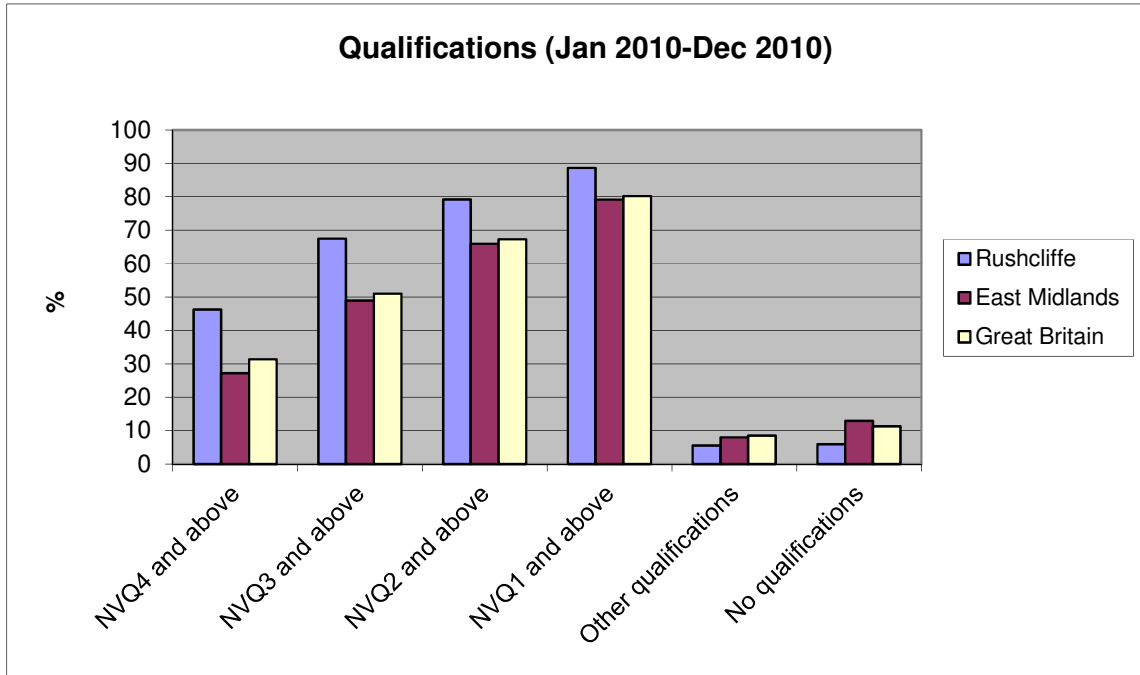


Source: 2001 Census

Resident Qualifications

5.7 Proportionally the residents of the Borough have well above average numbers of qualifications, particularly in relation to level NVQ4 and above (the national average being 31.3%, compared to 46.2% of Rushcliffe residents). The Borough also has a below average percentage of residents without qualifications compared to both regional and national figures.

Figure 5.7: Residents Qualifications

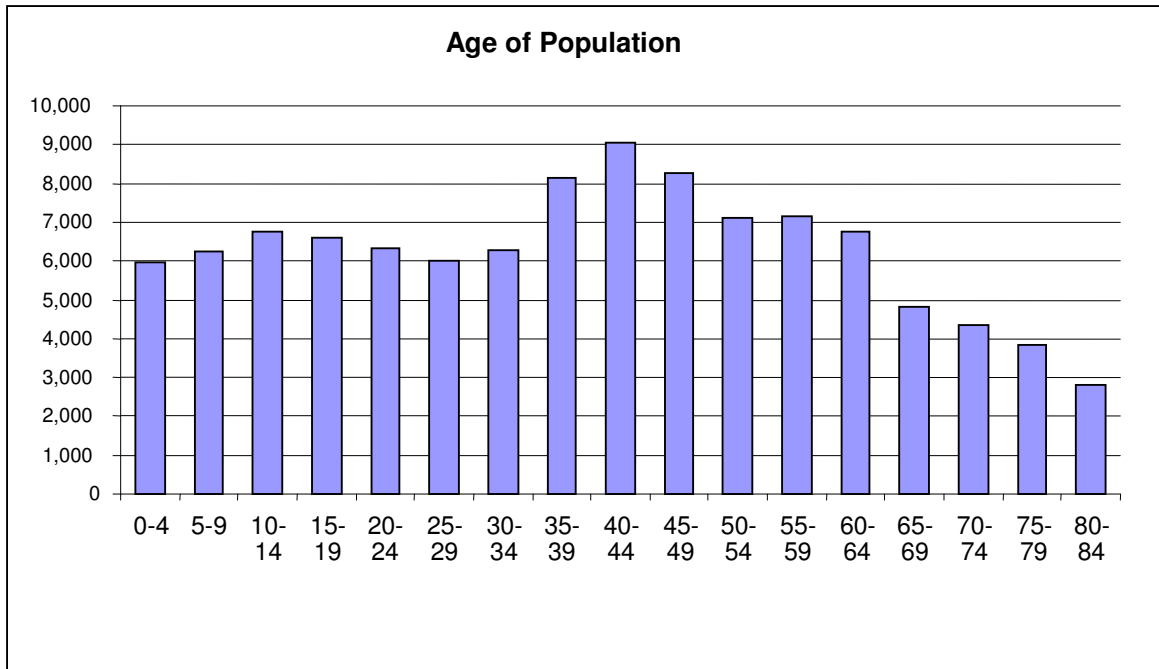


Source: NOMIS

Population Data

- 5.8 The 2007 mid-year population estimate shows the total population of Rushcliffe Borough Council is 109,041. This suggests that since the Census in 2001 the population of the Borough grew from 105,599, an increase of 3,442 (3.2%).
- 5.9 The population of the Borough is spread over West Bridgford, which is part of the Principal Urban Area of Nottingham but separated from the City by the River Trent, and the remaining rural area, consisting of the six larger villages (Bingham, Cotgrave, East Leake, Keyworth, Radcliffe on Trent, Ruddington), the smaller settlements and the surrounding hamlet parishes.

Figure 5.8: Age profile



Source: 2007 mid year population estimates

Housing and Household Data

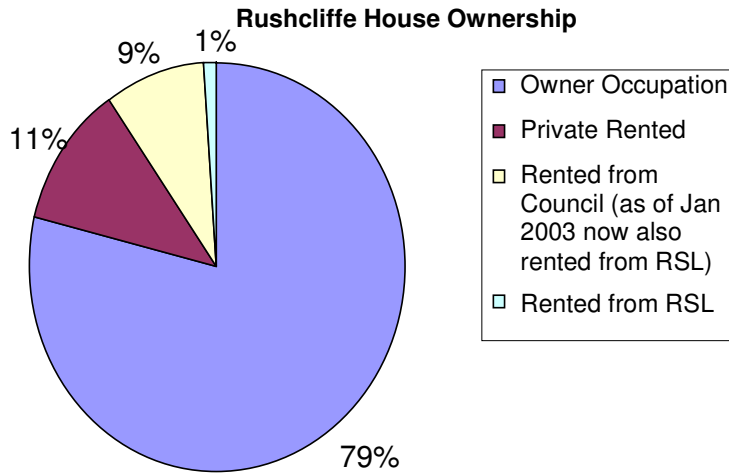
- 5.10 In Rushcliffe there were 43,670 households in 2001, of which 98% of the resident population lived in households. The remainder of the population lived in communal establishments. A communal establishment is one providing managed residential accommodation; for example in supervised hostels, hotels and prisons (source: Census, 2001). The average size of households in Rushcliffe in 2001 was 2.4 people. This is the same as the average for England and Wales (source: Census, 2001).

Home Ownership

- 5.11 Figures 5.9 and 5.10 show that, when compared to the national average, Rushcliffe has 10% more owner occupied housing and less in respect of all the other categories. In particular, there is 5% less rented housing through Registered Social Landlords (RSL).

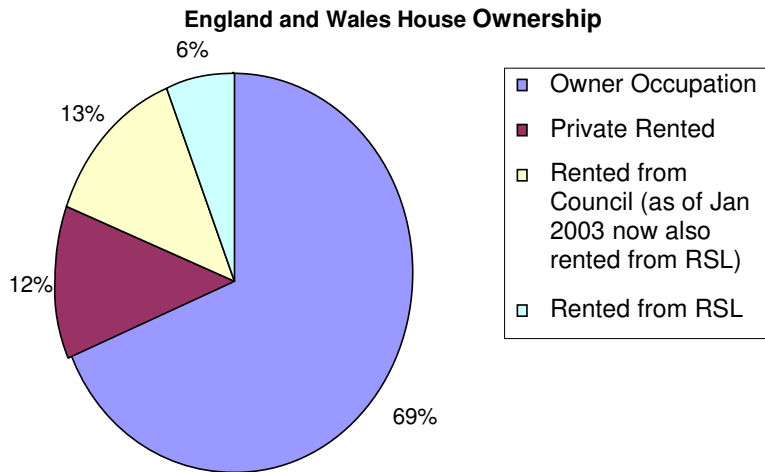
5.12 It should be noted that the information is taken from the Census data of 2001. Since then, the Council's housing stock was, in January 2003, transferred by Large Scale Voluntary Transfer (LSVT). Consequently, there has been a significant shift in tenure in the Borough, with the transfer of council rented accommodation into Registered Social Landlord tenure.

Figure 5.9: Home Ownership in Rushcliffe



Source: Census, 2001

Figure 5.10: National Home Ownership



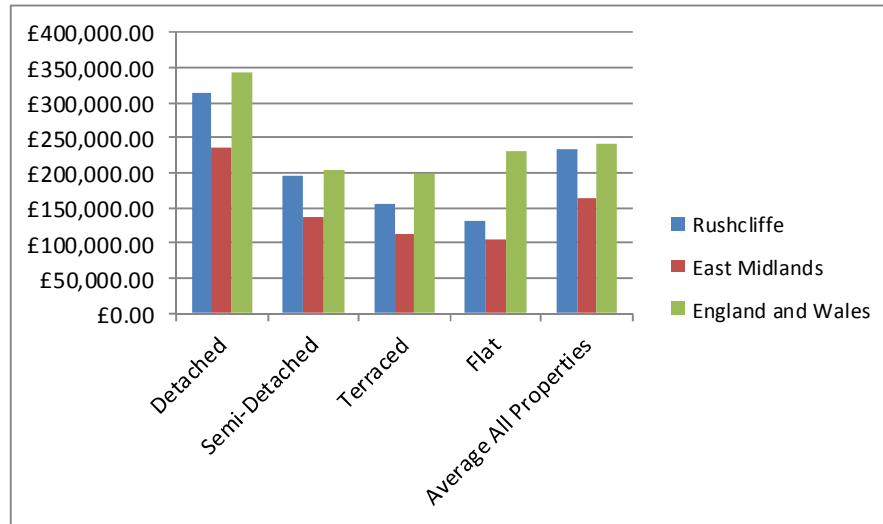
5.13 As shown in the Table 5.11, when the Borough is compared with the national average it can be seen to have over twice the national average of detached properties, and less than half the national average terraced houses and far fewer flats than the national average. This will have a detrimental impact on the supply of smaller more affordable homes for first time buyers.

Table 5.11: Dwelling Type

Dwelling Type	Rushcliffe Borough Council	England and Wales
Detached	46.6%	22.8%
Semi-detached	31.1%	31.6%
Terraced (including end-terrace)	11.3%	26.0%
Flat/Maisonette	10.1%	19.2%
Other	0.9%	0.4%

Source: Census, 2001

- 5.14 Figure 5.12 provides information on the average prices of properties that have been sold in Rushcliffe, the East Midlands and nationally between April and June 2011. Whilst the average price of each individual property type in Rushcliffe Borough is lower than the average for England and Wales, it should be noted that the average of all property prices in Rushcliffe is significantly higher (£68,970) than the regional average.

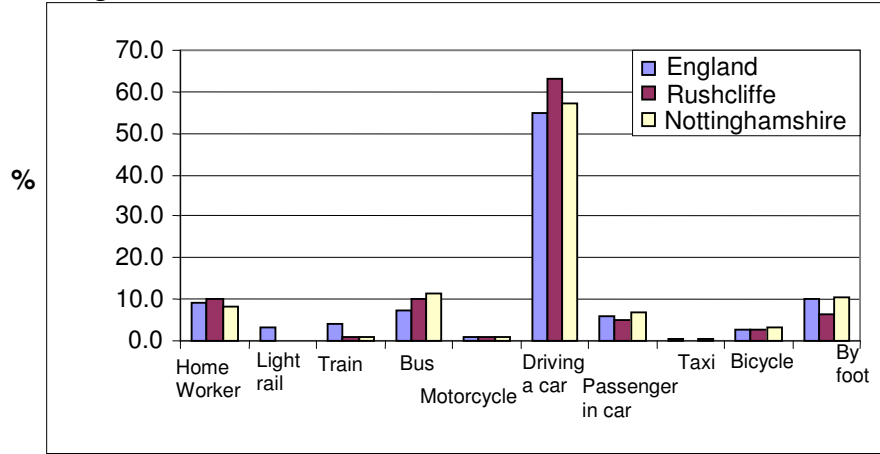
Figure 5.12: House Prices, with regional and national comparison

Source: Land Registry, April to June 2010

Travel

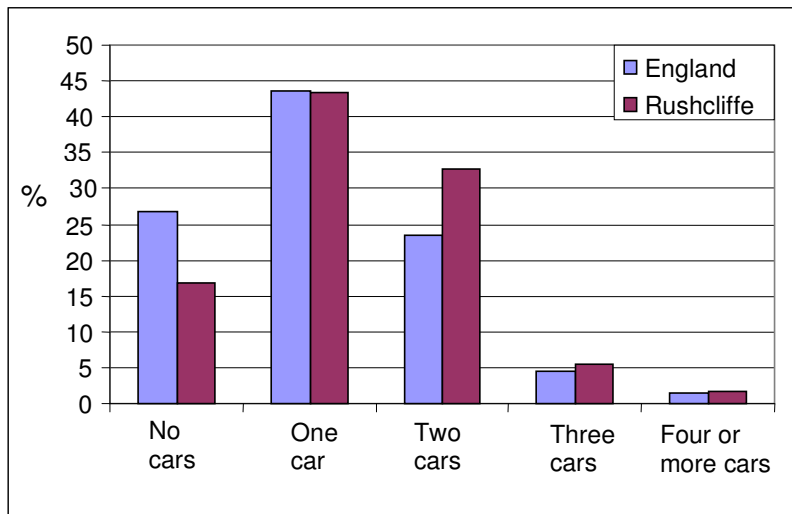
- 5.15 Rushcliffe covers a large area with, outside West Bridgford, a number of small and large towns dispersed across the borough. Related to this factor a lot of journeys are made by car and that car ownership within the Borough is well above the national average, as shown by the two figures below.

Figure 5.13: Mode of Travel



Source: Census, 2001

Figure 5.14: Car Ownership per Household



Source: Census, 2001

Index of Multiple Deprivation

5.16 The Index of Multiple Deprivation 2010 (IMD 2010) combines a number of indicators, chosen to cover a range of economic, social and housing issues, into a single deprivation score for what are called Lower Layer Super Output Areas (LLSOA). This allows each area to be ranked relative to one another according to their level of deprivation.

5.17 Rushcliffe has 67 LLSOAs and the overall picture is positive as the Borough ranks 315th out of 355 locations throughout the UK (with the ranking of 1 being the most deprived and the ranking of 355 being the least deprived).

6. Implementation of Saved Policies

- 6.1 Given that the Replacement Local Plan was adopted on a Non-Statutory basis in December 2006, it was necessary for the Borough Council to consider whether there was a need to save any of the policies from the statutory 1996 Local Plan beyond the period to September 2007 (the period for which policies in existing statutory Local Plans were automatically saved in accordance with the Planning and Compulsory Purchase Act 2004). This issue was considered at a Council meeting on 14 December 2006, where it was resolved that an application should be made to save policy ENV15 from the 1996 Local Plan. Policy ENV15 defines the adopted Green Belt boundary, and it is important that this policy is saved since without it the Council would have no statutory policy to define the extent of the Green Belt within the Borough.
- 6.2 In more general terms, it was considered that the policies within the Non-Statutory Replacement Local Plan, alongside national planning guidance and policies within the Regional Spatial Strategy and the Nottinghamshire and Nottingham Joint Structure Plan, would provide a sound basis for determining planning applications until the Local Development Framework is adopted. It was not therefore considered necessary to save any further policies from the 1996 Local Plan beyond the period to September 2007.
- 6.3 An application was submitted to the Government Office for the East Midlands to save policy ENV15 beyond September 2007. Government Office for the East Midlands subsequently directed the authority to save five further policies. The policies that have been saved are:
- ENV15: Green Belt
 - H1: Housing Allocations
 - E1: Employment Land Provision
 - E4: Tollerton Airfield
 - E7: Redevelopment of Employment Sites
 - E8: Langar Airfield

Unimplemented Policies

Implemented Policies

- 6.4 During the period April 2010 to March 2011, Rushcliffe Borough Council received 34 appeal decisions on applications for which planning permission had been refused on the basis of policies in the adopted Local Plan (1996) or the non-Statutory Replacement Local Plan. Of these appeals, 20 (59%) were dismissed, 12 (35%) were allowed and 2 were withdrawn (6%). This represents a very slight increase in the percentage of appeals allowed compared to the previous monitoring period 2009/10.
- 6.5 Significantly, a number of the appeal decisions related to applications which were refused on the basis of the general amenity and design policy.

- 6.6 Table 6.1 below summarises the proportion of appeals which were dismissed/allowed for all cases where the key constraint policies noted above were quoted as a reason for refusal on the original application. The table shows that the Planning Inspectorate has supported the Borough Council's key constraint policies and their implementation in the majority of cases. It is therefore considered that these key policies are currently being implemented effectively, and it is important that similar policies are carried forward into the Council's future Local Development Framework.

Table 6.1: Appeal Decisions relating to Key Constraint Policies for the monitoring period April 2009-March 2010.

Policy	% of Cases Where application refused on basis of policy and appeal dismissed	%of cases where application refused on basis of policy and appeal allowed
Saved Policies from the 1996 Plan		
ENV15 Green Belt	3%	No related appeals
H1 Housing Allocations	No related appeals	No related appeals
E1 Employment Land Provision	No related appeals	No related appeals
E4 Tollerton Airfield	No related appeals	No related appeals
E7 Redevelopment of Employment Sites	No related appeals	No related appeals
E8 Langar Airfield	No related appeals	No related appeals
Non-Statutory Plan Policies		
GP2 Design and Amenity Criteria	40%	83%

- 6.7 It is also important to note that many of the Borough Council's planning policies will have been identified as constraints during pre-application discussions, and are likely to have deterred potential applications for inappropriate development from being submitted. It is clearly not possible to quantify or measure the effect of the policies in this respect, but this forms a further way in which the majority of the Council's planning policies are operating effectively at present

7. Local Development Orders

- 7.1 There are currently no Local Development Orders or Simplified Planning Zones within the Borough and the Council is not considering making any such designations at present.

8. Conclusions

- 8.1 The Annual Monitoring Report shows that the Borough Council's key constraint planning policies are generally being implemented effectively. This AMR has not identified any significant areas where the Council is failing to meet its targets or shown that there are any particular areas for concern.
- 8.2 Although no longer a national target, the Borough Council has retained the indicator for monitoring rates of development on previously developed land. There has been a decline in the percentage of housing development occurring on previously developed land for this monitoring year, falling to 38%. This can in large part be explained by the reclassification of garden land to non-PDL.
- 8.3 There has not been any new employment floorspace completed during this monitoring period. However, several employment sites are under construction so the following monitoring year should see an improvement in terms of delivery. Rushcliffe also benefits from a supply of available employment land so the Borough should be well positioned to respond to market conditions once the economy has started to improve.
- 8.3 The housing supply figures demonstrate that the Borough Council does not have a 5 year land supply. Although there is a significant shortfall for the PUA, the situation is much healthier in the rural area with just under a 5 year supply. This is set against the Regional Plan housing target. However, these targets will be abolished once the formal revocation of the Regional Plan has occurred through the Localism Bill. The 5 year land supply will then be recalculated against this new target.

Appendix 1 Description of Core Output Indicators

Detailed description of Local Development Framework Core Output Indicators

Definitions

Unless specified, figures should be given for the whole local authority area. They should be measured on an annual basis for the period 1st April to 31st March.

Business Development and Town Centres

- BD1:** Employment floorspace type is defined by Use Class Orders B1 (a), B1 (b), B1(c), B2 and B8. Amounts are defined as both Gross and Net floorspace. Gross floorspace is calculated as new floorspace completions, plus any gains through change of use and conversions, whilst Net floorspace is calculated as new floorspace completions, minus demolitions, plus any gains or losses through change of use and conversions.
- BD2:** This indicator uses the gross employment floorspace as provided in BD1 and then identifies the amount of which is developed upon previously developed land. Previously developed Land is defined in Annex B of PPS3 (November 2006). 'Previously-developed land is that which is or was occupied by a permanent structure, including the cartilage of the developed land and any associated fixed surface infrastructure'.
- BD3:** The amount and type of employment land available, this includes (i) sites allocated for employment uses in Development Plan Documents, and (ii) sites for which planning permission has been granted for employment uses, but not included in (i).
- BD4:** Total amount of floorspace for 'town centre uses'. For the purpose of this indicator, town centre uses are defined as use Class Orders A1, A2, B1a and D2.

Housing

- H1:** Shows the planned housing period and provision. This should identify the source of the housing target used in the housing trajectory and the total amount of housing planned to be delivered over the period.
- H2(a):** Shows recent levels of housing delivery, figures are provided annually for the previous five year period.
- H2(b):** Shows level of housing delivery for the reporting year. Net additional dwellings are calculated as new build completions, minus demolitions, plus any gains or losses through change of use and conversions. A dwelling is completed when it is available for use. A dwelling is defined (in line with the 2001 Census definition) as a self-contained unit of accommodation. Self-containment is where all the rooms (including the kitchen, bathroom and toilet) in a household's accommodation are behind a single door which only that household can use. Non-self contained household spaces at the same address should be counted together as a single dwelling. Therefore a dwelling can consist of one self-

contained household space or two or more non-self-contained household spaces at the same address.

Communal establishments are not counted in overall housing supply, i.e. establishments providing managed residential accommodation. These cover university and college student accommodation (including self-contained flats clustered into units with 4 to 6 bedrooms) hospital staff accommodation, hostels/homes, hotels/holiday complexes, defence establishments and prisons.

Non-permanent dwellings are included if they are the occupants main residence and council tax is payable on them as a main residence. These include caravans, mobile homes, converted railway carriages and houseboats. Permanent gypsy and Traveller pitches should also be counted if they are or likely to become the occupants main residence and council tax is or will be liable on the pitch as a main residence.

H2(c): Shows likely future levels of housing delivery.

H2(d): Likely levels of future housing, taking into account the previous year performance.

H3: Gross new dwellings being built upon previously developed land (PDL). This indicator reports only those gross completions (new build dwellings plus gains from change of use and conversions) on PDL as a total of all gross completions. The amount of housing on PDL is expressed as a percentage.

H4: The number of gypsy and traveller pitches delivered. A pitch is the area of land marked for use as accommodation by a single gypsy and traveller household, sometimes including extended families within one pitch. Transit and permanent pitches are defined separately and only authorised pitches are counted.

Pitches are considered completed when they are available for use. Gypsy and Traveller pitches are also counted as part of the overall net additional dwellings, if they are, or likely to become, the occupants main residence and council tax is or will be liable on the pitch as a main residence.

H5: Affordable housing delivery. Total supply of social rented housing and intermediate housing as set out in PPS3. The government defines affordable housing as including social-rented and intermediate housing. This can include permanent pitches on Gypsy and Traveller sites owned and managed by local authorities or registered social landlords. PPS3 specifies further:

‘Social-rented housing – rented housing owned by local authorities and registered social landlords for which guideline target rents are determined through the national rent regime, set out in the guide to social rent reforms, published March 2001. Rented housing owned by other persons and provided under equivalent rental arrangements to the above, as agreed with the local authority or funded with grant from the Housing Corporation as provided for in the Housing Act 2004.

Intermediate housing - Housing at a price or rent above those of social-rented but below market prices or rents. This can include shared equity products (i.e. HomeBuy) and intermediate rent (i.e. rents above social-rented level but below market rents)’.

Affordable housing is measured in gross terms i.e. the number of dwellings completed through new build, acquisitions and conversions. This does not take account of losses through sales of affordable housing and demolitions.

- H6:** The information required to fulfil figure H6 has not been collected during the 2008-09 AMR period. H6 is a new indicator which intends to show the level of quality in new housing developments based on the Building for Life Assessment criteria. Monitoring arrangements for this indicator are yet to be put in place at Rushcliffe Borough Council. The guidance requires housing sites of at least 10 new dwellings to be assessed against the CABE Building for Life criteria.

Environmental Quality

- E1:** Shows the number of developments which are potentially located where (i) they would be at risk of flooding or increase the risk of flooding elsewhere and, (ii) adversely affect water quality. The number of planning permissions granted contrary to the advice of the Environment Agency on flood risk and water quality grounds are counted, this should only include unresolved objections from the Environment Agency.
- E2:** Shows losses or additions to biodiversity habitat. This should include Sites of Special Scientific Interest, Sites of Importance for Nature Conservation and other local sites.
- E3:** Shows the amount of renewable energy generation by installed capacity and type, PPS22 Renewable Energy expects regional spatial strategies to include a target for energy capacity in the region and for this target to be expressed as the minimum amount of installed capacity for renewable energy in the region.

Installed capacity should be reported for (a) renewable energy developments/installations granted planning permission and (b) completed renewable energy developments/installations.

Installed capacity is the amount of generation the renewable energy development/installation is capable of producing.

Only on-shore renewable energy developments/installations should be reported. This does not include any developments/installations permitted by a general development order.

Appendix 2: Rushcliffe Employment Land Availability (2011)

ELA Summary

	Allocated sites	Policy Sites	Windfall Sites	Totals
Without planning permission (ha)	45.50	0.00		45.50
Outline (ha)	0.00	12.56	8.00	20.56
Detail (ha)	2.10	6.70	4.72	13.52
Detail (floorspace)	4400.00	56776.00	5442.00	66618.00
U/C (ha)	0.00	0.00	0.67	0.67
U/C (floorspace)	0.00	0.00	476.00	476.00
Comp last 12 months (ha)	0.00	0.00	0.00	0.00
Comp last 12 months (floorspace)	0.00	0.00	0.00	0.00
Comps since 2006 (ha)	0.00	0.00	17.57	17.57
(floorspace)	0.00	0.00	30272.00	30272.00

Appendix 3: Rushcliffe Housing Land Availability (2011)

**Rushcliffe Borough Council
Planning Permission Report
Commitments and Completions Summary**

April 2011

PERMISSIONS	Dwellings	Area
ALLOCATED		
	Outline	
	Detail	186
	U/C Dwells	58
		4.66
		1.45
WINDFALL		
	Outline	1,470
	Detail	1,151
	U/C Dwells	128
		47.22
		48.19
		10.26
a) Total Commitments		2,993
COMPLETIONS (figures are NET of demolitions)		
Completed last 12 Months	ALLOCATED	56
		1.41
Completed last 12 Months	WINDFALL	160
		25.69
a) - Completions to previous summary	1,403	
b) - Completions 2006 to date	1,619	
c) - Completions and Commitments	4,612	
PDL Monitoring		
	Total PDL	PDL %
	Outline Dwells	493
		33.54%
	Detail Dwells	660
		49.36%
	U/C Dwells	86
		46.24%
	Comp Last 12 Months	82
		37.96%
Non PUA/ PUA Completions (gross)		
	Non PUA	PUA
ALLOCATED	56	
WINDFALL	162	9
Demolitions over last 12 Months		
Non PUA	-10	
PUA	-1	

Summary

Part 2

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwells Area	Detail Dwells Area	Over Construct Dwells Area	Completed Dwells Area	Comp last 12 Mths Area	Superseded Dwells Area	Previous Use	BF or GF			
ASLOCKTON																
ASLOCKTON WINDFALL																
01	Elm House	10/02122/FUL	474076/340021	23-Dec-10	23-Dec-13		1	0				R	BF			
02	Land Adjacent Moorends Chapel Lane	09/02085/OUT	474196/340343	01-Jan-10	01-Jan-13	1	0.108					R	BF			
05	Abbey Farm, New Lane	07/02528/FUL	473182/340098	13-May-08	13-May-11		1	0.025				B	GF			
06	Barn adj The Cottage, Mill Lane	08/00840/FUL	474010/340490	02-Jul-08	02-Jul-11			1	0.9			B	BF			
22	Adj Lilac Cottage	09/01891/VAR	474377/340413	01-Mar-10	01-Mar-13	1	0.11					R	BF			
ASLOCKTON						2	0.2	2	0.025	1	0.9					
BARTON IN FABIS																
BARTON IN FABIS WINDFALL																
01	Barton Lodge Coach House, New Rd Barton	07/00847/FUL	452963/332691	01-Jun-07	01-Jun-10		1	0.9				V	BF			
02	The Boathouse, Trentside	10/01124/FUL	451245/333021	20-Aug-10	20-Aug-13			1	0.04			R	BF			
BARTON IN FABIS						1	0.9	1	0.04							
BINGHAM																
BINGHAM ALLOCATED																
54	Land To The South Side Of Nottingham Road	05/00683/REM	469504/339675	01-May-06	01-Jun-08				45	1.18	1	0.03	408	10.2	A	GF
54	Land Adj to Mill Hill Road/ Mallow Way	06/00856/REM	469031/339523	01-Aug-06	01-Aug-08		99	2.48	52	1.3	53	1.33	18	0.45	A	GF
54	Land South of Mallow Way	07/00353/REM	469895/339247	01-Jun-07	01-Jun-10		87	2.18	6	0.15	111	2.78	37	0.93	A	GF
BINGHAM						186	4.66	58	1.45	209	5.29	56	1.41	408	10.2	
BINGHAM WINDFALL																
01	19 Fosters Lane	10/00533/FUL	470792/339871	16-Jul-10	16-Jul-13		7	0.23				R	GF			
02	Banks House 23 The Banks	07/00849/FUL	470548/339680	01-Jun-07	01-Jun-10				4	0.5	4	0.5	B	BF		
03	Land South East of Tithby Road	07/02276/OUT	470191/339192	28-Oct-08	28-Oct-11	90	3					A	GF			
05	35 Tithby Road	08/00329/FUL	470157/339387	23-May-08	23-May-11			2	0.15			R	BF			
06	Banks House, 23 The Banks	08/01012/FUL	470548/339680	23-Dec-08	23-Dec-11		1	0.4				R	BF			
13	9 Cherry Street	09/02072/FUL	470703/339880	01-Jan-10	01-Jan-13		1	0.15				R	BF			
29	20 Newgate Street	09/01073/OUT	470318/340029	01-Sep-09	01-Sep-12	5	0.2					R	GF			
A	35 Tithby Road	08/00329/FUL	470157/339387	23-May-08	23-May-11				-1	0	-1	0	R	BF		
BINGHAM						95	3.2	9	0.78	2	0.15	3	0.5	3	0.5	
BUNNY																
BUNNY WINDFALL																
03	Adj Grange Farmhouse	09/00930/REM	458170/329629	01-Jul-09	01-Jul-12				1	0.09	1	0.09			R	BF
03	Land Adj Grange Farmhouse	08/00102/OUT	458171/329630	01-Mar-08	01-Mar-11						1	0.11			R	BF
BUNNY									1	0.09	1	0.09	1	0.11		

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwelling Area	Detail Dwelling Area	Use Construct Dwelling Area	Completed Dwelling Area	Comp Inst 12 Mths Dwelling Area	Superseded Dwelling Area	Previous Use	BF or GF	
CAR COLSTON														
CAR COLSTON WINDFALL														
29	Windswept The Green	09/01917/FUL	471781/342820	01-Dec-09	01-Dec-12		1	0.83				r	BF	
						CAR COLSTON	1	0.83						
COLSTON BASSETT														
COLSTON BASSETT WINDFALL														
01	White Beams, Church Gate	10/01070/EXT	470080/333445	16-Aug-10	16-Aug-13		1	0.17				R	GF	
						COLSTON BASSETT	1	0.17						
COSTOCK														
COSTOCK WINDFALL														
03	Unit 3 Gables Farm Main Street	06/02160/FUL	457086/326214	01-Mar-07	01-Mar-10				1	0.02	1	0.02	T	BF
04	53 Main Street	07/01862/FUL	457203/326360	01-Dec-07	01-Dec-10			1	0.06				R	BF
29	1 Ash Lane	09/01445/CLU	457710/327820	01-Nov-09	01-Nov-12				1	0.25	1	0.25	S	BF
						COSTOCK			1	0.06	2	0.27	2	0.27
COTGRAVE														
COTGRAVE WINDFALL														
01	Mill Lane	78/05200/HIST	464421/335677	03-Jul-78			2	0.09		11	0		A	GF
02	Land South East Of Whitelands Farm, Bingham Rd.	10/01970/FUL	464532/335294	07-Jan-11	07-Jan-14		1	0					B	GF
03	White Bungalow, Plumtree Road	08/00646/FUL	464172/335106	01-Sep-08	01-Sep-11		2	0.18					R	BF
05	Land north west of 11 Bingham Road	08/01054/FUL	464617/335456	05-Nov-08	05-Nov-11		1	0.04					I	BF
07	Garage Area adjacent 31 Grassmere	09/01845/FUL	465468/335251	01-Dec-09	01-Dec-12		3	0.08					R	BF
10	Former Cotgrave Colliery Stragglethorpe Roas	10/00559/OUT	465190/336238	30-Mar-11	30-Mar-14	470	14.5						M	BF
13	Wolds Farm The Fosse	09/00170/FUL	465263/332533	01-Jun-09	01-Jun-12			1	0.11				B	BF
14	Land North of Southside	10/00152/FUL	464734/334785	01-Mar-10	01-Mar-13		3	0.77					R	BF
15	Glebe Farm, 1 Colston Gate	10/00892/FUL	464880/335434	10-Sep-10	10-Sep-13			1	0				B	GF
29	3 Owthorpe Road	09/00389/FUL	464578/335085	01-Aug-09	01-Aug-12		1	0.05					B	BF
						COTGRAVE	470	15	13	1.21	2	0.11	11	0
CROPWELL BISHOP														
CROPWELL BISHOP WINDFALL														
03	9 Fern Road	09/01004/FUL	468693/335521	01-Jul-09	01-Jul-12			2	0.16				R	BF
A	9 Fern Road	09/01004/FUL	468693/335521	01-Jul-09	01-Jul-12		-1	0.16					R	BF
						CROPWELL BISHOP	-1	0.16	2	0.16				

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwelling Area	Detail Dwelling Area	Under Construct Dwelling Area	Completed Dwelling Area	Comp Inst 12 Mths Dwelling Area	Superceded Dwelling Area	Previous Use	BF or BF		
CROPWELL BUTLER															
CROPWELL BUTLER WINDFALL															
01	Radcliffe Road, Cropwell Butler	10/01743/FUL	468170/337276	02-Feb-11	02-Feb-14			1	0.23			R	GF		
02	Barnfield House Back Lane	02/00693/FUL	468418/337036	01-Oct-02	01-Oct-07	1	0.1			1	0.1	R	BF		
03	Orchard Cottage, Back Lane	10/01431/FUL	468367/336898	15-Oct-10	15-Oct-13	1	0.06					R	GF		
CROPWELL BUTLER						2	0.16	1	0.23	1	0.1				
EAST BRIDGFORD															
EAST BRIDGFORD WINDFALL															
01	Manor Farm, Kirk Hill	10/00677/EXT	468823/343029	10-Jun-10	10-Jun-13	3	0					B	BF		
02	Main Street	10/00303/FUL	469529/342980	17-May-10	17-May-13					1	0.05	1	0.05		
03	Fosters Close 2	11/00046/FUL	451187/324249	08-Mar-11	08-Mar-14			2	0.03			G	GF		
04	17 Browns Lane	10/00654/EXT	469485/343291	10-Jun-10	10-Jun-13	1	0.03					R	GF		
05	52 Kneeton Road	08/02118/FUL	469602/343648	23-Jan-09	23-Jan-12						2	0.34	R	BF	
05	52 Kneeton Road	10/00740/FUL	469602/343648	21-Jul-10	21-Jul-13	1	0.34					R	GF		
05	52 Kneeton Road	08/00103/FUL	469602/343648	14-May-08	14-May-11						10	0.34	R	BF	
07	Old Hill Farm, Kneeton Road	10/01172/FUL	470334/344929	23-Aug-10	23-Aug-13	1	0.22					B	GF		
29	34 Cross Lane	09/01619/FUL	469771/343005	01-Nov-09	01-Nov-12	6	0.34					R	BF		
38	2 Hackers Close	05/00650/FUL	469189/343346	01-Jul-05	01-Jul-10	4	0.3					R	BF		
EAST BRIDGFORD						16	1.23	2	0.03	1	0.05	1	0.05	15	0.68

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EAST LEAKE																	
EAST LEAKE WINDFALL																	
01	91 Main Street	10/00831/FUL	455658/326506	01-Nov-07	01-Nov-10					1	0	1	0	R BF			
02	P N E U School 8 Station Road	10/00774/OUT	454928/326245	24-Jun-10	24-Jun-13	6	0.45							C BF			
04	Land East Of 18 Costock Road	10/00356/EXT	455893/326264	12-Apr-10	12-Apr-13		1	0.04						R GF			
05	Land North West of Gotham Road	07/00524/OUT	455226/327336	01-Jun-07	01-Jun-10							154	5.38	V BF			
05	Land at Gotham Road, East Leake	10/00692/FUL	455226/327336	28-Jan-11	28-Jan-14		48	2.7	9	0.8	20	1.9	20	1.9	A GF		
05	Land at Gotham Road, East Leake	10/01030/FUL	455226/327336	29-Jul-10	29-Jul-13					2	0.3	2	0.3	A GF			
05	Land at Gotham Road, East Leake	09/00601/REM	455226/327336	01-Aug-09	01-Aug-12		7	0.24	2	0.07	41	1.43	41	1.43	104	3.63	A GF
05	Land at Gotham Road, East Leake	10/01991/FUL	455226/327336	20-Jan-11	20-Jan-14		21	0.5	2	0.13					A GF		
06	18 Station Road	08/00324/FUL	454792/326282	11-Apr-08	11-Apr-11		1	0.12						R BF			
07	Sheep Wash, Castle Hill	08/00986/FUL	455706/325621	26-Aug-08	26-Aug-11		1	3.6						B GF			
08	55 Woodgate Road	10/01717/OUT	454709/325652	01-Dec-10	01-Dec-13	3	0.18							R GF			
13	Land rear of 15-17 Woodgate Road	07/00658/OUT	454907/325739	01-Jun-07	01-Jun-10							2	0.06	V GF			
30	6A The Nook	10/01273/FUL	455312/326084	02-Sep-10	02-Sep-13				1	0.11				R GF			
30	6A The Nook	09/01893/OUT	455314/326082	01-Dec-09	01-Dec-12	1	0.07					1	0.07	R BF			
31	2 School Green	10/01217/FUL	455284/326174	20-Aug-10	20-Aug-13		1	0						R BF			
32	Land south of West Leake Road	08/01638/REM	454563/326120	29-Oct-08	29-Oct-11		5	0.82						R BF			
33	Home Farm Melton Road	10/00915/FUL	455821/324646	10-Sep-10	10-Sep-13		3	0						B GF			
EAST LEAKE						10	0.7	88	8.02	14	1.11	64	3.63	64	3.63	261	9.14
FLINTHAM																	
FLINTHAM WINDFALL																	
01	14 Inholms Gardens	10/01739/OUT	473787/346668	24-Nov-10	24-Nov-13	1	0.04							R GF			
01	14 Inholms Gardens	07/00497/OUT	473787/346668	01-May-07	01-May-10							1	0.04	R GF			
03	Land adjacent 27 Inholms Gardens	08/01751/FUL	473697/346677	21-Oct-08	21-Oct-11					1	0.1	1	0.1	R GF			
FLINTHAM						1	0.04			1	0.1	1	0.1	1	0.04		
GAMSTON																	
GAMSTON WINDFALL																	
01	Croyde House Radcliffe Road (site 2)	10/00674/FUL	459952/337412	06-Jul-10	06-Jul-13		4	0.11						R GF			
02	Croyde House, Radcliffe Road	08/01366/FUL	464172/335106	01-Sep-08	01-Sep-11		4	0.19						R BF			
A	Croyde House Radcliffe Road (site 2)	10/00674/FUL	459952/337412	06-Jul-10	06-Jul-13		-1	0.11						R GF			
GAMSTON						7	0.41										

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GOTHAM															
GOTHAM WINDFALL															
02	Land North of 18 Gladstone Ave	08/00514/FUL	453736/330448	18-Jul-08	18-Jul-11		3	0.05				V	BF		
03	Primary School, Kegworth Road	07/02193/FUL	453920/330142	01-Nov-07	01-Nov-10						6	0.3	C	BF	
03	Primary School Kegworth Road	10/00085/FUL	453292/330143	01-Mar-10	01-Mar-13				1	0.18	1	0.18	C	BF	
03	Primary School Kegworth Road	09/01279/FUL	453292/330143	01-Aug-09	01-Aug-12						1	0.18	C	BF	
05	Manor Farm, Moor Lane	10/00085/FUL	453736/330063	20-Sep-10	20-Sep-13	11	0.29	3	0.05				A	GF	
05	Manor Farm, Moor Lane	08/00021/OUT	453736/330063	20-Nov-08	20-Nov-11						14	0.34	A	GF	
A	96 Nottingham Road	10/00860/EXT	453861/330578	13-Aug-10	13-Aug-13	-1	0.45						R & I	BF	
GOTHAM						13	0.79	3	0.05	1	0.18	1	0.18	21	0.82
GRANBY															
GRANBY WINDFALL															
01	Newbray, Church Street	10/01884/FUL	475016/336188	12-Jan-11	12-Jan-14			1	0.29				R	GF	
02	The Old Methodist Chapel	10/01344/FUL	476153/337486	20-Oct-10	20-Oct-13	1	0						C	BF	
05	The Hall, Chapel Lane	05/00591/FUL	474841/336288	01-Jul-05	01-Jul-10	2	0.48						R	BF	
GRANBY						3	0.48	1	0.29						
HICKLING															
HICKLING WINDFALL															
01	The White House, Main Street	10/01750/EXT	469069/329261	04-Jan-11	04-Jan-14	1	0.15						R	GF	
02	The Yews, Main Street	08/01796/FUL	469132/328517	28-Nov-08	28-Nov-11	1	0.01						B	GF	
05	Weir House, Main Street	08/00323/FUL	469151/328829	11-Apr-08	11-Apr-11				1	0.09	1	0.09	R	GF	
05	Weir House Main Street	07/01972/FUL	469151/328829	01-Nov-07	01-Nov-10						1	0.09	R	BF	
10	Hill Farm, Bridegate Lane	02/01107/FUL	457814/328019	01-Apr-03	01-Apr-08			1	0.01				B	GF	
HICKLING						1	0.2	1	0.01	1	0.09	1	0.09	1	0.09
HOLME PIERREPONT															
HOLME PIERREPONT WINDFALL															
01	Holme Farm Holme Lane	03/01608/FUL	462935/339033	01-May-06	01-May-09			5	0				B	BF	
02	Simpkins Farm Adbolton Lane	09/01629/FUL	459946/338297	01-Dec-09	01-Dec-12				5	0.45	5	0.45	B	BF	
HOLME PIERREPONT								5	0	5	0.45	5	0.45		

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KEYWORTH															
KEYWORTH WINDFALL															
01	53 Nottingham Road	10/00747/FUL	461365/331266	06-Jul-11	06-Jul-14				1	0.01	1	0.01	R BF		
03	Birchwood, Nicker Kill	10/01123/FUL	462203/331223	20-Sep-10	20-Sep-13			1	0.16				R GF		
04	4 and 6 Thelda Avenue	10/00653/EXT	461209/331295	24-May-10	24-May-13	2	0.05						R GF		
05	11 Debdale Lane	10/00382/FUL	461285/331421	16-Apr-10	16-Apr-13				2	0.03	2	0.03	R GF		
07	North of 1 Blind Lane	10/01827/EXT	461303/330757	21-Dec-10	21-Dec-13	4	0.7						S BF		
09	Land adj Meadowside Park Lane	09/01217/FUL	461571/331998	01-Sep-09	01-Sep-12				1	0.03	1	0.03	R BF		
09	Adj Meadowside, Park Road	08/02052/FUL	461572/331997	22-Jan-09	22-Jan-12						1	0.04	R BF		
10	Land at Selby Lane	10/01995/EXT	461575/330781	10-Mar-11	10-Mar-14	48	0.51						R BF		
13	Russetts 14 Wysall Lane	09/02041/FUL	461210/330439	01-Jan-10	01-Jan-13	1	0.78						R BF		
35	Rear of 58-64 Bunny Lane	04/01217/FUL	460874/330951	01-Oct-04	01-Oct-09			2	0.13	1	0.07		V BF		
37	Brackenrigg 3 Green Close	10/00010/FUL	461768/331907	01-Feb-10	01-Feb-13	3	0.17						R BF		
KEYWORTH						58	2.21	3	0.29	5	0.14	4	0.07	1	0.04
KINGSTON ON SOAR															
KINGSTON ON SOAR WINDFALL															
01	Kingston Fields Farm, Kingston Fields	08/02183/FUL	451623/328037	11-Feb-09	11-Feb-12						1	0.2	B BF		
01	Kingston Fields Farm, Kingston Fields	08/01413/FUL	451623/328037	24-Sep-08	24-Sep-11						1	0.2	B GF		
01	Kingston Fields Farm, Kingston Fields	10/01946/FUL	451623/328037	08-Feb-11	08-Feb-14				1	0.2	1	0.2	B BF		
KINGSTON ON SOAR									1	0.2	1	0.2	2	0.4	
KINOULTON															
KINOULTON WINDFALL															
01	Land adj Bridge House, Main Street	08/01464/FUL	467501/330634	01-Jul-09	01-Jul-12	1	0.17						R BF		
03	The old Vicarage 39 Main street	07/02221/FUL	467862/330722	01-Dec-07	01-Dec-10						1	0.67	R BF		
03	The old Vicarage 39 Main street	09/01074/FUL	467863/330723	01-Aug-09	01-Aug-12				1	0.67	1	0.67	R BF		
04	South East of Telephone Exchange, Hickling Road	09/02224/FUL	468335/330915	28-Apr-10	28-Apr-13				6	0.21	6	0.21	A GF		
KINOULTON						1	0.17		7	0.88	7	0.88	1	0.67	
LANGAR															
LANGAR WINDFALL															
01	Glebe Farm, Harby Lane	08/00832/FUL	471574/331917	17-Jul-08	17-Jul-11			1	1.4				R BF		
LANGAR								1	1.4						

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NORMANTON ON SOAR														
NORMANTON ON SOAR WINDFALL														
01	South of 43 Far Lane	07/01433/OUT	451745/323655	01-Aug-07	01-Aug-10						1	0.05	R	BF
01	Land south of 43 Far Lane	08/01730/FUL	451745/323655	17-Nov-08	17-Nov-11			1	0.05				R	BF
02	44 Far Lane	08/02025/OUT	451849/323626	08-Jan-09	08-Jan-12	3	0.3						I	BF
03	Stanford Hills Farm Rempstone Road	09/02122/FUL	454820/324434	01-Jan-10	01-Jan-13		3	0.36					B	BF
NORMANTON ON SOAR						3	0.3	3	0.36	1	0.05			
NORMANTON ON WOLDS														
NORMANTON ON WOLDS WINDFALL														
01	Wolds Farm Cottage Laming Gap Lane	09/02241/FUL	463966/332086	01-Mar-10	01-Mar-13				3	0.29	3	0.29	R	BF
NORMANTON ON WOLDS									3	0.29	3	0.29		
ORSTON														
ORSTON WINDFALL														
01	Yew Tree Farm Lombard Street (Unit 1 Rev)	07/01691/FUL	477010/340905	01-Nov-07	01-Nov-10			1	0.03				A	BF
02	Warehouse, Showroom, Lombard Street	07/02533/FUL	467978/340863	01-Feb-08	01-Feb-11		4	0.18	2	0.09			S	BF
03	Cornerfield Barn, High Street	09/00020/FUL	476888/341455	06-Mar-09	06-Mar-12		1	0.91					R	BF
05	Yew Tree Farm (East)	10/01495/FUL	477011/340902	15-Oct-10	15-Oct-13		1	0.15					S	BF
13	Manor Farm, Lordship Lane	05/01010/FUL	477220/340747	01-Sep-05	01-Sep-10						6	0.14	B	BF
13	Manor Farm, Lordship Lane	08/00726/FUL	477245/340767	14-Jul-08	14-Jul-11			5	0.14				B	GF
18	Yew Tree Farm, Lombard Street	04/01737/FUL	477011/340906	01-Jan-05	01-Jan-10			2	0.12		2	0.12	B	GF
18	Yew Tree Farm Lombard Street (Unit 2 Rev)	07/01692/FUL	477010/340905	01-Nov-07	01-Nov-10				1	0.03			A	BF
ORSTON						6	1.24	10	0.38	1	0.03	8	0.26	
OWTHORPE														
OWTHORPE WINDFALL														
01	Orchard House, 2 Village Street	10/00593/FUL	467056/333473	27-May-10	27-May-13			1	0				B	GF
OWTHORPE								1	0					

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RADCLIFFE ON TRENT															
RADCLIFFE ON TRENT WINDFALL															
03	Quantocks, 18 Grantham Road	08/00937/FUL	465657/339446	28-Jul-08	28-Jul-11		3	0.044				R	BF		
04	16 Grantham Road	09/00463/FUL	465648/339440	01-May-09	01-May-12		1	0.05				R	BF		
05	Land Adj 59/61 Grantham Road	08/02214/FUL	465852/339562	19-Mar-09	19-Mar-12		1	0.05				R	BF		
14	R/O 93-105 Bingham Road	10/01121/FUL	465368/339511	14-Oct-10	14-Oct-13				9	0.82		I	BF		
14	R/O 93-105 Bingham Road	10/02069/FUL	465368/339511	22-Oct-10	22-Oct-13		1	0.07				I	BF		
14	R/O 93-105 Bingham Road	05/01669/FUL	465368/339511	01-Mar-06	01-Mar-09		6	0.18	1	0.03	17	0.5	I	BF	
15	Land North Of 97 Bingham Road	10/02070/FUL	465326/339474	22-Dec-10	22-Dec-13		2	0.1				I	BF		
16	Land North Of 89 Bingham Road	10/02071/FUL	465326/339424	22-Dec-10	22-Dec-13		1	0.1				I	BF		
17	Land North Of 97 Bingham Road (2)	10/02096/FUL	465326/339424	30-Mar-11	30-Mar-14		2	0.05				R	GF		
18	5 Hillside Road	10/01593/OUT	465469/339196	08-Nov-10	08-Nov-13	1	0.09					R	GF		
28	76 Grantham Road	10/01166/FUL	466103/339541	10-Aug-10	10-Aug-13		1	0.03				R	GF		
RADCLIFFE ON TRENT						1	0.09	18	0.674	10	0.85	17	0.5		
REMPSTONE															
REMPSTONE WINDFALL															
01	Rempstone Hall, Ashby Road	10/01620/COU	457010/324481	13-Sep-10	13-Sep-13					7	8.99	7	8.99	Q	BF
03	The Manor House, Main Street, Rempstone	10/01407/FUL	457773/324271	21-Sep-10	21-Sep-13			1	0.15			R	BF		
10	Land north of 35 Main Street	08/01156/FUL	457787/324383	11-Aug-08	11-Aug-11		1	0.1				R	BF		
REMPSTONE						1	0.1	1	0.15	7	8.99	7	8.99		

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RUDDINGTON																	
RUDDINGTON WINDFALL																	
01	Willowbrook Farm, Flawforth Lane	08/01353/VAR	458690/333235	01-Jul-09	01-Jul-12				1	0.53	1	0.53	R BF				
02	Camelot Street Depot	04/01632/REM	456813/333774	01-Aug-06	01-Aug-09				72	2	4	0.42	V BF				
04	Rear West Of 220 Loughborough Road	10/00411/OUT	457713/332776	21-May-10	21-May-13	6	0.03						R GF				
05	36 and 38A Easthorpe Street	05/01307/FUL	457516/333180	01-Oct-05	01-Oct-08				4	0.05	4	0.05	R BF				
05	36 and 38A Easthorpe Street	04/01635/FUL	457516/333180	01-Apr-05	01-Apr-10				2	0.05	4	0.05	R BF				
06	Workshop, Kempson Street	05/00401/FUL	457390/332980	01-May-05	01-May-10		1	0.04					I BF				
10	West of 134 & 136 Loughborough Rd	07/00979/FUL	457755/333538	01-Jul-07	01-Jul-10						1	0.07	R BF				
10	West of 134 & 136 Loughborough Rd	09/01727/FUL	457755/333538	26-Nov-09	26-Nov-12				1	0.13	1	0.13	R BF				
11	10 Easthorpe St	07/00696/FUL	457395/333155	01-Jun-07	01-Jun-10		1	0.05					R BF				
12	Fields farm Asher Lane	07/01478/FUL	456444/332065	01-Oct-07	01-Oct-10			2	0.77				B BF				
13	Talltrees Farm, Pasture Lane	10/01809/FUL	456240/333087	21-Dec-10	21-Dec-13		1	0					B GF				
14	8A High Street Ruddington	10/01621/FUL	457311/333064	03-Dec-10	03-Dec-13				1	0.01	1	0.01	J BF				
15	Orchard House, Kempson Street	10/02008/COU	457372/332989	26-Jan-11	26-Jan-14		1	0.01					J BF				
16	24C & 24D High Street	11/00177/FUL	457322/333008	22-Mar-11	22-Mar-14		5	0					J BF				
29	26 Wilford Road	09/01116/FUL	457293/333315	01-Aug-09	01-Aug-12				4	0.06	4	0.06	J BF				
44	Cookes Machining Works, Parkyn Street	05/00040/FUL	457248/332981	01-Jun-05	01-Jun-10		6	0.1					I BF				
58	Beeva Garments, Clifton Road	04/01069/FUL	457245/333337	01-Jun-05	01-Jun-10			7	0.04	12	0.06		V BF				
61	6 Paget Crescent	10/02026/REM	457340/333735	26-Jan-11	16-Feb-15						5	0.4	R BF				
61	6 Paget Crescent	09/02268/OUT	457340/333735	01-Feb-10	01-Feb-13						5	0.4	R BF				
61	6 Paget Crescent	10/00929/OUT	457340/333735	10-Jan-11	10-Jan-14	14	0.82						R GF				
63	34 Camelot Street	09/00866/REM	456816/333532	01-Jul-09	01-Jul-12				1	0.03	1	0.03	R BF				
G	6 Paget Crescent	09/02268/OUT	457340/333735	01-Feb-10	01-Feb-13						-1	0.4	R BF				
G	6 Paget Crescent	10/02026/REM	457340/333735	26-Jan-11	16-Feb-15				-1	0.4	-1	0.4	R BF				
RUDDINGTON						20	0.9	15	0.2	9	0.81	97	3.32	15	1.63	14	1.32
SCARRINGTON																	
SCARRINGTON WINDFALL																	
03	Beech House, Main Street	10/00277/FUL	473364/341589	24-May-10	24-May-13		2	0.27					R GF				
03	Beech House, Main Street	07/02540/FUL	473364/341589	03-Apr-08	03-Apr-11						2	0.27	R GF				
SCARRINGTON						2	0.27				2	0.27					
SCREVEYTON																	
SCREVEYTON WINDFALL																	
01	The Gables Hawksworth Road	07/02366/OUT	473350/343790	01-Jan-08	01-Jan-11						1	0.12	R BF				
01	The Gables, Hawksworth Road	09/01998/FUL	473550/343790	01-Dec-09	01-Dec-12		1	0.12					R BF				
01	The Gables, Hawksworth Road	08/00844/OUT	473341/343798	25-Jul-08	25-Jul-11						1	0.12	R BF				
SCREVEYTON						1	0.12				2	0.24					

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SHELFORD																	
SHELFORD WINDFALL																	
01	Land at RAF Newton	11/00734/REM	468709/341281	26-Aug-10	26-Aug-12	131	5	14	0.53	20	0.77	20	0.77	V	BF		
01	Land at RAF Newton	07/01226/OUT	468709/341281	01-Dec-07	01-Dec-10							165	6.3	V	BF		
02	Land south east of Yew Tree Cottage	10/01729/FUL	466425/342521	04-Jan-11	04-Jan-14	1	0.03					R	GF				
A	Land at RAF Newton	06/01226/OUT	468709/341281	01-Dec-07	01-Dec-10							-64	0	V	BF		
A	Land at RAF Newton	11/00734/REM	468709/341281	26-Aug-10	26-Aug-12	-56	0		-8	0	-8	0		V	BF		
SHELFORD						76	5.03	14	0.53	12	0.77	12	0.77	101	6.3		
STANFORD ON SOAR																	
STANFORD ON SOAR WINDFALL																	
01	Village Farm Main Street	09/00497/FUL	454420/322088	01-May-09	01-May-12	3	0.3	6	0.35					B	GF		
01	Village Farm Main Street	06/02109/FUL	454420/322088	01-Feb-07	01-Feb-10							10	0.5	B	BF		
02	Stanford Hall Melton Road Stanford On Soar	08/01731/FUL	455890/323871	01-Apr-09	01-Apr-12	122	6.6					C	BF				
STANFORD ON SOAR						125	6.9	6	0.35			10	0.5				
STANTON ON WOLDS																	
STANTON ON WOLDS WINDFALL																	
02	Laurel Farm	07/01949/FUL	463255/330520	01-Dec-07	01-Dec-10							1	0.12	B	BF		
STANTON ON WOLDS												1	0.12				
SUTTON BONINGTON																	
SUTTON BONINGTON WINDFALL																	
01	Land between 11-17 Orchard Close	05/00924/OUT	450992/324484	01-Aug-05	01-Aug-10							2	0.06	R	BF		
01	Land between 11-17 Orchard Close	10/01230/EXT	463255/330520	05-Aug-10	05-Aug-13	2	0.19					R	BF				
02	23 Charnwood Avenue	10/02114/OUT	451187/324249	07-Mar-11	07-Mar-14	1	0.03					R	GF				
03	Land at corner of College Road and Landcroft Lane	10/00400/REM	450445/325806	22-Apr-10	22-Apr-12			1	0.2			A	GF				
03	Land at corner of College Road and Landcroft Lane	08/02134/OUT	450445/325806	01-Jan-09	01-Jan-12							1	0.2	A	GF		
04	Sutton Fields Drive	10/00251/FUL	450065/326577	24-May-10	24-May-13	2	0					B	GF				
07	Land adj 45 Landcroft Lane	09/01860/VAR	451828/326239	01-Dec-09	01-Dec-12	2	0.3					V	BF				
13	6 and 6A Marle Pit Hill	09/00518/FUL	450400/325633	01-May-09	01-May-12					1	0.15	1	0.15	R	BF		
24	17 Main Street	02/00674/FUL	450746/324753	01-Oct-02	01-Oct-07	3	0			1	0			B	GF		
26	The Rectory, Main Street	07/00410/FUL	450666/325135	01-Mar-08	01-Mar-11					28	1.3	6	0.2	R	BF		
30	32 Main Street	09/01993/FUL	450745/324925	01-Dec-09	01-Dec-12	1	0.32					R	BF				
SUTTON BONINGTON						1	0.03	10	0.81	1	0.2	30	1.45	7	0.35	3	0.26

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwelling Area	Detail Dwelling Area	Use Construct Dwelling Area	Completed Dwelling Area	Comp last 12 Mths Dwelling Area	Superseded Dwelling Area	Previous Use	BF or BF			
TITHBY & WIVERTON																
TITHBY & WIVERTON WINDFALL																
01	Fernhill Farm, Langer Road, Coltson Bassett	08/00639/FUL	469851/335385	19-Jun-08	19-Jun-11	4	0.65					B	BF			
						TITHBY & WIVERTON	4	0.65								
TOLLERTON																
TOLLERTON WINDFALL																
03	Russell Farm Cottage, Burnside Grove	10/00076/REM	460664/334261	01-Mar-10	01-Mar-13				2	0.11	2	0.11	B	GF		
03	Russell Farm Cottage Burnside Grove	07/00579/OUT	460664/334261	01-Apr-07	01-Apr-10						2	0.1	B	BF		
04	North of 47 Melton road	10/01258/EXT	460557/334016	10-Aug-10	10-Aug-13	2	0.05						R	BF		
05	East of Bentinck Ave	07/00785/FUL	460594/334022	01-Jul-10	01-Jul-10						5	0.37	R	BF		
05	East of Bentinck Ave	10/00883/FUL	460594/334022	08-Jul-10	08-Jul-13	4	0.3	1	0.07				I	BF		
07	157 Tollerton Lane	07/01582/FUL	461540/334939	01-Sep-07	01-Sep-10						1	0.16	B	BF		
07	157 Tollerton Lane	08/02049/FUL	461540/334939	01-Apr-09	01-Apr-12	1	0.16						B	BF		
08	22 Lothian Road	07/01713/FUL	460401/334463	01-Dec-07	01-Dec-10	6	0.45	1	0.08				I	BF		
						TOLLERTON	13	0.96	2	0.15	2	0.11	2	0.11	8	0.63
UPPER BROUGHTON																
UPPER BROUGHTON WINDFALL																
01	Village Farm, Station Road	04/01376/FUL	467801/326053	01-Nov-04	01-Nov-09				1	0.4	1	0.4	B	BF		
02	Rear of Ridgeways	09/01792/FUL	468397/326118	01-Feb-10	01-Feb-13			1	0.07				R	BF		
03	White House	07/01578/FUL	468282/326097	01-Sep-07	01-Sep-10	1	0.1						B	BF		
						UPPER BROUGHTON	1	0.1	1	0.07	1	0.4	1	0.4		

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwelling Area	Detail Dwelling Area	Over Constraint Dwelling Area	Completed Dwelling Area	Comp Inst 12 Mths Dwelling Area	Superceded Dwelling Area	Previous Use	BF or BF	
WEST BRIDGFORD														
WEST BRIDGFORD WINDFALL														
001	Land east and west of Melton Road, Edwalton	10/01081/REM	459038/334957	31-Mar-11	31-Mar-14		356	11.04	1	0.03		A	GF	
001	Land east and west of Melton Road, Edwalton	08/00664/OUT	459038/334957	01-Jul-09	01-Jul-19	843	26.1				357	11.07	A	GF
002	142 Julian Road	10/00269/FUL	459521/337890	30-Jun-10	30-Jun-13		1	0					R	BF
003	67 Eltham Road	08/00505/FUL	459142/337273	29-Jul-08	29-Jul-11				1	0.06	1	0.06	J/K	BF
004	Land West Of 8 Edwald Road	10/00625/FUL	459945/335242	25-May-10	25-May-13				1	0.03	1	0.03	R	GF
005	33 Radcliffe Road	10/00650/FUL	458438/338217	20-May-10	20-May-13				2	0	2	0	I	BF
006	Siver Birches, 234 Melton Road	09/00053/OUT	459313/335586	19-Mar-09	19-Mar-12	2	0.167						R	BF
007	22-26 Radcliffe Rd	07/00546/FUL	458682/338249	01-Jun-07	01-Jun-10		13	0.07					R	BF
015	Trent Bridge Buildings, Trent Bridge	08/00289/FUL	458255/338172	16-May-08	16-May-11		4	0.08					R/K/L	BF
018	20 Taunton Road	09/00746/FUL	458617/336695	01-Jun-09	01-Jun-12				1	0.03			R	GF
019	R/O 18 Adbolton Grove	08/00549/FUL	459610/338416	24-Oct-08	24-Oct-11		1	0.01					I	BF
020	Adj 22 Beech Close, Edwalton	10/00097/OUT	459502/335492	23-Mar-11	23-Mar-14	6	0.13						V	BF
021	7 Devonshire Road	08/02141/OUT	458662/336776	23-Jan-09	23-Jan-12	1	0.03						R	BF
022	Adj Endsleigh Gardens & Melton Road	08/02021/FUL	459231/335759	13-Jan-09	13-Jan-12				1	0.05	1	0.05	U	BF
024	254 Melton road	10/00683/OUT	459310/335405	25-Jun-10	25-Jun-13	12	0.66						R	GF
025	181 Loughborough Road	04/00904/FUL	458131/336706	01-Oct-04	01-Oct-09				1	0.08			R	BF
026	R/O 6/8 North Road	07/01693/FUL	458276/337130	18-Apr-08	18-Apr-11		2	0.04					T	BF
027	22 Valley Rd	07/01205/FUL	459513/336083	01-Jul-07	01-Jul-10						1	0.18	R	BF
028	12 Gertrude Road	06/01847/OUT	459461/338412	01-Aug-07	01-Aug-10						1	0.02	R	BF
029	66 Mona Road	08/02080/OUT	459366/338159	22-Jan-09	22-Jan-12	2	0.05						R	BF
029	203 Melton Road	09/00833/FUL	459356/335682	01-Aug-09	01-Aug-12		1	0.18					r	BF
033	Coach House, 252 Melton Road	05/00376/FUL	459340/335429	01-May-05	01-May-10		1	0					R	BF
037	14 Bridge Grove	05/00758/FUL	458324/337907	01-Aug-05	01-Aug-10				1	0.01	1	0.01	T	BF
038	Leverton Court, Melton Road	07/01287/FUL	458899/336413	01-Aug-07	01-Aug-10		6	0.1					T	BF
039	Adj 69 Stratford Road	05/01032/FUL	458625/337364	01-Sep-05	01-Sep-10				1	0.02	1	0.02	T	BF
042	Land Between Lady Bay Bridge/Radcliffe Road	10/00908/EXT	458606/338317	05-Oct-10	05-Oct-15		41	0.15					V	BF
050	Rufford Hotel 53 Melton Road	10/01942/FUL	458348/337218	01-Feb-11	01-Feb-14				13	0			Q	BF
051	251 Exchange Road	11/00185/FUL	459018/336774	31-Mar-11	31-Mar-14		1	0.01					I	BF
052	19 Villiers Road	11/00121/OUT	459092/336579	17-Mar-11	17-Mar-14		1	0.05					R	BF
078	Land South Of 54 Mona Road	10/01733/FUL	459378/338281	19-Nov-10	19-Nov-13		1	0.02					R	GF
143	5 Cropston Close	10/00202/EXT	458071/335660	01-Mar-10	01-Mar-13		1	0.1					R	BF
149	1 - 27 Loughborough Road & 2 - 6 Bridgford	10/00757/EXT	458309/338020	08-Mar-11	08-Mar-14		215	0.7					T	BF
150	17 Fleeman Grove	06/00447/FUL	459080/338305	01-May-06	01-May-09				5	0.08			I	BF
155	14 Musters Road West Bridgford Nottingham NG2 7PL	08/02217/FUL	458327/337928	01-May-09	01-May-12				2	0.02	2	0.02	J	BF
202	69 Radcliffe Road	10/01939/FUL	459626/337638	01-Jan-11	01-Jan-14				1	0.22			v	BF
203	Pavillion Road	09/01204/FUL	458287/338210	01-Nov-09	01-Nov-12		9	0.05					I	BF
212	Rear of 111 Melton Road	09/01983/FUL	458757/336819	01-Dec-09	01-Dec-12				1	0.03	1	0.03	R	BF
212	Rear of 111 Melton Road	09/00400/OUT	458757/336819	01-May-09	01-May-12						1	0.03	R	BF
213	7-9 Radcliffe Road	09/01540/FUL	458293/338185	01-Mar-10	01-Mar-13		4	0.03					T	BF

Site Ref	Address	File Ref	Grid Ref	Date Approved	Date Expires	Outline Dwelling Area	Detail Dwelling Area	Over Constraint Dwelling Area	Completed Dwelling Area	Comp Inst 12 Mths Dwelling Area	Superseded Dwelling Area	Previous Use	BF or GF				
233	6 Highfield Road	10/01446/COU	458567/337223	13-Oct-10	13-Oct-13			1	0.03			J	BF				
301	Hill Close	10/00149/FUL	459848/336559	01-Mar-10	01-Mar-13			2	0.07			V	BF				
A	87 Melton Road	09/00015/COU	458629/337003	16-Feb-09	16-Feb-12					-1	0	-1	0	R	BF		
B	254 Melton Road, Edwalton	10/00683/OUT	459310/335403	25-Jun-10	25-Jun-13	-1	0					R	BF				
C	2-6 Central Avenue	09/01613/COU	458731/337598	01-Oct-09	01-Oct-12	-1	0					R	BF				
WEST BRIDGFORD						866	27	656	12.63	25	0.54	9	0.22	9	0.22	360	11.3
WHATTON																	
WHATTON WINDFALL																	
01	Land Adj Manor Farm	10/00206/FUL	474777/339631	02-Jun-10	02-Jun-13		1	0.125				A	GF				
01	Land Adj Manor Farm	09/00145/FUL	474777/339631	01-May-09	01-May-12		1	0.125			1	0.125	A	GF			
14	The White Villa	10/00321/FUL	474057/339732	20-Apr-10	20-Apr-13			3	0.105	5	0.175	5	0.18	R	BF		
14	The White Villa	09/00379/OUT	474057/339732	01-May-09	01-May-12							5	0.28	R	BF		
WHATTON						2	0.25	3	0.105	5	0.175	5	0.18	6	0.405		
WIDMERPOOL																	
WIDMERPOOL WINDFALL																	
02	Widmerpool Hall, Keyworth Road	09/01455/FUL	460445/327382	01-Oct-09	01-Oct-12			1	0.04								BF
02	Widmerpool Hall, Keyworth Road	05/01666/FUL	462892/328408	01-Feb-06	01-Feb-09			1	0.4	22	8.8	5	1.5	2	0.8	R/Q	BF
02	Widmerpool Hall, Keyworth Road	10/01441/FUL	460445/327382	01-Feb-11	01-Feb-14			1	0.4								BF
03	Pinewood Lodge, Melton rd	07/00709/FUL	464665/329488	01-Jun-07	01-Jun-10	0	0					1	4.6	R	BF		
03	Pinewood Lodge, Melton rd	07/02007/FUL	464665/329488	01-Dec-07	01-Dec-10				1	4.6	1	4.6	R	GF			
04	Smithy farm, Main Street	10/01908/FUL	463297/327914	17-Jan-11	17-Jan-14	1	0.2					R	GF				
WIDMERPOOL						1	0.2	3	0.84	23	13.4	6	6.1	3	5.4		
WILLOUGHBY ON WOLDS																	
WILLOUGHBY ON WOLDS WINDFALL																	
01	The Bakery Chapel Lane	04/00557/FUL	463689/325289	01-Jun-04	01-Jun-09					1	0.01	1	0.01	K	BF		
02	Land North East Hollydene House, Westhorpe	10/01364/FUL	463117/325195	06-Oct-10	06-Oct-13			1	0.4			B	GF				
03	Wolds House, London Lane	10/01633/FUL	463770/325276	09-Nov-10	09-Nov-13	2	0.14					R	GF				
WILLOUGHBY ON WOLDS						2	0.14	1	0.4	1	0.01	1	0.01				
WYSALL																	
WYSALL WINDFALL																	
01	Land North East of The Nook, Widmerpool Road	09/01176/FUL	460585/327350	01-Aug-09	01-Aug-12					1	0.13	1	0.13	I	BF		
WYSALL										1	0.13	1	0.13				

Parish - Allocated Completions summary**PART 3a**

<i>Parish</i>	<i>4/06- 3/07</i>	<i>4/07- 3/08</i>	<i>4/08- 3/09:</i>	<i>4/09- 3/10:</i>	<i>4/10- 3-11</i>
ASLOCKTON					
BARTON IN FABIS					
BINGHAM	3	79	26	45	56
BRADMORE					
BUNNY					
CAR COLSTON					
CLIPSTON					
COLSTON BASSETT					
COSTOCK					
COTGRAVE					
CROPWELL BISHOP					
CROPWELL BUTLER					
EAST BRIDGFORD					
EAST LEAKE					
ELTON					
FLAWBOROUGH					
FLINTHAM					
GAMSTON					
GOTHAM					
GRANBY					
HAWKSWORTH					
HICKLING					

Parish	4/06- 3/07	4/07- 3/08	4/08- 3/09:	4/09- 3/10:	4/10- 3-11
HOLME PIERREPONT					
KEYWORTH					
KINGSTON ON SOAR					
KINOULTON					
KNEETON					
LANGAR					
NORMANTON ON SOAR					
NORMANTON ON WOLDS					
ORSTON					
OWTHORPE					
PLUMTREE					
RADCLIFFE ON TRENT					
RATCLIFFE ON SOAR					
REMPSTONE					
RUDDINGTON					
SAXONDALE					
SCARRINGTON					
SCREVETON					
SHELFORD					
SHELTON					
SIBTHORPE					
STANFORD ON SOAR					
STANTON ON WOLDS					

<i>Parish</i>	<i>4/06- 3/07</i>	<i>4/07- 3/08</i>	<i>4/08- 3/09:</i>	<i>4/09- 3/10:</i>	<i>4/10- 3-11</i>
SUTTON BONINGTON					
THOROTON					
THORPE IN THE GLEBE					
THRUMPTON					
TITHBY & WIVERTON					
TOLLERTON					
UPPER BROUGHTON					
WEST BRIDGFORD					
WEST LEAKE					
WHATTON					
WIDMERPOOL					
WILLOUGHBY ON WOLDS					
WYSALL					
xTOTALx	3	79	26	45	56

Parish - Net Windfall Completions Summary**PART 3b**

Parish	4/06- 3/07	4/07- 3/08	4/08- 3/09:	4/09- 3/10:	4/10- 3/11
ASLOCKTON			8	2	
BARTON IN FABIS					
BINGHAM	44	5	3	1	3
BRADMORE	1	1			
BUNNY		14	1	2	1
CAR COLSTON					
CLIPSTON					
COLSTON BASSETT	1				
COSTOCK		18	5	5	2
COTGRAVE		1	27	14	
CROPWELL BISHOP		1	5	12	
CROPWELL BUTLER			-1		
EAST BRIDGFORD	-1	18		1	1
EAST LEAKE	51	60	6	4	64
ELTON					
FLAWBOROUGH	1				
FLINTHAM		1			1
GAMSTON	53	45			
GOTHAM	5		13		1
GRANBY	1	6			
HAWKSWORTH			1		

<i>Parish</i>	<i>4/06- 3/07</i>	<i>4/07- 3/08</i>	<i>4/08- 3/09:</i>	<i>4/09- 3/10:</i>	<i>4/10- 3/11</i>
HICKLING		2			1
HOLME PIERREPONT					5
KEYWORTH	7	10	24	2	4
KINGSTON ON SOAR					1
KINOULTON					7
LANGAR	3	1			
NORMANTON ON SOAR	2				
NORMANTON ON WOLDS			1		3
ORSTON	1	1	1		
OWTHORPE					
PLUMTREE		3			
RADCLIFFE ON TRENT	35	3	1	1	
RATCLIFFE ON SOAR		4	1		
REMPSTONE	2	2	1		7
RUDDINGTON	56	153	10	49	15
SAXONDALE					
SCARRINGTON	3			3	
SCREVETON		1		1	
SHELFORD			5	5	12
SHELTON	2	2		1	
SIBTHORPE	1	2		1	

<i>Parish</i>	<i>4/06- 3/07</i>	<i>4/07- 3/08</i>	<i>4/08- 3/09:</i>	<i>4/09- 3/10:</i>	<i>4/10- 3/11</i>
STANFORD ON SOAR	3				
STANTON ON WOLDS				1	
SUTTON BONINGTON	3	1	19	57	7
THOROTON		1			
THRUMPTON					
TITHBY & WIVERTON					
TOLLERTON		3		5	2
UPPER BROUGHTON	1	2	1		1
WEST BRIDGFORD	163	40	21	9	9
WEST LEAKE	1				
WHATTON	1	2		2	5
WIDMERPOOL	12	7	10		6
WILLOUGHBY ON WOLDS	1	3	2	4	1
WYSALL		1			1
xTOTALx	453	414	165	182	160

Brownfield Site Monitoring**PART 4**

	Allocated						Windfall						Totals	
	Permissions	BF Permissions	% BF Permissions	Comp last 12	BF Comp Last 12	% BF Comp Last 12	Permissions	BF Permissions	% BF Permissions	Comp last 12	BF Comp Last 12	% BF Comp Last 12 Monthd	% BF Permissions	% BF Comp last 12 Months
01-Apr-07	450	0	0.00%	3	0	0.00%	1185	987	83.29%	453	393	86.75%	60.36%	86.18%
01-Apr-08	371	0	0.00%	79	0	0.00%	1098	954	86.89%	414	328	79.22%	74.74%	66.53%
01-Apr-09	345	0	0.00%	26	0	0.00%	1260	897	71.20%	165	107	86.39%	55.89%	56.02%
01-Apr-10	318	0	0.00%	45	0	0.00%	2439	948	38.87%	182	97	53.29%	34.35%	42.73%
01-Apr-11	244	0	0.00%	56	0	0.00%	2749	1239	45.07%	160	82	51.25%	41.39%	37.96%

Last 12 Months Completion Monitoring - Dwellings Lost
Part 5 b

Parish	Site Ref	Address	File Ref	Comp Dwells	Area	Prev Use	GF/BF	Conv /COU	Tenure			Type		
									Private	RSL	Public	House	Flat	
WINDFALL														
BINGHAM	A	35 Tithby Road	08/00329/FUL	-1	0.00	R	BF	New						
RUDDINGTON	G	6 Paget Crescent	10/02026/REM	-1	0.40	R	BF	New						
SHELFORD	A	Land at RAF Newton	11/00734/REM	-8	0.00	V	BF	New						
WEST BRIDGFORD	A	87 Melton Road	09/00015/COU	-1	0.00	R	BF	New						

Lapsed permissions**Part 6**

Parish	File Ref	Address	Date Approved
BARTON IN FABIS	07/00847/FUL	Barton Lodge Coach House, New Rd Ba	01-Jun-07
EAST BRIDGFORD	05/00650/FUL	2 Hackers Close	01-Jul-05
FLINTHAM	07/00497/OUT	14 Inholms Gardens	01-May-07
GOTHAM	07/02193/FUL	Primary School, Kegworth Road	01-Nov-07
GRANBY	05/00591/FUL	The Hall, Chapel Lane	01-Jul-05
NORMANTON ON SOAR	07/01433/OUT	South of 43 Far Lane	01-Aug-07
ORSTON	05/01010/FUL	Manor Farm, Lordship Lane	01-Sep-05
RUDDINGTON	07/00979/FUL	West of 134 & 136 Loughborough Rd	01-Jul-07
RUDDINGTON	05/00401/FUL	Workshop, Kempson Street	01-May-05
RUDDINGTON	05/00040/FUL	Cookes Machining Works, Parkyn Street	01-Jun-05
RUDDINGTON	07/00696/FUL	10 Easthorpe St	01-Jun-07
SUTTON BONINGTON	05/00924/OUT	Land between 11-17 Orchard Close	01-Aug-05
TOLLERTON	07/00579/OUT	Russell Farm Cottage Burnside Grove	01-Apr-07
TOLLERTON	07/00785/FUL	East of Bentinck Ave	01-Jul-07
TOLLERTON	07/01582/FUL	157 Tollerton Lane	01-Sep-07
UPPER BROUGHTON	07/01578/FUL	White House	01-Sep-07
WEST BRIDGFORD	07/01205/FUL	22 Valley Rd	01-Jul-07
WEST BRIDGFORD	07/00546/FUL	22-26 Radcliffe Rd	01-Jun-07
WEST BRIDGFORD	07/01287/FUL	Leverton Court, Melton Road	01-Aug-07
WEST BRIDGFORD	06/01847/OUT	12 Gertrude Road	01-Aug-07
WEST BRIDGFORD	05/00376/FUL	Coach House, 252 Melton Road	01-May-05
WIDMERPOOL	07/00709/FUL	Pinewood Lodge, Melton rd	01-Jun-07

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New permissions granted in 12 months to April 2011

Part 7

Parish	Site Ref	Address	File Ref	Approved	Dwellings
ASLOCKTON	01	Elm House	10/02122/FUL	23-Dec-10	1
BARTON IN FABIS	02	The Boathouse, Trentside	10/01124/FUL	20-Aug-10	1
BINGHAM	01	19 Fosters Lane	10/00533/FUL	16-Jul-10	7
COLSTON BASSETT	01	White Beams, Church Gate	10/01070/EXT	16-Aug-10	1
COTGRAVE	02	Land South East Of Whitelands Far	10/01970/FUL	07-Jan-11	1
COTGRAVE	10	Former Cotgrave Colliery Stragglet	10/00559/OUT	30-Mar-11	470
COTGRAVE	15	Glebe Farm, 1 Colston Gate	10/00892/FUL	10-Sep-10	1
CROPWELL BUTLER	01	Radcliffe Road, Cropwell Butler	10/01743/FUL	02-Feb-11	1
CROPWELL BUTLER	03	Orchard Cottage, Back Lane	10/01431/FUL	15-Oct-10	1
EAST BRIDGFORD	01	Manor Farm, Kirk Hill	10/00677/EXT	10-Jun-10	3
EAST BRIDGFORD	02	Main Street	10/00303/FUL	17-May-10	1
EAST BRIDGFORD	03	Fosters Close 2	11/00046/FUL	08-Mar-11	2
EAST BRIDGFORD	04	17 Browns Lane	10/00654/EXT	10-Jun-10	1
EAST BRIDGFORD	05	52 Kneeton Road	10/00740/FUL	21-Jul-10	1
EAST BRIDGFORD	07	Old Hill Farm, Kneeton Road	10/01172/FUL	23-Aug-10	1
EAST LEAKE	02	P N E U School 8 Station Road	10/00774/OUT	24-Jun-10	6
EAST LEAKE	04	Land East Of 18 Costock Road	10/00356/EXT	12-Apr-10	1
EAST LEAKE	05	Land at Gotham Road, East Leake	10/01991/FUL	20-Jan-11	23
EAST LEAKE	05	Land at Gotham Road, East Leake	10/01030/FUL	29-Jul-10	2
EAST LEAKE	05	Land at Gotham Road, East Leake	10/00692/FUL	28-Jan-11	77
EAST LEAKE	08	55 Woodgate Road	10/01717/OUT	01-Dec-10	3
EAST LEAKE	30	6A The Nook	10/01273/FUL	02-Sep-10	1
EAST LEAKE	31	2 School Green	10/01217/FUL	20-Aug-10	1
EAST LEAKE	33	Home Farm Melton Road	10/00915/FUL	10-Sep-10	3
FLINTHAM	01	14 Inholms Gardens	10/01739/OUT	24-Nov-10	1
GAMSTON	01	Croyde House Radcliffe Road (site	10/00674/FUL	06-Jul-10	4
GAMSTON	A	Croyde House Radcliffe Road (site	10/00674/FUL	06-Jul-10	-1
GOTHAM	05	Manor Farm, Moor Lane	10/00085/FUL	20-Sep-10	14
GOTHAM	A	96 Nottingham Road	10/00860/EXT	13-Aug-10	-1
GRANBY	01	Newbray, Church Street	10/01884/FUL	12-Jan-11	1
GRANBY	02	The Old Methodist Chapel	10/01344/FUL	20-Oct-10	1
HICKLING	01	The White House, Main Street	10/01750/EXT	04-Jan-11	1
KEYWORTH	03	Birchwood, Nicker Kill	10/01123/FUL	20-Sep-10	1
KEYWORTH	04	4 and 6 Thelda Avenue	10/00653/EXT	24-May-10	2
KEYWORTH	05	11 Debdale Lane	10/00382/FUL	16-Apr-10	2
KEYWORTH	07	North of 1 Blind Lane	10/01827/EXT	21-Dec-10	4
KEYWORTH	10	Land at Selby Lane	10/01995/EXT	10-Mar-11	48

Parish	Site Ref	Address	File Ref	Approved	Dwellings
KINGSTON ON SOAR	01	Kingston Fields Farm, Kingston Fiel	10/01946/FUL	08-Feb-11	1
KINOULTON	04	South East of Telephone Exchange	09/02224/FUL	28-Apr-10	6
ORSTON	05	Yew Tree Farm (East)	10/01495/FUL	15-Oct-10	1
OWTHORPE	01	Orchard House, 2 Village Street	10/00593/FUL	27-May-10	1
RADCLIFFE ON TRENT	14	R/O 93-105 Bingham Road	10/02069/FUL	22-Oct-10	1
RADCLIFFE ON TRENT	14	R/O 93-105 Bingham Road	10/01121/FUL	14-Oct-10	9
RADCLIFFE ON TRENT	15	Land North Of 97 Bingham Road	10/02070/FUL	22-Dec-10	2
RADCLIFFE ON TRENT	16	Land North Of 89 Bingham Road	10/02071/FUL	22-Dec-10	1
RADCLIFFE ON TRENT	17	Land North Of 97 Bingham Road (2	10/02096/FUL	30-Mar-11	2
RADCLIFFE ON TRENT	18	5 Hillside Road	10/01593/OUT	08-Nov-10	1
RADCLIFFE ON TRENT	28	76 Grantham Road	10/01166/FUL	10-Aug-10	1
REMPSTONE	01	Rempstone Hall, Ashby Road	10/01620/COU	13-Sep-10	7
REMPSTONE	03	The Manor House, Main Street, Re	10/01407/FUL	21-Sep-10	1
RUDDINGTON	04	Rear West Of 220 Loughborough R	10/00411/OUT	21-May-10	6
RUDDINGTON	13	Talltrees Farm, Pasture Lane	10/01809/FUL	21-Dec-10	1
RUDDINGTON	14	8A High Street Ruddington	10/01621/FUL	03-Dec-10	1
RUDDINGTON	15	Orchard House, Kempson Street	10/02008/COU	26-Jan-11	1
RUDDINGTON	16	24C & 24D High Street	11/00177/FUL	22-Mar-11	5
RUDDINGTON	61	6 Paget Crescent	10/02026/REM	26-Jan-11	5
RUDDINGTON	61	6 Paget Crescent	10/00929/OUT	10-Jan-11	5
RUDDINGTON	G	6 Paget Crescent	10/02026/REM	26-Jan-11	-1
SCARRINGTON	03	Beech House, Main Street	10/00277/FUL	24-May-10	2
SHELFORD	01	Land at RAF Newton	11/00734/REM	26-Aug-10	165
SHELFORD	02	Land south east of Yew Tree Cotta	10/01729/FUL	04-Jan-11	1
SHELFORD	A	Land at RAF Newton	11/00734/REM	26-Aug-10	-64
SUTTON BONINGTON	01	Land between 11-17 Orchard Close	10/01230/EXT	05-Aug-10	2
SUTTON BONINGTON	02	23 Charnwood Avenue	10/02114/OUT	07-Mar-11	1
SUTTON BONINGTON	03	Land at corner of College Road and	10/00400/REM	22-Apr-10	1
SUTTON BONINGTON	04	Sutton Fields Drive	10/00251/FUL	24-May-10	2
TOLLERTON	04	North of 47 Melton road	10/01258/EXT	10-Aug-10	2
TOLLERTON	05	East of Bentinck Ave	10/00883/FUL	08-Jul-10	5
WEST BRIDGFORD	002	142 Julian Road	10/00269/FUL	30-Jun-10	1
WEST BRIDGFORD	004	Land West Of 8 Edwald Road	10/00625/FUL	25-May-10	1
WEST BRIDGFORD	005	33 Radcliffe Road	10/00650/FUL	20-May-10	1
WEST BRIDGFORD	020	Adj 22 Beech Close, Edwalton	10/00097/OUT	23-Mar-11	6
WEST BRIDGFORD	024	254 Melton road	10/00683/OUT	25-Jun-10	12
WEST BRIDGFORD	042	Land Between Lady Bay Bridge/Ra	10/00908/EXT	05-Oct-10	41
WEST BRIDGFORD	050	Rufford Hotel 53 Melton Road	10/01942/FUL	01-Feb-11	13
WEST BRIDGFORD	052	19 Villiers Road	11/00121/OUT	17-Mar-11	1

Parish	Site Ref	Address	File Ref	Approved	Dwellings
WEST BRIDGFORD	078	Land South Of 54 Mona Road	10/01733/FUL	19-Nov-10	1
WEST BRIDGFORD	149	1 - 27 Loughborough Road & 2 - 6	10/00757/EXT	08-Mar-11	215
WEST BRIDGFORD	202	69 Radcliffe Road	10/01939/FUL	01-Jan-11	1
WEST BRIDGFORD	233	6 Highfield Road	10/01446/COU	13-Oct-10	1
WEST BRIDGFORD	B	254 Melton Road, Edwalton	10/00683/OUT	25-Jun-10	-1
WHATTON	01	Land Adj Manor Farm	10/00206/FUL	02-Jun-10	1
WHATTON	14	The White Villa	10/00321/FUL	20-Apr-10	8
WIDMERPOOL	02	Widmerpool Hall, Keyworth Road	10/01441/FUL	01-Feb-11	1
WIDMERPOOL	04	Smithy farm, Main Street	10/01908/FUL	17-Jan-11	1
WILLOUGHBY ON WOL	02	Land North East Hollydene House,	10/01364/FUL	06-Oct-10	2
WILLOUGHBY ON WOL	03	Wolds House, London Lane	10/01633/FUL	09-Nov-10	2
				Total	1173



Appendix 4: Trajectory Figures 2011

TOTAL

	2005/6*	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022-2023	2023/2024	2024/2025	2025/2026	2006-2026	
Past Completions	261	456	493	191	227	216	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1,583
Permissions and Suitable SHLAA sites							233	258	318	370	372	549	488	326	216	112	140	20	12	149	18	3,581	
Other sites (PPS3 windfall after 10 years small sites only)																	62	62	62	62	62	62	310
Projected completions							233	258	318	370	372	549	488	326	216	112	202	82	74	211	80	3,891	
Cumulative Completions	N/A	456	949	1,140	1,367	1,583	1,816	2,074	2,392	2,762	3,134	3,683	4,171	4,497	4,713	4,825	5,027	5,109	5,183	5,394	5,474	5,474	
PLAN - Strategic Allocation (annualised)	N/A	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	750	15,000
PLAN - Strategic Allocation (cumulative)	N/A	750	1,500	2,250	3,000	3,750	4,500	5,250	6,000	6,750	7,500	8,250	9,000	9,750	10,500	11,250	12,000	12,750	13,500	14,250	15,000	15,000	
MONITOR - No. dwellings above or below cumulative allocation	N/A	-294	-551	-1,110	-1,633	-2,167	-2,684	-3,176	-3,608	-3,988	-4,366	-4,567	-4,829	-5,253	-5,787	-6,425	-6,973	-7,641	-8,317	-8,856	-9,526	-9,526	
MANAGE - Annual requirement taking account of past/projected completions	N/A	750	765	781	815	852	894	942	994	1,051	1,113	1,187	1,257	1,354	1,500	1,715	2,035	2,493	3,297	4,909	9,606	-	

PUA

	2005/6*	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022-2023	2023/2024	2024/2025	2025/2026	2006-2026	
Past Completions	56	216	85	21	9	9																	
Permissions and Suitable SHLAA sites							28	63	106	133	200	315	240	220	163	100	100	0	12	149	18	1,847	
Other sites (PPS3 windfall after 10 years small sites only)																	14	14	14	14	14	14	70
Projected completions							28	63	106	133	200	315	240	220	163	100	114	14	26	163	32	1,917	
Cumulative Completions	N/A	216	301	322	331	340	368	431	537	670	870	1,185	1,425	1,645	1,808	1,908	2,022	2,036	2,062	2,225	2,257	2,257	
PLAN - Strategic Allocation (annualised)	N/A	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	530	10,600
PLAN - Strategic Allocation (cumulative)	N/A	530	1,060	1,590	2,120	2,650	3,180	3,710	4,240	4,770	5,300	5,830	6,360	6,890	7,420	7,950	8,480	9,010	9,540	10,070	10,600	10,600	
MONITOR - No. dwellings above or below cumulative allocation	N/A	-314	-759	-1,268	-1,789	-2,310	-2,812	-3,279	-3,703	-4,100	-4,430	-4,645	-4,935	-5,245	-5,612	-6,042	-6,458	-6,974	-7,478	-7,845	-8,343	-8,343	
MANAGE - Annual requirement taking account of past/projected completions	N/A	530	547	572	605	642	684	731	782	839	903	973	1,046	1,147	1,279	1,465	1,738	2,145	2,855	4,269	8,375	-	

NON-PUA

	2005/6	2006/7	2007/8	2008/9	2009/10	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022-2023	2023/2024	2024/2025	2025/2026	2006-2026
Past Completions	205	240	408	170	218	207	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1,243
Permissions and Suitable SHLAA sites							205	191	209	237	172	234	248	106	53	12	40	20	0	0	0	1,727
Other sites (PPS3 windfall after 10 years small sites only)																	48	48	48	48	48	240
Projected completions		-	-				205	191	209	237	172	234	248	106	53	12	88	68	48	48	48	1,967
Cumulative Completions	N/A	240	648	818	1,036	1,243	1,448	1,639	1,848	2,085	2,257	2,491	2,739	2,845	2,898	2,910	2,998	3,066	3,114	3,162	3,210	3,210
PLAN - Strategic Allocation (annualised)	N/A	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	220	4,400
PLAN - Strategic Allocation (cumulative)	N/A	220	440	660	880	1,100	1,320	1,540	1,760	1,980	2,200	2,420	2,640	2,860	3,080	3,300	3,520	3,740	3,960	4,180	4,400	4,400
MONITOR - No. dwellings above or below cumulative allocation	N/A	20	208	158	156	143	128	99	88	105	57	71	99	-15	-182	-390	-522	-674	-846	-1,018	-1,190	-1,190
MANAGE - Annual requirement taking account of past/projected completions	N/A	220	219	208	211	210	210	211	212	213	210	214	212	208	222	250	298	351	445	643	1,238	

Appendix 5: SHLAA delivery table

SiteReference	Site Name	Parish	Dwellings	Delivery	Delivery Period	2011-12	2012-13	2013-14	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	Year Del - Year Del - Year Del - Year Del - Year Del - Year 15	Planning Reference
507	Land South East of Whitlands Farm, Bingham Road	Cotgrave	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/01970/FUL
508	Back Lane	Cropwell Butler	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/01431/FUL
509	1 Radcliffe Road	Cropwell Butler	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/01743/FUL
510	Old Hill Farm	East Bridgford	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/01172/FUL
511	Kneeton Road	East Bridgford	2	5 Year Tranche - 0-5 Years	1 Year	2												2 11/00046/FUL
512	Fosters Close 2 PNEU School 8	East Leake	6	5 Year Tranche - 0-5 Years	1 Year			3	4									7 10/00774/OUT
513	Station Road 55 Woodgate	East Leake	3	5 Year Tranche - 0-5 Years	1 Year				3									3 10/01717/OUT
514	Home Farm Melton	East Leake	3	5 Year Tranche - 0-5 Years	1 Year			3										3 10/00915/FUL
515	2 School Green	East Leake	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/01217/FUL
516	Croyde House Radcliffe Road (Site 2)	Gamston	3	5 Year Tranche - 0-5 Years	1 Year			3										3 10/00674/FUL
517	The Old Methodist Chapel	Granby	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/01334/FUL
518	Newbray, Church Street	Granby	1	5 Year Tranche - 0-5 Years	1 Year		1											1
519	Yew Tree Farm (East)	Orston	1	5 Year Tranche - 0-5 Years	1 Year			1										1 10/01495/FUL
520	Orchard House 2	Owthorpe	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/00593/FUL
521	Village Street North of 97	Radcliffe on Trent	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/02971/FUL
522	521 Bingham Road	Radcliffe on Trent	2	5 Year Tranche - 0-5 Years	1 Year		2											2 10/02096/FUL
523	5 Hillside Road	Radcliffe on Trent	1	5 Year Tranche - 0-5 Years	1 Year			1										1 10/01593/OUT
524	76 Grantham Road	Radcliffe on Trent	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/01166/FUL
525	Talltrees Farm	Ruddington	1	5 Year Tranche - 0-5 Years	1 Year		1											1 10/01809/FUL
526	Pasture Lane 24C and 24D High Street	Ruddington	5	5 Year Tranche - 0-5 Years	1 Year			5										5 11/00177/FUL
527	Land south east of Yew Tree Cottage	Shelford	1	5 Year Tranche - 0-5 Years	1 Year			1										1 10/01729/FUL
528	23 Chamwood Avenue	Sutton Bonington	1	5 Year Tranche - 0-5 Years	1 Year				1									1 10/02114/OUT
529	Sutton Fields Drive	Bonington	2	5 Year Tranche - 0-5 Years	1 Year			2										2 10/00251/FUL
530	142 Julian Road	West Bridgford	1	5 Year Tranche - 0-5 Years	1 Year			1										1 10/00269/FUL
531	Rufford Hotel, Melton Road	West Bridgford	13	5 Year Tranche - 0-5 Years	1 Year	13												13 10/01942/FUL
532	19 Villiers Road	West Bridgford	1	5 Year Tranche - 0-5 Years	1 Year			1										1 11/00121/OUT
533	Land south of 54 Mona Road	West Bridgford	1	5 Year Tranche - 0-5 Years	1 Year			1										1 10/01733/FUL
534	6 Highfield Road	West Bridgford	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/01446/COU
535	Land North East Hollydene House, Westhorpe	Willoughby on the Wolds	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/01364/FUL
536	Wolds House, Glebe Farm 1	Willoughby on the Wolds	2	5 Year Tranche - 0-5 Years	1 Year			2										2 10/01633/FUL
537	Colston Gate	Cotgrave	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/00892/FUL
538	Land at corner of College Road and Landcroft Lane	Sutton Bonington	1	5 Year Tranche - 0-5 Years	1 Year	1												1 10/00400/REM
63	Rhiche Close Garage Block	Cotgrave	3	5 Year Tranche - 5-10 Years	1 Year						3							3
68	Broadmeor Garage Block	Cotgrave	3	5 Year Tranche - 5-10 Years	1 Year						3							3
87	Land behind Kirk Hill 1	East Bridgford	2	5 Year Tranche - 5-10 Years	1 Year									2				2
103	Bley Avenue	East Leake	2	5 Year Tranche - 5-10 Years	1 Year						2							2
120	The Mowbray	Flintham	1	5 Year Tranche - 5-10 Years	1 Year										1			1
124	Spring Lane	Flintham	5	5 Year Tranche - 5-10 Years	3 Years						2	2	1					5
169	Rear of 50 Main Street	Kinoulton	3	5 Year Tranche - 5-10 Years	1 Year							3						3
185	The Paddocks	Radcliffe on Trent	87	5 Year Tranche - 5-10 Years	2 Years								50	48				98
191	Querra Road	Radcliffe on Trent	4	5 Year Tranche - 5-10 Years	1 Year									4				4
199	Adj 59-61 Grantham Road	Radcliffe on Trent	1	5 Year Tranche - 5-10 Years	1 Year						1							1 08/02214/FUL
215	Camels Street	Ruddington	24	5 Year Tranche - 5-10 Years	1 Year							24						24
217	Artes Blue Hawk	Ruddington	118	5 Year Tranche - 5-10 Years	3 Years						50	50	18					118
218	Brookside Road	Ruddington	39	5 Year Tranche - 5-10 Years	2 Years						20	19						39
219	Land at Pasture Lane	Ruddington	117	5 Year Tranche - 5-10 Years	3 Years						50	50	17					117
258	17 Main Street	Sutton Bonington	3	5 Year Tranche - 5-10 Years	N/A						3							3 02/00674/FUL
274	Ludlow Hill Industrial Estate	West Bridgford	63	5 Year Tranche - 5-10 Years	4 Years						10	20	20	13				63
284	Day Centre	West Bridgford	37	5 Year Tranche - 5-10 Years	2 Years						17	20						37
299	Nearby Drive	West Bridgford	2	5 Year Tranche - 5-10 Years	1 Year						2							2
127	299 Garage Block 2 Flintham Islamic Institute	Flintham	50	5 Year Tranche - 10-15 Years	3 Years										10	20	20	50

Site Reference	Site Name	Parish	Dwellings	Delivery	Delivery Period	2011-12	2012-13	2013-14	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	Year Del - Year 1	Year Del - Year 2	Year Del - Year 3	Year Del - Year 4	Year Del - Year 5	Planning Reference
146	Blott's CC, Holly Lodge & Old Rectory Nursery	Holme Pierrepont	20	5 Year Tranche - 10-15 Years	1 Year											20					20	
279	South Nottingham College	West Bridgford	48	5 Year Tranche - 10-15 Years	3 Years												12	20	18		50	
331	Loughborough Road & 2 - 6 Bridgford	West Bridgford	215	5 Year Tranche - 10-15 Years	12 Years						86							129			215	10/00757/EXT
						233	258	318	370	372	549	488	326	216	112	140	20	12	149	18	3581	