

Further Proposed Modifications to Local Plan (13 November 2015)

Mod type	Main mod reference	Local Plan reference	Proposed change
AMM		Index	Figure 6.1 inserted to reflect new Land East of Maghull diagram
MM	PMM.200	MN2	<p>Site areas and indicative capacities modified as follows:</p> <p>MN2.6 (new capacity: 174)</p> <p>MN2.18 (new site area: 0.4, new capacity: 12)</p> <p>MN2.36 (new capacity: 53)</p> <p>MN2.37 (new capacity: 29)</p> <p>Total site area and capacities amended accordingly</p>
MM	PMM.201	MN3	<p>Land East of Maghull significantly modified to address access and layout requirements.</p> <p>MN3 STRATEGIC MIXED USE ALLOCATION - LAND EAST OF MAGHULL</p> <ol style="list-style-type: none"> 1. Land East of Maghull (shown on the Policy Map) is identified as a Strategic Mixed Use Allocation. The development of this site will create a high quality, well-designed sustainable urban extension containing distinctive, safe and secure residential neighbourhoods, a Business Park and improvements to local infrastructure. 2. No applications for residential development will be permitted until a Supplementary Planning Document relating to this site has been adopted by the Council. 3. The development of the site must provide: <ol style="list-style-type: none"> a) A minimum of 1400 dwellings, incorporating a range of housing types and tenures. This will include the provision of affordable / special needs housing (policy HC1), and at least 2 dedicated older persons housing schemes (reserved for residents of 55 and over) each comprising at least 25 dwellings b) A 20 hectare (net) serviced Business Park for office and light industrial (class B1), general industrial, (B2), and storage and distribution (B8) uses. The Business Park will be located adjacent to the site's north eastern boundary as set out in the broad location identified in figure 6.1 c) Retail and commercial development of an appropriate scale to ensure the convenience shopping needs of new residents are met. d) A new 'main park' through the site located either side of Whinney Brook. This must incorporate an equipped play area, new habitat creation, and provision for outdoor sports e) A landscaping network including tree planting, buffer zones between employment and housing areas and to the M58 motorway and railway, the strategic paths and cycle routes network f) A layout that provides:

			<ul style="list-style-type: none"> • a bus route across the site from School Lane / Maghull Lane in the north to Poverty Lane in the south • a distributor road(s) that encourages residential traffic from the southern part of the site to access / egress via School Lane / Maghull Lane. The distributor road(s) will run from the School Lane / Maghull Lane through the site and will cross Whinney Brook. <p>g) Walking and cycling routes within and beyond the site linking new and existing residential areas and business park to the railway stations, bus services, local shops, open space, and schools. This will include improving existing rights of way within the site, including upgrading the existing Maghull no. 11 footpath to a pedestrian / cycle way</p> <p>h) Effective management of flood risk within the site, including use of sustainable drainage systems. The development of the site will result in the reduction of flood risk onsite and to the adjacent railway line. No residential development will be located in Flood Zones 2 or 3 following any watercourse realignment, and</p> <p>i) The long-term management and maintenance of public open space, landscaping, and sustainable urban drainage systems, to be agreed by the Council.</p> <p>4. The following phasing requirements will be applied to ensure that the required infrastructure is provided alongside new development:</p> <p>a) A maximum of 250 dwellings will be served from Poverty Lane and a maximum of 250 dwellings will be served from School Lane / Maghull Lane, prior to the completion of the internal bus route / distributor road</p> <p>b) The access into the business park from School Lane / Maghull Lane must be constructed to an appropriate standard, servicing into the business park provided, and the landscaping framework to the business park implemented before completion of the 500th dwelling</p> <p>c) The local shopping provision must be constructed and made available for occupancy before completion of the 750th dwelling, and</p> <p>d) The main park and outdoor sports provision will be provided in a phased manner</p> <p>5. The development of this site will secure the following benefits, including through the use of planning conditions, 'Section 106' or other legal agreements:</p> <p>a) A financial contribution by 2019 to secure the delivery of the new slip roads required at Junction 1 of the M58 motorway</p> <p>b) A financial contribution to subsidise a bus service through the site for at least 5 years</p> <p>c) Provision of other necessary highways and public transport improvements</p> <p>d) All residential applications within the site must contribute proportionally towards the provision of the main park</p> <p>e) The provision of affordable / special needs housing (policy HC1), and</p> <p>f) All residential applications within the site must provide a financial contribution to fund the expansion of Summerhill Primary School to become a two form entry school.</p>
AM		6.38	Amend paragraph as follows: 'Land east of Maghull will provide a sustainable urban extension with major local benefits. These will include a contribution to new slip roads at junction 1 of the M58, a new main park (as set out in the Open Space and Recreation Study and other Council documents), sports provision, local shopping provision, and a 20 ha (net) business park.'

AM		6.40	Delete following sentence: 'These are required to be in place before the Business Park is occupied.'
MM	PMM.202	6.41	Insert final new sentence at end of paragraph: 'The business park should be located adjacent to the site's north eastern boundary as set out below:' alongside new figure 6.1 (Map to detail general location of business park within Land East of Maghull)
AM		6.42	Amend paragraph as follows: 'It is intended that residential areas will be developed as a series of planned neighbourhoods in a phased manner, so as to ensure that the appropriate infrastructure is provided alongside the development at the right time. The intention is to create accessible, safe and secure neighbourhoods incorporating high quality design.'
AM		6.43	Delete following sentence: 'This may include provision of a health centre, doctor's surgery, and/or dentists.'
AM		6.46	Replace 'local centre' with 'local shops'
MM	PMM.203	6.64A	Insert new paragraph after Moss Lane policy: Land at Moss Lane, Churchtown is a 19.1 ha urban extension with the capacity to accommodate around 450 dwellings. The site will make a significant contribution to housing provision in Southport, including towards meeting Southport's high affordable housing need.
MM	PMM.204	6.64F	Second sentence of proposed stage 2 paragraph amended to: 'Whilst part f a) of the policy requires a 15 metre deep screen of trees...'
AM		7.14	Delete final sentence of paragraph which starts 'However, as yet no specific proposal has been confirm...' and replace with 'Highways England have confirmed, in their newsletter of October 2015, that they are considering two options for improved road access to the port; upgrade Dunnings Bridge Road; or a new road through the Rimrose Valley.'
MM	PMM.205	ED5	Insert point 1 before paragraph and amend as follows: '1. Tourism development will be supported in the following locations, subject to there being no adverse effects on the integrity of sites of international nature conservation importance, other natural and heritage assets, or to other Local Plan policies.' Insert new point 2 as follows: 'Other tourism development 2. Elsewhere sustainable tourism development will be supported in principle where it relates to location-specific tourism assets and is consistent with other Local Plan policies.'
AM		ED7	Point 1 reworded as follows: Within the Southport Central Area development proposals should be consistent with, and make a positive contribution to, the economic function of the area, the quality of the environment and maintain the significance of heritage assets and their settings.
AM		IN2	Insert following national/regional context: <ul style="list-style-type: none"> • Road Investment Strategy • Liverpool City Region Combined Authority Transport Plan for Growth • Liverpool City Region Long Term Rail Strategy
AM		Glossary	Definition of Nature Improvement Area updated to 'The Focus Area is drawn around the designated sites of the Sefton Coast. This includes the intertidal mud- and sand-flats from the Ribble Estuary to the Mersey Narrows and the sand dune hinterland.'

AM		Appendix 1	Reference to MN2.4 Land at Moss Lane, Churchtown removed from Appendices due to new Policy MN6A Land at Moss Lane, Churchtown
MM	PMM.206	Appendix 3	Local Plan Monitoring Framework updated extensively to address Inspector's question 8.6 (see addendum)
MM	PMM.207	Policy Map	Harebell Close, Formby Open Space in the urban area boundary corrected
MM	PMM.208	Policy Map	MN2.18 boundaries amended to address new flood risk data (see addendum)

Site MN.218

Proposed changes (right) to Policy Map since submission (left). Site area reduced to address new Flood Risk data.

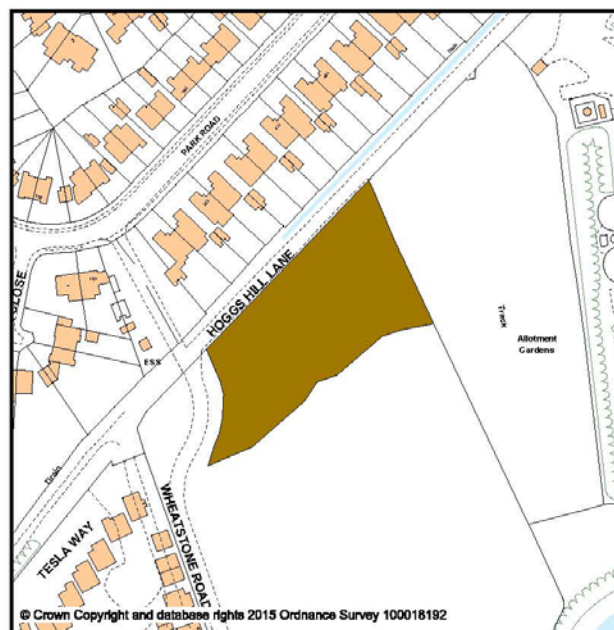
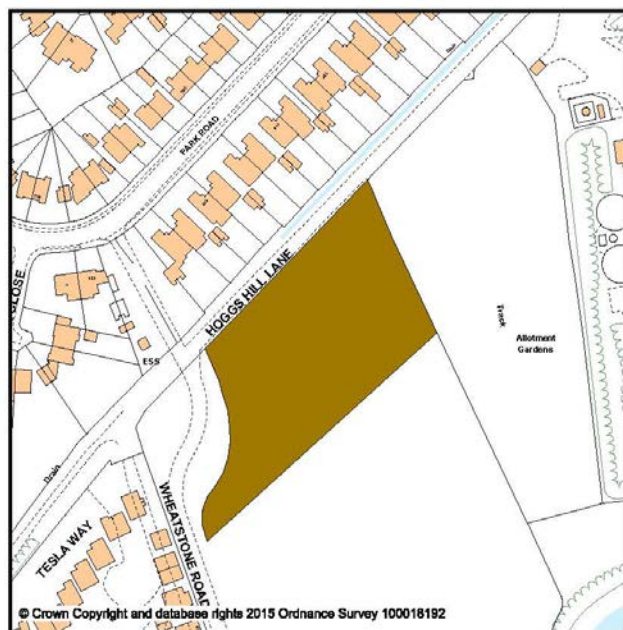
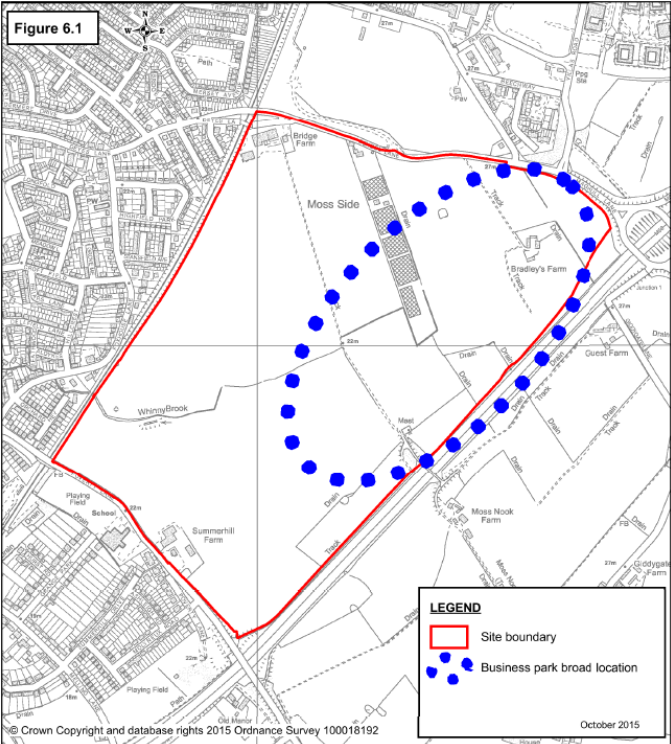


Figure 6.1



Monitoring Framework

Direct Impact Indicators

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
MN1	a. Five year housing supply position	2.9 years [2015]	5 years	Review of housing land supply position. This could be through the proposed immediate Local Plan review.
	b. Net additional dwellings [total/on allocated sites]	454 net completions [total] [2014/15]	500 pa [2012-17] 660 pa [2017-30]	
	c. Land available for employment [ha] [type/location]	56ha [2015]	No target	
	d. Floorspace [m ²] developed for employment [by type/location]	1,278m ² 270m ² [B1A - office] 1008m ² [B8 – storage/distribution] [2015]	Increase	Work with economic development colleagues to determine potential issues restricting investment in Sefton and on Sefton's employment sites. Review implementation of policy. Review scope of designated centres within review of Local Plan.
MN7	a. Approvals in the Green Belt and % inappropriate	Tbc for 2014/15	No inappropriate approvals	Review implementation of policy. Consider different policy approach within review of Local Plan.
	b. Approvals in Safeguarded Land and % inappropriate	Not applicable	No inappropriate approvals	
ED1	a. Approvals in Port and Maritime Zone and % inappropriate	Tbc for 2014/15	No inappropriate approvals	Work with LEP and Highways England to determine issues restricting progress.
	b. Improved access to the port consulted on/approved/implemented	Not applicable	Consulted on by 2016 Approved by tbd Implemented tbd	

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
ED2	a. Amount of approved retail/office/leisure development in Sefton/designated centres	9,469m ² [528m ² in town centre, 7,168m ² in edge of centre, 1,773m ² out of centre] A1-5 [shops and services]- 4,577m ² B1a [office] – 270m ² D2 [Leisure] – 1,858m ² [2014-15]	Increase in designated centres	Work with economic development colleagues to determine potential issues restricting investment in Sefton's centres. Review implementation of policy. Review scope of designated centres within review of Local Plan.
ED3	a. Approvals in Primary Industrial Areas by type	Tbc for 2014/15	No target	
ED5	a. Approvals in locations listed on Policy ED5 'Tourism' by type	Tbc for 2014/15	Increase of appropriate approvals and no inappropriate approvals	Work with Tourism colleagues to determine potential issues restricting investment in Sefton's tourism areas. Review implementation of policy. Consider different policy approach within review of Local Plan.
ED6	a. Approvals in locations listed in Policy ED6 'Regeneration Areas' by type	Tbc for 2014/15	Increase of appropriate approvals and no inappropriate approvals	Work with economic regeneration colleagues to determine potential issues restricting investment in regeneration areas. Review implementation of policy. Consider different policy approach within review of Local Plan.
ED7	a. Approvals in Southport Central Area by type	Tbc for 2014/15	Increase in uses listed in policy	Work with Economic development and tourism colleagues to determine potential issues restricting

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
				investment in Southport. Review implementation of policy. Consider different policy approach within review of Local Plan.
ED8	a. Approvals in Southport Seafront Area by type	Tbc for 2014/15	Increase in uses listed in part 1 of policy	Work with Economic development and tourism colleagues to determine potential issues restricting investment in Southport. Review implementation of policy. Consider different policy approach within review of Local Plan.
ED9	a. Approvals in Crosby Centre by type	Tbc for 2014/15	Increase in 'town centre' approvals	Work with economic development and regeneration colleagues to determine potential issues restricting investment in Crosby Centre. Review implementation of policy. Review scope of designated centres within review of Local Plan.
HC1	a. Approvals for Affordable Housing [no. of approvals/no. of dwellings/ no. of affordable dwellings] [with details of affordable dwellings by source [e.g. section 106, HCA funding, other] inc tenure and location]	370 AH secured through section 106 [2014/15] % tbd	No target	
	b. % of bedspaces that are affordable in approvals for new homes in qualifying schemes [15 homes or more] [total and by settlement]	Tbc for 2014/15	15% in Bootle and Netherton 30% elsewhere	Review implementation of policy. Review policy within review of Local Plan. Review Supplementary Planning Document. Review the

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
				impact of other policy and financial requirements of housing development and review viability assessment to determine if these are preventing affordable housing.
	c. Completions of Affordable and Special Needs Housing by Tenure, Source and Settlement	111 Affordable Homes completed [2014/15]	Increase	Review implementation of policy. Review policy within review of Local Plan. Review the impact of other policy and financial requirements of housing development and review viability assessment to determine if these are preventing affordable housing.
HC2	a. Approvals for older persons housing by type, tenure and settlement [inc extra care, sheltered accommodation, nursing homes etc]	Tbc for 2014/15	Increase	Review implementation of policy. Review policy within review of Local Plan. Consider allocating Council land specifically for older person housing.
	b. In approved schemes of 50 or more dwellings, the % of market homes designed to meet Building Regulation Requirement M4 (2) 'accessible and adaptable dwellings'.	No data	20%	Review implementation of policy. Review policy within review of Local Plan. Review the impact of other policy and financial requirements of housing development and review viability assessment to determine if these are.
	c. Number of approved custom or self-build homes	No data	Increase	Implement a Supplementary Planning Document to

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
				clearly set out how the Council will encourage custom or self-build housing. Consider allocating Council land specifically for custom or self-build housing.
HC3	a. Approvals in PRA that are not residential	Tbc for 2014/15	No target	
	b. Densities in approvals for residential development	Tbc for 2014/15	No target	
HC4	a. Applications for conversions to HMOs and the proportions refused/approved (with some explanatory text)	Tbc for 2014/15	No target	
HC5	a. Five year traveller pitch supply	0 years	5 years	Review of traveller land supply position. This could be through the proposed immediate Local Plan review. Update traveller needs assessment.
	b. Provision of traveller pitches [permanent/transit]	0 in 2014/15	4 additional permanent pitches by 2017/18 10 additional permanent pitches 2018/19 to 2027/28 4 transit pitches by 2017/18	
HC6	a. No. of applications that affect an Asset of Community Value and the proportions refused/approved (with some explanatory text)	No data	No target	
HC7	a. Approvals in Sites of Education and Care Institutions and % inappropriate	No data	No inappropriate approvals	Review implementation of policy. Consider different policy approach within review of Local Plan.
IN1	a. Amount of Community Infrastructure Levy secured [total/by area]	No data	To be determined if and when CIL is implemented	To be determined.
IN2	a. No. of schemes in part 1 of the policy implemented	Not applicable	All implemented by 2030. Annual review undertaken to determine progress.	Work with transport colleagues to determine potential issues restricting investment in transport

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
				schemes. Look at funding mechanisms
EQ3	a. % of development within appropriate [SPD] distance to bus stop; rail station; GP; primary school	Tbc for 2014/15	Increase	Review implementation of policy. Consider different policy approach within review of Local Plan.
EQ8	a. Approvals and [%] in Flood Zones 2 and 3 by type	Tbc for 2014/15	Decrease	Review implementation of policy. Consider different policy approach within review of Local Plan.
	b. Number of approvals [and details of] SuDs on major development schemes.	Tbc for 2014/15	No target	
EQ9	a. Area of new Public Open Space approved on: <ul style="list-style-type: none"> • schemes of 150 or more dwellings • Proposals for 11 to 149 dwellings on sites which are more than 2 kilometres from a 2km from main parks or Countryside Recreation Areas' 	No data	40m ² per home	Review implementation of policy. Consider different policy approach within review of Local Plan. Review other planning obligations to determine if this limiting implementation of policy.
	b. Financial contributions secured to improve existing public open space	Tbc for 2014/15	No target	
EQ10	a. Approvals of A5 uses in designated centres; Primarily Residential Areas; Shopping Parades; within 400m of secondary school or college	Tbc for 2014/15	No inappropriate approvals	Review implementation of policy. Consider different policy approach within review of Local Plan. Review Supplementary Planning Document.
NH2	a. Approvals in International, National and Local nature sites and % inappropriate	Tbc for 2014/15	No inappropriate approvals	Review implementation of policy. Consider different policy approach within review of Local Plan.
NH3	a. Approvals in Nature Improvements Areas and % inappropriate	Tbc for 2014/15	No inappropriate approvals	
NH4	a. Approvals in Coastal Change Management Area and % inappropriate	Tbc for 2014/15	No inappropriate approvals	
NH5	a. Approvals in Public Open Space and % inappropriate	n/a	No inappropriate approvals	

Policy	Indicator	Baseline	Target or direction of travel	Impact of not meeting target
HN6	a. Approvals in Urban Golf Course and % inappropriate	n/a	No inappropriate approvals	
NH9-14	a. % of Listed Buildings surveyed per year	10-20% of Listed Buildings	Meet Target	Review resources and priorities within Conservation Team
	Conservation Area Appraisals adopted	0 [2015]	Increase	
	Conservation Area Management Plans adopted	0 [2015]	Increase	

Indirect/contextual indicators

SA Topic Area	Indicator	Baseline	Target or direction of travel
Economy	Number of jobs in Sefton	103,000 [2013]	Increase
	Unemployment rate	5.3% [June 2015]	Decrease
Local Centres	Retail ranking of Bootle and Southport Vacancy rates [units] in designated centres	Bootle 235 th Southport 96 th [2014/15] 23% Bootle 13.1% Southport 10.3% Crosby 10.1% Maghull 9.5% Waterloo 2.8% Formby [July 2015]	Higher Ranking Decrease
Communities	% of Sefton's population living in 20% most deprived areas in England	27% [2015 IMD]	Decrease
	Social housing waiting lists	2883 [2015, OneVision Housing – Housing Register]	Decrease
Housing	Population in Sefton	273,500 [2014 ONS estimate]	No target
	Average house prices by area	£86,458 Bootle £166,949 Maghull £168,945 Southport £216,557 Crosby £270,087 Formby [2015 Land Registry]	No target
Accessibility	Travel to work by transport mode	56.7% Car or van	Increase those using public transport

		<p>9.5% On foot 8.3% Work from home 7.3% Train 6.9% Bus 6.0% Passenger in car or van 2.6% Bicycle 1.3% Taxi 0.7% Other 0.5% Motorcycle 0.4% Rapid transit [2011 Census]</p>	and sustainable modes
Health & Wellbeing	Obesity rates in adults/children	<p>19.6% of children [2012] 23.6% of adults [2012]</p>	Decrease
Climate Change & Resource Use	Carbon emissions by source [tCO ₂ per person]	<p>Total 5.0 Industrial and Commercial 1.8 Domestic 2.2 Transport 1.0 [2013] Source DECC, 25 June 2015</p>	Decrease
Flooding	Total of homes and businesses classed at risk from flooding	tbc	No increase
Environmental Quality	Air quality at monitoring stations	<p>Quoting lowest and highest levels of the five stations Nitric oxide: Waterloo Primary School 24.5ppb - Princess Way, Seaforth 49.6ppb [2015] Nitrogen dioxide: Waterloo Primary School 33.7µg/m³ - Princess Way, Seaforth 44.1 µg/m³ [2015] Oxides of Nitrogen: Waterloo Primary School 41.7ppb - Princess Way, Seaforth 72.2ppb [2015]</p>	<p>Decrease Decrease Decrease Decrease</p>
	River quality	tbc	Improvement
	Vacant home rate	Local Term Vacant Rate – 3236 homes	Decrease

		[2.56%]	
Landscape	None		
Biodiversity	Local sites and sites in positive conservation management	58 local sites sites; 22 sites in positive management [38%] 2010/11 Defra	Increase
Culture & Heritage	Number of listed buildings at risk	10 Grade II* Listed Buildings or Conservation Areas [2015]	Decrease
	Number of Conservation Areas 'at risk'	6 [Historic England, 2015]	Decrease
	Number of Scheduled Monuments 'at risk'	1 [Historic England, 2015]	Decrease
	Parks with green flag status	10 Green Flag awarded Parks [2015]	Increase