

Authority Monitoring Report 2020/21

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Introduction

This is the Council's sixteenth Authority Monitoring Report (AMR) (formerly Annual Monitoring Report). Previous publications are available at www.sefton.gov.uk/AMR. This is the fifth AMR published following the adoption of the Sefton Local Plan in April 2017. It uses the monitoring framework set out at Appendix 3 of the Local Plan.

As the monitoring framework has been established for five years trend-based information is strengthening and progress with many of the strategic aims of the Local Plan and the policies that seek to secure them is demonstrated. Points for action are noted wherever this is not the case.

The AMR is split into a number of distinct sections.

Key Headlines for 2020/21 provides a summary of the main points of interest for the year

Section A looks at direct impact indicators - those which the implementation of planning policies influence in a direct way.

Section B covers indirect indicators – those which the implementation of planning policy may influence, but which are also influenced by other factors.

Section C reports on the progress the Council has made on its duty to co-operate.

Section D reports on the progress with the Local Development Scheme, setting out the Planning Documents we have produced and aim to produce in the future.

Section E reports on the progress of Neighbourhood Plans in the borough.

Section F reports on progress of Infrastructure Working Group Recommendations

Key Headlines for 2020/21

Direct Impact Indicators

- the Council can demonstrate a 5.1 year supply of housing land
- During 2020/21 there were 730 net additional dwellings in Sefton
- As of 31 March 2021, there have been 922 homes completed on the Local Plan housing allocations, an increase of 278 in the past year.
- The total area of land and premises lost from employment to other uses was 0.452ha, which is significantly less than the 1.49ha lost in 2019/20, 5.89ha lost in 2018/19, 10.72ha lost in 2016/17
- During 2020/21 there was a total of 5,271m² of floorspace developed for employment use. This is up from 3,705m² the previous year but is still well below the peak of 26,662m² in 2014/15.
- During 2020/21 there were 60 approvals for town centre uses in Sefton. 30 of these were outside either a designated centre or edge of centre site.
- During 2020/21 there were 201 affordable homes completed. This is likely to increase significantly as a number of large housing sites are currently under construction.
- During 2020/21 there was one schemes for older people approved, a 90 unit extra care facility in Bootle.
- There were two schemes that were required to provide for 20% of the homes as M4(2) accessible and adaptable standard. One met that requirement, the other marginally below.
- As at 30 October 2021 there is a total of 195 individuals on the Council's Sefton Build register list.
- During 2020/21 there were 15 applications for HMOs that were assessed. 5 of the applications were granted, 10 applications were refused.
- The Council can demonstrate a five-year of permanent traveller pitches

Indirect Impact Indicators

- The most recently published data (2019) shows that there are 103,000 jobs in Sefton. The jobs density in Sefton of 0.63 (i.e. the ratio of total jobs to population aged 16-64) remains much lower than both the north-west (0.86) and national average (0.87).
- The unemployment rate in Sefton from April 2020 to March 2021 stood at 3.9% which is the higher than 3% reported over the same period the previous year. However, this is lower than the regional and national average. The increase during this period is likely explained by measures to combat Covid-19.
- At 31st March 2021 the number of active applicants on the Sefton Housing Register was 4,005, a decrease from 5,290 the previous year.
- The most recent estimate of the resident population in Sefton (2019) is 275,899. By 2030 Sefton's population is projected to increase to 280,000.
- The recently published 2019 Index of Multiple Deprivation shows that 30.49% of Sefton's population lives within the 20% most deprived neighbourhoods in England. This is an increase since 2015 when 25.7% of Sefton's population were in the 20% most deprived neighbourhoods in England.
- In 2019 (from data published June 2021) the total amount of CO₂ emissions for Sefton was 1,194.6kt. This continues an overall downward trend in the total amount of CO₂ emissions produced by Sefton.
- The vacant home rate in Sefton at October 2021 was 4.2%. The long-term vacancy rate (i.e. vacant 6 months+) stands at 2.6%.

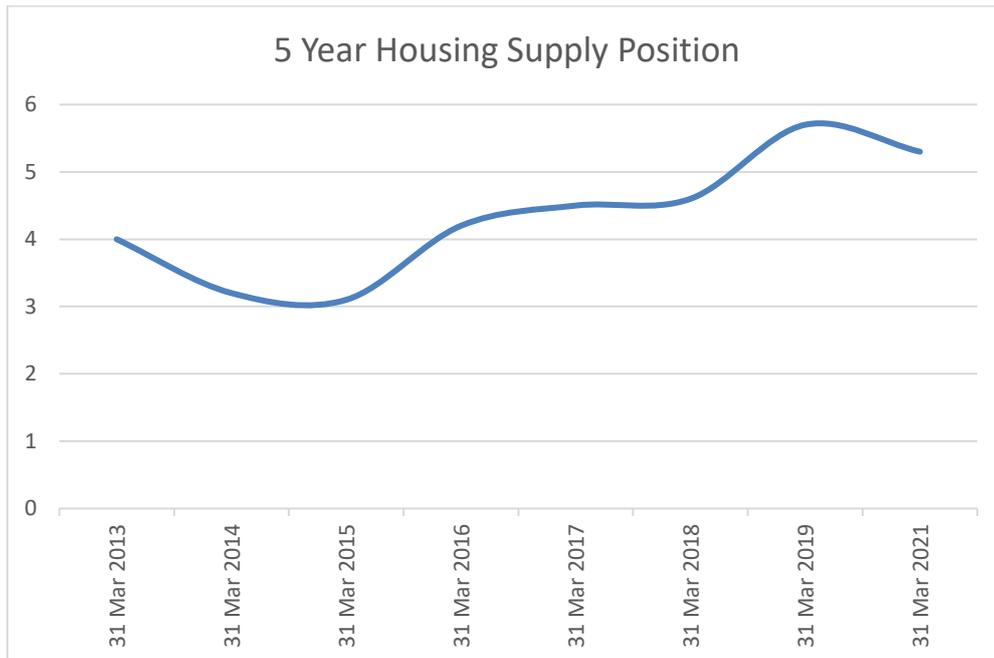
SECTION A

DIRECT IMPACT INDICATORS

1. Meeting Sefton's Needs

Indicator 1 – (Policy MN1) Five Year Housing Supply Position

As of 31 March 2021, the Council has a 5.1 year housing supply, up from 4.6 years at 31 March 2018 but down from a peak of 5.7 years supply in 2019. The graph below illustrates how Sefton has gradually moved towards achieving a 5-year supply. Information on this can be found within the Strategic Housing Land Availability Assessment which will be updated once the latest Housing Delivery Test results are published.

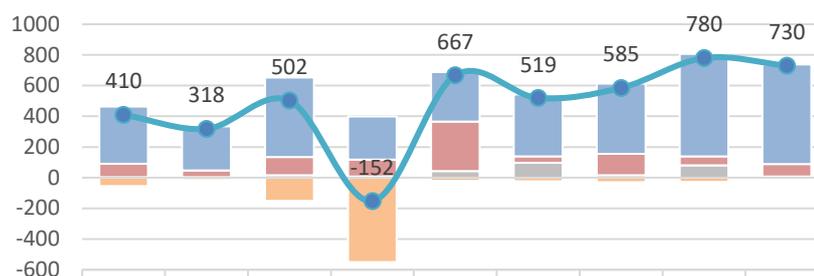


Actions: Continue to contact developers of allocated sites to support and assist where necessary to determine likely delivery rates.

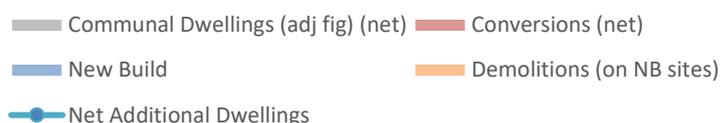
Indicator 2 – (Policy MN2) Net additional dwellings (total/on allocated sites)

During 2020/21 there were 730 net additional dwellings in Sefton. This is slightly lower than the previous year's total of 780 but remains significantly higher than the totals from 2012/13-2018/19 reflecting the delivery of homes on several the Local Plan housing allocations. It also reflects a low number of demolitions as many of the planned demolition of homes in the regeneration areas in Bootle have now largely been completed.

Housing Trajectory 2012 - 2021



	2012/ 13	2013/ 14	2014/ 15	2015/ 16	2016/ 17	2017/ 18	2018/ 19	2019/ 20	2020/ 21
Demolitions (on NB sites)	-54	-16	-150	-550	-22	-23	-29	-27	-7
New Build	374	286	517	280	323	403	459	669	648
Conversions (net)	87	44	120	111	322	41	139	57	82
Communal Dwellings (adj fig) (net)	3	4	15	7	44	98	16	81	7
Net Additional Dwellings	410	318	502	-152	667	519	585	780	730



There has now been a total of 922 new dwellings completed on Local Plan allocated sites (as at 31 March 2021), an increase of 278 during 2020/21. It is expected that this will increase significantly over the next 2-3 years with some large sites having received planning approval and/or under construction.

	2017/18	2018/19	2019/20	2020/21
Total number of units completed on allocated sites	162	224 (+62)	644 (+420)	922 (+278)

Progress of the 46 sites allocated for housing development in the Local Plan are set out in the table below.

Site Ref & Name		Local plan capacity	approved	% of LP target to date	Total completions at March 2021*	Application Reference and comments
MN2.1	Land adjacent to Bartons Close	36	30	83%	-	DC/2019/01069
MN2.2	Land at Bankfield Lane, Southport	300	286 ¹	95.3%	-	DC/2017/00821 DC/2020/02331
MN2.3	Former Phillip's Factory, Balmoral Drive, Southport	158	157	99.4%	-	DC/2017/01325

¹ Application DC/2017/00821 secured 128 (full) + up to 200 (outline). Reserve matters (DC/2020/02331) for the outline part of the scheme subsequently secured 156 dwellings for a total across the scheme of 286.

Site Ref & Name		Local plan capacity	approved	% of LP target to date	Total completions at March 2021*	Application Reference and comments
MN 2.4	Land at Moss Lane, Churchtown	450	0	0%	-	-
MN2.5	Land at Crowland Street, Southport	678	0	0%	-	-
MN2.6	Land at Broome Road, Southport	174	0	0%	-	-
MN2.7	Land West of Lynton Road	25	0	0%	-	-
MN2.8	Former Ainsdale Hope School, Ainsdale	120	0	0%	-	-
MN2.9	Former St John Stone School, Meadow Lane, Ainsdale	40	47	117.5%	-	Planning permission granted DC/2019/01164
MN2.10	Land at Sandbrook Road, Ainsdale	83	24	28.9%	24	Part of site (approved) DC/2014/02171 (current application) DC/2020/02187 130 dwellings plus respite centre
MN2.11	Land south of Moor Lane, Ainsdale	69	0	0%	-	-
MN2.12	Land north of Brackenway, Formby	286	286	100%	-	DC/2018/00093
MN2.13	Land at West Lane, Formby	40	0	0%	-	-
MN2.14	Former Holy Trinity School, Lonsdale Rd, Formby (part)	50	42	84%	42	DC/2015/003330
MN2.15	Land at Shorrocks Hill, Lifeboat Road, Formby	34	0	0%	-	-
MN2.16	Formby Professional Development Centre, Park Road, Formby	15	0	0%	-	-
MN2.17	Land at	319	68	117%	-	DC/2018/00588

Site Ref & Name		Local plan capacity	approved	% of LP target to date	Total completions at March 2021*	Application Reference and comments
	Liverpool Road, Formby (west part)					
MN2.17	Land at Liverpool Road Formby (east part),		304		-	DC/2018/00658
MN2.18	Land at Altcar Lane, Formby	29	24	83%	-	DC/2018/00020
MN2.19	Power House phase 2, Hoggs Hill Lane, Formby	12	9	75%	-	DC/2018/01105
MN2.20	Land at Andrew's Close, Formby	87	99	114%	91	DC/2016/01740 DC/2018/00101 DC/2018/00181
MN2.21	Land at Elmcroft Lane, Hightown	120	0	0%	-	-
MN2.22	Land at Sandy Lane, Hightown	10	0	0%	-	-
MN2.23	Land at Hall Road West, Crosby	14	14	100%	14	DC/2016/01523
MN2.24	Land at Southport Old Road, Thornton	85	0	-	-	-
MN2.25	Land at Holgate, Thornton	221	14	6.3%	-	DC/2018/01568 (part) approved DC/2021/00417 (part) ²
MN2.26	Land at Lydiate Lane, Thornton	265	268	101.1%	-	DC/2017/00434 Outline planning application for up to 268 dwelling houses approved
MN2.27	Land south of Runnell's Lane, Thornton	137	183	133.5%	22	DC/2018/02199
MN2.28	Land at Turnbridge Road, Maghull	40	39	98%	25	DC/2017/00456
MN2.29	Land north of Kenyons Lane, Lydiate	295	0	0%	-	-

² Planning committee recommended approval at committee on 17 November 2021 for 206 dwellings. Still awaiting for approval as at 28 January 2022

Site Ref & Name		Local plan capacity	approved	% of LP target to date	Total completions at March 2021*	Application Reference and comments
MN2.30	Former Prison Site, Park Lane, Maghull	370	369	99%	281	DC/2015/01527
MN2.31	Land east of Waddicar Lane, Melling	178	149	83.7%	64	DC/2017/02359
MN2.32	Wadacre Farm, Chapel Lane, Melling	135	0	0%	-	-
MN2.33	Land South of Spencers Lane, Melling	18	29	161%	-	DC/2019/00691
MN2.34	Land at Wango Lane, Aintree	25	43	172%	-	DC/2017/02298
MN2.35	Aintree Curve Site, Ridgewood Way, Netherton	109	109	100%	109	DC/2014/01655
MN2.36	Former Z Block Sites, Buckley Hill Lane, Netherton	100	26	126%	26	DC/2016/01092 (middle site)
	Former Z Block Sites, Buckley Hill Lane, Netherton		31		31	DC/2016/02302 (southern site)
	Former Z Block Sites, Buckley Hill Lane, Netherton		69		-	DC/2020/01853 (northern site)
MN2.37	Former St Raymond's School playing field, Harrops Croft, Netherton	53	0	0%	-	-
MN2.38	Land at Pendle Drive, Netherton	29	0	0%	-	-
MN2.39	Land at the former Bootle High School, Browns Lane, Netherton	63	0	0%	-	-
MN2.40	Former Daleacre School,	37	0	0%	-	-

Site Ref & Name		Local plan capacity	approved	% of LP target to date	Total completions at March 2021*	Application Reference and comments
	Daleacre Drive, Netherton					
MN2.41	Former Rawson Road Primary School, Rawson Road, Bootle	20	0	0%	-	-
MN2.42	Former St Wilfrid's School, Orrell Road, Bootle	160	185	115.6%	-	DC/2019/01356 – currently on site
MN2.43	Klondyke Phases 2 and 3, Bootle	142	142	100%	142	DC/2014/00642
MN2.44	Peoples site, Linacre Lane, Bootle	110	0	0%	-	-
MN2.45	Former St Joan of Arc School, Rimrose Road, Bootle	51	51	100%	51	DC/2014/00605
MN2.46	Former St Mary's Primary School playing fields, Waverley Street, Bootle	72	0	0%	-	DC/2020/00705 Refusal currently being appealed
MN2.47	Land East of Maghull Northern Site	1,400	855	121.1%	-	DC/2017/01528 Outline application
MN2.47	Land East of Maghull Southern Site		841		-	DC/2017/01532 (allowed on appeal)
Total indicative dwellings on allocated sites		7,264	4,793	66%	922	

The information in the table above indicates that by January 2022 planning approval has been granted 66% of the total indicative site capacity on Local Plan housing allocations.

Actions: Continue to contact developers of allocated sites to determine likely delivery rates.

Indicator 3 – (Policy MN1)**Land available for (general) employment (ha)**

The following table sets out the land available for employment use in Sefton in 2019/20, the vast majority of which is on allocated sites. The current supply meets the five-year requirement.

	B general (ha)	B1 (ha)	B2 (ha)	B8 (ha)	Grand Totals (ha)
Allocated sites with no Planning Permission	41.6347				41.6347
Allocated sites with Planning Permission	20.7786	9.8915		2.5663	33.2364
Sites in Primarily Industrial Areas with Planning Permission	3.0406		3.3434	2.05	8.434
Sites in other policy areas	0	0.7926	0	0.0441	0.8367
Totals	65.4539	10.6841	3.3434	4.6604	84.1418

Actions: None at present. The required five years supply of employment land is expected to be not less than 22.66ha.

Indicator 4 – (Policy MN1)**Employment land lost to non-employment uses**

The following developments were completed in Sefton during 2020/21, resulting in the loss of employment land/units. The total area of employment use lost was 0.425ha, which is significantly less than the 1.489 ha in 2019/20, 5.89ha lost in 2018/19, 10.72ha lost in 2016/17 and 1.67ha lost in 2017/18. The largest employment site lost in 2020/21 was loss of land at Hall Street in Southport which is now a residential development.

Land Type	Application	Site Address	Description of Development	Previous Use Class	New Use Class	Area Ha
LP ED2 - Town District & Local Centre	DC/2018/00072	53 London Street Southport	Change of use of first and second floors of building from offices to flat	E	C3	0.010
LP HC3 - Primarily	DC/2020/00823	37a Liverpool Road South	Change of use of first floor from offices to	E	C3	0.030

Land Type	Application	Site Address	Description of Development	Previous Use Class	New Use Class	Area Ha
Residential Area		Maghull & Aintree	flat			
LP HC3 - Primarily Residential Area	DC/2015/01852	28-30 Hall Street Southport	Conversion of existing office building to 35 studio apartments	E	C3	0.260
LP ED3 - Employment Area	DC/2017/02365	Essex House Bridle Road Netherton L30 4UE	Change of use from class B1 (business) to D1 (education facility)	B1	D1	0.018
LP ED6 - Regeneration Site	DC/2019/00500	15 Merton Road Bootle L20 3BG	Change of use from bank/offices to children's nursery	E	E	0.107

It is important to note this indicator monitors schemes completed in this monitoring year rather than planning approvals and as such picks up schemes some of which were approved many years ago, prior to Local Plan adoption.

Actions: None. The Council retains a 5 year supply of employment land.

Indicator 5 – (Policy MN1) Land available for port related employment

The Liverpool City Region Combined Authority (Halton, Knowsley, Liverpool, St Helens, Sefton, Wirral and West Lancashire) produced a Strategic Housing and Employment Land Market Assessment (SHELMA) published in March 2018. This also considers the need for land for Port-related employment (i.e. large scale B8 logistics and warehousing development). The SHELMA identifies a need of between 308 and 397ha of land required to 2037 for large scale B8 warehousing. This figure is for the City Region as a whole and has not been disaggregated.

A further study was commissioned by the Liverpool City Region Combined Authority to undertake a series of site assessments in respect of potential future strategic distribution and warehousing requirements as identified in the SHELMA

The study³ (August 2019) concluded that:

'The total developable land from the sites assessed is 378 Ha and vary in times of delivery (unadjusted for B2 demand). Adjusting this figure by 20% to account for B2 use on the site results in 281.0 Ha of B8 developable land. Subject to further investigation this land area is in excess of that required to achieve the 'Do Something' strategic B8 requirement and thus fulfilling future growth requirements.'

³ Liverpool City Region Areas of Search Assessment, GL Hearn August 2019

Actions: Nothing at this stage in advance of a Local Plan review

Indicator 6 – (Policy MN1)

Floorspace (m²) developed for employment (by type (B1, B2, B8) and location)

During 2020/21 there was a total of 5271m² of floorspace developed for employment use. This is a significant increase from 3705m² in 2019/20. However, it remains well below the peak of 26,662m² developed in 2014/15.

Period	B1A	B1C	B2	B8	B gen	Sui Generis	Total m ²
2010/11	598	978	-	525	8070	-	10171
2011/12	-	-	1740	-	-	-	1740
2012/13	212	372	-	500	-	418	1502
2013/14	4323	-	-	-	-	1200	5523
2014/15	270	-	-	24234	2158	-	26662
2015/16	506	-	2531	726	-	2605	6368
2016/17	2625	333	3860	6425	-	720	13963
2017/18	2370	-	6833	6833	-	-	16036
2018/19	351	945	1162	-	2850	-	5308
2019/20	851	-	1427	-430*	568	1289	3705
2020/21	350	907	-	4014	-	-	5271

*The negative figure exists due to a net loss of B8 floorspace on one development.

Actions: None at the moment. The allocation of sites for employment in the Local Plan will help improve the delivery of employment development in Sefton.

Indicator 7 – (Policy MN1)

Number of jobs (full-time equivalent) created on employment sites

The table below shows the number of jobs created on employment sites due to development in 2020/21. This is based on the information supplied by the applicant and during 2020/21 showed that 25 full time posts were created at various sites. This is a decrease on the information provided for 2019/21 which showed that 51 full time posts were created.

Site address	Proposal	Site area	Full time jobs equivalent	Part time jobs
2 Heysham Road	Erection of a storage building (Class	0.96196	10	--

Netherton L30 6TU	B8) and a light industrial building with ancillary office accommodation, staff welfare facilities and trade counter (Class B1c), together with the construction of hardstandings and vehicle parking areas, the formation			
Weld Blundell Arms Scaffold Lane Ince Blundell	Erection of a petrol filling station with ancillary retail, drive through cafe/restaurant and a new bowling green clubhouse after demolition of the existing public house/restaurant.	0.8784	15	15

Actions: Continue to monitor job outputs from completed employment development. Through the pre-application process advise that the Council's preference for employment development is those that maximise job outputs.

Indicator 8 – (Policy MN7)

Approvals in the Green Belt and % inappropriate

During 2020/21 there were 28 approvals in the Green Belt. 19 of these were considered 'appropriate' and the remaining 9 were considered to demonstrate 'very special circumstances' that outweighed any harm to the Green Belt, in accordance with the NPPF.

This compares to 2019/20 when there were 30 approvals in the Green Belt with all but 3 considered 'appropriate' and the remaining 3 demonstrating 'very special circumstances'.

The 19 considered **appropriate** are set out in the table below:

Application	Site Address	Proposal
DC/2020/02004	Midway Bank Lane Melling Liverpool L31 1AX	Conversion of barn to dwelling
DC/2020/01951	Raven Meols Farm Kew Road Formby L37 2HB	Change of use of existing barn to residential with limited extensions
DC/2020/00933	Oak Lea 300 Southport Road Lydiate L31 4HH	Change of use from bed and breakfast accommodation to a single dwellinghouse to include external alterations.
DC/2020/00222	Warren Farm Southport Old Road Formby Liverpool L37 0AN	Conversion of a stable block to a 2 bed bungalow for agricultural workers including the erection of a conservatory following demolition of the existing lean-to
DC/2020/02217	Land Adjacent To South	Erection of a dwelling house with integral garage

Application	Site Address	Proposal
	Moss House Pasture Lane Formby L37 0AP	adjacent to South Moss House, with new vehicular access and landscaping
DC/2021/00192	Land Adjacent To South Moss House Pasture Lane Formby L37 0AP	Erection of a dwellinghouse with integral garage adjacent to South Moss House, with new vehicular access and landscaping (alternative to DC/2020/02217).
DC/2020/00467	Eccleston Farm Bungalow Back O The Town Lane Ince Blundell Liverpool L38 6JJ	Erection of a detached dwellinghouse.
DC/2020/00956	Oak Lea Southport Road Lydiate L31 4HH	Application to use The Barn and its curtilage as a separate dwellinghouse.
DC/2020/00244	Lydiate Barn Garden Centre And Nurseries Southport Road Lydiate L31 4EE	Erection of a dwelling house on Plot No. 6 (redesign of approved scheme DC/2019/02194).
DC/2020/02030	Hill Farm Delph Road Little Crosby Liverpool L23 4TU	Installation of a Biomass Boiler for existing log drying business (Retrospective Application)
DC/2020/00505	Warren Farm Southport Old Road Formby Liverpool L37 0AN	Change of use of stable block, part of garage and tack room to a kennels including ancillary spaces and external fenced exercise areas.
DC/2019/02054	Ince Benet Cross Barn Lane Ince Blundell Liverpool L38 6JD	Renovation and partial re-build of Ince Benet Community House to be used as a monastic and commercial retreat. Internal reconfiguration and additional roof lights, small additional covered area including associated works to driveway and parking.
DC/2020/02356	Jahan Prescot Road Melling Liverpool L31 1AN	Proposed division of the existing garage into 3 Units (B2).
DC/2020/01748	Hillside Tennis Club 572A Liverpool Road Birkdale	Erection of a single storey flat roof extension to the existing building to be used for storage, with alterations to the elevations and the creation of a

Application	Site Address	Proposal
	PR8 3BG	raised ramp to the west elevation
DC/2020/00464	National Trust Countryside Office Blundell Avenue Formby Liverpool L37 1PH	Installation of a temporary Portakabin meeting room adjacent to the existing National Trust Countryside Office.
DC/2020/00464	The West Lancashire Golf Club Greenkeepers Maintenance Facility 4 Hall Road West Blundellsands L23 8SZ	Erection of a portacabin next to the main Maintenance Facility for the use of rest room due to Covid-19 restrictions on social distancing for Greenkeeping Staff
DC/2020/01476	The Paddock Outlet Lane Melling Liverpool L31 1HN	Change of use from stables to games room, gym and kitchen to be ancillary to existing residence (C3 use) with extension to the rear
DC/2020/01525	Moss Side Cottages Moss Side Formby L37 0AA	Certificate of Lawfulness for a proposed dormer extension and single storey extension to the rear of the dwellinghouse and proposed shed
DC/2020/02156	Oak Lea Southport Road Lydiate L31 4HH	Certificate of lawfulness for the continuation of use of the residential garden area

The 9 that were considered to demonstrate 'very special circumstances' that outweighed any harm to the Green Belt are as follows: Green Belt, in accordance with the NPPF are set out below:

Application	Site Address	Proposal
DC/2019/02271	Sunnyfields North End Lane Ince Blundell Liverpool L38 4JB	Erection of an agricultural workers dwelling
DC/2019/02128	150 Pilling Lane Lydiate Liverpool L31 4HQ	Erection of a dwelling, with associated access, parking, landscaping and drainage, and a new wastewater treatment plant following demolition of existing house and garage
DC/2020/00036	19 Rock Lane Melling Liverpool L31 1EN	Erection of 1 no. dwelling following demolition of existing dwelling

Application	Site Address	Proposal
DC/2020/00473	201 Lunt Lane Sefton L29 7WL	Erection of a detached dwellinghouse after demolition of Old Lunt Farm Cottage.
DC/2020/02347	LCFA Sefton Drummond Road Crosby Liverpool L23 9YP	Layout of a 3G floodlit artificial pitch to replace existing pitches and alterations and extension to the existing building
DC/2020/02093	Land Off Blundell Lane Southport PR9 7NP	Construction of a pressure relief column, bollards, perimeter fencing and associated works.
DC/2020/00711	Bells Farm House Prescot Road Melling L31 1AR	Erection of a single storey kennel, conversion of an existing building to a Cattery after demolition of two outbuildings and erection of a single storey extension to be used as a reception and vet room after demolition of the existing conservatory to the
DC/2019/01991	Lunt Meadows Wetland Nature Reserve And Flood Storage Reservoir Lunt Road Sefton	Erection of a single storey Welcome Centre, associated sewage treatment plant, improvements to the access off Lunt Road and associated landscaping
DC/2020/02242	Land Adjacent To 53 Carr House Lane Ince Blundell Liverpool L38 1QE	Installation of a hard standing for agricultural purposes (retrospective)

Actions: Nothing at this stage as development is largely appropriate. The Policy Team will continue to advise on applications in the Green Belt to ensure inappropriate development is avoided unless there are very special circumstances that would indicate otherwise.

Indicator 9 – (Policy MN7)

Approvals in Safeguarded Land and % inappropriate

The emerging Local Plan has allocated two areas of safeguarded land (Lamshear Lane, Lydiate and Land adjacent to Ashworth Hospital, Maghull). These are sites between the edge of the Green Belt and the urban area that have been removed from the Green Belt to meet longer term development needs.

Application reference	Address	Proposal	Appropriate
DC/2019/02285	Land To The East Of Villas Road Maghull L31 1AU	Outline planning application for the erection of a Low Secure Mental Health Inpatient Facility with some matters reserved. Access applied for at this stage, (layout, scale, appearance and landscaping reserved for future consideration)	No however the resulting measurable harm is limited and that the significant social benefits and substantial economic benefits are material considerations which clearly outweigh the identified policy conflicts.
DC/2020/01752	Land To The East Of Villas Road Maghull L31 1AU	Application for approval of reserved matters pursuant to outline planning permission DC/2019/02285 granted 02/07/2020 - for layout, scale, appearance and landscaping	No however the resulting measurable harm is limited and that the significant social benefits and substantial economic benefits are material considerations which clearly outweigh the identified policy conflicts.

Actions: Nothing at this stage. Continue to monitor.

2. Economic development and regeneration

Indicator 10 – (Policy ED1)

Approvals in Port and Maritime Zone and % inappropriate

Application	Site Address	Proposal	Appropriate?
Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Yes
Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Erection of an Urban Reserve Flexible Energy Facility and associated equipment.	Yes

These uses compliment port related activities and is permitted development.

Actions: Nothing at this stage. Continue to monitor.

Indicator 11 – (Policy ED1)

Improved access to the port consulted on/approved/implemented

This is a Highways England project. Public consultation on the preferred access to the Port of Liverpool option was undertaken in January and February 2017 and Highways England announced the preferred route in August 2017. The decision-making process was challenged and went through a Judicial Review process, which was dismissed in November 2018. Site investigation and environmental survey work continued in 2020. Public consultation on the emerging design of the route through the Rimrose Valley was delayed due to the covid-19 pandemic. For more information see <https://highwaysengland.co.uk/projects/a5036-port-of-liverpool-access/>

Progress as at January 2022:

Consulted on	✓
Approved	✗
Implemented	✗

Actions: This project is being led by Highways England.

Indicator 12 – (Policy ED2)

Number and % of approved retail/leisure/other town centre uses development in

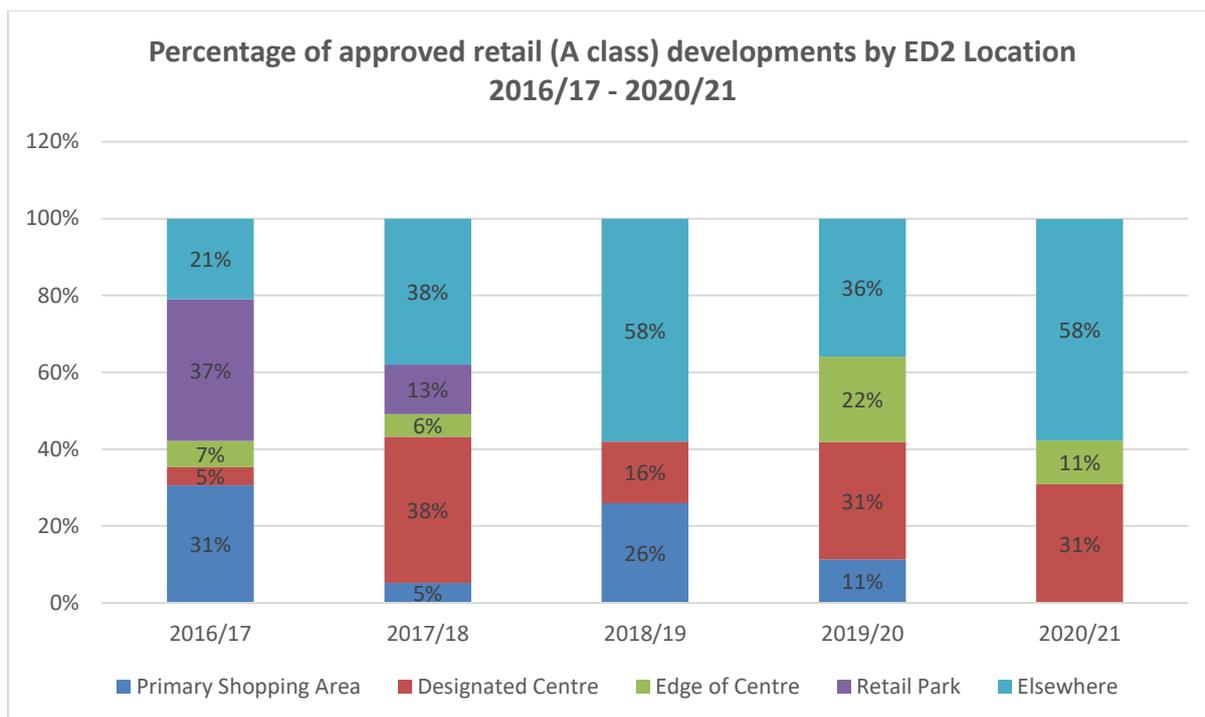
- **designated centres (Primary Shopping Areas)**
- **edge of centre**
- **retail parks**
- **elsewhere**

During 2020/21 there were 60 approvals for town centre uses in Sefton. 30 of these were outside either a designated centre or edge of centre site. This compares with 48 approvals in 2019/20, 24 of which were outside a designated centres or edge of centre

Use Class	Primary Shopping Areas	Designated Centres	Edge of Centre	Retail Park	Elsewhere	Total
	Count Floor space %*	Count Floor space %	Count Floor space %	Count Floor space %	Count Floor space %	
A Retail	2 8m ² 0%	19 1704m ² 31%	2 625 11%	-	19 3176.1m ² 58%	42 5513.1m ²
B1 Office	-	3 381 37%	1 281m ² 27%	-	2 361m ² 35%	6 1023m ²
D Leisure	-	1 92 7%	2 449 35%	-	9 725m ² 57%	12 1266m ²

*% of floor space in each location type

25 of the 60 schemes approved for these uses were in Primary Shopping Areas or within the boundary of a designated centre, this represents 28% of the floorspace. The majority of new floorspace (72%) was approved in locations out of centre (edge of centre, on retail parks or elsewhere). This included proposals for the appropriate redevelopment of existing uses 'elsewhere', particularly to café and restaurant use. The graph below compares the percentage of approved floorspace by location between 2016/17 and 2020/21.



Actions: The majority of town centre uses were approved in out-of-centre locations. The Council are currently updating its Retail Strategy Review and its Town and District Health. These will assist in determining the impact out-of-centre development (and other issues) on Sefton’s key centres and set out options for their protection/improvement.

**Indicator 13 – (Policy ED5)
Approvals by type in locations listed in Policy ED5 ‘Tourism’**

Policy ED5 of the Local Plan lists four locations that are strategic tourism locations in the borough. These are:

- Southport Seafront and Southport Central Area
- Crosby Coastal Park
- Aintree Racecourse
- Adjacent to the Leeds and Liverpool canal

During 2020/21 there were **32** approvals within the Southport Seafront and within or adjacent to Southport Central Area and **7** approvals adjacent to the Leeds and Liverpool Canal. In Southport this included 7 changes of use to apartments/flats, 3 changes of use from retail to a café, restaurant or bar and 4 changes of use to a hot food takeaway. These and other relevant approvals are set out in the table below. The remaining approvals were for general alterations to premises and temporary uses not directly related to tourism.

There was 1 approval within Crosby Coastal park which was for the expansion of Crosby Lakeside Adventure Centre.

Of the 7 approvals adjacent to the canal, 1 was for a conversion for additional apartments. The other 6 were related to the industrial or minor residential uses of the adjacent premises and not to tourism so are not listed.

This compares with 2019/20 when there were **33** approvals within the Southport Seafront and within or adjacent to Southport Central Area which included 9 changes of use to residential. During 2019/20 there were 10 approvals adjacent to the canal but all were relating to industrial or residential uses rather than tourism.

Application	Site Address	Proposal	ED5 Location
DC/2021/0010 3	16-18 Eastbank Street Southport PR8 1DT	Prior Notification application for a change of use of the first and second floors only from offices (B1(a)) to 6 self-contained apartments (C3).	Southport Central Area
DC/2020/0264 4	21 Anchor Street Southport PR9 0UT	Prior notification for the change of use of the existing office to 6 apartments	Southport Central Area
DC/2020/0070 2	79 & 79A Eastbank Street Southport PR8 1DG	Conversion of the existing flat to two flats on the first and second floor, together with the erection of a two storey extension to the rear of the premises	Southport Central Area
DC/2020/0079 2	253-255 Lord Street Southport PR8 1NY	Change of use of part of the first floor, second and third floors from offices (A2) to 3 self-contained flats (C3) including the erection of a fourth floor and balconies to the side elevation.	Southport Central Area
DC/2020/0025 9	447-453 Lord Street Southport PR9 0AQ	Conversion of the vacant shops and accommodation above into 4 studio apartments and 10 self-contained flats. Alteration to the front elevation involving repositioning of the shop entrance and creation of secondary entrance onto Lord Street and removal of	Southport Central Area
DC/2020/0146 5	56 Bath Street Southport PR9 0DH	Change of use from C1 Hotel to C3 Single Dwellinghouse	Southport Central Area

Application	Site Address	Proposal	ED5 Location
DC/2020/01014	479-481 Lord Street Southport PR9 0AQ	Loft conversion comprising 2no two bed flats (part amendment to permission DC/2019/01032)	Southport Central Area
DC/2020/00548	55 West Street Southport PR8 1QS	Change of use from (B8) storage to 3 self contained apartments (C3) dwellings with off street parking, partial demolition and restoration of historic features.	Southport Central Area
DC/2020/01379	25 Scarisbrick Street Southport PR9 0TU	Conversion of dwellinghouse into 5 flats, including single storey rear extension after demolition of conservatory and five parking bays to the front.	Southport Central Area
DC/2019/01946	52 Eastbank Street Southport PR8 1ES	Change of use from A1 retail to A5 hot food take-away (Retrospective)	Southport Central Area
DC/2020/01772	Car Park Southport Pleasureland Esplanade Southport PR8 1RX	Erection of Viking themed adventure golf attraction with associated pub/eatery and parking	Southport Seafront
DC/2020/02208	8 Wright Street Southport PR9 0TL	Change of use from auction house sui generis to hot food takeaway for consumption off premises	Southport Central Area
DC/2020/01133	31 Eastbank Street Southport PR8 1DY	Change of use from a retail shop (A1) to a hot food take away (A5) including alterations to the shop front and external extract flue to the rear.	Southport Central Area
DC/2019/02010	4B Bold Street Southport PR9 0DD	Retrospective Change of use to takeaway (A5).	Southport Central Area
DC/2020/00886	9 Houghton Street Southport PR9 0TE	Certificate of lawfulness for the proposed change of use from a cafe (A3) to Financial and Professional Services (A2).	Southport Central Area
DC/2020/0141	Basement And Ground	Change of use from Pay Day Loan	Southport Central

Application	Site Address	Proposal	ED5 Location
5	Floor 22 London Street Southport PR9 0UE	Shop (Sui Generis) to Adult Gaming Centre (Sui Generis)	Area
DC/2020/00633	K4 Marble Place Southport PR8 1AG	Change of use from retail (A1) to a nail salon (sui generis).	Southport Central Area
DC/2020/00269	22 Nevill Street Southport PR9 0BX	Change of use of the former barber shop (A1) to a cafe (A3) on the ground floor including alterations to the shop front with new canopy's over and changing the access from Nevill Street to Stanley Street	Southport Central Area
DC/2020/00611	70 King Street Southport PR8 1LG	Prior notification application for the change of use of part of the ground floor from A1 shop to B1(a) office	Southport Central Area
DC/2020/01903	The Cloisters Corporation Street Southport	Application for Certificate of Existing Lawful Use to confirm that the use of the premises for any operation within Class E is lawful	Southport Central Area
DC/2020/01700	37 Tulketh Street Southport PR8 1AG	Change of use of the ground floor only from retail (A1) to a Nail Salon (Sui Generis).	Southport Central Area
DC/2020/01355	13 Lord Street Southport PR8 1RP	Change of use from barber shop (A1) to wine bar (A4) (ground floor only) with outdoor seating area	Southport Central Area
DC/2020/01411	14 - 16 King Street Southport	Prior notification procedure for the proposed change of use from vacant betting shop (Sui Generis) to cafe bar (A3) including an outdoor seating area to the front	Southport Central Area
DC/2020/00561	14 Post Office Avenue Southport PR9 0US	Prior notification application for the change of use from (A2) Financial and Professional services to (A3) Restaurants and Cafes.	Southport Central Area
DC/2020/0035	1-3 Wesley Street	Layout of an outdoor seating area	Southport Central

Application	Site Address	Proposal	ED5 Location
3	Southport PR8 1BN	to the front of the premises	Area
DC/2020/0252 1	Morrisons Lord Street Southport PR8 1RH	Erection of a vehicle parking canopy within service yard of premises	Southport Central Area
DC/2020/0010 9	Crosby Lakeside Adventure Centre Cambridge Road Waterloo Liverpool L22 1RR	Erection of single storey extensions to the front, side and rear, a first floor extension to the rear, a detached changing places unit to the rear car park including alterations and remodelling of the Centre.	Crosby Coastal Park
DC/2021/0003 0	8-12 Sefton Street Litherland Liverpool L21 7LB	Prior Notification application for the conversion of the first and second floors from 2 self-contained apartments to 4 self-contained apartments (C3).	Adj to Canal

The move towards more residential conversions, apparent in 2017/18 and 2018/19 is continuing. This investment helps to keep the area vibrant and provides support for the existing businesses, especially those relating to the evening economy.

Actions: None at present. Continue to monitor.

Indicator 14 – (Policy ED6)

Approvals in locations listed in Policy ED6 ‘Regeneration Areas’ by type

During 2019/20 the following planning applications were approved in the regeneration areas listed in Policy ED6 of the Local Plan:

Application	Site Address	Proposal	Use Class
1.a Regeneration in Bootle – Bootle Central Area			
DC/2020/0 2205	278 Stanley Road Bootle L20 3ER	Change of use from a Pawnbrokers (Sui Generis) to a Shop (E).	A1

Application	Site Address	Proposal	Use Class
DC/2020/0 2549	278 Stanley Road Bootle L20 3ER	Prior Notification application for the change of use of the first and second floors from offices to a self-contained flat.	C3
DC/2020/0 1687	26 Pembroke Road Bootle L20 7BB	Change of use from 7 self-contained flats (C3) to a House in Multiple Occupation (Sui Generis) (10 Units) and minor alterations to the windows in the side elevation.	C3
DC/2020/0 1147	New Strand The Hexagon Washington Parade Bootle L20 4SZ	Installation of a living wall.	fence
DC/2020/0 2069	Subway Bootle New Strand Station Marsh Lane Bootle L20 5BW	Application for prior approval under Part 18 Class A of Schedule 2 of the Town and Country Planning Act (General Permitted Development) Order to infill the existing redundant subway	utilities
1.b (i) Regeneration in Bootle – Regeneration Opportunity Sites – 501- 509 Hawthorne Road			
	None		
1.b (ii) Regeneration in Bootle – Regeneration Opportunity Sites – Former Gasworks Site			
	None		
2.a Regeneration of Centres – Central Southport			
DC/2020/0 0449	175-177 Lord Street Southport PR8 1PR	Erection of a single storey extension to the rear of the property	A1
DC/2020/0 0886	9 Hoghton Street Southport PR9 0TE	Certificate of lawfulness for the proposed change of use from a cafe (A3) to Financial and Professional Services (A2).	A2
DC/2020/0 1130	15 Hoghton Street Southport	Erection of a two storey extension to the side and rear and a single	A2

Application	Site Address	Proposal	Use Class
	PR9 ONS	storey extension to the rear.	
DC/2021/0 0138	11 St Georges Place Southport PR9 0AL	Erection of a single storey extension to the rear elevation.	A2
DC/2020/0 0269	22 Nevill Street Southport PR9 0BX	Change of use of the former barber shop (A1) to a cafe (A3) on the ground floor including alterations to the shop front with new canopy's over and changing the access from Nevill Street to Stanley Street	A3
DC/2020/0 1411	14 - 16 King Street Southport	Prior notification procedure for the proposed change of use from vacant betting shop (Sui Generis) to cafe bar (A3) including an outdoor seating area to the front	A3
DC/2020/0 0561	14 Post Office Avenue Southport PR9 0US	Prior notification application for the change of use from (A2) Financial and Professional services to (A3) Restaurants and Cafes.	A3
DC/2020/0 1355	13 Lord Street Southport PR8 1RP	Change of use from barber shop (A1) to wine bar (A4) (ground floor only) with outdoor seating area	A4
DC/2020/0 2208	8 Wright Street Southport PR9 0TL	Change of use from auction house sui generis to hot food takeaway for consumption off premises	A5
DC/2019/0 2010	4B Bold Street Southport PR9 0DD	Retrospective Change of use to takeaway (A5).	A5
DC/2020/0 1133	31 Eastbank Street Southport PR8 1DY	Change of use from a retail shop (A1) to a hot food take away (A5) including alterations to the shop front and external extract flue to	A5

Application	Site Address	Proposal	Use Class
		the rear.	
DC/2019/01946	52 Eastbank Street Southport PR8 1ES	Change of use from A1 retail to A5 hot food take-away (Retrospective)	A5
DC/2020/00611	70 King Street Southport PR8 1LG	Prior notification application for the change of use of part of the ground floor from A1 shop to B1(a) office	B1A
DC/2021/00103	16-18 Eastbank Street Southport PR8 1DT	Prior Notification application for a change of use of the first and second floors only from offices (B1(a)) to 6 self-contained apartments (C3).	C3
DC/2020/02644	21 Anchor Street Southport PR9 OUT	Prior notification for the change of use of the existing office to 6 apartments	C3
DC/2020/01014	479-481 Lord Street Southport PR9 0AQ	Loft conversion comprising 2no two bed flats (part amendment to permission DC/2019/01032)	C3
DC/2020/00259	447-453 Lord Street Southport PR9 0AQ	Conversion of the vacant shops and accommodation above into 4 studio apartments and 10 self-contained flats. Alteration to the front elevation involving repositioning of the shop entrance and creation of secondary entrance onto Lord Street and removal of	C3
DC/2020/00792	253-255 Lord Street Southport PR8 1NY	Change of use of part of the first floor, second and third floors from offices (A2) to 3 self-contained flats (C3) including the erection of a fourth floor and balconies to the side elevation.	C3
DC/2020/0	56 Bath Street Southport	Change of use from C1 Hotel to C3	C3

Application	Site Address	Proposal	Use Class
1465	PR9 0DH	Single Dwellinghouse	
DC/2020/01379	25 Scarisbrick Street Southport PR9 0TU	Conversion of dwellinghouse into 5 flats, including single storey rear extension after demolition of conservatory and five parking bays to the front.	C3
DC/2020/00548	55 West Street Southport PR8 1QS	Change of use from (B8) storage to 3 self contained apartments (C3) dwellings with off street parking, partial demolition and restoration of historic features.	C3
DC/2020/00702	79 & 79A Eastbank Street Southport PR8 1DG	Conversion of the existing flat to two flats on the first and second floor, together with the erection of a two storey extension to the rear of the premises	C3
DC/2020/00195	Victoria Park Rotten Row Southport PR8 2BZ	Erection of a single storey extension to the side and alterations to the front elevation.	D1
DC/2020/01772	Car Park Southport Pleasureland Esplanade Southport PR8 1RX	Erection of Viking themed adventure golf attraction with associated pub/eatery and parking	D2
DC/2020/01903	The Cloisters Corporation Street Southport	Application for Certificate of Existing Lawful Use to confirm that the use of the premises for any operation within Class E is lawful	E
DC/2020/02521	Morrisons Lord Street Southport PR8 1RH	Erection of a vehicle parking canopy within service yard of premises	external
DC/2020/0	9 Union Street Southport	Alterations to the elevations, replacement boundary wall and	external

Application	Site Address	Proposal	Use Class
1671	PR9 0QF	renovation of existing external seating area including a new bin storage and relocation of vehicle parking	
DC/2020/00353	1-3 Wesley Street Southport PR8 1BN	Layout of an outdoor seating area to the front of the premises	seating
DC/2020/00633	K4 Marble Place Southport PR8 1AG	Change of use from retail (A1) to a nail salon (sui generis).	SUI
DC/2020/01700	37 Tulketh Street Southport PR8 1AG	Change of use of the ground floor only from retail (A1) to a Nail Salon (Sui Generis).	SUI
DC/2020/01415	Basement And Ground Floor 22 London Street Southport PR9 0UE	Change of use from Pay Day Loan Shop (Sui Generis) to Adult Gaming Centre (Sui Generis)	SUI (gaming centre)
DC/2020/01574	Southport College Morningson Road Southport PR9 0TT	Change of use from a car park to a temporary classroom in the form of a marquee (for the use of the college for tuition in Brickwork) for a period of 12 months.	temporary
2.b Regeneration of Centres – Crosby Centre			
DC/2020/02363	RockSalt 66 Coronation Road Crosby Liverpool L23 5RQ	Change of use of first floor from flat to function room with store room	A3
DC/2020/01534	89 Victoria Road Crosby Liverpool L23 7XY	Change of use from a dwellinghouse (C3) to an Office (E), including alterations to the front elevation.	B1
DC/2020/0	5-7 Moor Lane	Construction of a new shopfront	external

Application	Site Address	Proposal	Use Class
0899	Crosby Liverpool L23 2SE	and raising the existing pavement area to form an access ramp to No. 7 Moor Lane following the sub-division of 5 and 7 Moor Lane, Crosby	
DC/2020/0 0863	4 Crown Buildings Liverpool Road Crosby Liverpool L23 5SR	Construction of a roof terrace at first floor level to the rear of the property.	minor ext
DC/2020/0 0555	89 Victoria Road Crosby Liverpool L23 7XY	Prior Approval for the change of use from hairdressers (A1) to professional office (B1)	refused
2.c Regeneration of Centres – Maghull Centre			
DC/2020/0 2636	1 Central Square Maghull Liverpool L31 0AE	Certificate of lawfulness for the proposed change of use from financial and professional services (Class A2) to mixed use financial and professional services (A2) and dwellinghouses (C3).	
DC/2020/0 2193	10 Central Square Maghull Liverpool L31 0AE	Certificate of lawfulness for the proposed change of use from retail (Class A1) to mixed use retail (A1) and dwellinghouses (C3)	C3
DC/2020/0 2192	18 Central Square Maghull Liverpool L31 0AE	Change of use from retail (Class A1) to mixed use retail (A1) and dwellinghouses (C3).	C3
DC/2020/0 2255	44-46 Central Square Westway Maghull Liverpool L31 0AB	Conversion of the first floor only from 1 self-contained flat to 2 self-contained flats including external alterations and erection of cycle stores.	C3
DC/2020/0 1291	10 Westway Maghull Liverpool L31 0DQ	Change of use of the ground floor only from a takeaway (Sui Generis) to gymnasium (Use Class E).	D2
DC/2020/0 2612	1 Central Square Maghull Liverpool	External alterations comprising installation of a new window to front elevation and a new door	external

Application	Site Address	Proposal	Use Class
	L31 0AE	opening and window to rear first floor	
DC/2020/0 2175	10 Central Square Maghull Liverpool L31 0AE	External alterations comprising the installation of new windows and modifications to existing window openings, new structural openings, a roof light window, and a roof access ladder	external
2.d Regeneration of Centres – Seaforth Centre			
DC/2020/0 1615	13 Stella Precinct Seaforth Road Seaforth Liverpool L21 3TB	Change of use from retail shop (A1) to a Bar (A4).	A4
DC/2020/0 1060	1 Sandy Road Seaforth Liverpool L21 3TN	Change of use of the ground floor only from Restaurant/Cafe to a Hot Food Takeaway	A5
3 Regeneration of the Dunning's Bridge Road Corridor			
DC/2020/0 1265	Comben House Farriers Way Netherton Bootle L30 4XL	Erection of 5 no units (Use class E(g)(iii), B2 and B8) and 2 no substations, creation of a new vehicular access and relocation of existing carparking	B
DC/2020/0 1606	Former Peerless Refinery Site Dunnings Bridge Road Netherton Bootle L30 6UU	Erection of three blocks of 12 commercial units for B1(c), B2, and B8 uses with servicing, parking, landscaping and associated infrastructure	B
DC/2020/0 2106	North West Training Council Dunnings Bridge Road Netherton Bootle L30 6XT	Change of Use from Class F.1 to Flexible Class E(g) / Class B8	B
DC/2020/0 0907	IDR Logistics 10 Dunnings Bridge Road	Erection of a warehouse (B8) with associated service yard serving	B8

Application	Site Address	Proposal	Use Class
	Netherton L30 6TR	two dock loading bays, frontage landscaping, security gate and boundary treatment, including car parking and access.	
DC/2020/0 2281	Park Lane Footbridge And Adjacent Land A5033 Dunnings Bridge Road Netherton L30 6YN	Demolition of the existing footbridge and replacement with a new footbridge, including ancillary development, on land at the junction of Park Lane and the A5036, Sefton	replacement
DC/2020/0 0314	Former Playing Field Northwest Of Metal Box Factory Heysham Road Netherton	Erection of an electricity substation.	utilities

Actions: None. Continue to monitor.

Indicator 15 – (Policy ED7)

Approvals in Southport Central Area by type

During 2020/21 there were 30 approvals in Southport Central Area. This compares with 32 approvals during 2019/20 and 19 approvals during 2018/19. These were for the following uses with comparison figures for the previous years:

Use	2016/17	2017/18*	2018/19*	2019/20*	2020/21*
Restaurant/cafe	2	-	3	3	3
Hot food takeaway	1	1	-	1	4
Public House / bar	1	2	-	1	1
Hotel / apart-hotel	1	-	1	2	-
Outdoor seating area	-	-	-	2	3
Retail	-	1	-	-	1
Offices	1	1	1	-	1
Residential	10	8	15	9	9
Home in Multiple Occupation	1	-	-	2	-
Gym	1	-	-	-	-
Mixed use	1	-	-	-	-
Cinema	-	1	-	-	-
Nursery	-	-	1	-	-
Land to site caravans	-	-	-	1	-
Other	-	-	-	12	8

*Some approvals contained more than one use

It is evident that the trend towards conversion to residential is continuing, particularly within the Southport Central Area. The Southport Township Heritage bid has led to a number of general improvement applications coming forward, recorded under other in the table. Further details of the proposals are given below.

Proposed Use Class	Application	Site Address	Proposal
C3	DC/2021/0010 3	16-18 Eastbank Street Southport PR8 1DT	Prior Notification application for a change of use of the first and second floors only from offices (B1(a)) to 6 self-contained apartments (C3).
C3	DC/2020/0264 4	21 Anchor Street Southport PR9 OUT	Prior notification for the change of use of the existing office to 6 apartments
C3	DC/2020/0070 2	79 & 79A Eastbank Street Southport PR8 1DG	Conversion of the existing flat to two flats on the first and second floor, together with the erection of a two storey extension to the rear of the premises
C3	DC/2020/0137 9	25 Scarisbrick Street Southport PR9 0TU	Conversion of dwellinghouse into 5 flats, including single storey rear extension after demolition of conservatory and five parking bays to the front.
C3	DC/2020/0101 4	479-481 Lord Street Southport PR9 0AQ	Loft conversion comprising 2no two bed flats (part amendment to permission DC/2019/01032)
C3	DC/2020/0025 9	447-453 Lord Street Southport PR9 0AQ	Conversion of the vacant shops and accommodation above into 4 studio apartments and 10 self-contained flats. Alteration to the front elevation involving repositioning of the shop entrance and creation of secondary entrance onto Lord Street and removal of
C3	DC/2020/0054 8	55 West Street Southport PR8 1QS	Change of use from (B8) storage to 3 self contained apartments (C3) dwellings with off street parking, partial demolition and restoration of historic features.

Proposed Use Class	Application	Site Address	Proposal
C3	DC/2020/0079 2	253-255 Lord Street Southport PR8 1NY	Change of use of part of the first floor, second and third floors from offices (A2) to 3 self-contained flats (C3) including the erection of a fourth floor and balconies to the side elevation.

Actions: None at present. Continue to monitor.

**Indicator 16 – (Policy ED8)
Approval in Southport Seafront by Type**

Proposed Use Class	Application	Site Address	Proposal
D2	DC/2020/0177 2	Car Park Southport Pleasureland Esplanade Southport PR8 1RX	Erection of Viking themed adventure golf attraction with associated pub/eatery and parking
D1	DC/2020/0019 5	Victoria Park Rotten Row Southport PR8 2BZ	Erection of a single storey extension to the side and alterations to the front elevation.

In 2019/20 there were 4 approvals in the Southport Seafront area, and one each in 2018/19, 2017/18 and 2016/17.

Actions: None. Continue to monitor.

**Indicator 17 – (Policy ED10)
Approvals in Aintree Racecourse (in the Green Belt Area) by Type**

No approvals during 2020/21, 2019/20, 2018/19, 2017/18 or 2016/17.

Actions: None. Continue to monitor.

**Indicator 18 – (Policy ED10)
Approvals in Aintree Racecourse (outside the Green Belt Area) by Type**

No approvals during 2020/21, 2019/20, 2018/19, 2017/18 or 2016/17.

Actions: None. Continue to monitor.

**Indicator 19 – (Policy ED11)
Approvals in Crosby Centre by Type**

During 2020/21 there were four approvals within Crosby Town Centre.

Use Type	Application	Site Address	Proposal
A3	DC/2020/0236 3	RockSalt 66 Coronation Road Crosby Liverpool L23 5RQ	Change of use of first floor from flat to function room with store room
B1	DC/2020/0153 4	89 Victoria Road Crosby Liverpool L23 7XY	Change of use from a dwellinghouse (C3) to an Office (E), including alterations to the front elevation.
Minor extension	DC/2020/0086 3	4 Crown Buildings Liverpool Road Crosby Liverpool L23 5SR	Construction of a roof terrace at first floor level to the rear of the property.
External	DC/2020/0089 9	5-7 Moor Lane Crosby Liverpool L23 2SE	Construction of a new shopfront and raising the existing pavement area to form an access ramp to No. 7 Moor Lane following the sub-division of 5 and 7 Moor Lane, Crosby

This compares with five approvals in 2019/20, four approvals in 2018/19, three approvals in 2017/18 and two in 2016/17.

Actions: None. Continue to monitor.

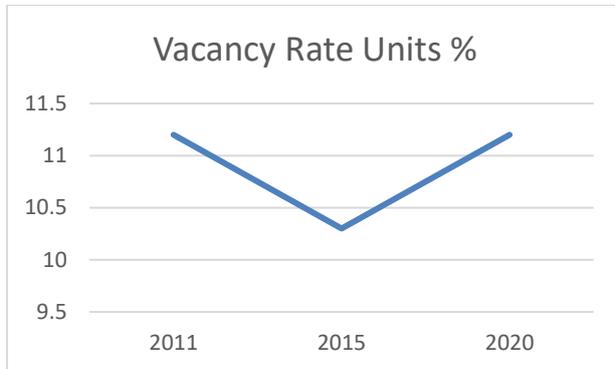
**Indicator 20-23 – (Policy ED11)
Total units in Crosby Centre
Total floorspace in Crosby Centre
Reduction in vacancies in Crosby Centre
Number of National Retailers in Crosby Centre**

The Crosby District Centre Health Check was last completed in October 2020.

128 Total units in Crosby District Centre as at October 2020

21,580m² total floorspace in Crosby District Centre as at October 2020

11.1% vacant units in Crosby District Centre as at October 2020. This is more than reported in 2015 and is back to rates reported at 2011.



18 National Retailers in Crosby District Centre as at October 2020

Actions: None. Continue to monitor.

3. Housing and Communities

Indicator 24 – (Policy HC1)

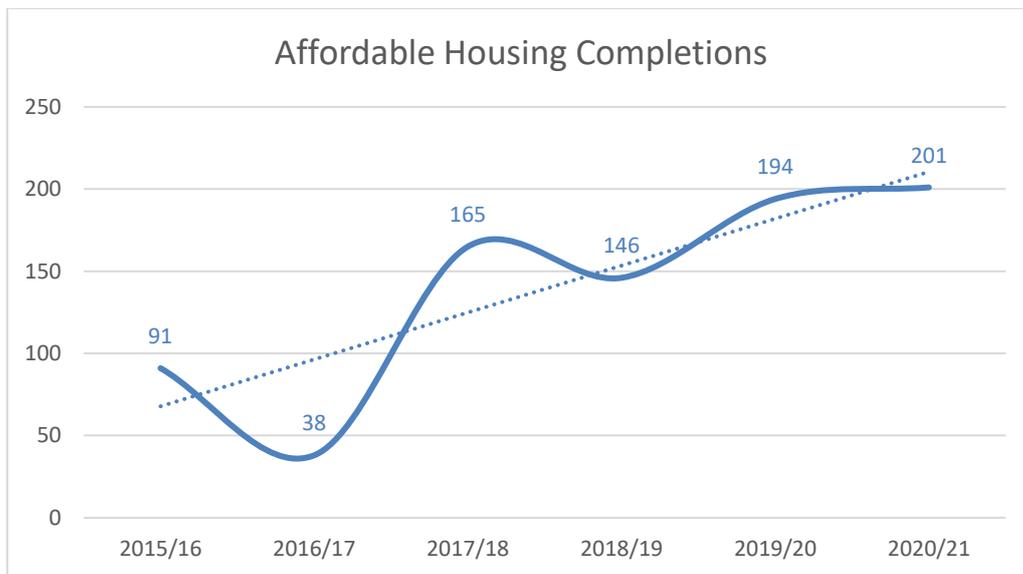
Number of affordable housing completions by type (social rented, affordable rented, intermediate, through section 106) and location.

The following table sets out the completions of affordable housing during 2020/21.

Application	Site Name	Total Capacity	Affordable dwellings			Section 106
			Social Rent	Affordable Rent	Intermediate	
DC/2018/00813	Cabbage Inn, Fleetwoods Lane, Netherton	30		30		No
DC/2018/02199	Land rear of 1 to 93, Runnells Lane, Crosby & Hightown	183		2		Yes
DC/2017/01178	Windles Green, Runnells Lane, Crosby & Hightown	36		4	19	No
DC/2017/00606	Land to the south, Andrews Lane, Formby	99	22			Yes
DC/2017/02138	Land at Leonard Cheshire Home, College Path/Lenton Avenue, Formby	34		5	1	Yes
DC/2015/01527	Fmr Ashworth Hospital Site (South), School Lane, Maghull & Aintree	369		22	4	Yes
DC/2017/02359	Land east of Waddicar Lane, Waddicar Lane, Maghull & Aintree	149		12	4	Yes
DC/2017/00456	Land at Turnbridge Road, Turnbridge Road, Maghull & Aintree	392			3	Yes
DC/2018/00023	Parkhaven Trust Land at, Green Lane, Maghull & Aintree	15	3		1	Yes

Application	Site Name	Total Capacity	Affordable dwellings			Section 106
			Social Rent	Affordable Rent	Intermediate	
DC/2016/02383	Land w of Southport & Formby DGH, Town Lane, Southport	153		11	36	Yes
S/2012/0400	Town Lane - David Wilson Homes sch, Town Lane, Southport	759		18	2	Yes

During this period there were 201 affordable housing completions. This is higher than previous years including 194 in 2019/20 and in 146 in 2018/19. 148 of the 201 or 73.6% of the affordable units that have been completed during 2019/20 were secured through the section 106 process. Delivery of affordable new build homes over a number of years is illustrated in the graph below.



The number of affordable housing completions during 2020/2021 has continued the general upward trend in affordable housing completions since 2016/17. The lower figures in 2016/17 that is partially explained by a change in government funding regimes for affordable housing and uncertainty on the approach to starter homes. This period also predates the adoption of the Sefton Local Plan (April 2017) and early indications are this is boosting the provision of affordable homes, including through the section 106 process.

Actions: Robustly apply the affordable housing policy, particularly to Local Plan allocation sites.

Indicator 25 – (Policy HC1)**% of units that are affordable in approvals for new homes in qualifying schemes (15 homes or more) (total and by settlement)**

Policy HC1 of the Local Plan sets out a requirement that developments of 15 homes of more should provide affordable housing. In Bootle and Netherton the requirement is for 15% of the total scheme to be provided as affordable homes. Outside Bootle and Netherton the requirement is for 30% of the total scheme to be provided as affordable homes. During 2020/21 there were 4 approvals on schemes in which the Council’s affordable housing requirement was triggered. The total percentage of units that are affordable is given in the table below.

Settlement area	Affordable Housing %	Market dwellings %
Crosby & Hightown	-	-
Bootle & Netherton	100%	0%
Formby	-	-
Maghull & Aintree	31%	69%
Southport	38%	62%
Grand Total	56%	44%

A detailed breakdown of the four schemes approved is given below. Provision of affordable dwellings at the land south of Spencers Lane site was deemed unviable.

Application	Site Name, location	Total Dwellings	Affordable Dwellings
DC/2019/00691	Land South of Spencers Lane	29	0
DC/2017/01532	Land East of Maghull (south)	841	270
DC/2019/01435	Former Littlewoods Sports Ground	149	149
DC/2017/00821	Land at Bankfield Lane	128	49

Actions: Robustly apply the affordable housing policy, particularly to Local Plan allocation sites.

Indicator 26 – (Policy HC2)

In developments of 25 homes of more the number and % of homes with:

- 1 or 2 bedrooms – target: minimum of 25% of market dwellings only
- 3 bedrooms - target: minimum of 40% of market dwellings only
- 4 bedrooms or more: maximum of 35% of market dwellings only

During 2020/21 there were four schemes approved that were relevant for this indicator and these are listed below. This policy does not apply to affordable housing, wholly flatted development or sheltered housing. The total is therefore the number of market homes on the development only and not the market and affordable together which triggers the housing mix requirement.

Application number	Site	1 or2 Bedrooms		3 Bedrooms		4+ Bedrooms		Totals
		No.	%	No.	%	No.	%	No.
DC/2017/00821	Land at Bankfield Lane	18	62.07%	3	10.34%	8	27.59%	29
DC/2020/00290	Former Phillip's Factory	143	25.04%	261	45.71%	167	29.25%	571
DC/2019/00691	Land South of Spencers Lane	20	25.32%	32	40.51%	27	34.18%	79
DC/2017/01532	Land East of Maghull (south)	39	24.84%	66	42.04%	52	33.12%	157

Actions: Nothing at this stage. Continue to robustly apply and monitor the policy requirement, particularly for 1 or 2 bed homes.

Indicator 27 – (Policy HC2)

Approvals of older persons housing by type, tenure and settlement (including extra care, sheltered accommodation, nursing homes etc.)

During 2020/21 there was one scheme for older people approved.

Application	Address	Proposal
DC/2019/00228	Irlam House Church Walk Bootle L20 4DH	Change of use from 91 flats (Use Class C3) to a 90 unit extra care facility (Use Class C2) including the erection of two single storey extensions to the ground floor and the erection of two further floors (taking the total from 16 to 18), an external lift

Actions: Nothing at this stage. Sufficient numbers of schemes are currently being approved.

Indicator 28 – (Policy HC2)**In approved schemes of 50 or more dwellings, the % of market homes designed to meet Building Regulation Requirement M4 (2) ‘accessible and adaptable dwellings’.**

This requirement was introduced through the Local Plan and monitored from 2017/18. The target is that at least 20% of new market properties meet this standard. This policy is now fully operational.

There were 2 full planning applications approved in 2020/21 of 50 or more dwellings and all secured accessible and adaptable homes through Section 106 agreements as follows:

Application	Location	Accessible and adaptable homes	
		No.	% of new market properties
DC/2017/01532	Land Bounded By Poverty Lane To The South, A Railway Line To The West, Whinny Brook To The North And The M58 Motorway To The East, Maghull	115	20%
DC/2017/00821	Land Off Bankfield Lane Churchtown Southport	79	19%

In 2019/20 there were 3 applications of 50 or more dwellings which met this policy requirement. In 2018/19 there were 5 applications of 50 or more dwellings, submission of 3 of which predated the adoption of the Local Plan which introduced this requirement. The other 2 both secured accessible and adaptable homes through Section 106 agreements. In 2017/18 there were 4 applications. 3 predated the adoption of the Local Plan and the 4th was a prior notification so no units were subject to this policy requirement.

Actions: Ensure all future qualifying housing schemes meet this requirement.

Indicator 29 – (Policy HC2)**Number of approved custom or self-build homes**

The Self-Build and Custom Housebuilding Act 2015 requires that the Council secure sufficient planning permissions to meet the number of requests on the custom and self-build register (see Indicator 30). This information is also required for the government online data (DELTA) return, which operates to the timescale indicated. Analysis of approvals for single dwellings has shown that the following number of approvals can be considered custom or self-build:

31 October 2015 – 30 October 2016	8 homes
31 October 2016 – 30 October 2017	6 homes
31 October 2017 - 30 October 2018	31 homes
31 October 2018 – 30 October 2019	28 homes
31 October 2019 – 30 October 2020	7 homes

31 October 2020 – 30 October 2021	9 homes
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Actions: Continue to identify and monitor approvals for custom and self-build homes in the future. Identify sites for potential custom or self-build homes.

Indicator 30 – (Policy HC2)

Number of people registered on Sefton’s Custom and Self-Build Register

The Sefton Self-Build register was established in April 2016 and contains the following information:

Base Period	Number registered
1 – to 30/10/2016	54
2 – to 30/10/2017	37
3 – to 30/10/2018	25
4 – to 30/10/2019	26
5 – to 30/10/2020	24
6 - to 30/10/2021	39
Total number of people on register	195

The Council does not set local eligibility criteria for entry onto the register (as set out in the Regulations). As such Sefton’s register does not have two parts. It must also be noted some people register multiple times and only their most recent registration is counted. This accounts for amendments to base-period figures reported in previous AMRs.

Actions: Continue to make available, market and maintain the self-build register.

Indicator 31 – (Policy HC3)

Approvals in Primary Residential Area (PRA) that are not residential and inappropriate

During late 2020 and 2021 the following non-residential approvals were granted in the PRA. All of these are considered appropriate. More information is given in the comments column.

Application	Site Address	Proposal	Comments
DC/2020/007 97	6 The Crescent Thornton Liverpool L23 4TA	Erection of a first floor and single storey extension to the rear, alterations to the shop front and the erection of a flue to the rear elevation.	Building already not in use as residential. Extension of existing shop acceptable within PRA.
DC/2020/004	161 College Road Crosby	Change of use of ground floor from a shop (Use Class	Building already not in use as residential. Change of use to restaurant acceptable as it

Application	Site Address	Proposal	Comments
27	Liverpool L23 3AT	A1) to a restaurant (A3)	does not undermine housing delivery. Further to this College Road is a vibrant parade.
DC/2020/002 80	157A College Road Crosby Liverpool L23 3AS	Change of use of the first floor only from office (A2) to cafe (A3) (to extend the existing ground floor cafe facilities).	Building already not in use as residential. Change of use to cafe acceptable as it does not undermine housing delivery. Further to this College Road is a vibrant parade.
DC/2020/010 60	1 Sandy Road Seaforth Liverpool L21 3TN	Change of use of the ground floor only from Restaurant/Cafe to a Hot Food Takeaway	Building already not in use as residential. Change of use to hot food takeaway acceptable as it does not undermine housing delivery.
DC/2020/022 90	163-165 Rawson Road Seaforth Liverpool L21 1HL	Change of use from retail to hot food takeaway with addition of doors to the front and to the side elevations, relocation of existing roller shutters to the side elevation, pitched roof to flat roof to rear and installation of extraction system to roof at	Building already not in use as residential. Change of use to hot food takeaway acceptable as it does not undermine housing delivery.
DC/2020/018 23	175 Linacre Road Litherland Liverpool L21 8JS	Certificate of Lawfulness for the proposed use as a takeaway.	Change of use to hot food takeaway within PRA acceptable as it does not undermine housing delivery.
DC/2020/004 87	160 Linacre Road Litherland Liverpool L21 8JU	Installation of an ATM installed through a secure panel to the left hand side of the shop entrance (retrospective application)	ATM installed on shop is an acceptable development within PRA.
DC/2020/017 84	Kingsway Surgery 40-44 Kingsway Waterloo Liverpool L22 4RQ	Change of use of No. 44 Kingsway (C3) to an office - on-line pharmacy (E), the erection of a two storey extension to the rear of No's 40-42 Kingsway and internal alterations to the second floor to create a training room	Change of use to office/online pharmacy within PRA acceptable as it does not undermine housing delivery.

Application	Site Address	Proposal	Comments
DC/2020/025 26	40-44 Kingsway Waterloo Liverpool L22 4RQ	Change of use of No. 44 Kingsway from a dwellinghouse (C3) to an on-line pharmacy/surgery (E) including part single/part two storey extensions to rear of 40-44 Kingsway, internal and external alterations and provision of car parking spaces	Change of use to online surgery/ pharmacy within PRA acceptable as it does not undermine housing delivery.
DC/2020/002 07	402 Stanley Road Bootle L20 5AB	Change of use from dwellinghouse (Use Class C3) to a house in multiple occupation (HMO) (up to 5 persons) (Use Class C4) including erection of rear dormer and demolition of lean-to outrigger.	HMOs are acceptable in principle within a PRA.
DC/2020/025 34	3A Ashbourne Avenue Crosby Liverpool L23 8TX	Erection of an external staircase to the rear of the building (Alternative to DC/2019/02349 refused 16.4.2020 but allowed on appeal ref APP/M4320/W/20/325496 1 date 14th October 2020).	Application for minor alteration.
DC/2020/026 27	63 Oaklands Avenue Crosby Liverpool L23 2TN	Change of use from amenity to garden space with erection of a small boundary wall (alternative to DC/2020/02102)	Application for minor alteration
DC/2020/018 98	Lynton Court 15 Merrilocks Road Blundellsands L23 6UJ	Refurbishment of 4No. balconies and extension of 8No. balconies	Application for minor alteration
DC/2020/023 02	Aldi Moor Lane Thornton	Erection of replacement refrigeration plant and plant compound to the rear	Building already not in use as residential. Replacement of existing plant acceptable within PRA.

Application	Site Address	Proposal	Comments
	L23 4TW	elevation.	
DC/2020/020 80	160 - 164 Knowsley Road Bootle L20 4NR	Layout of an outdoor seating area and installation of awnings to the front elevation	Application for minor alteration to nonresidential site.
DC/2021/000 54	157 College Road Crosby Liverpool L23 3AS	Layout of an outdoor seating area to the front and side.	Application for minor alteration to nonresidential site.

Actions: Nothing at this stage. Continue to monitor.

Indicator 32 – (Policy HC3)

Densities in approvals for residential development

Policy HC3 of the Local Plan requires that new residential development should achieve a minimum density of 30 per hectare (dph). During 2020/21 over 95% of residential approvals were at 30 dwellings/hectare or more. This is above the levels achieved in 2019/20 (82%) 2018/19 (72.5%) 2017/18 (71%) and 2016/17 (over 70%).

Densities (dwellings/hectare)	0 to 30	30 to 50	over 50
Number of dwellings 2020/21	69 (5%)	1174 (80%)	227 (15%)
Number of dwellings 2019/20	202 (18%)	839 (76%)	68(6%)
Number of dwellings 2018/19	434(27.5%)	887(56.2%)	257(16.3%)
Number of dwellings 2017/18	158 (28.5%)	333 (60%)	64 (11.5%)
Number of dwellings 2016/17	179 (29.9%)	290 (48.5%)	129 (21.6%)

Actions: Nothing at this stage. Continue to monitor.

Indicator 33 – (Policy HC4)

Applications for conversions to Homes in Multiple Occupation (HMO) and the proportions refused/approved

During late 2020/21 fifteen applications for HMOs were determined. Five of the applications were granted. Ten applications were refused.

Application	Site Address	Proposal	Decision
DC/2020/00207	402 Stanley Road Bootle L20 5AB	Change of use from dwellinghouse (Use Class C3) to a house in multiple occupation (HMO) (up to 5 persons) (Use Class C4) including erection of rear dormer and demolition of lean-to outrigger.	Approved
DC/2020/02613	Land Adjacent 114 Worcester Road Bootle	Proposed 1 no. 5 bedroom (C4) new build house of multiple occupation (HMO) to land at Worcester Road	Approved
DC/2020/01623	64 Downing Road Bootle L20 9LX	Change of use from a dwellinghouse C3 to a house in multiple occupation (HMO) (C4) (3 Units)	Approved
DC/2020/01687	26 Pembroke Road Bootle L20 7BB	Change of use from 7 self-contained flats (C3) to a House in Multiple Occupation (Sui Generis) (10 Units) and minor alterations to the windows in the side elevation.	Approved
DC/2020/01436	1A Ferndale Road Waterloo Liverpool L22 9QN	Change of use from a dwellinghouse (C3) and shop (A1) to one self-contained flat at ground floor (C3) and a House in Multiple Occupation (C4) (4 persons) at first and second floor, including the demolition of the existing rear extension and erection of a	Approved
DC/2020/02585	36 Cambridge Road Bootle L20 9LG	Certificate of lawfulness for the continuation of use as a 5 bed HMO	C2- Certificate not issued
DC/2020/00808	185 Bedford Road Bootle L20 2DR	Change of use of Dwellinghouse (Class C3) to Six Bed House in Multiple Occupation (Class C4) incorporating two roof lights to the front elevation.	Refused
DC/2020/01609	459 Hawthorne Road	Change of use from a dwellinghouse (C3) to a House in Multiple	Refused

Application	Site Address	Proposal	Decision
	Bootle L20 9AT	Occupation (HMO) (5 Units) (C4).	
DC/2020/01070	47 Elm Road Seaforth Liverpool L21 1BJ	Change of use from a dwellinghouse (C3) to a House in Multiple Occupation (HMO) (Sui Generis) (6 Units).	Refused
DC/2020/01442	2 Barkeley Drive Seaforth Liverpool L21 4LX	Conversion of 3 bed Dwelling (C3) to 4 bed HMO (C4)(retrospective application)	Refused
DC/2020/01527	66 Elm Road Seaforth Liverpool L21 1BL	Use as a house in multiple occupation and for the construction of a rear dormer and the insertion of a front facing roof light	Refused
DC/2020/00266	2 Barkeley Drive Seaforth Liverpool L21 4LX	Change of use and conversion of a 3 bed dwelling (C3) to a 5 studio house in multiple occupation (C4) (retrospective)	Refused
DC/2020/01445	35 Oriel Road Bootle L20 7AA	Change of use from a dwellinghouse (C3) to a House in Multiple Occupation (sui generis) (9 units)	Refused
DC/2020/01613	235 Worcester Road Bootle L20 9AE	Change of use from a garage/dwellinghouse to a House in Multiple Occupation (HMO) (Sui Generis) (7 units). (Alternative to DC/2020/00083 refused 13.8.2020).	Refused
DC/2020/00083	235 Worcester Road Bootle L20 9AE	Change of use from a garage/dwelling to a House in Multiple Occupation (HMO) (Sui Generis) (7 units).	Refused

The Flats and Houses in Multiple Occupation SPD was adopted in June 2018. The SPD sets out the Council's expectations in respect of room sizes, outlook and prospect, rooms in basements and roof spaces, outdoor amenity, bin stores, access, parking and cycle storage. It also gives advice on reducing impact on neighbouring properties by setting out spacing criteria along a street. It will be a material consideration in future planning decisions. See www.sefton.gov.uk/media/1448665/Flats-and-Homes-in-Multiple-Occupation-June-2018.pdf.

In addition, two article 4 directions for small HMOs came into force in September 2018. The Article 4 areas cover Bootle, Seaforth, Waterloo and central Southport. In these areas the Council has removed the permitted development rights to convert a dwellinghouse (C3 use) to a House in Multiple Occupation for 3 to 6 individuals (C4 use) and permission is required for all HMOs. Elsewhere in Sefton permission is only required if the HMO is to have 7 individuals or more. See <https://www.sefton.gov.uk/planning-building-control/planning-policy-including-local-plan-and-neighbourhood-planning/article-4-direction-for-houses-in-multiple-occupation.aspx> for more information and maps of the Article 4 areas.

Actions: Continue to monitor the impact of HMO development

Indicator 34 – (Policy HC4)

Total number of HMOs in Sefton and by ward

Ward	No of Mandatory HMOs
Ainsdale	0
Birkdale	6
Blundellsands	0
Cambridge	24
Church	30
Derby	81
Dukes	57
Ford	9
Harington	0
Kew	21
Linacre	45
Litherland	12
Manor	0
Meols	0
Molyneux	0
Netherton & Orrell	3
Norwood	18
Park	0
Ravenmeols	0
St Oswald	15
Sudell	0
Victoria	3
Total	324

Actions: Nothing at this stage. Continue to monitor.

**Indicator 35 – (Policy HC5)
Five year traveller pitch supply**

In accordance with the Planning Policy for Traveller Sites document (August 2015) the Council need to demonstrate that it has a supply of specific deliverable sites enough to provide 5 years' worth of sites against their locally set targets. The Council are also required to identify a supply of specific, developable sites, or broad locations for growth, for years 6 to 10 and, where possible, for years 11-15.

Policy HC5 sets out the need for traveller pitches in Sefton. This was identified in the Merseyside and West Lancashire 2014 Gypsy and Traveller Accommodation Assessment. The identified need for Sefton is:

Permanent traveller pitches 2013-2018	4
Permanent traveller pitches 2018-2023	6
Permanent traveller pitches 2023-2028	4
Permanent traveller pitches 2028-2033	1
Transit pitches after 2013	4

For the current 5-year period (2022-2027) this equates to a requirement of four permanent pitches. This is made up from 4 pitches from the period 2023-28 from the table above. The requirement identified from 2013-2018 and 2018-2023 has been provided.

On 16 May 2018 the Council approved a planning application for eight permanent traveller pitches and associated development at Plex Moss Lane, Ainsdale. As at January 2022 the site has had some works commenced and completed, including works to the access and boundary treatment, and the site has two caravans on the site. However, six pitches remain to be provided and therefore remain able to be built and therefore can be said to be part of the supply. Therefore, the Council consider it can currently demonstrate a five year supply of permanent traveller pitches.

The Council are currently updating its evidence on the need for Gypsy and Traveller Accommodation.

Actions: None. Continue to monitor.

**Indicator 36 – (Policy HC5)
Provision of traveller pitches (permanent/transit)**

During 2020/21 a proposal for 6 permanent travellers pitches was approved at appeal at Spurriers Lane, Melling (27 April 2020)

Actions: None. Continue to monitor.

Indicator 37 – (Policy HC5)

Number, size and duration of unauthorised traveller encampments

During 2020/21 there were 6 cases of unauthorised traveller encampments in the locations shown in the table below. This compares with 17 cases spread across the borough during 2019/20. The Kew Park and Ride has had numerous unauthorised traveller encampments pitched over the previous few years.

DATE ARRIVED/VACATED	ADDRESS	NO. OF VEHICLES
23/6/20 – 7/7/20	Kew Park and Ride Southport	5 Caravans and 2 associated vehicles
29/06/20 – 2/7/20	Mariner Lake Car Park Blundellsands	4 Caravans and 2 associated vehicles
06/07/20 – unknown	Kew Park and Ride Southport	14 Caravans and 7 associated vehicles
7/7/20 – 12/7/20	Lunt Meadow, Nature Reserve, Lunt Village, L29 7WL	6 Caravans
01/09/20 --2/09/20	Tulketh Street Car Park Southport	10 Caravans and associated vehicles
30/04/21 – 03/05/21	Burbo Bank Car Park, Blundellsands	7 Caravans and 7 associated vehicles



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	Average no. Caravans	Average no. days
2016/17	8	4
2017/18	6	4
2018/19	11	3
2019/20	8	3
2020/21	8	5

Actions: None. Continue to monitor.

Indicator 38 – (Policy HC6)**No. of applications that affect an Asset of Community Value and the proportions refused/approved (with some explanatory text)**

The construction of a roof terrace at first floor of to the rear of 4 Crown buildings, Liverpool Road, Crosby, was approved with conditions.

Actions: None. Continue to monitor.

Indicator 39 – (Policy HC7)**Approvals in Sites of Education and Care Institutions and % inappropriate**

There were 11 approvals during 2020/21 within sites designated as Education or Care Institution. These were considered appropriate in line with Policy HC7 (part 1a) of the Local Plan. In previous years, those that could not be considered appropriate were considered suitable alternative uses were the land was accepted to be surplus to requirements.

Application	Site Address	Proposal	Appropriate?
DC/2020/00203	98A-98C Liverpool Road Crosby Liverpool L23 5TG	Change of use of the ground floor retail unit to be reconfigured into two separate units to Use Classes A1/A3 & A4, with separate access to the upper floor and the first floor storage rooms converted into 4 self-contained apartments with enclosed second floor roof terrace at the rear.	Yes
DC/2020/01222	98 Liverpool Road Crosby Liverpool L23 5TG	Erection of an extension to the roofspace and creation of a second floor self-contained flat including a terrace and balcony to the rear and minor external alterations.	Yes
DC/2019/01611	St Peters House And Chapel College Avenue Formby Liverpool L37 1LE	Erection of 4 detached dwellings (4/5 bedrooms)	Yes-Land surplus to requirements
DC/2020/02218	Kew Woods Primary School	Erection of a single storey three classroom teaching block and ancillary	Yes

Application	Site Address	Proposal	Appropriate?
	Ovington Drive Southport PR8 6JW	accommodation following demolition of existing classroom accommodation	
DC/2020/02005	Rowan High School Sterrix Lane Litherland L21 0DA	Erection of a single storey extension to the rear to form new 6th form block.	Yes
DC/2020/01057	Merchant Taylors - Stanfield Primary 134 Liverpool Road Crosby L23 5TH	Erection of a single-story modular build, an accompanying canopy and a Multi-Use Games Area (MUGA) and surrounding fencing.	Yes
DC/2019/01792	St Patricks Catholic Primary School Radnor Drive Southport PR9 9RR	Erection of an extension to the front elevation to form a secure main entrance and alterations to change the window to a door to the side elevation	Yes
DC/2020/01897	The Hawthornes Free School Fernhill Road Bootle L20 6AQ	Replacement external windows and doors to the Academy Building and Sports Hall.	Yes
DC/2020/02578	St Benedicts Catholic Primary School Copy Lane Netherton L30 7PG	Installation of a new 2.4m high weldmesh fence system to the eastern boundary of the site, a 4m high ball court fence to the junior playground to 3 elevations of the football pitch and a 3m high ball court fence to the football pitch on the infant playground	Yes
DC/2020/02606	St William Of York Catholic Primary School St William Road Crosby Liverpool L23 9XH	Installation of a new 2.4m high fence to the boundary of the infant playground area and 1.2m fence to car park to replace existing	Yes
DC/2020/01061	Southport And Formby District Hospital Town Lane Kew	Erection of a single storey extension and link corridor (Retrospective).	Yes

Application	Site Address	Proposal	Appropriate?
	Southport PR8 6PN		

Actions: None. Continue to monitor.

4. Infrastructure

Indicator 41 – (Policy IN2)

Number of schemes in part 1 of Policy IN2 implemented

A commentary on the progress of the various schemes is provided in the table below.

Improved access to the Port of Liverpool by a range of transport types

Network Rail is bringing forward three improvement schemes to enhance rail capacity to the Port. Some delays have been experienced in the delivery of these proposals, but the first scheme to provide a doubling of the track at the entrance to the Port was completed in September 2021. Highways England (now National Highways) announced the preferred route option for a new access to the Port of Liverpool in August 2017. The decision-making process was challenged and went through a Judicial Review process, which was dismissed in November 2018. Since then, National Highways has continued the development of the preferred option. Site investigation work was due to be carried out in 2020 and 2021 but was delayed due to the Covid pandemic and the statutory consultation is not now expected to take place until 2023.

A new train station and park and ride facilities at Maghull North

Maghull North Station and park and ride opened on 18 June 2018. This project is now complete.

Development or extension of park and ride facilities at Hall Road, Seaforth & Litherland and Waterloo rail stations.

Complete/no progress/no progress respectively

The provision of interchange facilities in Southport, Crosby and Maghull centres

A detailed access and connectivity study was undertaken for Southport town centre in 2018 as part of a strategy for improving the economic performance of the town. Specific Proposals were developed as part of a Town Fund Bid, for potential improvements to the railway station, but the provision of a new interchange remains a long term aspiration. The interchange facility in Crosby centre is part of emerging redevelopment proposals which include changes to the transport infrastructure and the car park provision in the town centre. No work has been undertaken on Maghull centre at this stage.

Improved parking facilities in Bootle, Southport, Crosby and Maghull centres

Detailed access and connectivity studies were undertaken for Bootle and Southport town centres in 2018 as part of strategies for improving the economic performance of the towns. A parking strategy is being developed for Southport alongside the Town Deal proposals and provision in Bootle will be considered as part of the Area Action Plan. The parking provision in Crosby centre has been reviewed as part of emerging redevelopment proposals which include changes to the transport infrastructure and the car park provision in the town centre. No work has been undertaken on Maghull centre at this stage.

Upgrading of the motorway access at Junction 1 on the M58

Scheme and funding was approved by the Combined Authority in 2016. The contractor was appointed, and the planning application was submitted and approved in 2017. The start of the scheme was delayed due to problems with land access and with securing the CPO notices from Highways England. Construction started in 2019 and after a delay due to the Covid pandemic, the scheme opened to traffic in August 2020.

Traffic management improvements to the A565 and A5036

Three schemes on the A565, in Seaforth, Waterloo and Thornton have received funding allocation from the City Region Sustainable Transport Enhancement Package for delivery in 2017/18 – 2019/20. The Seaforth scheme was completed in 2018. The second stage of the Thornton scheme was completed early in 2020. The Waterloo scheme was largely completed in 2021, though there is a further final phase to be completed in 2022.

Improved access to Southport from the east (A570 corridor)

This scheme is included in the Liverpool City Region transport pipeline. The Southport traffic model has been updated. Options testing and modelling and feasibility work has been completed and a Strategic Outline Case was submitted to the Combined Authority (CA) in early 2019. Funding for the development of an Outline Business Case was approved by the CA in 2019 and work started on the business case preparation. The OBC was completed in 2020 and submitted to the CA. The CA subsequently approved funding for the development of a Full Business Case which is expected to be completed in 2022.

Safeguarding the rail link between Bootle New Strand and Aintree rail station (the North Mersey Branch line).

The link has been safeguarded in the Local Plan.

Actions: Continue to monitor and liaise with Merseytravel

5. Design and Environmental Quality

Indicator 42 – (Policy EQ3)

% of new build housing within appropriate (SPD) distance to bus stop; rail station; GP; Primary School

There were 1468 'new build' dwellings granted planning permission in 2020/21. These were assessed against the Travel SPD measures of accessibility, which determine whether a development site is accessible in the three bands shown.

	High	Medium	Low
Bus Stop	99.6%	0.3%	0.1%
Rail Station	64.1%	12.9%	23.0%
GP	10.6%	21.5%	67.9%
School	89.2%	10.3%	0.5%

Actions: Nothing. Continue to monitor.

Indicator 43 – (Policy EQ6)

Contaminated land remediated as part of development

Sefton Borough has a legacy of land contamination as a consequence of historical industrial land uses. Issues vary significantly in their nature and extent across the Borough. Progress on remediation is difficult to monitor as the risk depends on the proposed end use, nature of contamination and proximity to a potential source of contamination. For example, the potential for cross boundary contamination onto sites that may not appear to be affected by contamination is also considered. Typically, the assessment of a site is undertaken in four stages and each stage requires a specific report. During 2020 and 2021 161 reports were reviewed and these are set out in the tables below.

Assessment	2021	
	No. of reports prepared	Area (Hectare)
Phase 1 – Preliminary Investigation	19	24.4
Phase 2 – Site Investigation & Risk Assessment	37	107.59
Phase 3 – Remediation Strategy	16	77.97
Phase 4 – Verification Report	12	24.84
TOTAL	84	234.8

Assessment	2020	
	No. of reports prepared	Area covered
Phase 1 – Preliminary Investigation	14	20.94 Ha
Phase 2 – Site Investigation & Risk Assessment	25	39.07 Ha
Phase 3 – Remediation Strategy	21	34.12 Ha
Phase 4 – Verification Report	17	34.52 Ha
Total	77	128.65

Actions: Continue to implement policy.

Indicator 44 – (Policy EQ8)

Number of applications refused on flood risk grounds

There were three applications during late 2020 and early 2021 where the refusal text references the word 'flood'. Two of these were full applications and one a discharge of conditions application. In neither of the two full applications was flooding the sole reason for refusal.

Application	Site Address	Proposal	Reason for refusal
DC/2020/00986	Land Adjacent West Of Formby Football Club Altcar Road Formby	Use of the land as a Construction Waste Recycling Centre (Retrospective application)	The applicant has not provided sufficient information to ensure compliance with Local Plan policy EQ8 'Flood Risk and Surface Water' and policy F2 'Flood Risk Assessments and Scheme Design' of the Formby and Little Altcar Neighbourhood Plan, and the information that has been provided is flawed in respect of key areas such as the sequential assessment. The proposal is therefore unacceptable.
DC/2020/02197	Vacant Land West Of Formby Football Club Altcar Road Formby	Retention of the temporary use of the land as a construction waste recycling area until the 28th February 2022 including the erection of	The applicant has not provided sufficient information to ensure compliance with Local Plan policy EQ8 'Flood Risk and Surface Water' and policy F2 'Flood Risk Assessments and Scheme Design' of the Formby and Little Altcar Neighbourhood Plan, and the information that has been

		bund screening, fence and gates to the perimeter.	provided has found to be insufficient by the Lead Local Flood Authority and the Environment Agency. The proposal is therefore unacceptable.
DC/2021/00409	Site Of Former 43 Freshfield Road Formby	Approval of details reserved by conditions 2 & 3 attached to planning permission DC/2020/01979 approved on 20/11/2020	<p>No details have been submitted for Unit 01, as identified in the given drawing number above, and as such this condition cannot be approved and/or discharged.</p> <p>In addition, in respect of the information as submitted the Council's Flooding and Drainage engineers have stated that this condition should not be discharged as it is not clear as to whether infiltration tests have been performed and it is unclear from the information provided what the discharge (Hydrobrake) is set at.</p> <p>The Council's Flooding and Drainage engineers have stated that this condition should not be discharged as it is not clear as to whether infiltration tests have been performed and it is unclear from the information provided what the discharge (Hydrobrake) is set at.</p>

Actions: Continue to implement policy.

Indicator 45 – (Policy EQ8)

Number of major applications approved with conditions and/or legal agreements related to SuDs

There were 16 major applications that were relevant to this indicator in 2020/21. Of these 14 (88%) were approved with conditions related to SuDS, while the other 2 (22%) were approved with Decision Notice Notes regarding SuDS. In 2019/20 77%, 2018/19 77%, 2017/18 86% and 2016/12 78% of relevant applications were approved with conditions related to SuDS, so the trend remains consistent.

Note: The text in the comment field below is a very short summary indicating the requirements stated in the conditions, the full text can be found in the decision notice for each application.

*The number relates to the number of the condition on the planning approval

Application	Site Address	Proposal	SuDS Conditions imposed*	Approved
DC/2017/00821	Land Off Bankfield Lane Churchtown Southport	<p>HYBRID application comprising (1) Application for full planning application for residential development of 128 dwellings on 4.6ha and (2) Outline planning application for residential development (all matters reserved for subsequent approval other than access)</p> <p>for up to 200 dwellings on 5ha (Amended Plans Received)</p>	<p>Condition 15: Detailed requirements for site-wide strategy for foul and surface water drainage, including phasing and pipe sizes, scope for SuDS, 1 foul water pumping station for the entire site, no surface water to discharge into the public sewerage system. Approval and implementation requirements.</p> <p>Condition 16: Details of foul water drainage for each phase, including need for liaison with United Utilities. Approval and implementation requirements.</p> <p>Condition 18: Detailed requirements for surface water SuDS for each phase. Approval, implementation, management and maintenance requirements, SuDS to be retained in perpetuity.</p> <p>Condition 19: Details of the implementation, maintenance and management of the SuDS, implementation requirements.</p> <p>Condition 39: Development to accord with the approved site-specific Flood Risk Assessment, including floor levels. Approval and implementation requirements</p>	20 Oct 20
DC/2018/01458	Land Off Maghull Lane, Melling	Erection of a petrol station, drive through cafe and two drive through restaurants and construction of a new vehicular access off Maghull Lane with associated car parking and landscaping	Condition 18: Development to accord with the approved site-specific Flood Risk Assessment (FRA) & and the mitigation measures detailed in it, detailed SuDS requirements. Approval and implementation	21 Oct 2020

Application	Site Address	Proposal	SuDS Conditions imposed*	Approved
			requirements.	
DC/2018/01775	Meols Cop Retail Park, Foul Lane, Southport	Erection of a new retail building (Class A1) to be used as a 'Foodstore', petrol filling station including 'kiosk' and public recycling facility; alterations to access via Meols Cop Road and Foul Lane; provision of new car parking and reconfiguration of existing car park; hard and soft landscaping and associated infrastructure works following the demolition of the existing buildings.	Condition 10: Detailed SuDS requirements, to accord with the Flood Risk Assessment. Approval, implementation, management and maintenance requirements, for the lifetime of the development. Condition 11: Foul sewerage scheme, approval and implementation, requirements.	14 Sep 20
DC/2019/00112	Ulverscroft, 8 Blundellsands Road East, Crosby, L23 8SQ	Conversion of the existing dwellinghouse to 13 self contained apartments including a two storey extension to the side and single storey extensions to the garage/outbuilding to the rear with associated vehicular access, parking and landscaping.	No specific SuDS conditions but Decision Notice 'Notes to Applicant' note 3 requests following the surface water drainage hierarchy, a separate drainage system for foul water (to public sewer) and surface water (draining in the most sustainable way).	8 Jul 20
DC/2019/00228	Irlam House, Church Walk, Bootle, L20 4DH	Change of use from 91 flats (Use Class C3) to a 90 unit extra care facility (Use Class C2) including the erection of two single storey extensions to the ground floor and the erection of two further floors (taking the total from 16 to 18), an external lift shaft to all floors, recladding of the tower, replacement of balconies with windows, extended roof cladding feature, alterations to external amenity spaces including landscaping, parking, boundary treatments and new access.	Information Note in Decision Notice regarding measures to retain surface water runoff from roofs and impermeable surfaces within the site boundary; such as installing water butts, permeable paving and roof gardens.	29 Mar 21
DC/2019/00691	Land West Of 53 Spencers Lane Melling and North Of M57 Motorway, Melling	Proposed residential development to create 11 dwelling houses and 18 apartments with associated access road, parking and landscape works following demolition of existing workshops	Condition 6: Requirements for details of sustainable drainage system, approval requirements.	20 Jan 21

Application	Site Address	Proposal	SuDS Conditions imposed*	Approved
DC/2019/01435	Land to the Side and rear of Goals Liverpool North, 151 Park Lane, Netherton	Residential development of 149 units (100% affordable) comprising 91 dwelling houses and a 58 unit apartment block with associated landscaping, access, parking and services including a landscaped bund and acoustic fencing.	Condition 21: Detailed requirements for sustainable drainage system; approval and implementation requirements. Conf 31: Foul and surface water to be drained on separate systems.	23 Oct 20
DC/2020/00290	Former Philips Factory, Balmoral Drive, Southport	Application for approval of reserved matters pursuant to planning permission DC/2017/01325 approved 12.12.2018 for the erection of 157 Dwellings (in accordance with maximum number of units set by condition 4 of the Outline Permission) detailing the layout	Condition 14: Drainage of foul and surface water requirements; approval and implementation requirements. Validation report required, approval requirements.	28 May 20
DC/2020/00417	7 Brows Lane, Formby, Liverpool, L37 3HY	Erection of 1 No three-storey block of 10 No apartments following demolition of the existing dwelling	Condition 4: Details of surface water sustainable drainage system, approval, implementation and maintenance requirements.	8 Dec 20
DC/2020/00586	25 Weld Road, Birkdale, Southport, PR8 2DR	Erection of a three-storey building comprising 6 apartments, together with 3 houses and associated landscape works following demolition of the existing building.	Condition 7: Detailed requirements for surface water sustainable drainage system, including site investigation, runoff rates and volumes, finished floor levels, exceedance routes. Approval and implementation requirements for the lifetime of the development, including liaison with Lead Local Flood Authority. Condition 23: Foul and surface water to be drained on separate systems.	5 Oct 20
DC/2020/00907	IDR Logistics, 10 Dunnings Bridge Road, Netherton, L30 6TR	Erection of a warehouse (B8) with associated service yard serving two dock loading bays, frontage landscaping, security gate and boundary treatment, including car parking and access.	Condition 3: Requirements for Construction Plan working method statement, including drainage. Approval and implementation requirements, in consultation with Highways England.	3 Sept 2020

Application	Site Address	Proposal	SuDS Conditions imposed*	Approved
			Condition 11: Implementation of the approved sustainable drainage system , no site drainage to connect to the highway drainage system, no run-off onto the A5036. Management and maintenance requirements.	
DC/2020/01265	Comben House, Farriers Way, Netherton, Bootle, L30 4XL	Erection of 5 no units (Use class E(g)(iii), B2 and B8) and 2 no sub-stations, creation of a new vehicular access and relocation of existing car parking.	Condition 10: Sustainable drainage system requirements; approval, implementation, management and maintenance requirements.	11 Dec 20
DC/2020/01437	Site of former Alt Service Station, Northway, Maghull	Erection of a foodstore with associated access, car parking, servicing and hard and soft landscaping following demolition of existing buildings and outline permission for the erection of two drive thru restaurants	Condition 11: Surface water drainage scheme requirements, to accord with the site's Flood Risk Assessment, and to include design details of the proposed re-routing of the ordinary watercourse. Approval, implementation, management and maintenance requirements for the lifetime of the development. Condition 12: Foul sewerage scheme; approval and implementation requirements.	22 Mar 21
DC/2020/01606	Former Peerless Refinery Site Dunnings Bridge Road, Netherton Bootle, L30 6UU	Erection of three blocks of 12 commercial units for B1(c), B2, and B8 uses with servicing, parking, landscaping and associated infrastructure	Condition 5: Development to accord with the approved Sustainable Drainage Strategy and submitted Sustainable Drainage Pro-forma. Implementation requirements.	14 Dec 20
DC/2020/02027	Orrell Mount Park Orrell Road Bootle	Installation of an all-weather 3G sports pitch, flood lighting, acoustic and ball-stop fencing, modular changing facilities, additional parking spaces, widening of access road and ancillary works.	Condition 2: Development to accord with the approved Drainage Layout.	18 Feb 21
DC/2020/02347	LCFA Sefton	Layout of a 3G floodlit artificial pitch to replace existing pitches	Condition 2: Development to accord with the approved	18 Mar 21

Application	Site Address	Proposal	SuDS Conditions imposed*	Approved
	Drummond Road Crosby Liverpool L23 9YP	and alterations and extension to the existing building.	Proposed Drainage Layout (and Drainage Standard Details.	

Actions: None. Continue to monitor.

Indicator 46 – (Policy EQ9)

Area of new Public Open Space approved on:

- Schemes of 150 or more dwellings
- Proposals for 11 to 149 dwellings on sites which are more than 2km from a main park or Countryside Recreation Area

During late 2020 and 2021 three schemes were approved for 150 or more dwellings. These applications include Land East of Maghull (South) on Poverty Lane which provided 5.25ha of Open Space. Land at Bankfield Lane provided 7.3ha of Open Space. Land at the Former Phillips Factory provided 1.065ha of Open Space.

Actions: The Policy Team will continue to advise development management when proposals are identified as being in recreation deficiency areas.

Indicator 47 – (Policy EQ9)

Financial contributions secured through section 106 to improve existing open space

This indicator will be reported on separately as part of a planning obligations monitoring report, this planning obligation monitoring report will be available by the end of 20201

Actions: None. The Policy Team will advise if financial contributions are appropriate in line with the Open Space SPD.

Indicator 48 – (Policy EQ10)

Approvals (and refusals) of A5 uses in designated centres, shopping parades, within 400m of a secondary school or college (including those restricted to opening after 5pm)

The Local Plan includes a policy supported by the Control of Hot Foods and Betting Shops Supplementary Planning Document (SPD) that seeks to restrict new A5 uses in areas that are close to secondary schools or colleges, and in centres and shopping parades where there is already considered to be an oversupply.

During late 2020 and 2021 the Council determined the following hot food takeaway (A5) applications, as shown in the table below. Six of these applications gained approval and three were refused. The refusals on Fernhill Hill Road and Brownmoor Lane were within shopping parades.

Application	Site Address	Proposal	In designated centre	In shopping parade	Within 400m of secondary school or college	Decision and Date
DC/2019/01946	52 Eastbank Street Southport PR8 1ES	Change of use from A1 retail to A5 hot food take-away (Retrospective)	Yes	No	No	Approved 06/08/2020
DC/2020/00882	40 Fernhill Road Bootle L20 9HH	Change of use of the premises from A1 (retail) to A5 (hot food take-away) incorporating the installation of an extraction flue to the rear of the property.	No	Yes	No	REFUSED 07/08/2020
DC/2020/01537	119 Brownmoor Lane Crosby Liverpool L23 9SF	Change of use from Retail (A1) to hot food takeaway (A5)	No	Yes	Yes	REFUSED 07/10/2020
DC/2020/01642	17 Marian Square Netherton Bootle L30 5QA	Change of use of the ground floor only from retail (A1) to a hot food takeaway (A5) including extraction to the rear of the building.	Yes	No	No	Approved 06/11/2020
DC/2020/02290	163-165 Rawson Road Seaforth Liverpool L21 1HL	Change of use from retail to hot food takeaway with addition of doors to the front and to the side elevations, relocation of existing roller shutters to the side elevation, pitched roof to flat roof to rear and installation of extraction system to roof at	No	Yes	No	Approved 24/03/2021

Application	Site Address	Proposal	In designated centre	In shopping parade	Within 400m of secondary school or college	Decision and Date
DC/2019/02010	4B Bold Street Southport PR9 0DD	Retrospective Change of use to takeaway (A5).	Yes	No	Yes	Approved 08/10/2020
DC/2020/01060	1 Sandy Road Seaforth Liverpool L21 3TN	Change of use of the ground floor only from Restaurant/Cafe to a Hot Food Takeaway	No	No	No	Approved 16/12/2020
DC/2020/01133	31 Eastbank Street Southport PR8 1DY	Change of use from a retail shop (A1) to a hot food take away (A5) including alterations to the shop front and external extract flue to the rear.	Yes	No	No	Approved 07/09/2020
DC/2020/02208	8 Wright Street Southport PR9 0TL	Change of use from auction house sui generis to hot food takeaway for consumption off premises	No	No	Yes	REFUSED 11/12/2020

Actions: Nothing at this stage. Continue to implement SPD.

6. Natural and Heritage Assets

Indicator 49 - (Policy NH2)

Approvals in International, National and Local Nature Sites and % Inappropriate

During 2020/21 there were 5 permissions in International, National and Local Nature Sites.

Application	Site Address	Proposal	Appropriate development?
DC/2017/00821	Land Off Bankfield Lane Churchtown Southport	HYBRID application comprising (1) Application for full planning application for residential development of 128 dwellings on 4.6ha and (2) Outline planning application for residential development (all matters reserved for subsequent approval other than access) for up to 200 dwellings on 5ha (Amended Plans Received)	inappropriate but allocated site.
DC/2020/02235	Southport Old Links Golf Course Moss Lane Southport PR9 7QS	Retrospective application to replace the existing ditch with a culverted pipe and new golf tees constructed above	Yes
DC/2020/02093	Land Off Blundell Lane Southport PR9 7NP	Construction of a pressure relief column, bollards, perimeter fencing and associated works.	Yes
DC/2020/00464	National Trust Countryside Office Blundell Avenue Formby Liverpool L37 1PH	Installation of a temporary Portakabin meeting room adjacent to the existing National Trust Countryside Office.	Yes
DC/2020/02463	Hillside Station Waterloo Road Birkdale	Prior Approval application under Part 18, Class A of the General Permitted Development Order 2015 for the installation of lifts, new	Yes

Application	Site Address	Proposal	Appropriate development?
		staircases and associated works to facilitate accessibility improvements to both station platforms.	

Actions: Continue to implement policy to ensure no inappropriate approvals

Indicator 50 – (Policy NH3)

Approvals in Nature Improvement Areas and % Inappropriate

Application	Site Address	Proposal	Appropriate Development
DC/2020/00109	Crosby Lakeside Adventure Centre Cambridge Road Waterloo Liverpool L22 1RR	Erection of single storey extensions to the front, side and rear, a first floor extension to the rear, a detached changing places unit to the rear car park including alterations and remodelling of the Centre.	Yes
DC/2020/00464	National Trust Countryside Office Blundell Avenue Formby Liverpool L37 1PH	Installation of a temporary Portakabin meeting room adjacent to the existing National Trust Countryside Office.	Yes
DC/2020/02463	Hillside Station Waterloo Road Birkdale	Prior Approval application under Part 18, Class A of the General Permitted Development Order 2015 for the installation of lifts, new staircases and associated works to facilitate accessibility improvements to both station platforms.	Yes

Actions: Continue to implement policy to ensure no inappropriate approvals

Indicator 51 – (Policy NH4)

Approvals in Coastal Change Management Area and % Inappropriate

Application	Address	Address	Appropriate
DC/2020/00109	Crosby Lakeside Adventure Centre Cambridge Road Waterloo Liverpool L22 1RR	Erection of single storey extensions to the front, side and rear, a first floor extension to the rear, a detached changing places unit to the rear car park including alterations and remodelling of the Centre.	Yes
DC/2020/00464	National Trust Countryside Office Blundell Avenue Formby Liverpool L37 1PH	Installation of a temporary Portakabin meeting room adjacent to the existing National Trust Countryside Office.	Yes

Actions: Continue to implement policy to ensure no inappropriate approvals

Indicator 52 – (Policy NH5)

Approvals in Public Open Space and % Inappropriate

Application	Site Address	Proposal	Appropriate Development
DC/2020/00109	Crosby Lakeside Adventure Centre Cambridge Road Waterloo Liverpool L22 1RR	Erection of single storey extensions to the front, side and rear, a first floor extension to the rear, a detached changing places unit to the rear car park including alterations and remodelling of the Centre.	Yes
DC/2019/01435	Land To The Side And Rear Of Goals Liverpool North 151 Park Lane Netherton	Residential development of 149 units (100% affordable) comprising 91 dwelling houses and a 58 unit apartment block with associated landscaping, access, parking and services including a landscaped bund and acoustic fencing.	No-funding secured for other playing pitches
DC/2020/02027	Orrell Mount Park Orrell Road Bootle	Installation of an all-weather 3G sports pitch, flood lighting, acoustic and ball-stop fencing,	Yes

Application	Site Address	Proposal	Appropriate Development
		modular changing facilities, additional parking spaces, widening of access road and ancillary works.	
DC/2020/02373	Marine Football Club College Road Crosby L23 3AS	Erection of a community shop in the front car park	Yes
DC/2020/00195	Victoria Park Rotten Row Southport PR8 2BZ	Erection of a single storey extension to the side and alterations to the front elevation.	Yes
DC/2020/01748	Hillside Tennis Club 572A Liverpool Road Birkdale PR8 3BG	Erection of a single storey flat roof extension to the existing building to be used for storage, with alterations to the elevations and the creation of a raised ramp to the west elevation	Yes
DC/2020/02162	Playing Fields Sandy Lane Lydiate Liverpool L31 2LB	Installation of modular changing room facilities	Yes
DC/2019/02244	Fleetwood Hesketh Social Club Fylde Road Southport PR9 9XH	To take down trees and concrete fence and replace with 6m high masts with ball stop netting with a 2.1m high timber fence at the Fylde Road and Freckleton Road ends	Yes
DC/2020/02282	Playing Fields 20 Deansgate Lane Formby Liverpool L37 3LG	Erection of a steel container on Deansgate Lane playing fields hard standing, over flow car park, for the storage of sports equipment for the use of Formby Community Football Club	Yes
DC/2020/02400	Caradoc Community Church Hall Caradoc Road Seaforth L21 4NB	Erection of 1.8m high fencing to the front/sides of the premises (Retrospective).	Yes
DC/2020/01914	Formby Cricket Club	Erection of a perimeter fence to the points between A-E on	Yes

Application	Site Address	Proposal	Appropriate Development
	Cricket Path Formby L37 7DP	the proposed layout plan.	

Actions: Continue to implement policy to ensure no inappropriate approvals

Indicator 53 – (Policy NH6)

Approvals in Urban Golf Course and % Inappropriate

Reference	Address	Proposal	Appropriate Development
DC/2020/00309	Bootle Golf Course Dunnings Bridge Road Netherton	Creation of a 10 bay driving range, to include improvements to the paths, floodlights, fencing and landscaping	Yes

Actions: Continue to implement policy to ensure no inappropriate approvals

Indicator 54 – (Policies NH9-14)

% of Listed Buildings surveyed as part of Heritage at Risk assessment

From Nov 2020 to December 2021 the Council surveyed 286 of its listed building entries 50.5% of the total, this is an increase from 11% the previous year and exceeds the target of 20% per year. See indirect impact indicator 73 for more information.

Actions: Continue to survey listed buildings at risk throughout 2020.

Indicator 55 - (Policies NH9-14)

Conservation Area Appraisals adopted

There are 25 Conservation Areas in Sefton, with 56% having adopted Conservation Area Appraisals to date.

There have been no further adoptions this year however some are in draft form.

Actions: Continue with work on draft Conservation Area Appraisals. Determine which of the other Conservation Areas are priorities for Conservation Area Appraisals.

Indicator 56 - (Policies NH9-14)
Conservation Area Management Plans adopted

There are 25 Conservation Areas in Sefton, with 8% having adopted Management Plans to date.

There have been no further adoptions this year however some are in draft form.

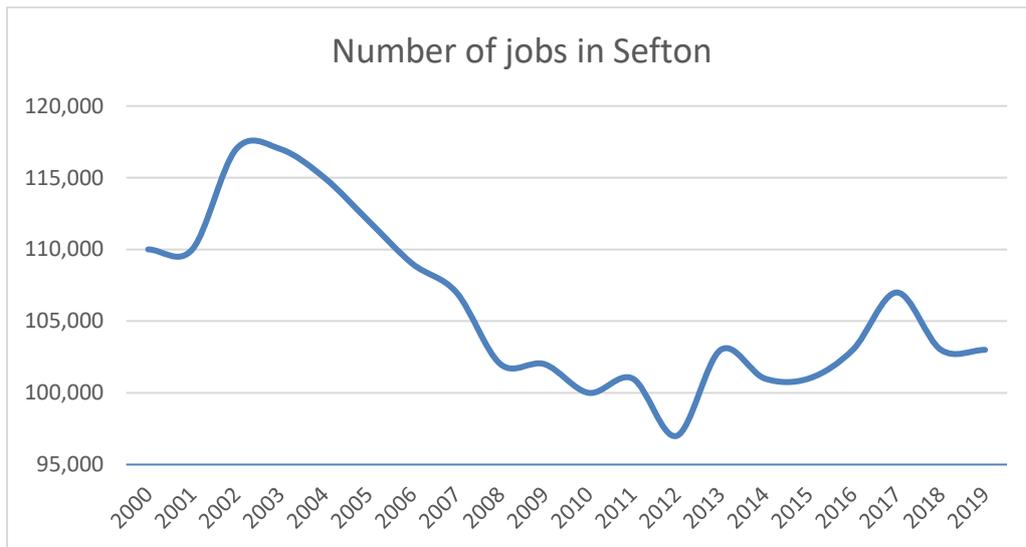
Actions: Adopt Management Plans for Conservation Areas as they are completed and determine which of the other Conservation Areas are priorities for having Management Plans.

SECTION B

INDIRECT IMPACT INDICATORS

**Indicator 57 – (Economy)
Number of jobs in Sefton**

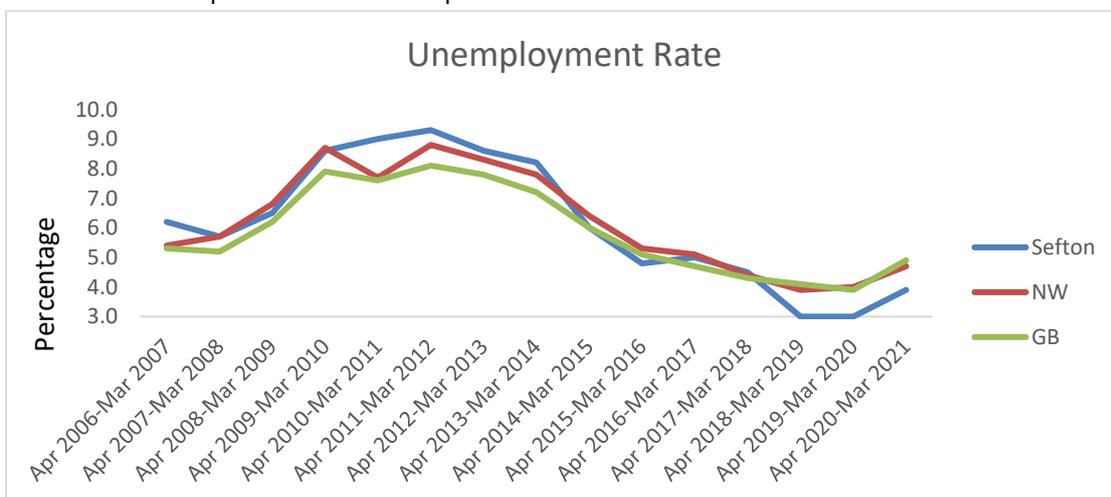
The number of jobs in has fallen quite considerably since 2002, although the numbers have started to recover from a low of 97,000 jobs in 2012. The most recently published data (2019) shows that there are 103,000 jobs in Sefton. The jobs density in Sefton of 0.63 (i.e. the ratio of total jobs to population aged 16-64) remains much lower than both the north-west (0.86) and United Kingdom (0.87). These figures reflect the historic role of Sefton as a commuter area. It is expected that the number of jobs will take a significant hit from the impact of the Covid-19 lockdown and this will be reported in future years.



(Source: Nomis)

**Indicator 58 – (Economy)
Unemployment rate**

The unemployment rate in Sefton has dropped significantly since a peak unemployment rate of 9.3% in 2012. Between April 2020 and March 2021 the rate stood at 3.9% (yearly average April – March). This is slightly lower than the Northwest average for the same period which stood at 4.7% and the national average of 4.9%. Whilst the unemployment rate within Sefton has risen from 3% the previous year, the increase of 0.9% can be attributed to the impacts of the Covid 19 pandemic.



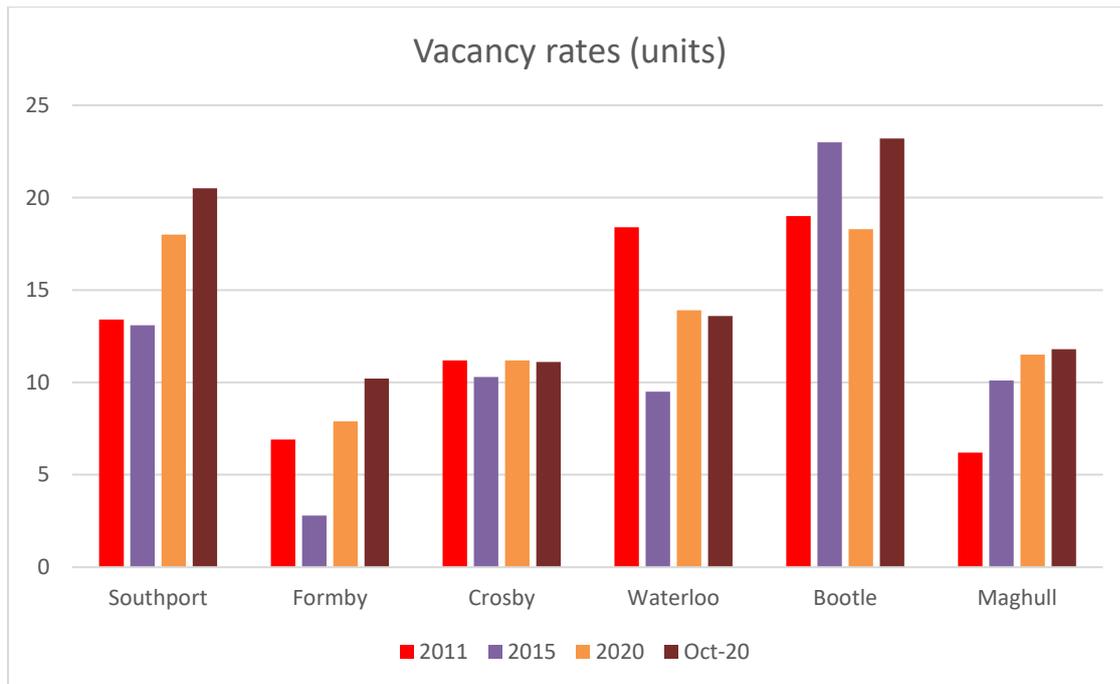
(Source: Nomis)

**Indicator 59 – (Local Centres)
Retail ranking of Bootle and Southport**

This information is no longer available to Sefton

**Indicator 60 – (Local Centres)
Vacancy rates (units) in designated centres**

The most recent data on vacancy rates in Sefton is from the Retail Strategy Review 2021

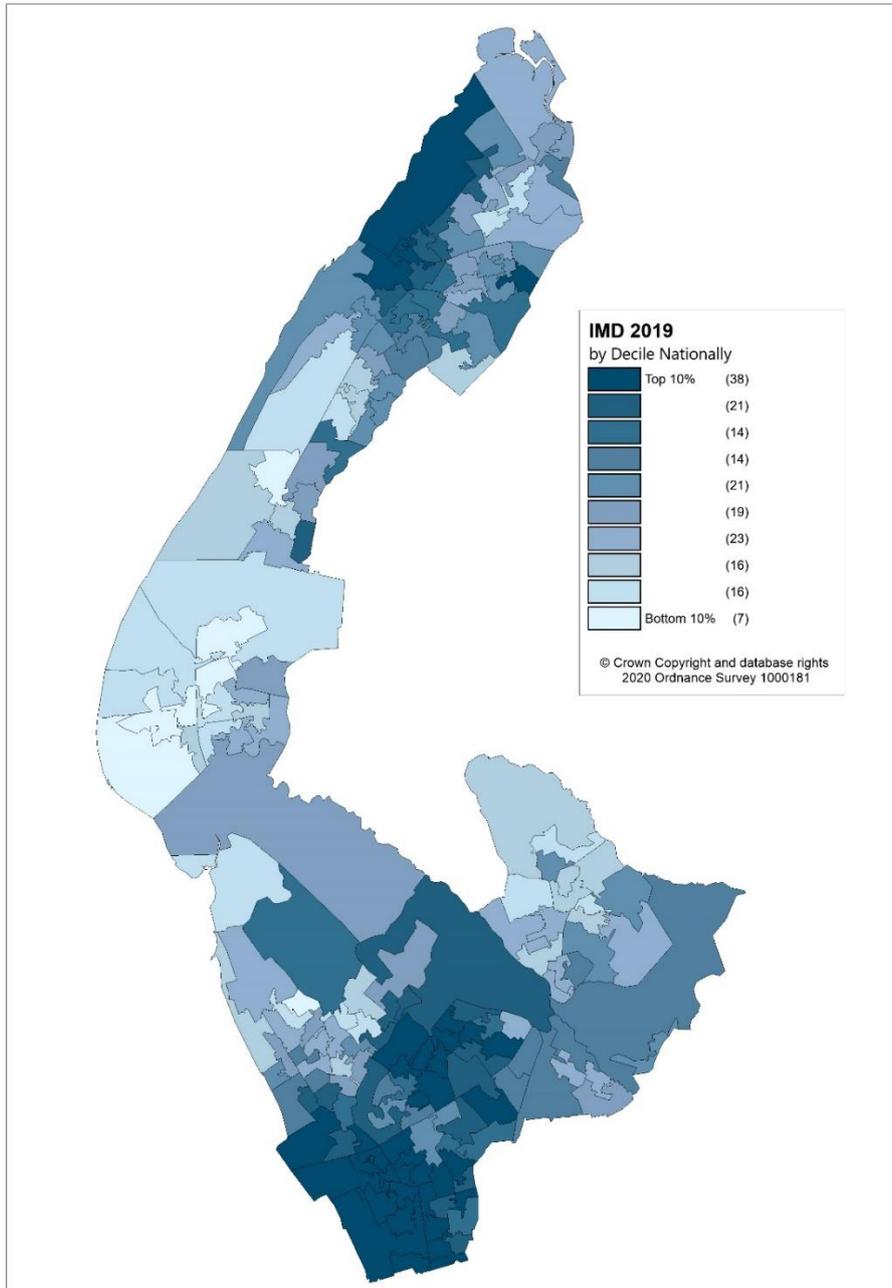


A health check assessment of Sefton’s principle centres was received in 2021 (using data from October 2020) to assess the consequences of the Covid pandemic. There is a general upward trend in vacant units within the borough’s principle centres, with Bootle, Southport and Formby being particularly hard hit by the pandemic. However, during the time since the 2020 town and district health check, Crosby and Waterloo slightly reduced the percentage of vacant units.

**Indicator 61 – (Communities)
% of Sefton’s population living in 20% most deprived areas in England**

The most recently published information relating to this indicator is the 2019 Index of Multiple Deprivation. This shows that 30.49% of Sefton’s population lives within the 20% most deprived neighbourhoods in England. This is an increase since 2015 when 25.7% of Sefton’s population were in the 20% most deprived neighbourhoods in England.

The darkest colour in the map and chart represent the most deprived. The map shows that in Sefton most areas of Bootle and Netherton and parts of central Southport are classed as being within the 20% most deprived neighbourhoods in England.



Indicator 62 – (Communities)
Social Housing waiting lists

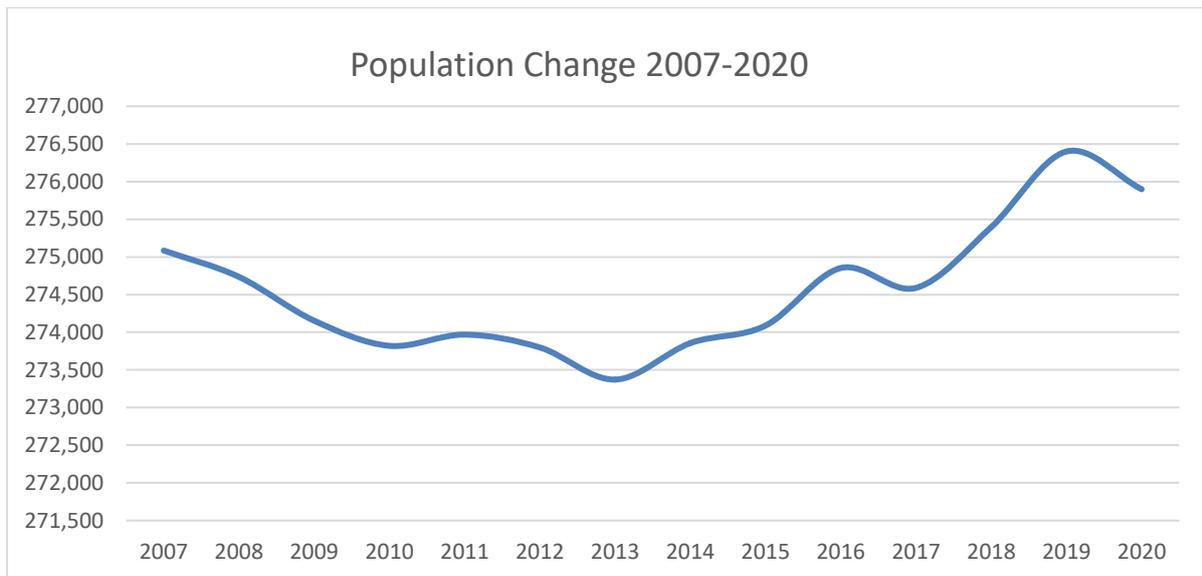
At 31st March 2021 the number of active applicants on the Sefton Housing Register was 4,005.

At 31 st March	No. of active applicants on the Sefton Housing Register
2021	4,005
2020	5,290
2019	5,693
2018	4,760
2017	3,917
2016	3,190
2015	4,648

Applicants are invited to renew their applications every 12 months. This enables them to inform us of any changes in their circumstances or to request closure of their application. Applications that do not receive a response to renewal are closed. The number of active applicants reduced slightly in 2019/20 after rising since a low in 2016.

**Indicator 63
Population in Sefton**

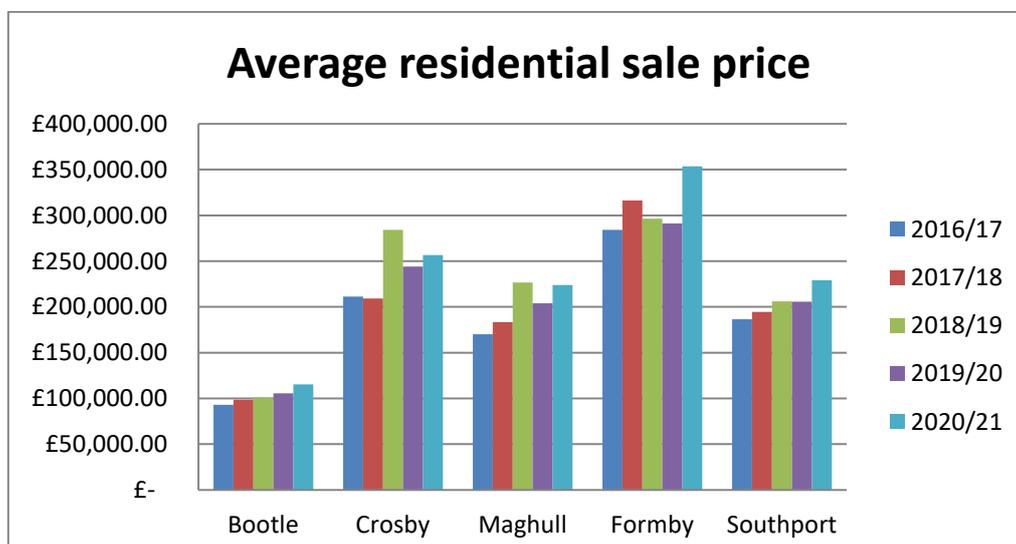
The 2020 population estimate for Sefton is 275,899. Between 2007 and 2013 the general trend in population was downwards. However, since 2013 this was reversed until a peak of 276,400 during 2019. However, despite this years dip, by 2030 Sefton’s population is projected to continue to increase to 280,000.



(Source: Nomis)

**Indicator 64 – (Housing)
Average House Prices by Area**

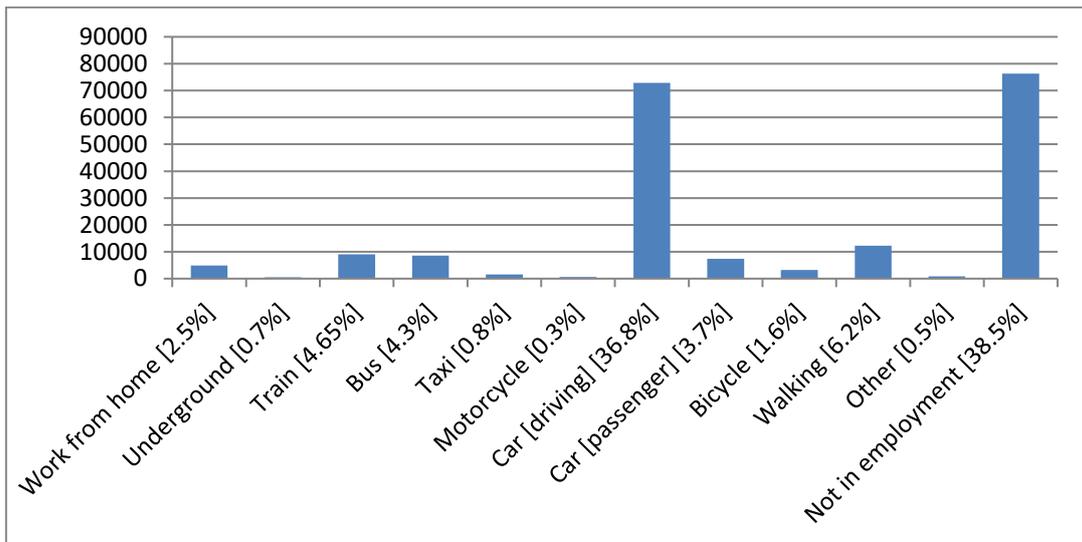
The chart below shows the average residential sale price in Sefton’s main towns.



(Source Rightmove.com data accessed October 2021)

In all areas the average house prices increased over the past twelve months. Formby had the greatest increase of over £60,000 from the previous year. Bootle and Southport average house prices have continued their trend of steadily rising.

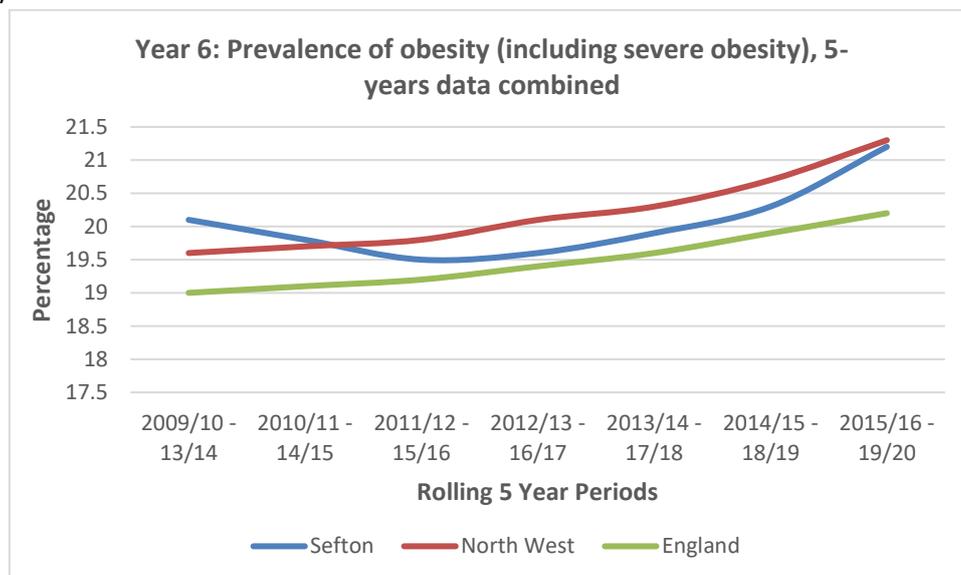
**Indicator 65 – (Accessibility)
Travel to work by transport mode**



(Source 2011 census)

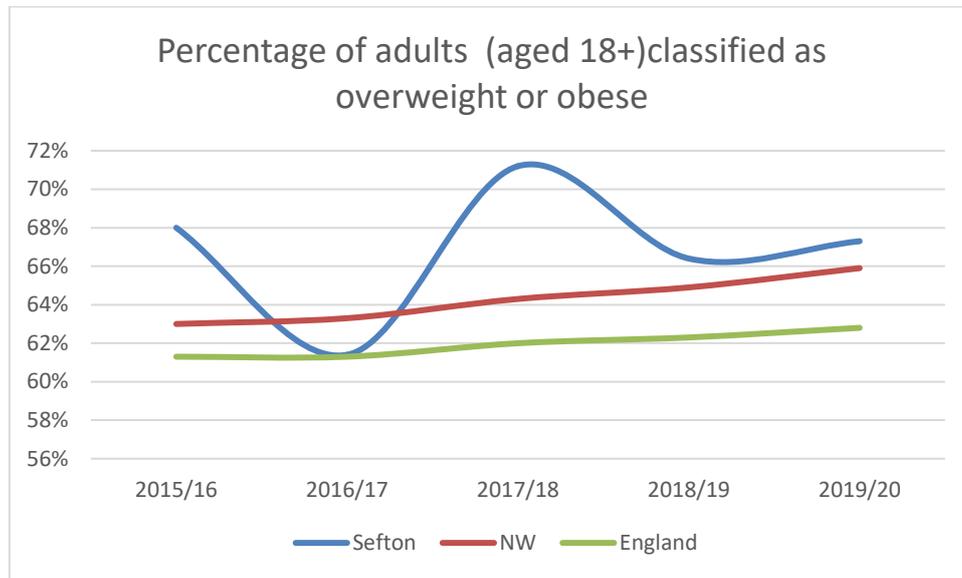
**Indicator 66 – (Health and Wellbeing)
Obesity rates in adults/children**

Child obesity profiles are available for year 6 children from Public Health England. The following rolling averages for Sefton, and those for the Northwest and England, show that there is a continued upward trend on the obesity rates for children.



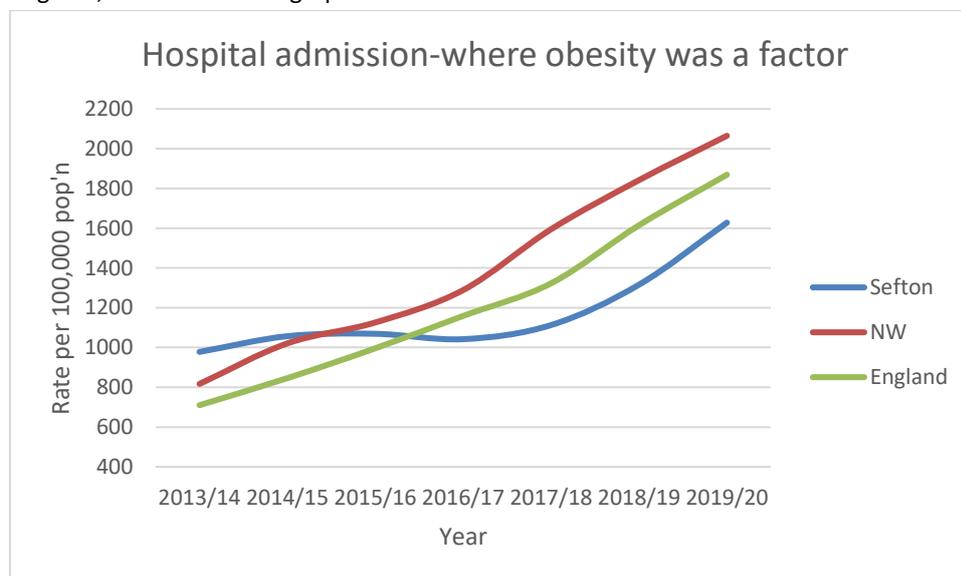
(Source Public Health Profiles accessed October 2021)

Obesity and overweight rates for adults in Sefton is higher than those for the Northwest and England. The overall trend for Sefton, the Northwest and England is a small but consistent increase.



(Source Public Health Profiles accessed October 2021)

In 2017 NHS Digital commenced reporting time series data relating to hospital admissions where obesity was a factor. This allows rates per 100,000 population in Sefton to be compared with rates in the Northwest and England, as set out in the graph below.

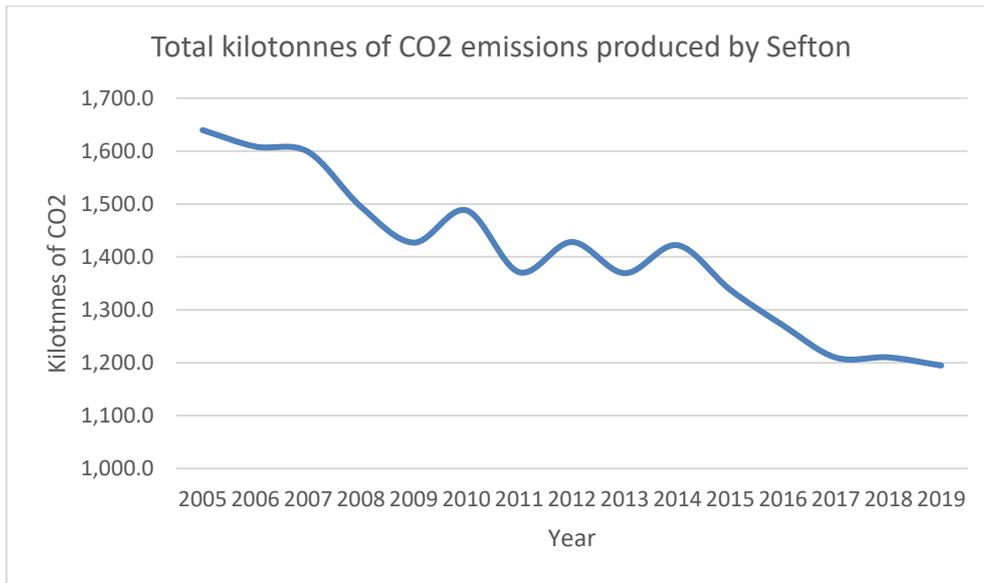


(Source NHS Digital, accessed October 2021)

This information indicates that although obesity rates in Sefton were higher than those in the Northwest and England in 2013/14, over time they have increased at a lower rate than the regional and national comparators. In interpreting this data it must be noted that some changes over time are related to changes in data quality and / or clinical practice thereby exaggerating the rates of increase.

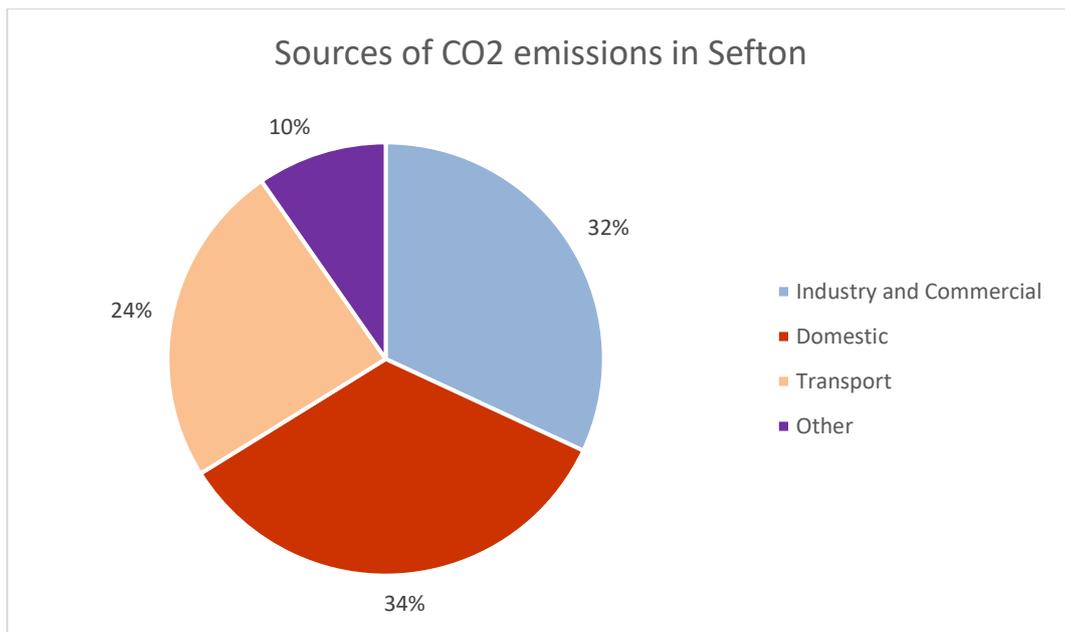
**Indicator 67 – (Climate Change and Resource Use)
Carbon emissions by source (CO₂ per person)**

In 2019 (from data published June 2021) the total amount of CO₂ emissions for Sefton was 1,194.6kt. This is a decrease from the previous years and continues an overall downward trend as illustrated below. Figures were recalculated in 2021 and those for previous years readjusted.



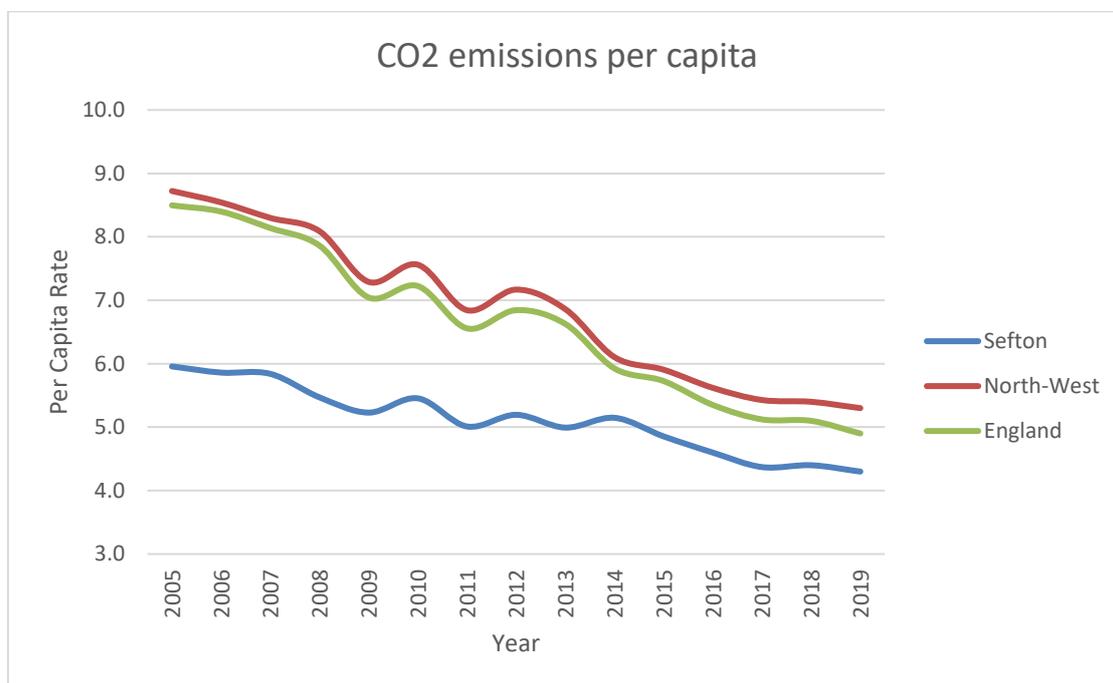
(Source: UK Government Statistics)

The major source of CO₂ emissions in Sefton is domestic with the second highest contributor being industry and commercial. Together these two sources account for 66% of Sefton’s CO₂ emissions. The other significant contributing factor is transport, which remained stable at 24% between 2017 and 2019.



(Source: UK Government Statistics)

Per capita emissions published in 2021 show Sefton’s emissions to have slightly dropped in 2019 to 4.3 tonnes per person from 4.4 tonnes per person. Sefton’s rate remains lower than the regional rate of 5.3 tonnes per capita and national rate of 4.3 tonnes per capita. Since 2014 Sefton’s rate of decrease has matched the national rate of decrease.



(Source: UK Government Statistics)

Indicator 68 – (Flooding)

Total number of homes and businesses classed at risk from flooding-

The Council has identified the number of homes and commercial properties that are within Flood Zones 2 or 3 or in any area classed as being at risk (1 in 100 years) of surface water flooding as follows:

	Residential Properties	Commercial Properties
Properties in Flood Zone 2	6680	670
Properties in Flood Zone 3*	5872	478
Risk of Surface Water Flooding (1 in 100 years)	13,213	1763

*Properties within Flood Zone 3 are also counted within Flood Zone 2. 808 residential and 192 commercial properties are in Flood Zone 3.

These figures are based on Flood Map for Planning (Rivers and Sea) published by the Environment Agency in December 2021 and Flood risk maps for surface water published by the Environment Agency in December 2021.

Indicator 69 – (Environmental Quality)

Air quality at monitoring stations

The table below sets out the average annual readings from four monitoring stations in Sefton this year so far and for the previous 3 years as an annual average figure for four types of pollutants. Figures that have changed from the previous year are marked green (better) and red (worse). It would appear that the lifting of Covid 19 restrictions has had a negative impact on air quality in all locations in Sefton when compared to 2020 when the country was in a stricter lockdown.

	Nitric Oxide/ppb				Nitrogen Dioxide/ $\mu\text{g}/\text{m}^3$				Oxides of Nitrogen/ppb				PM10 Particles/ $\mu\text{g}/\text{m}^3$			
	2021	2020	2019	2018	2021	2020	2019	2018	2021	2020	2019	2018	2021	2020	2019	2018
Crosby Road South	9.6	-	13.8	11.2	23.3	-	35.9	29.3	21.7	-	32.6	26.6	-	-	25.2	21.5
Millers Bridge, Bootle	16.9	15.7	19.7	23.4	33.2	32.5	38.2	41	34.3	32.7	39.7	44.8	16.1	17.3	16.5	-
Princess Way, Seaforth	31.4	29.2	38.7	38.5	31.7	30.7	41.6	39.4	47.9	45.2	59.7	58.6	19.7	21.2	17.7	23.2
Waterloo Primary School	11.9	9.4	17.7	-	25.5	23.7	34.8	-	25.3	21.8	35.8	-	-	-	23.1	-
Hawthorne Road	19.4	17.9	23.4	-	27.1	27.1	33.6	-	33.5	31.8	41.7	-	19.6	20.6	23.7	-

(source Sefton Breathing Space website - (www.breathingspace.sefton.gov.uk))

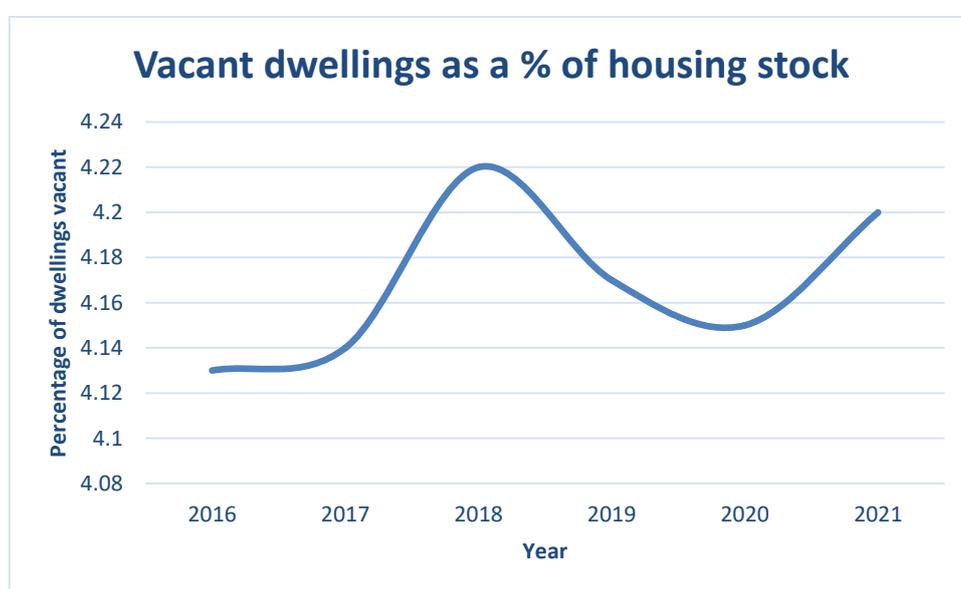
**Indicator 70 – (Environmental Quality)
River Quality**

The Environment Agency has not provided data on river quality since 2009. The Council will look at alternative indicators in future monitoring reports.

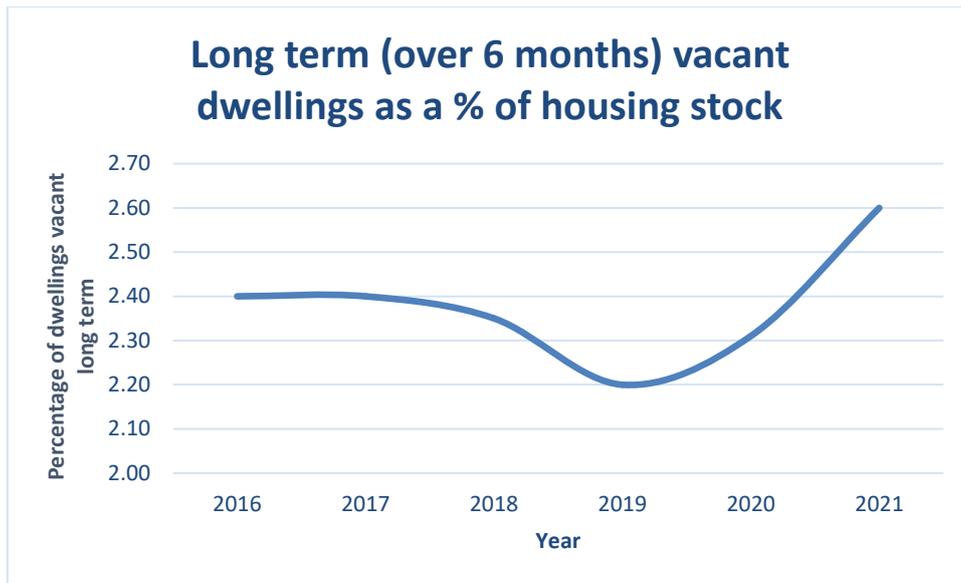
**Indicator 71 – (Environmental Quality)
Vacant home rate**

The latest figure available for the overall vacancy rate relates to April 2021 and is 4.2%.

The current figure represents a slight increase from 4.15% rate reported in 2020. The chart below shows the vacancy rate over the previous 6-year period. The average rate over the last 6-year period is 4.17%.



The chart below shows the proportion of long-term housing vacancies (those vacant for 6 months or more). The latest figure available for the Long-Term Vacancy rate also relates to April 2021 and is 2.6%. Whilst there has been some movement year on year, the general rate is relatively constant, although there has been a slight increase over the last year. This is reflective of the difficulties in bringing back longer-term vacant units back into use, as they often require significant renovation. The average rate over the last 6 year period is 2.38%.



Indicator 72 – (Biodiversity)

Local sites and sites in positive conservation management

The most recent data is from 2014/15. This reported that Sefton had 60 local sites of which 30 (50%) are in positive management.

Indicator 73 – (Culture and Heritage)

Number of listed buildings ‘at risk’

The Council List includes 52 listed buildings or structures at risk, which is an increase of 5 since last year, namely with more churches being made redundant as well as more Council owned buildings deteriorating. Five of these, are grade II* listed and include: St Katherine’s Chapel, Lydiate; Ince Blundell Old Hall; Church of the Holy Family adjoining service wing at Ince Blundell Hall; the Garden Temple to the southwest of Ince Blundell Hall; and the Pantheon adjoining Ince Blundell Hall.

Indicator 74 – (Culture and Heritage)

Number of Conservation Areas ‘at risk’

6 Conservation Areas have been identified as ‘at risk’. These are:

Christchurch, Lord Street, North Meols, Promenade, Waterloo Park and West Birkdale.

This is unchanged since last year, as developments of “at risk” buildings progress it is hoping these will allow removal of some Conservation Areas.

Indicator 75 – (Culture and Heritage)

Number of Scheduled Ancient Monuments ‘at risk’

There is one Scheduled Ancient Monument identified as 'at risk'. This is Sefton Old Hall moated site and fishponds. This is unchanged since last year

Indicator 76 – (Culture and Heritage)
Parks with Green Flag status

The Council will no longer be pursuing Green Flag Status for its parks. Instead it is looking to develop the APSE Land Audit Management System, which provides a platform for all sites to be audited for quality by staff and volunteers.

Section C

Duty to Cooperate

Duty to Cooperate

The duty to cooperate was created in the Localism Act 2011, and amends the Planning and Compulsory Purchase Act 2004. It places a legal duty on local planning authorities and public bodies to engage constructively, actively and on an ongoing basis to maximise the effectiveness of Local Plan preparation in the context of strategic cross boundary matters.

Local Authorities must also, through their Authority's Monitoring Report, give details on the actions they have taken during the period covered by the report in co-operating with other local planning authorities and others under the duty. In July 2018 the government introduced a requirement for a Statement of Common Ground through the updated National Planning Policy Framework (NPPF), carried forward into the 2021 NPPF (paragraph 27).

Statement of Common Ground

As part of this co-operation Sefton Council, the other local authorities in the Liverpool City Region (including West Lancashire) and the Liverpool City Region Combined Authority prepared a draft Statement of Common Ground. This was approved by the Combined Authority and the other constituent local authorities in the period from July to September 2019 and was reported to Sefton's Cabinet on 25th July 2019. This is reviewed regularly and (at January 2022) is currently being reviewed again.

The Statement of Common Ground covers a wide range of spatial planning matters, including housing delivery, employment land, the Green Belt, the retail hierarchy, transport planning, digital inclusion, utilities, renewables, health and wellbeing, environmental and green infrastructure and waste and minerals. The document includes 20 specific points of common ground – either already established or setting out areas where the LCR authorities will work together to deal with cross-boundary strategic matters.

This follows on from the Liverpool City Region Statement of Cooperation on Local Planning approved by Sefton Council in October 2016 and by the Liverpool City Region Combined Authority and each of the other City Region local authorities.

Recreation Mitigation Strategy

The protected nature sites on the Sefton Coast and coast elsewhere in the Liverpool City Region are under increasing pressure from recreation, from both residents and visitors to the City Region. Recreation use is known to be damaging, for example, trampling and wildlife disturbance from a wide range of activities.

This was recognised in the 2015 and 2016 Habitats Regulations Assessment (HRA) Reports for the Sefton Local Plan, which identify the potential for new housing development in Sefton to increase recreation pressure on the internationally important nature sites on the Sefton Coast; and the need to mitigate this pressure to less than significant. Similar issues arise for neighbouring authorities, in relation to both the Sefton Coast and the coast elsewhere in the region.

For a number of years Sefton Council has been jointly working with Natural England, Merseyside Environmental Advisory Service, the other Liverpool City Region local authorities, the Mayoral Combined Authority, West Lancashire Council and the National Trust to prepare a Recreation Mitigation Strategy for the City Region's coast. An evidence gathering phase has resulted in the publication of an evidence document and strategic mitigation measures which underpins

interim approaches for Sefton and neighbouring authorities, pending collection of further evidence and future agreement of a Liverpool City Region Recreation Mitigation Strategy approach. The collaborative work (including the published supporting evidence) carried out so far has been examined independently by the Planning Inspectorate, for example for the Halton and Liverpool Local Plans.

In December 2021 Sefton's Interim Approach was approved for development management and consultation purposes, to be used. It has been endorsed by Natural England.

The Interim Approach is an 'opt in' approach; if applicants do not wish to opt-in to this scheme, they must make sure that sufficient bespoke information is provided with their planning application, prior approval or permitted development scheme to enable the Council to make a Habitats Regulations Assessment. The basis of the Interim Approach is that Sefton Council has considered, costed and assessed the likely scale of housing development in Sefton and beyond, levels of visitor pressure from different parts of Sefton, and measures that will mitigate recreation pressure from this housing to less than significant on the Sefton Coast. This mitigation will be through the provision of an integrated set of measures both on the Coast and green and open spaces within the Borough, funded by those opting in by s106 commuted sum payments. These commuted sums will be monitored through the Council's usual s106 planning obligation monitoring procedures.

Statement of Community Involvement

The Statement of Community Involvement (SCI) was updated in March 2018 and sets out the Council's commitment to working with the following Duty to co-operate bodies:

- | | |
|-----------------------------------|---|
| 1. Environment Agency | 9. Highways Agency |
| 2. English Heritage | 10. Integrated Transport Authorities |
| 3. Natural England | 11. Highway Authorities |
| 4. Civil Aviation Authority. | 12. Marine Management Organisation |
| 5. Homes and Communities Agency | 13. Local Enterprise Partnerships |
| 6. Clinical Commissioning Groups. | 14. Neighbouring Local Authorities |
| 7. NHS England | 15. The Liverpool City Region Combined Authority. |
| 8. Office of the Rail Regulator | |

It also sets the requirement to consult 'specific' and 'general' consultation bodies and other consultees including the community, business and third sector groups when consulting on planning policy documents. For more information see the SCI. We continue to liaise with these bodies as necessary throughout 2022/23.

Other Cooperation

During 2020–2021, Sefton Council continued to undertake a range of activities relating to the Duty to Co-operate with neighbouring authorities and other key stakeholders on strategic planning matters. This includes on-going liaison regarding preparation of their development plans. However, none of these development plans were at a stage which required formal Sefton comments during 2020-21. We continue to liaise with these bodies as necessary throughout 2022/23.

Section D

Progress with Local Development Scheme

This section reports on the timetable set out in the Local Development Scheme (LDS) which was updated in 2021.

Local Plan Review

The Sefton Local Plan is 5 years old in April 2022. The Council are required to review the Local Plan by 5 years after adoption to see if it remains up to date. The 2021 LDS set out that a Local Plan high level review would be undertaken during September 2021 – February 2022. This has not been undertaken and a Local Plan review will only take place once a planned Employment Land & Premises Study is completed during 2022. It is therefore proposed to update the Local Development Scheme to set out a new timetable for the Local Plan review.

Bootle Area Action Plan

The Council have decided to produce an Area action Plan for Bootle. This was included in the 2021 Local Development Scheme. It was expected that Issues and Option consultation would happen during July to September 2021. This slipped a little and was undertaken November 2021 to January 2022.

Preferred Options consultation is programmed to occur February to April 2022. This will not be able to happen and it is likely this will slip to later in 2022. A new timetable for the Bootle AAP will be set out in an updated Local Development Scheme.

Neighbourhood Plans

See current position as set out in Section E below.

Section E

Neighbourhood Planning

Neighbourhood Planning

The Localism Act 2011 gives local communities the right to prepare a Neighbourhood Plan to develop a shared vision and shape the development and growth of their local area. The Council has a statutory duty to support this activity.

The process for preparing a Neighbourhood Plan is set out by the Neighbourhood Planning (General) Regulations 2012 (as amended) ('The Regulations') is subject to several key stages which include:

1. Designation of the neighbourhood plan area;
2. Pre-submission publicity and consultation;
3. Submission of the plan to the Local Planning Authority;
4. Consultation by the Local Planning Authority;
5. Independent Examination;
6. Referendum; and
7. Making the Neighbourhood Plan (i.e. bringing it into force).

Four areas have been designated for neighbourhood planning purposes in Sefton - Formby and Little Altcar; Maghull; Lydiate; and Melling. The Formby and Little Altcar Neighbourhood Plan area was approved in 2013, whilst the Maghull, Melling and Lydiate areas were approved in 2015. Progress in these areas is set out below and illustrated on the map on the next page. Once in force, Neighbourhood Plans form part of Sefton's development plan. They are used to help determine planning applications in the area they cover along with the Sefton Local Plan (2017) and Waste Local Plan (2013).

Lydiate

The Council 'made' (i.e. brought into force) the Lydiate Neighbourhood Plan at its meeting on 24 January 2019. Consultation on the submission version of the plan took place between June and July 2018. The Examiner's report was received on 18 September 2018. The referendum was held on 18 December 2018 and 715 residents (87%) of the local community voted in favour of the plan compared to 108 (13%) who voted against on a 16.36% turnout

Maghull

The Council 'made' (i.e. brought into force) the Maghull Neighbourhood Plan at its meeting on 24 January 2019. Consultation on the submission version of the plan took place between June and July 2018. The Examiner's report was received on 22 October 2018. The referendum was held on 18 December 2018 and 2,253 residents (86%) of the local community voted in favour of the plan compared to 369 (14%) who voted against on a 16.04% turnout.

Maghull Town Council have indicated a wish to review their Neighbourhood Plan and the Council will work with them on this.

Formby and Little Altcar

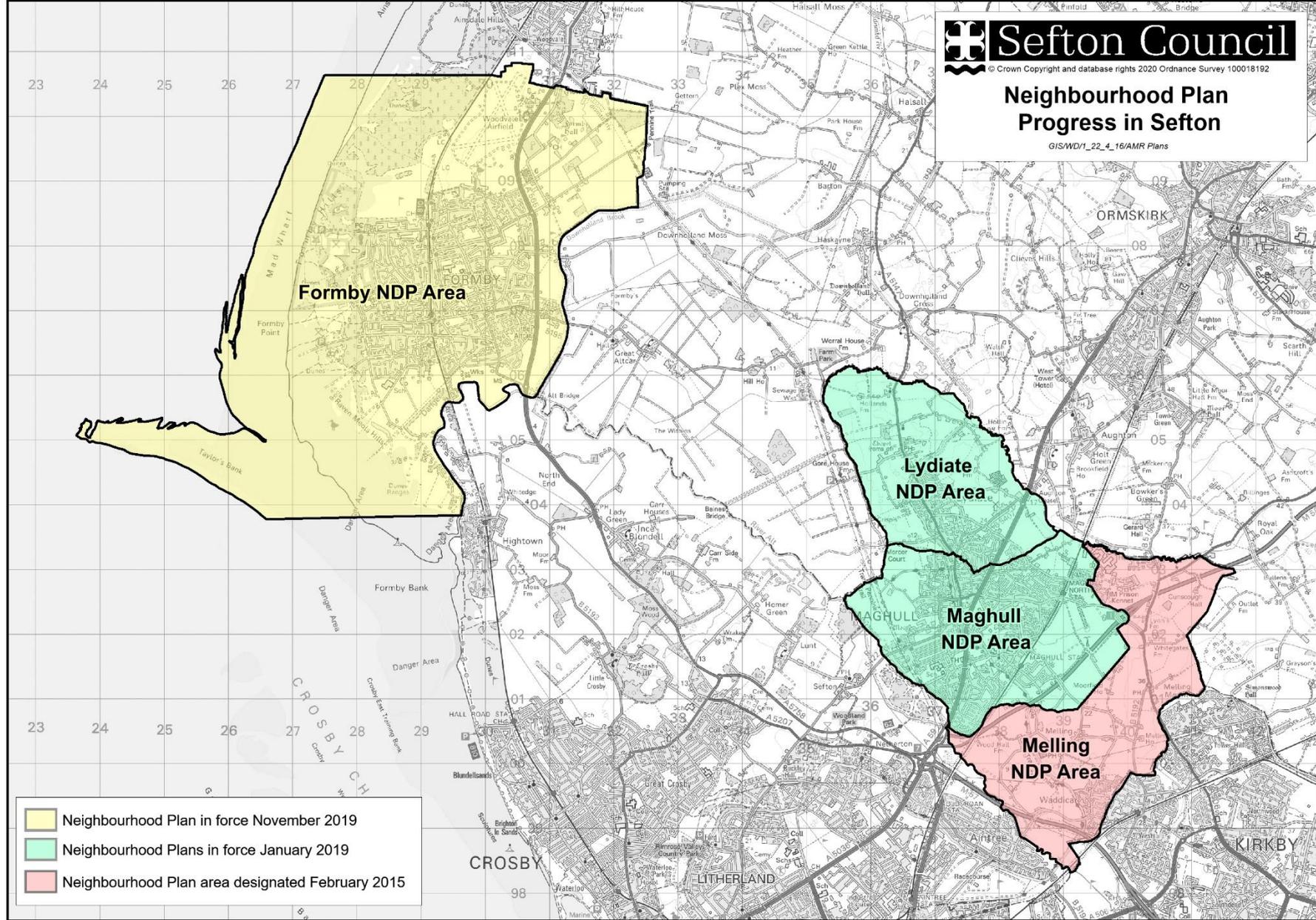
The Council 'made' (i.e. brought into force) the Formby and Little Altcar Neighbourhood Plan at its meeting on 21 November 2019. Consultation on the submission version of the plan took place between 27 March and 15 May 2019. The Examiner's report was received on 12 August 2019. The referendum was held on 10 October 2019 and 2,601 residents (86%) of the local community voted in favour of the plan compared to 428 (14%) who voted against on a 16.02% turnout.

Melling

Melling Parish Council have prepared and gathered evidence with a view to undertaking pre-submission consultation on their draft Neighbourhood Plan. No progress was reported in 2020/21.

**Neighbourhood Plan
Progress in Sefton**

GIS/WD/1_22_4_16/AMR Plans



-  Neighbourhood Plan in force November 2019
-  Neighbourhood Plans in force January 2019
-  Neighbourhood Plan area designated February 2015

Section F

Progress on Infrastructure Working Group Recommendations

Infrastructure Working Group Recommendations

Infrastructure was one of the key concerns raised during the consultation on the Local Plan and, to help to alleviate the concerns Members and the public had with regards the provision of infrastructure, an Infrastructure Working Group was formed. One of the key roles of the group was to scrutinise the mechanisms for the provision of infrastructure. In this regard the group were informed by presentations from a range of Council Departments [such as education, leisure and housing] and external organisations [including the NHS, Merseytravel and United Utilities].

The Infrastructure Working Group comprised four Councillors [2 from Labour and one from each of the Liberal Democrats and Conservatives]. Following the series of meetings, held between April and August 2014 the group provided a detailed list of 18 recommendations. Upon request a report was provided in June 2015 setting out progress in meeting each of the recommendations. These are provided below with the exception of the response to recommendation 8 which has been updated to take account of later information.

At the meeting of Council of 20th April 2017 the following recommendation was approved:

'the Overview and Scrutiny Committee (Regeneration and Skills) be requested to robustly and regularly monitor the implementation of the 18 recommendations proposed by the Local Plan Infrastructure Working Group and adopted by the Cabinet on 15 January 2017.'

Progress on Infrastructure Working Group Recommendations [as at January 2021]

1. The Working Group propose that infrastructure proposals are assessed ensuring that they are sufficient to meet the diverse needs of the local community and mitigate any local adverse effects of development that may result in the failure of Local Plan objectives, recommendations and/or plan policies and to ensure the key principles for the Spatial strategy are met.

Proposals for infrastructure, whether those as separate applications or as part of wider housing schemes, are assessed as part of the planning application process to ensure that they conform to the Local Plan policies. All significant developments are subject to approval by Planning Committee.

2. The Working Group recommends that the Sustainability Appraisal makes specific reference to infrastructure improvements to mitigate any problems, or maximise benefits, identified through the appraisal process. Such opportunities should be clearly highlighted through cross references between the Sustainability Appraisal and the Infrastructure Delivery Plan. Where mitigation is found to be impracticable or the wider impact on surrounding areas unacceptable, alternatives will be sought.

The Sustainability Appraisal identified potential problems that may occur due to new development and recommends appropriate improvements that could help mitigate these. The Sustainability Appraisal also considered the level of growth proposed and potential sites and its conclusions were used to select the strategy that would minimise any unacceptable risks and maximise benefits.

The Local Plan Inspector, in his report to the Local Plan, concluded that the Sustainability Appraisal was adequate. This recommendation of the Infrastructure Working Group is complete.

3. The Working Group propose that account is taken of the local evidence generated by Neighbourhood Plans and policies to ensure a holistic approach to planning within Sefton's Local Plan and associated documents in relation to the provision of infrastructure and community facilities.

Local evidence will be important in Neighbourhood Planning and will be key if communities wish to implement local policies which differ from those in the Local Plan. The Planning Policy Team will continue to support local communities who embark on neighbourhood planning and advice on what level of evidence is suitable.

Neighbourhood Plans for Maghull and Lydiate were successful at referendum held in December 2018 and carry full weight. The Council will continue to support other parishes and neighbourhood areas wishing to produce a neighbourhood plan.

4. The Working Group recommend that a report be submitted to Cabinet Members and Overview and Scrutiny Committee (Regeneration and Environmental Services), at the appropriate time, setting out the approach to the Community Infrastructure Levy and the potential relative priorities to be attached to the range of infrastructure needs. This process should be supported by giving priority to locally determined infrastructure needs and government guidance informing how Community Infrastructure Levy contributions should be allocated.

The decision to progress with Community Infrastructure Levy Publication was deferred at Cabinet in 2017.

5. Flood Risk and Drainage: The Working Group recommends that any new development does not increase flood risk from any source within the site and elsewhere, and where possible reduces flood risk.

The Local Plan includes a policy that makes this requirement very clear [Policy EQ8]. Work will continue with relevant partners to ensure that these policies are implemented through the development management process.

6. The Working Group is concerned at the impact large development building sites may have on existing communities. The Working Group recommends that a clear policy approach is set out in the Local Plan and Infrastructure Delivery Plan to ensure that the infrastructure needed is provided in a timely manner.

The Local Plan includes policies that make this requirement clear [Policy IN1]. Work will continue with relevant partners to ensure that these policies are implemented through the development management process and progress is set out in Section 3 of this AMR. In addition, the Maghull Neighbourhood Plan contains a policy on priorities for funding infrastructure projects.

7. The Working Group recommends that the clear policy approach includes measures to reduce or mitigate disruption caused by development including noise, pollution, increased congestion, and traffic impacts on the highway network. The Council is asked to maximise the use of planning conditions and legal agreements to control and mitigate impacts of new development – particularly in relation to traffic management, construction impacts and hours of operation.

The Local Plan includes policies that make this requirement clear [Policy EQ4]. The Development Management team will ensure that these policies are implemented through the development management process.

8. The Working Group recognises the importance of the provision of adequate health provision and infrastructure. The Working Group requests that the Local Plan teamwork in liaison with the relevant Health officials to ensure that the impact of new homes is managed and planned well in advance so that sufficient health care is provided in the right locations. The Working Group requests that reports are submitted annually by Public Health (supported by Planning Services) to the appropriate Overview and Scrutiny Committees on this matter.

The Planning Policy Team has liaised and will continue to liaise with our health colleagues to ensure the health needs of existing and new residents are met. The local health providers have medium to longer term aspirations to provide services from more centralised locations and to provide an extended service. The health providers are aware of the proposals in the Local Plan and are confident they can provide the improved service this may require.

9. The Working Group recognises the importance of not only building homes but building communities. The Working Group requests that the Local Plan ensures that sufficient /appropriate community facilities are included in new developments with support from developers.

The Planning process will ensure that essential infrastructure is provided through the development management process and secured through section 106. The need for additional infrastructure will be identified through continued engagement with partners and local residents, including through the neighbourhood planning process. In addition, the Lydiate and Maghull Neighbourhood Plans both contain policies intended to help protect and enhance existing infrastructure and secure new provision where appropriate.

10. The Working Group recognises the important contribution of green spaces to making Sefton an attractive place to live. The Local Plan should include appropriate policies to protect valuable green spaces – including opportunities for establishing locally determined green space standards through neighbourhood planning, site specific master plans or development briefs. To be eligible to receive Community Infrastructure Levy the Working Group would encourage local communities to consider adopting a Neighbourhood Plan to maximise benefits to their communities.

The Local Plan includes policies that make this requirement clear [Policy EQ9 for new Open Spaces, NH5 for protection of existing Open Space]. Work will continue with relevant partners to ensure that these policies are implemented through the development management process.

11. The Working Group recommends that school places are provided as close as possible to where the need arises. The Working Group recommends that the provision for school facilities be incorporated into the Infrastructure Delivery Plan, with a clear approach to where, how and when additional school places will be provided.

The Infrastructure Delivery Plan identified the broad locations where additional school places are likely to be required. Close liaison with our education colleagues will determine when these are needed and which schools should be expanded. In 2017 the Council adopted a note for developers which set out the areas in which the Council will seek a financial contribution towards primary school provision. These contributions have and will continue to be secured by section 106 and ring-fenced for local primary school provision.

12. Highways and Transport: The Working Group recommends that any development does not increase the number of additional daily car journeys to socially unacceptable levels and that policies should be included to require large developments to include (and fund) necessary highways improvements subject to them not having an unacceptable impact on the local community; such improvements should include benefits to accessibility and sustainable transport choices such as cycle lanes etc.

The Local Plan includes policies that make this requirement clear [Policies IN2 and EQ3]. Additionally, the Local Plan has site specific policies that set out required improvements, such as internal bus routes and highways improvements. We also have an existing Supplementary Planning Document which sets out the requirement for improving sustainable transport within new developments. Transport planners will always be closely involved in major planning applications that result in a number of new homes or commercial developments.

13. The Working Group recognises the importance of adequate public transport and requests that the Local Plan considers ways to improve transport East/West across the borough, including developers' role in assisting with supported transport services.

The Local Plan is likely to have limited impact on the provision of east-west public transport in Sefton. However, the growth proposed in the Local Plan should help ensure that the need for improved east-west links are made a higher priority within future investment plans for sub-regional transport spending.

14. The Working Group recommends that any affordable and/or social housing is developed in a way that ensures ‘pepperpotting’ as opposed to clustering.

The Local Plan includes policies that make this requirement clear [Policy HC1]. An Affordable Housing Supplementary Planning Document was adopted in June 2018 which sets out clearer guidance on pepper-potting. Work will continue with relevant partners to ensure that these policies are implemented through the development management process.

15. The Working Group recommends that housing mix in new developments reflects the demographic need for the local community and that appropriate local evidence is used as part of the policy.

We periodically undertake Strategic Housing Market Assessments to identify what type and mix of housing is required in Sefton. This information will be used to ensure that the best mix of housing is provided on site. The Local Plan includes a policy [Policy HC2] that seeks to ensure a minimum proportion of smaller bedroomed homes. These policies are being robustly implemented as set out in Section 3 of the AMR.

16. The Working Group recommends that the Local Planning Authority in completing the publication draft, revisit policies related to the provision of infrastructure to ensure they are robust so that appropriate infrastructure will be delivered at the right time in the right place. A robust policy approach should be developed to ensure that an equitable balance is achieved between viability from a developer and landowners perspective and the social costs and benefits for the local community.

We are content that the policies in the Local Plan provide a basis for ensuring essential infrastructure is provided where there is a need and at a time when this is needed. This will be managed through the Development Management Process. In addition, the Lydiate and Maghull Neighbourhood Plans both passed referendum in December 2017 and Formby/Little Altcar passed in October 2019 and contain policies intended to help protect and enhance existing infrastructure and secure new provision where appropriate.

17. Sefton Council write to the Secretary of State for Communities and Local Government expressing concern about the potential risks associated with infrastructure providers and their ability to deliver required infrastructure at the right time and in the right place and requesting the ability to apply harsher sanctions when planning conditions are unmet. The Secretary of State be asked to issue additional guidelines on viability assessments to include a more ‘balanced’ approach – including the assessment of community impact and value in addition to developers and landowners considerations.

A letter to the Secretary of State for Communities and Local Government expressing these points was sent in March 2015.

18. That recommendations 1 to 17 above be monitored through the Authority Monitoring Report being submitted to Overview and Scrutiny Committee (Regeneration and Environmental Services) and Cabinet. This is a requirement for monitoring the implementation of the Local Plan and takes place at least once a year.

This section is included in the AMR each year and progress on each of the recommendations is noted.

In addition to the recommendations of the Infrastructure Working Group, at Council on 16 July 2015 the following recommendation was made:

Officers urgently review and update the ‘Consequences Study’, and undertake further work reviewing the economic forecasts, social impact and related labour supply issues.

The Council subsequently reviewed and updated its Consequences Study which looked at the issues above. This was completed in October 2015 and submitted to the Local Plan examination library as document MI.4