

PC 386-22

NEW FOREST NATIONAL PARK AUTHORITY

PLANNING COMMITTEE MEETING – 18 JANUARY 2022

NEW FOREST NATIONAL PARK ANNUAL MONITORING REPORT 2021

Report by: Sarah Applegate, Senior Policy Officer

1. Introduction

- 1.1 As a local planning authority, the Authority is required to produce a Monitoring Report each year which should contain details of:
- the timetable and progress of the documents set out in the Authority's Local Development Scheme;
 - the number of completed dwellings and affordable dwellings; and
 - the Authority's co-operation with other local planning authorities or relevant bodies during the monitoring period (known as the 'duty to co-operate')
- 1.2 The 2021 Annual Monitoring Report (AMR) is attached at Annex 1 and covers the period from 1 April 2020 to 31 March 2021. Several important areas of monitoring information only become available some time after the annual reporting period ends in April each year, hence the timing of the production of this report. The AMR assesses the effectiveness of the planning policies in the adopted Local Plan and provides important evidence to feed into the future review of the local planning policies for the National Park.

2. Monitoring results overview

Policy performance

- 2.1 The AMR highlights that there was a net loss of 216m² of floorspace for business and industrial completions during this period. However, this was due to one site undertaking replacement employment units, with the old ones demolished and the new ones not yet completed. It is expected the new completions will feature in next year's monitoring report. There was no loss of office to residential uses through permitted development rights this year. Additionally, there are extant permissions available for a further 2,972m² of business and industrial uses.
- 2.2 With regard to housing, there were 13 dwellings completed in this monitoring period (compared to 50 completions the previous year). However, this monitoring period experienced a number of restrictions including lockdowns, due to the ongoing Covid-19 pandemic. These were all windfall development, which are naturally subject to fluctuations, and will in due course be supplemented by the Local Plan housing site allocations, several of which are already in the pipeline, either as planning applications or pre-application discussions. Windfall housing completions since April 2016 to the present has resulted in 126 dwellings, which gives an average figure of 25 net new houses completed each year. This demonstrates that the Local Plan allowance of 20 windfall dwellings per year is realistic and achievable.

2.3 In addition, given the stock of sites with extant planning permission for 97 dwellings, the Authority maintains in excess of a five-year supply of housing sites. This puts the Authority in a strong position to defend against any applications for speculative housing developments that do not accord with the policy framework in the National Park.

3. Duty to Co-operate

- 3.1 The Localism Act 2011 introduced a 'duty to co-operate' on strategic planning matters (defined as those affecting more than one planning area) applying to local planning authorities and a range of other organisations and agencies. During the monitoring period the Authority's officers liaised with a range of organisations. Comments were also made on the draft plans and strategies of other authorities, including Wiltshire Council. Officers continue to liaise with officers from other National Parks, and other local planning authorities in Hampshire, to share examples of good practice and facilitate joint commissioning of evidence where possible.
- 3.2 As a Minerals and Waste Planning Authority, the Authority continues to work jointly with Hampshire County Council, Southampton and Portsmouth City Councils, and the South Downs National Park Authority on the preparation and publication of minerals and waste documents. Work is currently underway on a partial update of the Minerals and Waste Plan, which was adopted in 2013, to ensure full compliance with the National Planning Policy Framework (NPPF) and the National Planning Policy for Waste (NPPW).
- 3.3 The National Park Authority works with neighbouring local planning authorities on a range of environmental matters. This includes mitigating recreational impacts arising from new development on the protected habitats of the Solent and the New Forest (delivered in part through the Solent Bird Aware mitigation scheme); putting measures in place to ensure new development is nitrate neutral; and working with New Forest District Council on air quality monitoring within the New Forest Special Area of Conservation (SAC).
- 3.4 The National Park Authority is also a member of the Partnership for South Hampshire (PfSH). As part of the emerging work on a new spatial strategy for South Hampshire, the Authority has signed an agreed Statement of Common Ground and continues to play an active role in the Partnership's work on addressing identified housing needs, green infrastructure provision and flood risk assessment.

RECOMMENDATION

To note the contents of the Annual Monitoring Report 2021, as attached at Annex 1.

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Papers: Cover report
Annex 1 – Annual Monitoring Report 2021

Equality Impact Assessment: No impacts have been identified.