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**Erewash Borough Council**

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**AUTHORITIES MONITORING REPORT**  
**(AMR)**

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**Interim version**

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**April 2021 to March 2022**

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## 1.0 INTRODUCTION AND CONTEXT

- 1.1 The requirement to produce an Authorities' Monitoring Report (AMR) originates from Section 35 of the Planning and Compulsory Purchase Act 2004 ('the Act'), as amended by the 2011 Localism Act.
- 1.2 Section 113 of the Localism Act requires a local planning authority (in this case, Erewash Borough Council) to produce a monitoring report at a maximum of 12 month intervals. The publication of this document demonstrates the Borough Council's compliance with this statutory requirement.
- 1.3 The practical requirements – that is the specific outputs – which the Council must produce as part of its report (where applicable) are set out within Section 34 of The Town and Country Planning (Local Planning) Regulations 2012. Additionally, National Planning Practice Guidance encourages authorities to publish headline data on the demand for self-build and custom housebuilding within their respective areas. In summary, this report contains:
- **The latest Local Development Scheme and a report on progress against it;**
  - **Current and historic progress on housing delivery within the Borough;**
  - **Details of any Neighbourhood Development Order or Neighbourhood Development Plan within the Borough, including a report on relevant progress towards production; and**
  - **A report of any actions taken under the Duty to Cooperate within the monitoring period.**

## 2.0 GENERAL APPROACH TO MONITORING

- 2.1 With this AMR, the Council is continuing a significant overhaul of the way it reports on monitoring outputs. The intention is to eventually create a more interactive and condensed, but highly informative AMR and resources have been put in place to deliver this, including the creation of a specialist Monitoring and Information Officer post within the Planning Policy section.
- 2.2 This AMR has a scoring system, to effectively present how well a policy is – or is not – performing; this is presented in more detail at Section 10.
- 2.3 Delivery of a concise AMR is reliant in part on the use of infographics, tables and graphs in place of text. This AMR manages to partially achieve this, but it must be noted that progress has been restrained due to the introduction of new Government accessibility standards which must be met. It should also be noted that since the removal of many national indicators (and the requirement to report them), the lack of up-to-date data in instances where the AMR is reliant on external sources continues to be an issue. As a result, there are gaps which emerge within the section which considers policy performance which at this time cannot be reconciled.
- 2.4 In view of the above and in line with requirements identified in Section 1.0, the report is split into the following sections:

<b>Section 3.0</b>	Spatial Report
<b>Section 4.0</b>	Local Development Scheme
<b>Section 5.0</b>	Neighbourhood Planning
<b>Section 6.0</b>	Self-Build and Custom Housebuilding
<b>Section 7.0</b>	Duty to Cooperate
<b>Section 8.0</b>	Housing Delivery
<b>Section 9.0</b>	Five Year Housing Land Supply
<b>Section 10.0</b>	Policy Performance

### **Erewash's Development Plan:**

2.5 The Development Plan for Erewash is made up of the following documents:

- Erewash Core Strategy (March 2014);
- Erewash Saved Policies Document (March 2014); and
- Erewash Policies Map (March 2014)

2.6 All policies contained within the above documents are still being actively implemented.

### **Content of Erewash's Local Plan:**

2.7 The term 'Local Plan' originates from the NPPF and the 2012 Local Planning Regulations. A Local Plan broadly replicates the role played by what was previously known as the 'Local Development Framework' (LDF).

2.8 A Local Plan can contain policies on the development and use of land; the allocation of sites for a particular type of development or use; and development management and site allocation policies which are used in the assessment and determination of planning applications. For the purposes of **Section 17(7)(a)** of the **2008 Planning Act**, documents which contain such policies should be referred to as Development Plan Documents (DPD).

- 2.9 The Council also continue to use a sizeable number of saved policies which largely originate from successive Local Plans adopted from 1994-onwards. The remaining policies are contained within the Erewash Saved Policies Document (2014) and these consist mainly of Development Management-themed policies which embed the principles of sustainable development at a more localised, non-strategic level.
- 2.10 Erewash's Core Strategy was formally adopted by a meeting of the Borough's Full Council on **March 6<sup>th</sup> 2014**. It firstly identifies, and then goes on to address, the Borough's strategic planning issues helping establish a long-term vision guiding development in Erewash. Crucially, it demonstrates how this vision will be implemented, in part by focusing on what infrastructure provision is necessary to create and maintain sustainable communities that enable the Borough to thrive. The Core Strategy is currently the only document that sets out how Erewash plans to meet its assessed development needs to 2028.
- 2.11 In February 2017, the then Government published its 'Fixing our broken housing market' White Paper, and within this it is made clear that Local Planning Authorities should be required to at least partially review their Local Plans every five years. In March 2019 the Erewash Core Strategy reached five years since its adoption. In passing this milestone, the policies responsible for the amount and location of new housing are now significantly weakened and considered out-of-date by national planning guidance.
- 2.12 Before the Core Strategy passed five-years since its adoption, a new aligned Local Development Scheme (LDS) was adopted across the Nottingham Core Housing Market Area ('the HMA') to recognise the need to launch progress on replacement/reviews of Local Plans across the area. The publication of the 2018 LDS enabled Erewash and its partner HMA authorities to embark on a process of Local Plan Review (LPR) in alignment. However, delays to the aligned schedule emerged. In response to this and during the course of this monitoring year (2019-20), it became clear that Erewash would need to undertake the first part of the Local Plan review unilaterally. This issue is addressed in more detail at Section 7.0 of this report.
- 2.13 Despite being discussed in more detail at Section 7.0, it is necessary to provide some context around the altered format of the 2021-22 iteration of the Council's AMR document.
- 2.14 The Borough Council, as is described in more detail at Section 8.0, has suffered from longstanding underdelivery of new homes to keep pace with requirements set firstly by the current Core Strategy and then more recently the assessed local housing needs number for Erewash. This has prompted the Council to take an ambitious view of reviewing its adopted Core Strategy in order to put in place the appropriate policy framework that allows a significant boost in housebuilding activities in the Borough.
- 2.15 With plans to submit the Erewash Core Strategy Review to the Planning Inspectorate before the end of the 2022 calendar year, the need to have available the appropriate accompanying data is vital to assist those participating in the examination process. As such, the Council wish to ensure that all Authorities Monitoring Reports are available for an appointed Inspector to view, as well as all other stakeholders who would benefit from the availability of a wide range of data helping to provide information on planning conditions and performance in the Borough.
- 2.16 As several previously released AMRs have shown, a pattern of increasing data unavailability has reduced the amount of information that the Council have been able to present. Recognising fully the regulatory requirements as set out at 1.3, the Council have taken the decision to reduce the scope of matters covered by the 2021-22 iteration of the document to provide greater focus on a smaller number of core matters, whilst also concentrating on the planning topics that feature more prominently within the ongoing Core Strategy Review.

## 3.0 SPATIAL REPORT

### Population of Erewash and socio-demographics:

- 3.1 The majority of the data within the section of the report is from the 2011 Census, a new Census return was completed in 2021 however, the many of the results from the 2021 Census are not published until 2023. This section therefore contains a mixture of Census 2011 and 2021 data depending on what information is available at the time of writing.
- 3.2 Erewash has a population of 112,900 (Census 2021), this is a 0.7% increase since the 2011 census of 112,081, this is lower than the overall increase for England (6.6%). Around 75% of residents live within three miles of the county boundary with Nottinghamshire and inside the Borough's two principal towns of Ilkeston and Long Eaton (ONS Census 2011). This concentration of population contributes to a strong urbanised eastern fringe, supplemented by the settlements of Sandiacre and Sawley at the northern and southern ends of Long Eaton respectively. The remainder of the Borough is predominantly rural in character with the largest settlements at Draycott, West Hallam, Breaston and Borrowash who have populations ranging in size between 3,090 and 7,335 inhabitants. Several smaller villages also exist, with the Green Belt (covering 72% of the Borough's geographic area) limiting the ability of these settlements to grow.
- 3.3 The population of Erewash is comprised of approximately 51% females and 49% males (Census 2021). The median age (ONS Mid-Year Estimates) of an Erewash resident is 43.9 years old. In line with national and regional trends, the median age of the Borough's residents is also rising. 16.1% of Erewash population is under 15 years old, 63.2% is between 15 and 64 years old and 20.8% are 65 and older (Census 2021). The density of Erewash is 1,030 residents per square kilometre, (Census 2021), an increase of 0.8% since the 2011 census. There are 50,300 households with at least one resident (census 2021) this is an increase of 3.3% since the 2011 census of 48,692 households.
- 3.4 Black and Minority Ethnic (BME) groups account for 3% of the Borough's population. The representation of Asian, Black and Chinese or Other ethnic groups in Erewash is around a third of that recorded for the East Midlands and a quarter of the average for England (ONS Census 2011).

Table S.3.4 Ethnicity percentages (Census 2011)

Area name	Asian or Asian British	Black, African, Caribbean or Black British	Mixed or multiple ethnic groups	Other ethnic group	White
England	7.8%	3.5%	2.3%	1%	85.4%
East Midlands	6.5%	1.8%	1.9%	0.6%	89.3%
Erewash	1.2%	0.5%	1.1%	0.1%	97%

### Economic Issues:

- 3.5 The key employment destination for Erewash's working age population is the Borough itself with 48.2% of the working population both living and working within its boundaries. However, other large sources of employment unsurprisingly include the nearby cities of Nottingham and Derby, with close to half of outward commuter journeys (45.1%) travelling to jobs inside those two local authorities (Census 2011).
- 3.6 In June 2022, 77.7% of people in Erewash aged 16-64 (i.e. the working age population) were economically active. This is a 5% increase since last year of 72% and for the first time in some time lower than the national average. During the same period, 2.6% of Erewash's economically active population were unemployed compared with regional and national figures at 3.1% and 3.8% respectively. Whilst the largest proportion of Erewash's working age population are employed within the service industry, Erewash's manufacturing sector still provides for 16.2% of the

Borough's total jobs, more than twice the national UK average (ONS Business Register and Employment Survey 2021).

Table S.3.6 Economically active rates (June 2021)

Area name	% economically active	% of the economically active population aged 16+ who are unemployed	% of all people aged 16-64 who are employees	% of all people aged 16-64 who are self-employed
England	78.6%	3.8%	66.0%	9.2%
East Midlands	77.6%	3.1%	66.5%	8.4%
Erewash	77.7%	2.6%	66.8%	8.5%

- 3.7 As at March 2022, Ilkeston's defined Town Centre showed a vacancy rate of 10%. In comparison, Long Eaton's Town Centre demonstrated a vacancy rate of 9%. In addition, the Local Centres of Borrowwash and Sandiacre both serve a 'top-up' convenience shopping role for local communities with vacancy rates of 5% in Borrowwash and 6% in Sandiacre (March 2022). Breaston, West Hallam and Draycott have undesignated centres of retail concentration that provide important services to local communities. This information can be seen in more detail in the Erewash Town and Local Centre Health Check Monitoring Data Report 2020.
- 3.8 The Borough displays average levels of deprivation with Erewash ranked 168th out of 317 local authorities (1 constitutes the most deprived) across England (2019 Indices of Multiple Deprivation); this has changed from its 149<sup>th</sup> position in 2015 (The English Indices of Deprivation 2019). Localised pockets of significant deprivation exist within Erewash's two largest towns, but this is particularly acute in the north of Ilkeston where there is a concentration of recorded long-term unemployment, low household incomes and low levels of educational qualifications.

### Housing:

- 3.9 Erewash has an average house price of £198,861 (Land Registry UK House Price Index - March 2022). This is lower than the County averages for both Derbyshire (£220,363) and Nottinghamshire (£218,319) although it does represent a 5.5% increase on the previous year's figure for Erewash. There remains a need for affordable housing, as identified in the 2020 Housing Need Assessment covering the Greater Nottingham area plus Ashfield to help meet both future need and also pent-up demand. As part of this, a high demand exists for affordable family housing across the Borough.

### Transport and travel

- 3.10 A combination of trunk and motorway routes pass through the Borough, with the M1, A52, A38 and the A50 (the latter just beyond Erewash's southern boundary) all providing excellent links to nearby towns and cities. The town of Long Eaton is situated immediately south-east of M1 Junction 25, an important interchange between the M1 and A52 roads and east/west, north/south patterns of travel. The opening of the last phase of the Ilkeston relief road in 2008 has enhanced road accessibility between Ilkeston town centre and M1 Junction 26 which is located around three miles north-east of the Borough.
- 3.11 The Borough has higher than national average car ownership levels with 78% of households owning one or more cars (Census 2011).
- 3.12 2011 Census data shows that of those who commute to work in Erewash, 76% travel by car (6% as car passengers), 10% walk, 7% use a bus, 4% cycle and 2% use rail. Cycling levels are higher than the regional (East Midlands) and national averages.

- 3.13 Regular direct rail services to London and other major cities operate from Long Eaton railway station. The recently-opened Ilkeston railway station has significantly strengthened the town's transport links with Nottingham, Sheffield and a number of other locations situated along the rail network. East Midlands Parkway Station located South of the Borough boundary in Rushcliffe has been identified as the Government's preferred location for a regional rail hub that will serve East Midland passengers as part of the High Speed 2 (HS2) scheme.
- 3.14 Erewash is served by a fairly comprehensive bus service network. The two main towns enjoy frequent and direct services to the city centres of Derby and Nottingham, while local services help connect Ilkeston and Long Eaton.
- 3.15 East Midlands Airport makes a significant contribution to the Borough's economy with 10% of all airport-based jobs held by Erewash residents (East Midlands Airport Sustainable Development Plan 2015). The 'SkyLink' bus service operated by Trent Barton provides direct and frequent public transport connections from Long Eaton and Ilkeston to the airport.
- 3.16 Erewash has a comprehensive network of cycle routes which include provision alongside canal routes (for example the Erewash Valley Trail) and also plays host to sections of National Cycle Routes 6 (connecting Long Eaton to Nottingham and Derby) and 67 (connecting Long Eaton with Ilkeston and Shipley). Sustrans' cycle network includes a new proposed Cycle Route 672, which would connect Ilkeston with Derby along the line of the former Great Northern Railway which previously ran between the two.
- 3.17 Erewash also offers a wide range of specially designed walks, trails, waymarked walks and local health walks. These include the Erewash Valley Trail, Nutbrook Trail, Midshires Way and the Three Rivers Walk.
- 3.18 Bennerley Viaduct, a grade 2\* listed railway viaduct built in 1877 straddles the River Erewash providing walking and walking routes between Ilkeston and Awworth in Nottinghamshire. The viaduct reopened to the public in 2022 following 50 years of closure.

#### **Environment:**

- 3.18 Erewash's landscape is largely rural and comprises a diverse range of character types, from the lowland village farmlands and riverside meadows of the south, to the coalfield village and plateau estate farmlands in its north. This provides a distinct contrast in character between the Derbyshire Coalfields and the Trent Valley Washlands. The legacy of the Borough's industrial heritage also remains evident, with townscapes characterised by historic mill and factory buildings in both towns which make positive contributions to a varied urban landscape.
- 3.19 The Borough has a wide range of heritage assets with 23 Conservation Areas, 236 Listed Buildings, 7 Scheduled Ancient Monuments and 1 Registered Historic Park and Garden, Locko Park. Directly adjoining the Borough to the north-west is the Derwent Valley World Heritage Site (DVVHS). Stretching 15 miles along the river valley between Matlock Bath and Derby, the DVVHS features a series of historic mill complexes, including remaining examples of some of the world's first 'modern' factories.
- 3.20 Complementing the Borough's built conservation heritage is a varied natural environment that comprises 2 Sites of Special Scientific Interest (SSSIs), 14 Local Nature Reserves (LNRs) and 105 Derbyshire Local Wildlife Sites (LWS). The Erewash Valley, which loosely follows the Borough's eastern boundary with Broxtowe, is recognised as an important corridor of environmental and recreational importance. At its heart lies the Erewash Canal, which provides an important connection to the national canal network as it links to the River Trent at its southern-most point, allowing for further navigation onto the Trent & Mersey Canal and further afield.



## 4.0 LOCAL DEVELOPMENT SCHEME

- 4.1 Local Planning Authorities are required to produce a Local Development Scheme (LDS) in accordance with Section 15 of the Planning and Compulsory Purchase Act 2004 (as Amended by the Localism Act 2011).
- 4.2 The latest LDS was adopted just prior to the end of the 2020-21 monitoring period, in March 2021. It updates the previous LDS published in June 2018 and was used to set out the timescales associated with the review of the Erewash Core Strategy that was adopted on March 6<sup>th</sup> 2014.
- 4.3 The National Planning Policy Framework (NPPF) now requires that Local Planning Authorities must review their Local Plans at least once every five years from the date of adoption to ensure policies remain relevant. This is set out as part of Regulation 10A of The Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended). Within Erewash, this took effect on March 7<sup>th</sup> 2019 – within the 2018-19 monitoring period. The latest LDS referenced above reaffirms the Council's commitment to working at pace to develop a review of its adopted Core Strategy – helping, amongst other issues, to ensure the Borough can meet its assessed local housing needs.
- 4.4 A requirement of Regulation 34(1)(b) of the Town and Country Planning (Local Planning) (England) Regulations 2012 is that the AMR reports on progress against the current (2021) LDS. The timetable for the production of Local Development Documents is summarised within Table 4.4.1 below:

Table 4.4.1 – Local Development Document (Erewash Core Strategy Review) production timetable:

<b>Date</b>	<b>Stage</b>	<b>Details</b>
<b>January 2020</b>	Growth Options Consultation Part 1 (Regulation 18)	Sets out strategic options and consequent preferred sites.
<b>March 2021</b>	Growth Options Consultation Part 2 (Regulation 18)	Revises the strategy and preferred sites as informed by previous consultation.
<b>September 2021</b>	Publication Consultation (Regulation 19)	Sets out the full text of the Core Strategy review.
<b>January 2022</b>	Submission to Secretary of State (Regulation 22)	Submission of Publication version and responses to Regulation 19 consultation.
<b>June 2022</b>	Examination in Public (Regulation 24)	Planning Inspector considers the Submission version and responses to the Regulation 19 consultation.
<b>December 2022</b>	Adoption (Regulation 26)	Full Council decides whether to adopt the Core Strategy review.

- 4.5 At the time of this AMR’s publishing, the Borough Council has now completed consultation on the Publication version (Regulation 19) of its Core Strategy Review. This commenced in March 2022 (whereby the LDS scheduled this as occurring in September 2021) so began just prior to the end of the 2021-22 monitoring year covered by this AMR.
- 4.6 The ongoing, long-term impacts of the Covid-19 pandemic have affected the Council’s ability to progress its review of the Erewash Core Strategy at the speed in which it desired in order to establish a policy framework able to support the early delivery of strategic-scale housing sites. The LDS published in March 2021 was ambitious in the timeframe it envisaged moving forwards at from the Part 2 Growth Options consultation (Regulation 18) to Publication and subsequent stages beyond.
- 4.7 Whilst the current speed in progression sees the Council several months behind its intended trajectory, it remains the view that the timetable set out within the most recently published LDS still sufficiently demonstrates the Council’s ambition in speedily advancing its programme for a Core Strategy Review - despite the table above not perfectly reflecting the accuracy of the document’s timetable for production.

## 5.0 NEIGHBOURHOOD PLANNING

- 5.1 The Localism Act (2011) introduced a number of new rights and powers enabling local communities to play a greater role in making planning decisions, principally through the preparation of Neighbourhood Development Plans. The Act also allows communities to agree on what forms of new development should be allowed to occur without requiring planning consent from their local planning authority by producing a Neighbourhood Development Order (NDO).
- 5.2 Section 34 of the Town and Country (Local Planning) (England) Regulations 2012 states that where a local planning authority have made a neighbourhood development plan, the local planning authority's monitoring report must contain details of these documents.
- 5.3 To date in Erewash, no NDO or Neighbourhood Development Plan has been made.
- 5.4 Table 5.4.1 below details progress made on any Neighbourhood Plans currently in development.

Table 5.4.1 – Neighbourhood Development Plan Progress

Name of Plan	Progress to Date (as at March 31 <sup>st</sup> 2022)
Breadsall Neighbourhood Plan	The Borough Council received the Regulation 15 submission Breadsall Neighbourhood Development Plan in September 2019. Following this, a General Election was called for December at the end of October. It would have been inappropriate to have carried out a public consultation during the run up to the General Election and thus progress paused at this time. A six-week consultation occurred between April 9 <sup>th</sup> and May 21 <sup>st</sup> 2020. The Plan was subsequently examined independently and the Examiner published his report in November 2020. To date, the document remains unmade.
Little Eaton Neighbourhood Plan	The Regulation 16 consultation of the Little Eaton Neighbourhood Development Plan was undertaken across June-July 2019. It progressed to examination in October 2019 and a number of modifications suggested by the Examiner were forthcoming. The Little Eaton Neighbourhood Development Plan was updated with all proposed modifications and was approved by Full Council in January 2020 to proceed to referendum. It was due to go to referendum on 30 <sup>th</sup> March 2020 however this was postponed due to the enactment of the Coronavirus Act (2020). The referendum occurred on May 6 <sup>th</sup> 2021 and the number cast in favour of using the Plan to determine planning applications in the Parish was 794 to no's 84. The turnout for the referendum was 45.3%. From this, the Little Eaton Neighbourhood Plan was taken to a meeting of Erewash's Full Council occurring on October 28 <sup>th</sup> 2021 where members agreed to make the plan part of the Borough's Development Plan.
Sandiacre Neighbourhood Plan	On January 25 <sup>th</sup> 2022, Sandiacre Parish Council submitted to Erewash Borough Council an application to designate Sandiacre Neighbourhood Area. On the 2 <sup>nd</sup> March 2022, Erewash Borough Council approved the Neighbourhood Area at a meeting of its Planning Committee.

- 5.5 The Borough Council will continue to monitor progress of all neighbourhood planning activities and report on progress again within the 2022-23 AMR.

## 6.0 DEMAND FOR SELF-BUILD AND CUSTOM HOUSEBUILDING

- 6.1 The Self-build and Custom Housebuilding Act 2015 (as amended by the Housing and Planning Act 2016) provides the legal basis and definition for self-build and custom housebuilding. Section 1 of the Act sets out that the responsibility for keeping a self-build and custom housebuilding register falls with the relevant authority, in this case Erewash Borough Council. Nottingham Core HMA councils work in collaboration to satisfy this duty, with Gedling Borough Council administering it on behalf of the HMA authorities.
- 6.2 The Register comprises two parts; Part 1 entries and Part 2 entries. Applications that meet all the Councils' eligibility criteria and the conditions set out in the local connection test (as established in the Self-build and Custom Housebuilding Regulations 2016) are placed on Part 1 of the Register. Applications that fail to meet the local connection test conditions but do meet the eligibility criteria, are entered onto Part 2 of the Register. Further information regarding the eligibility and local connection test criteria is available in the Core HMA's [Guidance Note](#).
- 6.3 The National Planning Practice Guidance encourages relevant authorities to publish in their AMR, headline data on the demand for self-build and custom housebuilding revealed by their register and, where relevant, other sources. The tables below contain relevant information which can be used to quantify the level of demand for self-build and custom housebuilding within the Borough.

Table 6.3.1 – Number of individuals on the Self Build Register for base period 6 (31<sup>st</sup> October 2020 – 30<sup>th</sup> October 2021).

Part 1 Entries	Part 2 Entries	Total individuals on the register
17	24	41

Table 6.3.2 – Number of individuals on the register with a house type preference for base period 6

House Type	Individuals
Detached	29
Bungalow	5
No Preference	7

Table 6.3.3 – Number of individuals on the register with a Location preference for base period 6

Location	Individuals
Village	22
Town or Village	4
Town	3
Outside Erewash	1
No Preference	11

- 6.4 Compared with base period 5 (31<sup>st</sup> October 2019 – 30<sup>th</sup> October 2020) overall demand has continued to increase almost doubling as 19 further entries have been added to the register. Although there have been some leavers and base period 6 has less entries on Part 1 of the register than last year when there were 17 Part 1 entries. The majority of entries on the register do not meet the local connection test conditions. Village locations and detached house types remain by far the most popular amongst those on the Register.

## 7.0 DUTY TO CO-OPERATE

- 7.1 The Duty-to-Cooperate (DtC) was introduced by the Localism Act 2011 and amends provisions within the Planning and Compulsory Purchase Act 2004. It places a legal duty on the Borough Council to engage a) constructively, b) actively and c) on an ongoing basis, to maximise the effectiveness of Local Plan preparation in the context of strategic cross-boundary matters. The duty applies when a policy prepared by a local planning authority (LPA) has an impact on land-use planning across more than one LPA as outlined at Section 110 of the Localism Act 2011.
- 7.2 Guidance is clear in stating that the duty is not a duty to agree. Nevertheless, there remains an expectation that LPAs will work closely with other prescribed bodies through necessary cooperation over cross-boundary strategic planning matters well in advance of submitting a Local Plan to the Secretary of State for its independent examination.
- 7.3 Erewash Borough Council continues to work collaboratively with all relevant partners on spatial planning matters. It is able to point towards the creation of strong and ongoing relationships with a number of other local authorities and those prescribed bodies set out at Section 4 of the Local Development (Planning) (England) 2012 Regulations<sup>1</sup> (as amended). In addition to meeting the requirements of the Act, collaborative work involving the Borough Council has benefitted plan-making process locally. This was demonstrated throughout the production of the Council's own Core Strategy, and has helped ensure that Erewash's planning interests are reflected adequately inside the adopted Local Plans prepared by other Nottingham Core HMA councils. The Borough Council has also worked effectively with a number of adjoining councils outside of its own HMA to ensure the timely progression of other Local Plans across Derbyshire (Amber Valley, Derby and South Derbyshire) and Leicestershire (North West Leicestershire).
- 7.4 Since the adoption of the Erewash Core Strategy in 2014, the Borough Council has remained committed to its membership of bodies such as the Joint Planning Advisory Board (JPAB) and its officer-based Executive Steering Group (ESG). Both have enabled officers and elected members from constituent councils to meet frequently at the most senior level and discuss strategic planning matters, often complex and locally sensitive, in a proactive environment to pursue political consensus. Table 7.4.1 summarises some of the key collaborative meetings used to demonstrate ongoing contributions to the DtC on a regular basis.

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<sup>1</sup> [The Town and Country Planning \(Local Planning\) \(England\) Regulations 2012](#)

Table 7.4.1 – Regular Collaborative Meetings

Meeting Name	Officer / Councillor-led	Schedule
Joint Planning Advisory Board (JPAB)	Councillor	Quarterly
Executive Steering Group (ESG)	Officer	Quarterly
Nottingham Core HMA Planning Officers Meeting	Officer	Weekly
Nottingham Planning Policy Officers Group (NPPOG)	Officer	Quarterly
Derbyshire Planning and Monitoring Information Officers Group (PIMOG)	Officer	Annual
Derbyshire Planning Policy Officers Group (DPPOG)	Officer	Quarterly
Nottingham Core HMA Monitoring Group	Officer	Quarterly
Derbyshire Heads of Planning	Officer	Bi-annual

- 7.5 Despite continued commitment to partnership working, some divergence has occurred between Erewash and Nottingham Core HMA partners since the 2020-21 monitoring year and this is ongoing. Delays to the aligned schedule set out within the LDS published within monitoring period 2018-19 emerged and it became clear that Erewash would need to undertake the first part of the Local Plan Review unilaterally if it were to remain committed to meeting key milestones set out by the LDS schedule, whilst limiting the risk posed by unsustainable, speculative development proposals. Specifically, Erewash could not identify a Five Year Housing Land Supply, whilst its Local Plan was close to being out-of-date and due for review. Where other Core HMA councils had Part 2 Local Plans more recently adopted, as well as being able to demonstrate a Five Year Housing Land Supply, Erewash did not. As a result, the first stage of the Erewash Local Plan Review (Regulation 18, Part 1) was commenced in January 2020 separately from Nottingham Core HMA partners, representing a move away from aligned plan production. This divergence has continued through the 2021-22 monitoring year and an additional two stages of public consultation have been undertaken unilaterally by Erewash; Regulation 18 (Part 2) and Regulation 19 (Publication). Erewash now continues to develop the Local Plan Review in preparation for Submission to the Planning Inspectorate.
- 7.6 Despite the divergence outlined, Erewash remains committed to partnership working including exploring options in which the alignment of Local Plan production might occur. Development of a shared evidence base remains critical for all partners within the Nottingham Core HMA given the potential cost savings on offer. Many evidence base studies benefit from an HMA-wide geography reflecting the shared demographic, economic and geographical ties which transcend administrative boundaries. Progress continues to be made on its development.
- 7.7 A wide range of evidence has resulted from joint working over recent years and where relevant these have been detailed within relevant authority monitoring reports. Specific outputs from partnership working specifically over the 2021-22 period have included the following:
- i. The Nottingham Core HMA continue to work in collaboration to fulfil requirements associated with self-build and custom housebuilding across the area including managing the process through an aligned protocol, but with Gedling Borough Council hosting the register of demand on Erewash's (and other Core HMA councils) behalf; and
  - ii. Erewash worked collaboratively with other Core HMA councils in developing the Blue and Green Infrastructure Strategy which was completed in January 2022. This Strategy

complements the work of councils when developing growth strategies by putting Blue and Green Infrastructure at the heart of place-making and sustainable, non-motorised travel.

- iii. Work to investigate demand for logistics and warehousing floorspace has been commissioned jointly by Erewash, Core and Outer HMA councils. This work will inform development of policies, which will guide councils to meet the assessed needs for B8 floorspace across the study area. It is anticipated that this work will be completed by the end of Summer 2022.

## 8.0 HOUSING DELIVERY (POLICY 2)

Target Identifier	Targets	Indicators	Delivery	Outcome
8.1	Delivery of housing numbers within Policy 2	Net additional homes Council supply of ready to develop housing sites	Erewash Core Strategy Development Management decisions Timely review of SHLAA to manage sufficient housing supply	Poor - Data indicates consistent under delivery over the plan period.
8.2	5 year (+20%) supply of deliverable housing sites	Net additional homes Council supply of ready to develop housing sites	Net additional homes Council supply of ready to develop housing sites	Poor - Only 3.43 years supply.

### POLICY PERFORMANCE

Poor - As detailed in Section 9, the Council is unable to demonstrate a Five-Year Housing Land Supply (specifically, 3.43 years as reported in December 2019). Whilst performance in rural areas remains strong (delivering above the localised requirement), delivery elsewhere and especially on the strategic allocation at Stanton (designated under Policy 20 of the Core Strategy) has underperformed for the duration of the plan period to date. In some years performance in Long Eaton has been strong as with rural areas, and this was notable in 2021-22 with a sizeable uplift in Long Eaton's delivery of new homes. Performance remains average in Ilkeston however, although the number of new homes delivered has dropped for the fourth consecutive year. This does little to reconcile the consistently poor performance across the Borough over the plan period to date. The persistent undersupply of new housing means the Council are required to provide an additional buffer of 20% as part of its five-year housing land supply calculations.

- 8.1 Section 34 of The Town and Country Planning (Local Planning) Regulations 2012 requires the Borough Council to report on current and historic housing delivery progress within the Borough.
- 8.2 Erewash's minimum housing requirement between 2011 and 2028 is **6,250 homes**, as set out in the Erewash Core Strategy. This represents the Borough's objectively assessed housing need. Policy 2 of the Erewash Core Strategy establishes the approximate distribution of these homes as follows:
- **4,500 homes** in or adjoining Ilkeston urban area - including
  - **2,000 homes** at the Stanton Regeneration Site;
  - **1,450 homes** in or adjoining Long Eaton urban area; and
  - **300 homes** within rural settlement boundaries.

### Net additional homes

- 8.3 During the period between **April 1<sup>st</sup> 2021** and **March 31<sup>st</sup> 2022**, **243 new dwellings** were completed in Erewash. **Table 8.3.1** shows where these units were delivered across the Borough's three sub-areas, as reflected by Policy 2.



Table 8.3.1 - Distribution of net new completions across sub-area by year

<b>Sub-area</b>	<b>2011-12</b>	<b>2012-13</b>	<b>2013-14</b>	<b>2014-15</b>	<b>2015-16</b>	<b>2016-17</b>	<b>2017-18</b>	<b>2018-19</b>	<b>2019-20</b>	<b>2020-21</b>	<b>2021-22</b>	<b>Cumulative total</b>
Ilkeston Urban	71	59	85	100	92	69	71	269	194	153	138	<b>1301</b>
Long Eaton Urban	124	112	151	69	181	84	74	30	28	33	86	<b>972</b>
Rural Settlements	27	27	21	53	96	26	28	22	23	22	19	<b>364</b>
<b>TOTAL</b>	<b>222</b>	<b>198</b>	<b>257</b>	<b>222</b>	<b>369</b>	<b>179</b>	<b>173</b>	<b>321</b>	<b>245</b>	<b>208</b>	<b>243</b>	<b>2637</b>

- 8.4 As of March 2021, housing completions stand at **65%** of the 4,048 homes plan target (pro-rata) (11 years x 368 dwellings). This is the same as last year's figure 64% the same time in 2021. Notably, when the housing requirement for the Stanton Regeneration Site is excluded (reducing the annual requirement to 250 units), the completions performance figure increases to **96%** (rounded). This figure is included for contextual purposes only. It does not signify any change in the Council's approach to its planned housing delivery through advocating a lower annualised requirement than that which is presented by the housing trajectory at **Appendix C** of the Core Strategy. It does however highlight the significant impact on the Borough's housing supply resulting from failure of the strategic allocation to deliver as anticipated.
- 8.5 **Table 8.5.1** shows both the individual and collective number of completions from sub-areas (April 2011 to March 2022) and the cumulative target (pro-rata April 2011 to March 2022). **Table 8.5.2** shows what this means in terms of progress towards the target over the plan period (2011 to 2028), both by sub-area and overall.

Table 8.5.1 - Cumulative housing completions April 2011 to March 2022

Sub-area	TOTAL as at March 2022	TARGET (2011-2022)	Percentage of 2022 target
Ilkeston Urban	1305	1617	81%
Stanton	0	1176	0%
Long Eaton Urban	972	935	104%
Rural Settlements	365	198	184%
<b>TOTAL EREWASH</b>	<b>2642</b>	<b>4048</b>	<b>65%</b>

Table 8.5.2 - Overall progress towards plan target (2028) April 2011 to March 2022

Sub-area	TOTAL as at March 2022	TARGET (2011-28)	Percentage of 2028 target
Ilkeston Urban	1305	2500	52%
Stanton	0	2000	0%
Long Eaton Urban	972	1450	67%
Rural Settlements	365	300	122%
<b>TOTAL EREWASH</b>	<b>2642</b>	<b>6250</b>	<b>42%</b>

### **Ilkeston sub-area**

- 8.6 **Table 8.6.1** shows the number of completions for each of the monitoring years since the commencement of the Core Strategy's housing requirements in 2011-12.

Table 8.6.1 - Ilkeston Urban completions performance compared to target

Financial year	Ilkeston Urban actual completions	Ilkeston Urban target	Percentage of target
2011-12	71	147	48%
2012-13	59	147	40%
2013-14	85	147	58%
2014-15	100	147	68%
2015-16	92	147	63%
2016-17	69	147	47%
2017-18	71	147	48%
2018-19	269	147	183%
2019-20	198	147	135%
2020-21	153	147	104%
2021-22	138	147	94%
<b>TOTAL</b>	<b>1305</b>	<b>1617</b>	<b>81%</b>

8.7 Between April 2011 and March 2018, housing completions recorded in the Ilkeston sub-area were consistently lower than the required target. However after 2018, there is a significant upturn in delivery thanks primarily to build-out on three of the Borough's larger housing development sites; Quarry Hill Road, Gardner Aerospace and Field Road, all located within the Ilkeston sub-area.

### **Long Eaton urban sub-area**

8.8 **Table 8.8.1** shows the number of completions recorded for each of the monitoring years since commencement of the Core Strategy's housing requirement in 2011-12.

Table 8.8.1 - Long Eaton Urban housing completions compared to 2028 target

Financial year	Long Eaton Urban actual completions	Long Eaton Urban target	Percentage of target
2011-12	124	85	146%
2012-13	112	85	132%
2013-14	151	85	178%
2014-15	69	85	81%
2015-16	181	85	213%
2016-17	84	85	99%
2017-18	74	85	87%
2018-19	30	85	35%
2019-20	28	85	33%
2020-21	33	85	39%
2021-22	86	85	101%
<b>TOTAL</b>	<b>972</b>	<b>935</b>	<b>104%</b>

8.9 Up until 2017-18, the Long Eaton sub-area has been a consistently strong performer in terms of completions and has always achieved near or in excess of what is required, after 2018-19 the number of completions have dropped considerably. 2021-22 again performed well and achieved an excess. Due to the strong performance in general since 2011 the Long Eaton sub-area is on course to reach its overall housing provision requirement, with a total of 972 homes so far.

## Rural settlements

8.10 **Table 8.10.1** shows the number of completions for each of the monitoring years since commencement of the Core Strategy's housing requirement period in 2011.

Table 8.10.1 - Rural settlements completion performance compared to 2028 target

Financial year	Rural actual completions	Rural target	Percentage of target
2011-12	27	18	150%
2012-13	27	18	150%
2013-14	21	18	117%
2014-15	53	18	294%
2015-16	96	18	533%
2016-17	26	18	144%
2017-18	28	18	156%
2018-19	22	18	122%
2019-20	24	18	133%
2020-21	22	18	122%
2021-22	19	18	106%
<b>TOTAL 2011-22</b>	<b>365</b>	<b>198</b>	<b>184%</b>

8.11 Completions in rural settlements from 2011-12 onwards continue to perform above target, achieving an extremely strong rate of delivery.

## Comparing performance - completions across the Nottingham Core HMA

8.12 The following graph shows the number of recorded completions by the five Nottingham Core HMA councils. Ashfield are also included by virtue of its Hucknall wards which are acknowledged as forming a functional part of the Greater Nottingham area. It shows each area's progress towards their overall plan target (2011-2028). The draft housing requirement for Ashfield (Hucknall sub-area) is not shown in this graph as it relates to a different period (2010 – 2024) making direct comparisons difficult.

Figure 8.12.1 - Core HMA Council progress towards meeting 2028 housing target as at March 2022

Council	2028 Housing Target	Housing Completions 2011/12 to 2021/22	Percentage complete of the 2028 target	Percentage complete up to the 2022 target
Gedling	7,250	3,056	42%	66%
Nottingham City	17,150	12,411	72%	123%
Broxtowe	6,150	2,194	36%	59%
Rushcliffe	13,450	5,598	42%	70%
Erewash	6,256	2,637	42%	65%

8.13 Erewash has now achieved 42% of its overall housing target, placing it only behind Nottingham City and on par with both Gedling and Rushcliffe.

## 9.0 FIVE YEAR HOUSING LAND SUPPLY

- 9.1 Paragraph 47 of the National Planning Policy Framework (NPPF) requires the Borough Council to demonstrate a supply of specific deliverable sites, sufficient enough to provide five years' worth of housing against its requirements, whilst also providing for an appropriate buffer, requiring either an additional 5% or 20% to be added. This collectively is known as a 'five year land supply'.
- 9.2 The 2018-19 AMR reaffirmed the Council's intention to revise its five-year housing land supply figure which was reported as **5.13 years** by several previous AMRs and based on the contents of the 2014 SHLAA. The revised position has been prompted by the production of the 2019 SHLAA. This involved the comprehensive assessment of several hundred sites across Erewash to assess each's potential to deliver new housing development.
- 9.3 The 2019 SHLAA has enabled the Council to report the existence of a **3.43 year** housing land supply for Erewash. This is based on the position at April 1<sup>st</sup> 2019 with the five-year supply period extending to March 31<sup>st</sup> 2024. It concludes the Council cannot currently demonstrate a sufficient supply of deliverable housing land to meet its requirements. More information about how the 3.43 year figure was calculated can be found in the Council's [five-year housing land supply position paper](#).
- 9.4 As explained by the 2018-19 AMR, the Council's housing requirements presented by Policy 2 of its Core Strategy became out-of-date on March 5<sup>th</sup> 2019 after the document reached five years in age. This now results in the Government's Standard Method (SM) forming the sole basis for how the Council calculates its local housing need (LHN) figure. The SM takes into account the affordability of housing across the Borough.
- 9.5 Erewash's current LHN figure is **386 homes per annum**. Moving forwards, until the Council adopt a replacement Local Plan, the SM figure (which will alter from year to year as housing affordability varies) will chiefly determine whether the Borough can identify a five-year housing land supply when the Council undertakes updates.
- 9.6 Also relevant to local land supply is the Housing Delivery Test (HDT). Introduced by Government to provide, alongside other outcomes, a greater transparency over the number of homes councils are delivering, HDT looks back across a rolling three-year period in order to identify what proportion of a councils cumulative three-year requirement have been built. Penalties ranging in severity exist for councils who fail to meet the HDT's house building requirements.
- 9.7 Recent AMRs have shown annual rates of housing completions regularly failing to meet requirements set by the Core Strategy. This has led to the Council's general poor performance against the HDT since the latter's introduction. The Council displayed a performance of 66% in the 2018 results, sufficient to require the production of a Housing Delivery Action Plan (HDAP) whilst also necessitating the addition of a 20% buffer, resulting in the Council being required to add an additional 20% of homes to its five-year land supply requirement – or put simply, the identification of sufficient land to meet an extra year's worth of housing requirement.
- 9.8 As mentioned in **8.23**, penalties for poor HDT performance exist. Across the course of the HDT's five-year lifespan (covering monitoring years 2017-18, 2018-19, 2019-20, 2020-21 and 2021-22), councils have been tasked with boosting the delivery of new homes against their local plan or SM-derived housing requirements. The most severe sanction involves having to apply the provisions of the presumption in favour of sustainable development (NPPF paragraph 11) in plan-making and decision-taking.
- 9.9 In 2018 (2017-18) the milestone for the presumption's application was **25%** (Erewash's performance was comfortably in excess at **66%**), rising to **45%** in 2019 (2018-19) where the Council achieved **62%**. In 2020 (2019-20), **75%** or more of the three-year requirement would need to have been delivered for the presumption to not apply, although the Borough returned a performance of 69%. In 2021, and with the 75% presumption threshold still in place, the Council returned

performance of 79% meaning the presumption no longer applied during the course of that year. However, the 20% buffer still remains and must be applied whenever the Council undertakes a five-year land supply calculation. With annual housebuilding rates relatively static over recent years and largely relying on windfall development, it is likely the Council will remain around the 65% to 80% level of performance which potentially risks seeing the presumption apply to its plan-making and decision-taking functions. However, the production of a Core Strategy Review which is now advanced in its progress, is intended to accelerate the delivery of new housing on a significant scale with the identification of several strategic housing allocations likely to see a substantial number of new homes delivered within the most immediate five-year period.

## 10.0 POLICY PERFORMANCE

## POLICY 2: THE SPATIAL STRATEGY

Refer to Section 8.0 (Housing Delivery) for information regarding Policy 2: The Spatial Strategy.



# POLICY 3: THE GREEN BELT

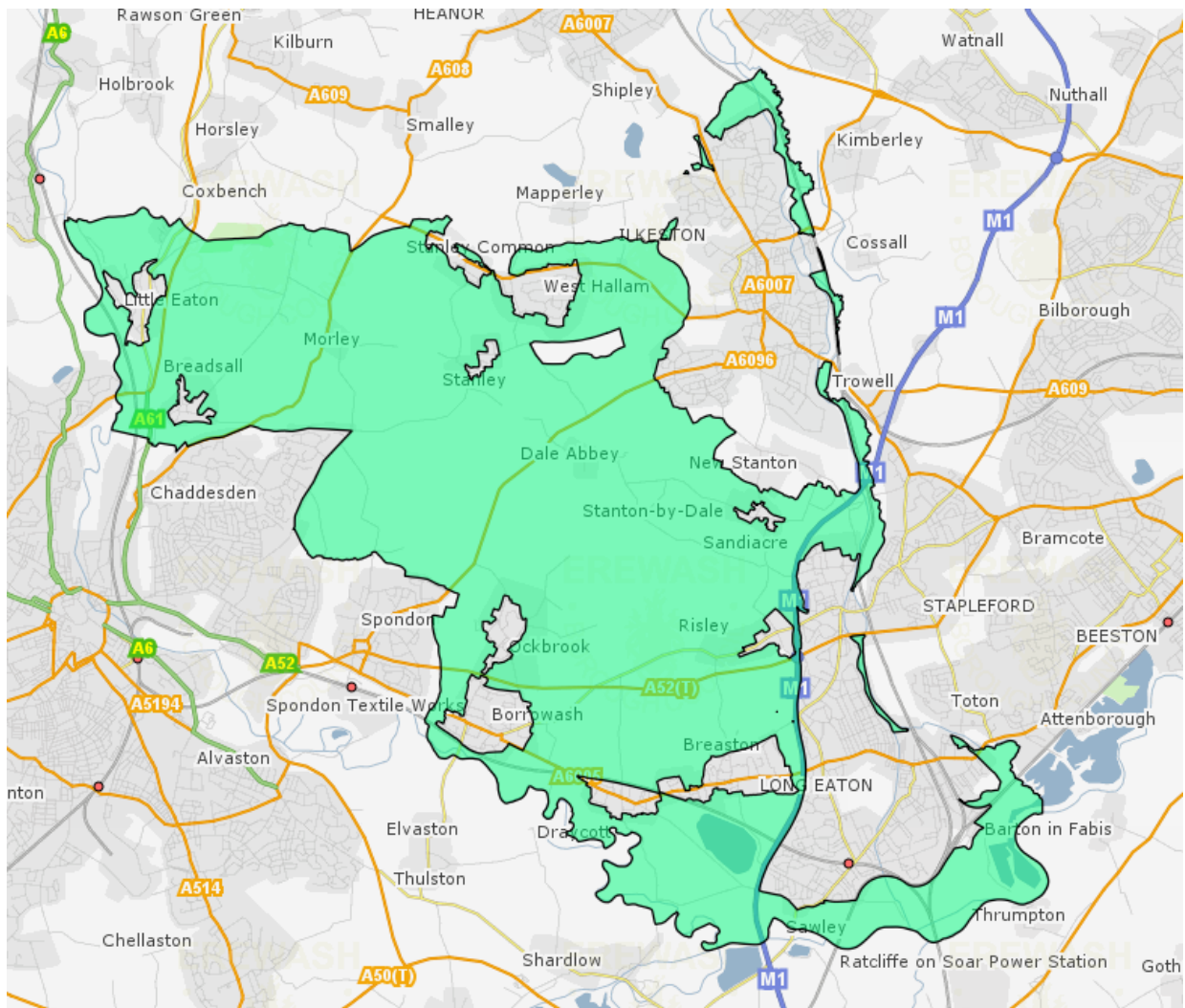
Target Identifier	Targets	Indicators	Delivery	Outcome
3.1	Minimise the amount of Green Belt Designation removed	Total hectares of Green Belt allocation in Erewash.	Erewash Core Strategy	Good - Green Belt designation remains unchanged (7,850 ha) since the commencement of the Core Strategy spatial strategy (2011) as at end of monitoring year 2021-22.

POLICY PERFORMANCE
Good - The principle and extent of the Green Belt continues to be retained without change. This policy therefore continues to be effective.

## Target 3.1: Minimise the amount of Green Belt Designation removed

There were 21 planning permissions for new dwellings refused in the financial year 2021-22, of these 21, 4 were refused due to the greenbelt, of these 4 none were appealed by the applicant.

Map 3.1.1: Green Belt within Erewash – 31 March 2022



## POLICY 4: EMPLOYMENT PROVISION AND ECONOMIC DEVELOPMENT

Target Identifier	Targets	Indicators	Delivery	Outcome
4.1	Strengthen and diversify the economy	Overall number of jobs in the plan area	Erewash Core Strategy, Erewash Economic Development Strategy, Development Management decisions	Average – the number of jobs peaked in 2018, there was a decrease in 2,000 jobs in 2020, possibly due to the pandemic.
4.2	Develop 42,900 square metres of office space	Net addition in new office space	Erewash Core Strategy, Erewash Economic Development Strategy, Development Management decisions	Poor – B1a floorspace increased in the previous 2 financial years, however, overall a decrease of 1,454 square meters in B1a floorspace since 2011.
4.3	Provide a minimum 10 hectares of employment land for industry and warehousing uses (Egiii, B2 and B8)	Available supply of industrial & warehouse land Net change in supply of industrial and warehouse land	Erewash Core Strategy, Erewash Economic Development Strategy, Development Management decisions	Average - Since 2011 there has been an increase in B2 and B8 floorspace and a decrease in Egiii floorspace with a gain so far of almost 31,000 square meters
4.4	Delivery of employment provision at Stanton Regeneration site	Planning permissions granted for employment at Stanton Regeneration site and their development	Erewash Core Strategy, Erewash Economic Development Strategy, Development Management decisions	Poor – a planning application for employment land on the Stanton Regeneration site has been received, however a decision is yet to be made.

### POLICY PERFORMANCE

Poor – The increase in employment land for industry and warehousing has increased, however not by the targeted 10 hectares, there is planning applications for the Stanton Regeneration site for employment land, however, this is yet to be approved. The downward trend in B1a floorspace since and the failure to deliver new employment provision at the Stanton Regeneration Site are the key drivers of this conclusion.

Target 4.1: Overall number of jobs in the plan area

Table 4.1.1 The total number of jobs (part-time and Full-Time)

<b>Year</b>	<b>Erewash</b>	<b>East Midlands</b>	<b>Great Britain</b>
2015	36,000	1,995,000	28,565,000
2016	38,000	2,047,000	29,045,000
2017	38,000	2,047,000	29,368,000
2018	40,000	2,055,000	29,546,000
2019	38,000	2,074,000	29,894,000
2020	36,000	2,034,000	29,326,000

Target 4.2 and Target 4.3: Net addition in new office space, available supply of industrial and warehouse land and net change in supply of industrial & warehouse land.

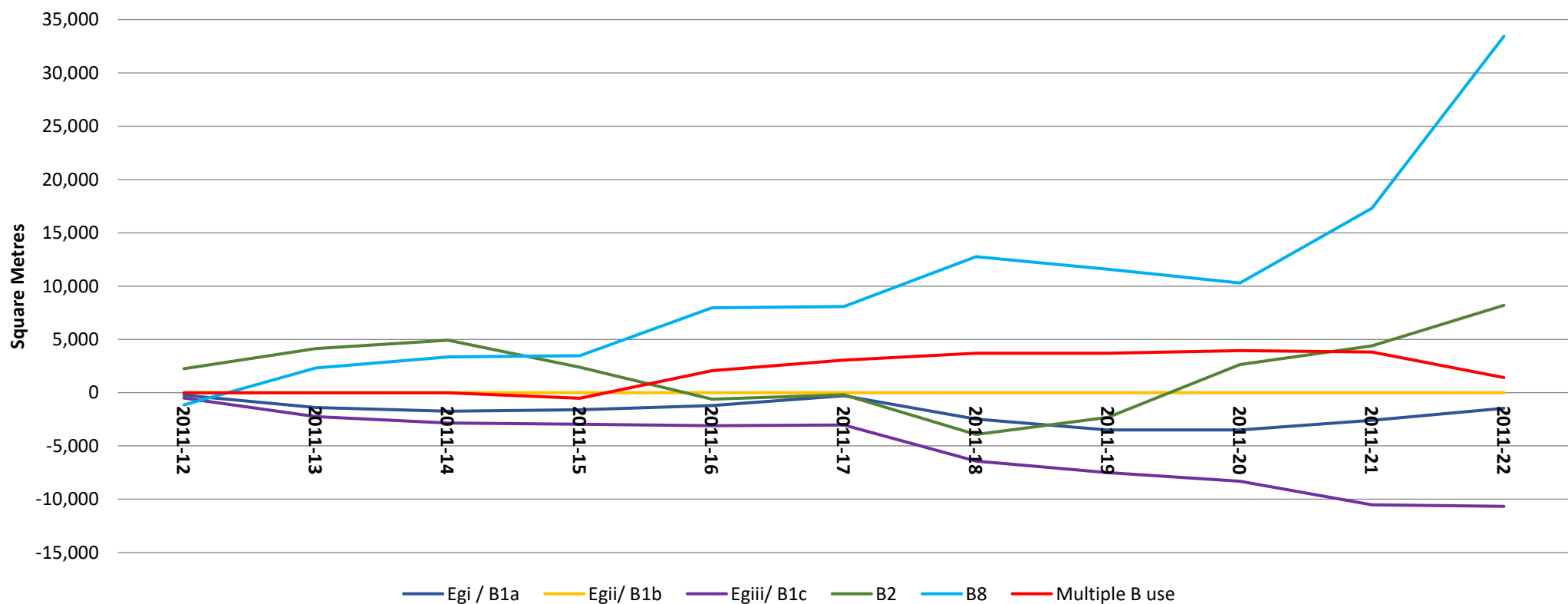
Table 4.2.1: Yearly losses and gains of the different Employment Land Use Classes (m2)

<b>Use Class</b>	<b>2011-12</b>	<b>2012-13</b>	<b>2013-14</b>	<b>2014-15</b>	<b>2015-16</b>	<b>2016-17</b>	<b>2017-18</b>	<b>2018-19</b>	<b>2019-20</b>	<b>2020-21</b>	<b>2021-22</b>
<b>Egi / B1a</b>	-236	-1,160	-350	140	406	909	-2,193.3	-1,012.8	0	905.5	1,137.65
<b>Egii / B1b</b>	0	0	0	0	0	0	0	0	0	0	0
<b>Egiii / B1c</b>	-503	-1,750	-586	-120	-145	82	-3,406	-1,082	-799	-2,210.2	-144
<b>B2</b>	2,238	1,891	803	-2,537	-2,996	397.5	-3,719.2	1,601.8	4,963.5	1,755.2	3,798
<b>B8</b>	-1,152	3,478	1,028	119	4,480	136.5	4,661.6	-1,158.7	-1,305	7,004.2	16,151.7
<b>MB</b>	0	0	0	-524	2,598	988	640	0	244	-138.3	-2,386

Table 4.2.2: Cumulative losses and gains of Employment Land Use Classes 2011-2022

Use Class	2011-12	2011-13	2011-14	2011-15	2011-16	2011-17	2011-18	2011-19	2011-20	2011-21	2011-22
Egi / B1a	-236	-1,396	-1,746	-1,606	-1,200	-291	-2,484.3	-3,497.14	-3,497.14	-2,591.64	-1,453.99
Egii/ B1b	0	0	0	0	0	0	0	0	0	0	0
Egiii/ B1c	-503	-2,253	-2,839	-2,959	-3,104	-3,022	-6,428	-7,510	-8,309	-10,519.2	-10,663.2
B2	2,238	4,129	4,932	2,395	-601	-203.5	-3,922.7	-2,320.9	2,642.62	4,397.82	8,195.82
B8	-1,152	2,326	3,354	3,473	7,953	8,089.5	12,751.1	11,592.38	10,287.38	17,291.58	33,443.28
Multiple B use	0	0	0	-524	2,074	3,062	3,702	3,702	3,946	3,807.68	1,421.68

Chart 4.2.3: Cumulative losses and gains of Employment Land Use Classes 2011-2022



#### Target 4.4: Delivery of employment provision at Stanton Regeneration site

Table 4.4.1: Planning Permissions for employment and residential uses within the perimeter of the Stanton Regeneration Site 2011-22

<b>Planning Type</b>	<b>Description</b>	<b>Decision</b>	<b>Use Class</b>
Housing	One planning permission approved for 1 dwelling. One demolition. Net gain is zero.	Approved	C3
Stanton Bonna	Several Planning permissions for Stanton Bonna have been approved for extensions and improvements	Approved	B2
William West Distributions	Several Planning permissions for West Way have been approved for extensions and improvements	Approved	B8
Elliott Hire	Several Planning permissions for Elliott Hire have been approved for improvements	Approved	B2, B8 and D1
Foundary Business Park	Planning approved to create a new business park for B1, B2 and B8 use. Erection of an asphalt plant and associated ancillary development	Approved	Eg, B2 and B8
Lowes Lane	Just outside of the Stanton Boundary, along Lows Lane, there have been 4 planning permissions approved for the construction of offices and workshops, the extension of an office and the extention of a warehouse.	Approved	Eg and B8
New Stanton Park	Hybrid planning application for the comprehensive redevelopment of the site comprising the provision of a maximum 261,471 square metres of employment.	Not yet determined	Eg (iii), B2 and B8

## POLICY 6: THE ROLE OF TOWN AND LOCAL CENTRES

Target Identifier	Targets	Indicators	Delivery	Outcome
6.1	Maintain or improve the vitality and viability of the centres within the plan area.	Vacancy rates	Erewash Core Strategy Masterplans, Development Management decisions	Average – Ilkeston and Borrowash have increased number of vacant units, Long Eaton and Sandiacre have less or the same amount vacant units than in the previous year.
6.1	Maintain or improve the vitality and viability of the centres within the plan area.	Planning permissions for retail and other town centre use development	Erewash Core Strategy Masterplans, Development Management decisions	Average – both Ilkeston and Long Eaton show slight positive movement of town centre uses
6.1	Maintain or improve the vitality and viability of the centres within the plan area.	Amount of new B1 office floorspace created in or adjoining town and local centres	Erewash Core Strategy Masterplans, Development Management decisions	Unknown – data unavailable.
6.1	Maintain or improve the vitality and viability of the centres within the plan area.	Amount of retail floorspace approved outside of defined centres	Erewash Core Strategy Masterplans, Development Management decisions	Unknown - data unavailable.
6.1	Maintain or improve the vitality and viability of the centres within the plan area.	Footfall levels at each of the town centres	Development Management decisions	Good - Footfall data shows the number has visitors has crept up to pre-COVID levels in Long Eaton, and in Ilkeston it has improved since COVID.
6.2	Creation of a Centre of Neighbourhood Importance at the Stanton Regeneration site.	Planning permissions for retail and other town centre uses within the appropriate area	Erewash Core Strategy Masterplans, Development Management decisions	Poor - No permissions for retail and other town centre uses have been granted on land within the Stanton Regeneration Site since 2011.

## POLICY PERFORMANCE

Average – Data presents both negative and positive outlooks against the range of indicators when considered against all 4 designed centres in Erewash. Vacancy rates have increased across 2 of the 4 centres, no change has occurred in Sandiacre and the vacancy rate has reduced in Long Eaton. The creation of a Centre of Neighbourhood Importance at Stanton is stalled. The footfall has increased since 2020-21 but are still not at pre-pandemic levels.

Target 6.1: Maintain or improve the vitality and viability of the centres within the plan area.

Table 6.1.1: Vacancy Rates in Centres

Area	Total Units March 22	Percentage Vacant Feb 18	Percentage Vacant July 19	Percentage Vacant Nov 20	Percentage Vacant July 21	Percentage vacant March 22	Change from last year
Ilkeston	293	13%	12%	11%	10%	12%	+2%
Long Eaton	258	7%	10%	14%	11%	10%	-1%
Borrowash	44	3%	0%	0%	0%	5%	+5%
Sandiacre	90	10%	7%	6%	6%	6%	0%

Table 6.1.2: Footfall, the number of visitors to Long Eaton and Ilkeston Town Centres per month

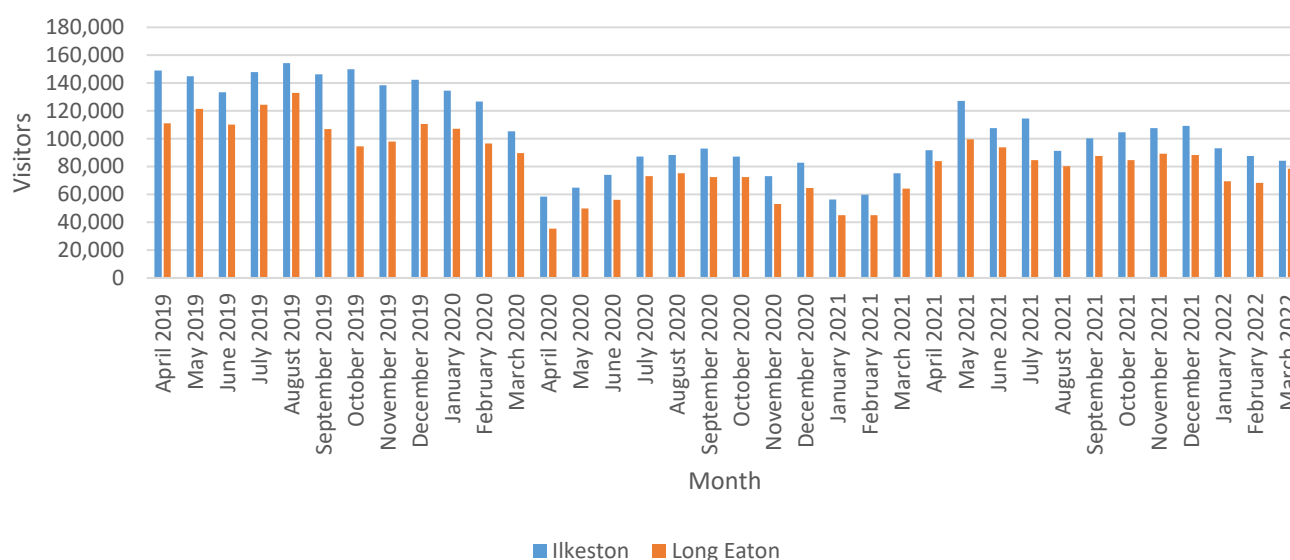


Table 6.1.3: Ilkeston Business Category Data – loss and gains<sup>2</sup>

Category	Units 2006	Percentage 2006	Units 2020	Percentage 2020	Units 2021	Percentage 2021	Units 2022	Percentage 2022	Percentage Increase/Decrease from previous year
Convenience	25	9%	20	7%	21	7%	19	7%	0%
Comparison	86	29%	63	21%	63	21%	64	22%	+1%
Leisure Services	45	15%	56	18%	58	19%	53	18%	+1%
Retail Services	38	13%	51	17%	52	17%	54	18%	-1%
Financial/Business Services	32	11%	36	12%	38	13%	31	10%	-3%
Unknown/Vacant	32	11%	37	12%	30	10%	36	12%	+2%
Residential	21	7%	23	8%	23	8%	12	4%	-4%
Other Commercial	4	1%	6	2%	6	2%	11	4%	+2%
Other Non-Commercial	10	3%	11	4%	9	3%	13	5%	+2%
<b>Total</b>	<b>293</b>	<b>100%</b>	<b>303</b>	<b>100%</b>	<b>300</b>	<b>100%</b>	<b>293</b>	<b>100%</b>	<b>-</b>

<sup>2</sup> Business categories from WYG Retail Needs Study Goad Centre Report 2006



Table 6.1.4: Long Eaton Business Category Data – loss and gains<sup>3</sup>

Category	Units 2006	Percentage 2006	Units 2020	Percentage 2020	Units 2021	Percentage 2021	Units 2022	Percentage 2022	Percentage Increase/Decrease from previous year
Convenience	21	8%	18	7%	18	7%	18	7%	0%
Comparison	92	36%	58	23%	58	23%	50	19%	-4%
Leisure Services	45	18%	36	14%	40	16%	42	16%	+1%
Retail Services	31	12%	39	15%	38	15%	45	17%	+1%
Financial/Business Services	38	15%	36	14%	37	15%	40	16%	+1%
Unknown/Vacant	15	6%	38	15%	29	12%	30	12%	0%
Residential	7	3%	21	8%	21	8%	19	7%	-1%
Other Commercial	3	1%	4	2%	5	2%	9	4%	+2%
Other Non-Commercial	4	2%	3	1%	6	2%	5	2%	0%
<b>Total</b>	<b>256</b>	<b>100%</b>	<b>253</b>	<b>100%</b>	<b>252</b>	<b>100%</b>	<b>258</b>	<b>100%</b>	<b>-</b>

<sup>3</sup> Business categories from WYG Retail Needs Study Goad Centre Report 2006

Target 6.2: Creation of a Centre of Neighbourhood Importance at the Stanton Regeneration site.

No permissions for retail and other town centre uses have been granted on land within the Stanton Regeneration Site since 2011.

## POLICY 8: HOUSING SIZE, MIX AND CHOICE

Target Identifier	Targets	Indicators	Delivery	Outcome
8.1	Maintain an appropriate mix of house type, size and tenure.	Completions by dwelling, type, size and tenure	Erewash Core Strategy, Saved Policies Development Management decisions	Good - A good range of house types and dwellings accommodating a mix of number of bedrooms have been delivered consistently year on year. No data is currently available informing tenure mix.
8.2	Provision of affordable housing (1,200 for monitoring purposes)	Affordable housing completions by, Social Rent, Intermediate Rent, Intermediate Housing and Affordable Rent	Erewash Core Strategy, Saved Policies Development Management decisions	Average - Since 2011 603 affordable dwellings have been delivered across the Borough which indicates an average performance.

### POLICY PERFORMANCE

Good – Affordable housing delivery has been relatively strong and the range of house types and dwellings accommodating a mix of number of bedrooms has remained broad and varied. This indicates that the policy is functioning relatively well.

Table 8.1.1: Percentage of house types per year 2011 – 2022

House Types	2011-12	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22
<b>Bungalows</b>	3%	8%	5%	3%	3%	4%	18%	3%	3%	2%	2%
<b>Flats and Cluster Flats</b>	17%	22%	35%	25%	43%	6%	15%	41%	22%	25%	31%
<b>Houses</b>	79%	70%	58%	72%	54%	58%	67%	42%	65%	73%	67%
<b>Unknown</b>	1%	0%	2%	0%	0%	32%	0%	14%	10%	0%	0%

Chart 8.1.2: Percentage of house types per year 2011 – 2022

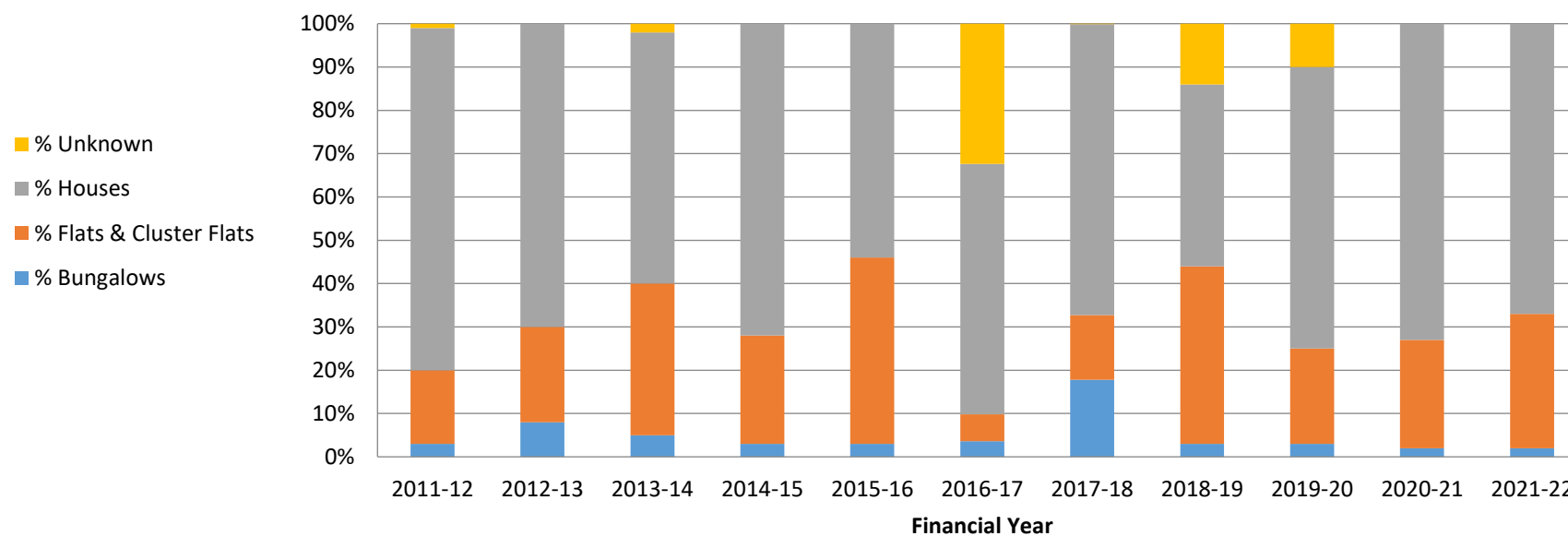
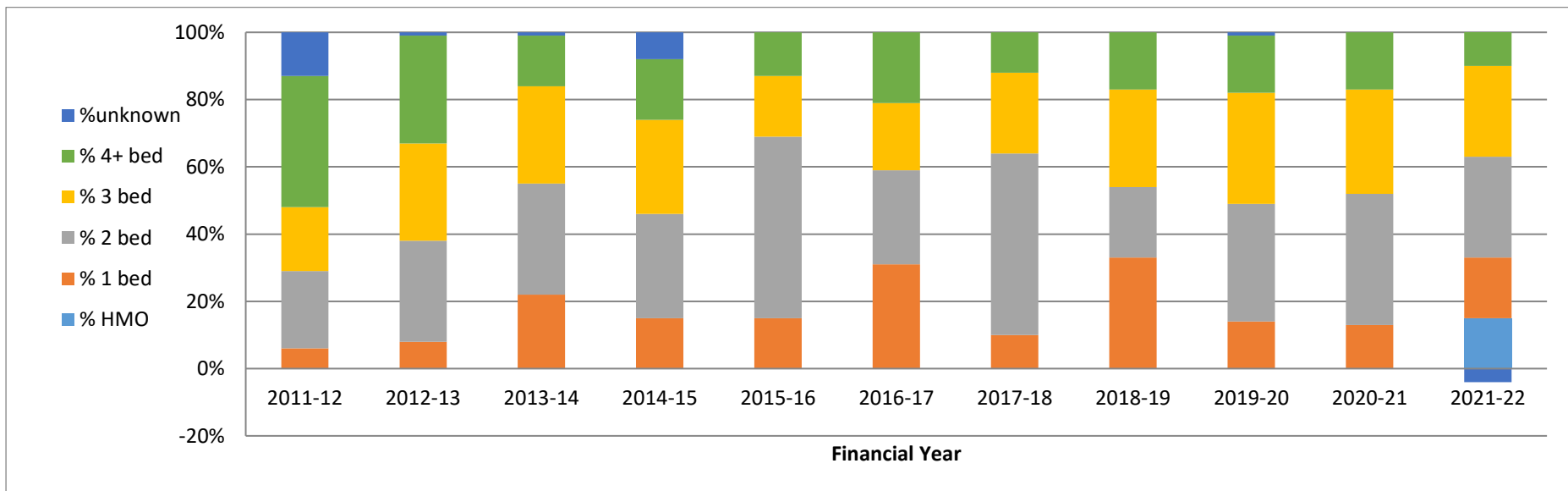


Table 8.1.3: Percentage of the number of bedrooms per completed dwelling per year 2011 – 2022

Number of bedrooms	2011-12	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22
<b>HMO</b>	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	15%
<b>1 bed</b>	6%	8%	22%	15%	15%	31%	10%	33%	14%	13%	18%
<b>2 bed</b>	23%	30%	33%	31%	54%	28%	54%	21%	35%	39%	30%
<b>3 bed</b>	19%	29%	29%	28%	18%	20%	24%	29%	33%	31%	27%
<b>4+ bed</b>	39%	32%	15%	18%	13%	21%	12%	17%	17%	17%	15%
<b>Unknown</b>	13%	1%	1%	8%	0%	0%	0%	0%	1%	0%	-3%*

\*the negative percentage derives from a loss of 10 dwellings in that year of an unknown number of beds

Chart 8.1.4: Percentage of the number of bedrooms per completed dwelling per year 2011 – 2022



Target 8.2: Provision of affordable housing (1,200 for monitoring purposes)

Chart 8.2.3: Number of Housing completions and Number of Affordable Housing Completions 2011 – 2022

Affordable Housing	2011/ 2012	2012/ 2013	2013/ 2014	2014/ 2015	2015/ 2016	2016/ 2017	2017/ 2018	2018/ 2019	2019/ 2020	2020/ 2021	2021/ 2022	Total since 2011
Housing completions	222	198	257	222	369	179	173	321	246	208	243	2,638
Affordable Housing completions	36	19	82	71	34	28	74	54	78	53	74	603
Percentage Affordable	16%	10%	32%	32%	9%	16%	43%	17%	32%	25%	30%	23%

## POLICY 9: GYPSIES, TRAVELLERS AND TRAVELLING SHOWPEOPLE

Target Identifier	Targets	Indicators	Delivery	Outcome
9.1	Meet the needs of gypsies, travellers and travelling showpeople.	<p>Number of traveller plots/pitches granted planning permission and then implemented.</p> <p>Number of unauthorised encampments</p>	<p>Erewash Core Strategy</p> <p>Development Management decisions</p>	<p>Poor - 4 unauthorised encampments have been recorded within 2021-22 and evidence identifies the requirement to deliver 1 pitch by 2019. The Borough Council have not received an application for, or granted or refused permission to, any proposal which would result in the provision of a pitch for gypsy and traveller accommodation up to and including monitoring year 2021-22. As such, the need to provide a single pitch to meet Erewash's assessed needs remains outstanding.</p>

### POLICY PERFORMANCE

Poor – The failure to provide a single pitch as required and the occurrence of unauthorised encampments over the monitoring year indicate that this policy is not entirely fit for purpose. However this is partly outside of the control of the Borough Council; without applications for proposals which resolve to provide a single pitch, the Borough Council is not obliged to provide one through other means (such as defining in policy) because the requirement is so small.

Target 9.1: Meet the needs of gypsies, travellers and travelling showpeople.

The replacement Derbyshire Gypsy and Traveller Accommodation Assessment (GTAA) 2015 finds that for Erewash there is a need to deliver a single pitch. It evidences that this should have been provided inside the GTAA's first five year period (i.e. before 2019).

Table 9.1.1: Number of unauthorised encampments within Erewash 2014 – 2022

Year	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-22
Number of unauthorised Encampments	2	4	9	3	2	2	5	4

## POLICY 14: MANAGING TRAVEL DEMAND

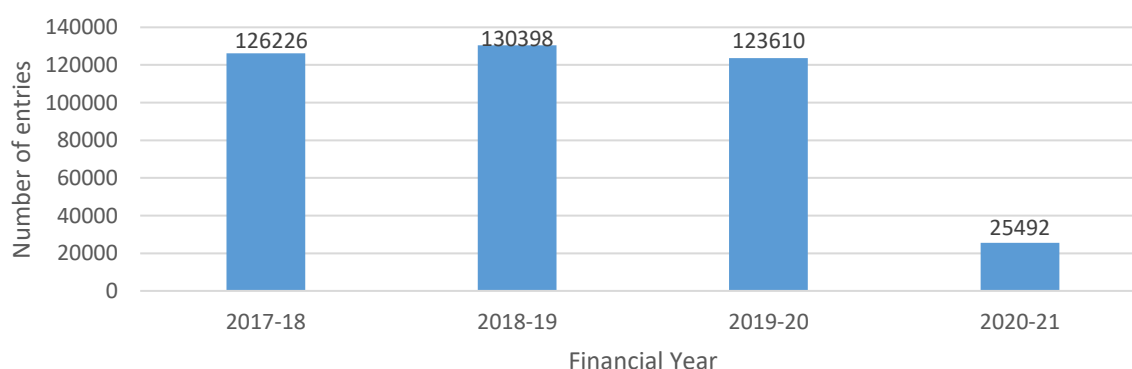
Target Identifier	Targets	Indicators	Delivery	Outcome
14.1	Increase modal shift towards public transport, walking and cycling.	Number of public transport trips Number of cycling trips Traffic growth	Erewash Core Strategy Local Transport Plans Development Management decisions	Poor – due to the Coronavirus pandemic train usage plummeted across the country. The Borough Council does not currently have an expedient method for monitoring the other indicators relating to this target.
14.2	Increase the number of developments supported by travel plans.	Number of developments contributing to travel planning.	Erewash Core Strategy Local Transport Plans Development Management decisions	Average – contributions to travel planning and sustainable transport gathered through S106 have been fairly consistent however no new S106 contributions for travel plans were agreed in 2021-22.

### POLICY PERFORMANCE

Poor – The extremely low number of train users was to be expected during the unprecedented times of the pandemic. No developments were requested to contribute towards travel planning within this monitoring year therefore the policy at this time appears to be performing poorly.

Target 14.1: Increase modal shift towards public transport, walking and cycling.

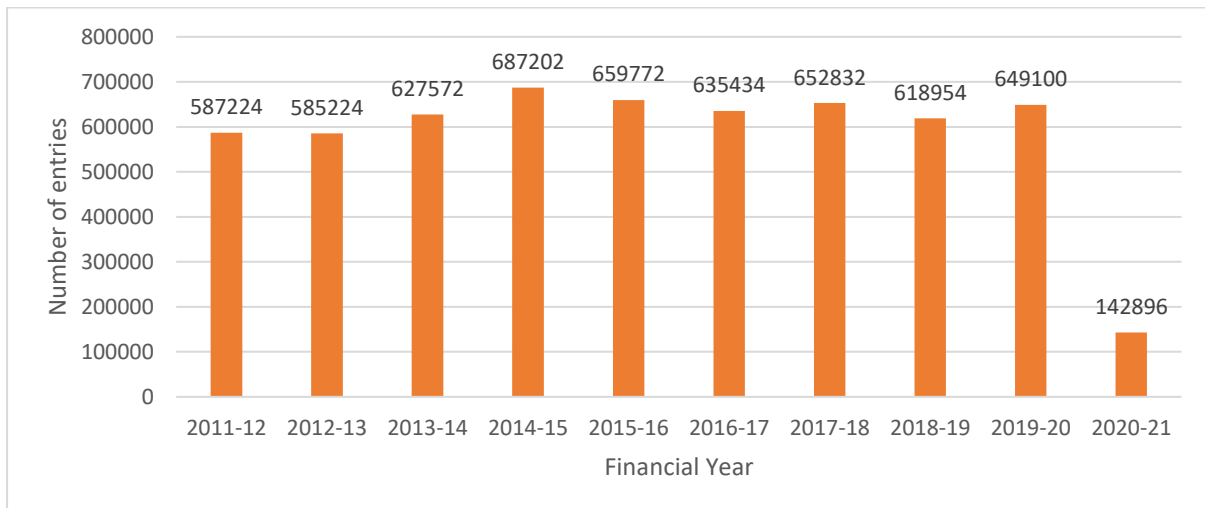
Chart 14.1.1: Number of entries and exits at Ilkeston railway station<sup>4</sup>



<sup>4</sup> Data collected for charts 14.1.1 and 14.1.2 is from [Estimates of Station usage](#)



Chart 14.1.2: Number of entries and exits at Long Eaton railway station



Target 14.2: Increase the number of developments supported by travel plans.

Table 14.2.1: S106 agreement contributions for sustainable transport April 2015 – March 2022

Application number	Address	Application Approved Date	Contribution Type	Contribution Value (£)	Contribution detail
0315/0034	Eaton Court, High Street, Long Eaton	29/10/2015	sustainable transport	£40,500.00	New cycle bridge over Erewash Canal at Broad Street.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Bus Provision	700,000.00	The provision of or improvement of bus services along Quarry Hill Road.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Bus stop facilities	£48,000.00	Provision of or improvement to bus stops and associated facilities along the route of bus services serving Quarry Hill Road.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Crossing Contribution	£80,000.00	To be used for the creation of a crossing point on Quarry Hill Road to provide pedestrian links to Hallam Fields School.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Offsite Multi-User Link	£100,000.00	Towards the provision and enhancement of pedestrian and cycle links from the Nutbrook Trail to West End Drive across Pewit Golf Course.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Onsite Multi-User Link	£100,000.00	The County will use the contribution for the provision of multi user links from the boundary of the land onto Little Hallam Hill, Quarry Hill Road and the Nutbrook Trail.
1015/0019 0919/0062	land at the allotments, Devon Street, Ilkeston	29/06/2016	bus services	£52,800.00	Towards the cost of improving the bus services within the vicinity of the development to serve the residents of the dwellings
0516/0017	Land at Field Road, Ilkeston (Morrisons site)	19/10/2016	bus services	£57,400.00	Towards the cost of improving the bus services in the vicinity of the development

Application number	Address	Application Approved Date	Contribution Type	Contribution Value (£)	Contribution detail
0117/0021	Concord Public House, Green Lane, Ilkeston	23/10/2017	walking cycling	£19,600.00	Towards enhancements to the walking and cycling network in the area north of Nottingham Road and South of Station Road.
0417/0027	9 Broad Street, Long Eaton	25/05/2018	sustainable transport	£32,400.00	Towards the replacement of the Broad Street Cycle Bridge over the Erewash Canal.
0716/0012	Quarry Hill Road, Elkas Rise, Ilkeston	10/12/2015	Travel Planning	£146,650.00	Towards the preparation and delivery of a travel plan for the Ilkeston area.
0819/0012	Land at Parklands Conexion, Stanhope Street, Long Eaton	09/09/2020	sustainable transport	£35,100.00	Towards the replacement of the broad street cycle bridge over erewash canal
0118/0021	land at former SE Derbyshire College, Cavendish Road, Ilkeston	07/12/2018	bus services	£22,400.00	With additional 16 units the S106 went from 57400 to 79,800, additional 22,400
0514/0037	Gardner Aerospace Advanced Industries Ltd, Cotmanhay Road, Ilkeston	14/10/2014	Travel Planning	£35,615.00	Towards the preparation and delivery of travel plan for Ilkeston area

## POLICY 16: GREEN INFRASTRUCTURE, PARKS AND OPEN SPACE

Target Identifier	Target	Indicator	Delivery	Outcome
16.1	Increase quality of open spaces	Green Flag status of open space	Erewash Core Strategy, Green Space Strategy, Development Management decisions	Good – All 6 Green Flag awards have been retained in 2021-22.
16.2	Increase quality of open spaces	Number of S106 contributions related to open space	Erewash Core Strategy, Green Space Strategy, Development Management decisions	Poor – no new S106 contribution has been agreed in 2021-22.
16.3	Increase the percentage of population with access to Green Infrastructure assets	As set out in the Green Space Strategy	Erewash Core Strategy, Green Space Strategy, Development Management decisions	Unknown - This information required to assess performance against this target is not available for the Borough Council to report. The Erewash Green Space Strategy, adopted by the Council in 2007, covered a period of 5 years to 2013. Once updated, performance against this target can be assessed.

### POLICY PERFORMANCE

Average – All 6 green flag awards have been maintained, however there has been no S106 contribution towards open space within 2021-22 indicating an average performance.

Target 16.1: Increase quality of open spaces

Table 16.1.1: List of Green Flag Awards in Erewash

Green Flag Awards	Location	Year Awarded
Victoria Park	Ilkeston	2011
Straw's Bridge Local Nature Reserve	West Hallam	2015
West Park	Long Eaton	2015
Pioneer Meadows	Kirk Hallam	2018
Erewash Canal (Canal and River Trust)	Erewash	2019
Forbes Hole Local Nature Reserve	Long Eaton	2020

Target 16.2: Increase quality of open spaces

Table 16.2.1: S106 contributions agreed in relation to Open Space since 2014

Financial year	Reference	Location	Open space value	Description	Paid
2014/15	0514/0037	Gardner Aerospace Advanced Industries Ltd, Cotmanhay Road, Ilkeston	£29,999.90	Improvement of public space at Granby Park	YES
2014/15	0714/0006	Land at Skeavingtons Lane, Ilkeston	£7,868.00	Improvement of open space at Beauvale Drive, Cotmanhay	YES
2015/16	1014/0006	The Commercial Inn, 22 Awsworth Road, Ilkeston	£3,462.00	Additional play equipment at Granby Park	YES
2015/16	0315/0034	Units 4 & 5 Eaton Court, High Street, Long Eaton	£4,500.00	Additional seating & benches at West Park	LAPSED
2015/16	0515/0017	land at former SE Derbyshire College, Cavendish Road, Ilkeston	£3,300.00	Enhancement of facilities at Inglefield Road play area	Yes
2015/16	0115/0018	Hallam Mills, Little Hallam Lane, Ilkeston	£5,770.00	Towards improvement of play equipment at Inglefield Road Playground, Ilkeston	YES
2016/17	1015/0019 0919/0062	land at the allotments, Devon Street, Ilkeston	£6,930.00	Towards play and open space recreation provision at Gallows Inn Playing Field	NO
2017/18	0117/0021	Former Concord Public House, 8 Green Lane, Ilkeston	£4,200.00	Towards the enhancement of existing open space facilities in the vicinity of the development	YES
2018/19	0417/0027	9 Broad Street, Long Eaton	£2,937.00	Towards costs of providing additional seating and waste bins	LAPSED
2018/19	0118/0021 0516/0017	Land at Field Road, Ilkeston	£17,100.00	For the provision of additional seating, refuse bins and play equipment at Inglefield Road Public Open Space.	NO
2019/20	none	none	none	none	N/A
2020/21	0819/0012	Land at Parklands Connexion, Stanhope Street, Long Eaton	£3,900.00	towards the cost of providing additional play equipment seating and litter bins at west park	NO
2021/22	none	none	none	none	N/A

## POLICY 17: BIODIVERSITY

Target Identifier	Target	Indicator	Delivery	Outcome
17.1	Retain areas of biodiversity importance	Number of unmitigated loss of Local Wildlife Sites due to development	Erewash Core Strategy, Local Biodiversity Action Plans, Development Management decisions	Good - No change in the number of Local Wildlife Sites from the previous financial year with a total of 100 (no loss resulting from development)
17.2	Improve management of biodiversity sites	Number of sites of Special Scientific Interest in a favourable condition	Erewash Core Strategy, Local Biodiversity Action Plans, Development Management decisions	Average - No change in the number of Sites of Special Scientific Interest from the previous financial year with a total of 2. There has been no change in condition of the designations.
17.3	Protect local areas of biodiversity importance	Number of Local Nature Reserves declared	Erewash Core Strategy, Local Biodiversity Action Plans, Development Management decisions	Good – all 14 local nature reserves have remained as local nature reserves for 2021-22.

### POLICY PERFORMANCE

Good – The continued protection of assets indicates that the policy is working well in providing protection from development proposals. As well as keeping all 14 local nature reserves, the latest asset being added in 2020.

## Target 17.1: Local Wildlife Sites

Table 17.1.1: Details of Losses and gains of Local Wildlife Sites in Erewash from 2011-22

Financial Year	Total Number of LWS	Loss / Gain from previous year	LWS area (hectares)	Percentage of total Borough area	Number LWS under positive management	Planning applications consulted
2011-12	101	1 Shipley West Reclamation	608.11	5.6%	37	34
2012-13	99	-2 LWS Cotter Wood & Windmill Farm	597.51	5.5%	37	39
2013-14	99	0	597.51	5.5%	38	29
2014-15	99	0	597.51	5.5%	40	64
2015-16	100	1 Stanton Ironworks Habitat Mosaic (& expansion of Ilkeston Road Ponds (E188))	614.9	5.6%	39	76
2016-17	100	0	614.9	5.6%	39	59
2017-18	100	0	614.9	5.6%	39	61
2018-19	100	0 Minor reductions to three sites ER022, ER126 & ER005) (not directly related to development).	614.43	5.6%	48	92
2019-20	100	0	614.43	5.6%	48	135
2020-21	100	0	614.43	5.6%	Not available	121
2021-22	100	0	614.43	5.6	Not available	149

## Target 17.2: Sites of Special Scientific Interest

Policy 17 sets a target to improve the management of biodiversity sites, including the number of Sites of Special Scientific Interest (SSSI) in a favourable condition. Two SSSIs are presently designated inside Erewash; Breadsall Railway Cutting & Morley Brick Pits. According to Natural England's survey, the condition of the Breadsall Railway Cutting site is 34.5% 'favourable' and 65.5% 'unfavourable - recovering'. Morley Brick Pits, was reported as being in 'favourable' condition. This information has remained unchanged between December 2013 and March 2022.

## Target 17.3: Local Nature Reserves

There are currently 14 sites in Erewash with Local Nature Reserve status:

Table 17.3.1: List of Local Nature Reserve sites

Name of Site	Location	Size (hectares)	Year of declaration	Owned and managed by
Breadsall Railway Cutting	South of Mansfield Road, Breadsall	5.38*	1978	Derbyshire County Council
Forbes Hole	Off Fields Farm Road, Long Eaton	3.31	1991	Erewash Borough Council
Stoney Clouds	Off Church Street, Sandiacre	12.0	1993	Erewash Borough Council
Fox Covert	West Park, Long Eaton	5.0	1993	Erewash Borough Council
Pewit Carr	Off High Lane East, Ilkeston	6.6*	1994	Derbyshire County Council
Pioneer Meadows	Off Wirksworth Road, Kirk Hallam	6.87	1994	Erewash Borough Council
Trowell Marsh	Hallam Fields, Ilkeston	1.0	1996	Erewash Borough Council
Stanton Gate	Off Moorbridge Lane, Stanton by Dale	0.75	1999	Erewash Borough Council
St Chad's Water	Off Wilne Road, Church Wilne	8.75*	2001	Draycott Parish Council
Manor Farm	Nottingham Road, Long Eaton	7.0	2012	Erewash Borough Council
Manor Floods	Adjacent to Straws Bridge	38.93	2015	Erewash Borough Council
Straws Bridge	High Lane East, West Hallam	6.265	2015	Erewash Borough Council
Trent Meadows	Land at Trent Meadows, Long Eaton	12.0	2017	Erewash Borough Council
Orchid Wood	Breaston	8.43	2020	Erewash Borough Council

\*These site sizes are approximate as areas mapped using GIS software.