



RTPI
Royal Town Planning Institute

RTPI
Research
Paper
NOVEMBER
2020

MEASURING WHAT MATTERS

Planning Outcomes Research Report -
Appendices



Scottish Government
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Ministry of Housing,
Communities &
Local Government



An Roinn Tithíochta,
Rialtais Áitiúil agus Oidhreacht
Department of Housing,
Local Government and Heritage



Llywodraeth Cymru
Welsh Government



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Office of the
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1. Appendix A: Survey summary

The survey ran for 5 weeks from 27 March to 8 May 2020. The purpose of the survey was to gain an understanding of the functioning of current planning measurement systems, within the context of thinking about future planning outcome measurement. The survey was a mixed quantitative and qualitative survey.

This headline analysis provides an overview of responses to key questions in the survey.

Respondents:

- 121 respondents
- 50% planning authority
- 20% governmental dept/agency
- 10% third sector
- 10% private sector
- 10% private individuals

Direct and Indirect Contribution to UN Sustainable Development Goals

Planning makes a direct contribution to		Planning makes an indirect contribution to	
3	Good health and wellbeing (80%)	1	No poverty (67%)
6	Clean water and sanitation (83%)	2	Zero hunger (60%) [no contribution next highest]
7	Affordable and clean energy (82%)	4	Quality education (55%)
8	Decent work and economic growth (73%)	5	Gender equality (45%) [no contribution next highest]
9	Industry, innovation and enterprise (85%)	10	Reduced inequalities (54%)
11	Sustainable cities and communities (94%)	12	Responsible consumption and production (54%)
13	Climate action (79%)	16	Peace, justice, strong institutions (56%)
14	Life below water (52%)		
15	Life on land (84%)		
17	Partnerships for the goals (50%)		

Do you have any suggestions for improving planning performance measurement in your nation/planning authority?

- Planning Performance measurement should move from measuring quantity to measuring quality. It should focus more on outcomes and less on process and outputs. Questionnaire and Surveys are a way of gaining qualitative data on planning outcomes
- Clear expectations set at National Level such as National Goals and the UN SDGs translated into tangible targets at local levels. It has to create a two-way relationship.
- Provide clear guidelines on how to improve and add value to development. These supposed to be consistent.

Do you have any suggestions for improving the monitoring of planning inputs and activities in your jurisdiction, for example, by filling gaps in the data collection process?

- Have meaningful indicators and common data parameters applicable across all types of local authorities. There should be more consistency.
- Dislocation between plan-making and development management. There is a need to connect these to get relationship between inputs and outcomes.
- “Quantify the inputs, qualify the outputs”. The idea is that there is need to shift from measuring quantity to measuring quality. To achieve that it would need to move towards 'qualitative' methods of data collection. The use of new technologies (Big Data, Artificial Intelligence etc.) might help to improve monitoring.

Do you have any suggestions for improving the monitoring of planning outputs in your jurisdiction, for example, by filling gaps in the data collection process?

- Use of completions data via building standards
- Monitoring mid-plan term – review what is outstanding
- Percentage of build out of zoned land
- Opportunity for tech/Big Data to play a role in making the connection

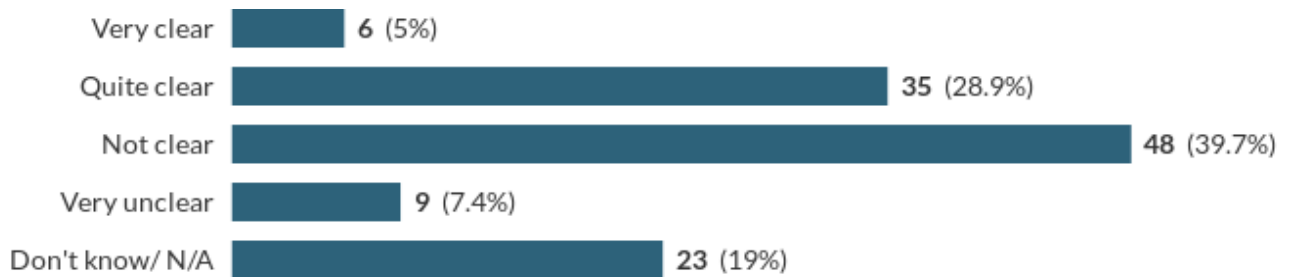
Do you have any suggestions for improving the monitoring of planning outcomes in your jurisdiction?

- Link the planning approval data with the building warrant data to allow the monitoring to be more accurate
- Quality of outcomes needs to be considered
- Resourcing is an issue for being able to improve monitoring. Additional resources are needed for a more robust post decision monitoring
- Have a more transparent process in place and mechanism for accountability at local level
- Authorities should have a specific role such as a monitoring officer for monitoring the implementation of development.

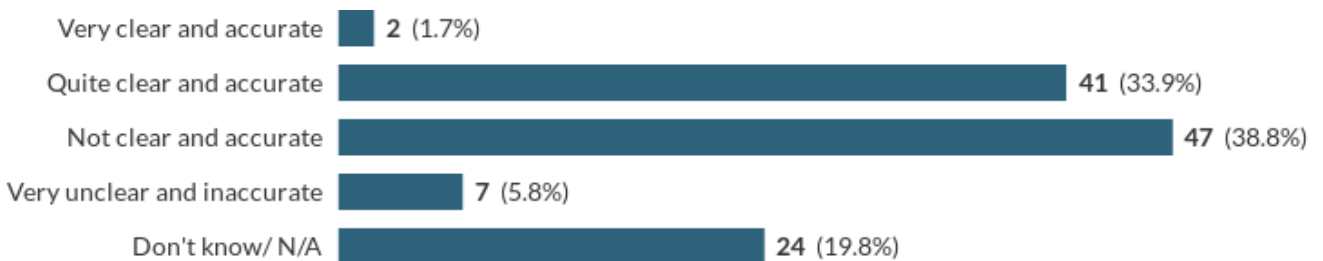
Performance Indicators for direct and indirect impact.

- Wide range of indicators suggested as expected, can be categorised as:
- Hard data, drawn from planning/built environment (e.g., approvals, completions, air quality etc)
- Hard data, drawn from other sources (e.g., life expectancy, facilities access)
- Soft data – existing and new opinion data, seeking perception of places, satisfaction etc.

Does monitoring provide a clear and accurate picture of the inputs devoted to planning in your jurisdiction, and of the activities that they resource?



Does the monitoring activity provide a clear and accurate picture of the outcomes of the planning system in your jurisdiction?



These two questions provide telling answers regarding the current status of measuring planning. To understand the impact that planning has on a place, there needs to be a clear understanding of the direct outcome (that is the development and use of land), let alone the impact of this on whether a good place has been created that contributes to quality of life.

The conclusion we can draw from this is that if the toolkit is to have an impact, it needs to begin from where planning authorities currently are in their measurement and not look to make a leap that results in inaction.

2. Appendix B: Illustrative data mapping – Scotland and Ireland

A high-level data mapping exercise was undertaken for Scotland and Ireland. This was based on the suggested indicators gathered through the survey. The indicators suggested were a mix of existing and aspirational. The purpose of the data mapping exercise was to search for data sources that aligned with these indicators in Scotland and Ireland.

This exercise demonstrates that there is existing data, but only serves as indicative. Further detailed work would need to be undertaken on the data to ensure that it is up to date, appropriate, robust and works at congruous spatial scales to what is being monitored.

	Indicators - range from survey	Data Source - Scotland	Data Source - Ireland	Level	Relationship to planning
Place – Design and People	Happiness Index	Scottish Health Survey: Child Wellbeing and Happiness	Growing up in Ireland (ESRI growingup.ie). and Ireland Regional SDGs 2017: topic 2.13 Suicide Mortality Rate by County and CSO SILC Module on Well Being 2018	3	Indirect
	Connection to/sense of place	Scottish Household Survey: Perception of Local Area	NOAC yearly Local authority Satisfaction Survey	3	Moderate
	Social interaction	Scottish Household Survey: Places to Interact		2	Moderate
	No. community led projects	National Performance Framework: Community Ownership	Public Participation Network data. Community projects funded by other agencies: Sports Council, LEADER; Town and Renewal Schemes; An Taisce	2	Indirect
	Crime rate	SIMD: Recorded crimes of violence, sexual offences, domestic housebreaking, vandalism, drugs offences, and common assault per 10,000 people	Central Statistics Office (CSO) - Recorded Crimes by offence and Garda station (quarterly data) and Regional SDGs in Ireland - Topic 7.3 Effect of anti-social behaviour on persons aged 18 and over, 2015	2	Indirect
	Educational facilities	CHN10: Percentage of adults satisfied with local schools	Growing up in Ireland: County Variations in the Outcomes of Children and Young People (ESRI, 2019) and Regional SDG Topic 3.4 Primary schools, pupils and teachers by county, 2016/2017	2	Indirect
	Demographics (spread = good)	SIMD: Demographics	Pobal HP Deprivation Index	2	Indirect
	Awards	RTPI, RIBA, SURF, SAQP	RIAI/IPI/RTPI etc	2	Direct
	Litter/vandalism levels	ENV3c: Street Cleanliness Score; ENV7b: Percentage of adults satisfied with street cleaning	Irish Business Against Litter survey; Tidy Towns reports. Pride of Place awards	2	Moderate
	Noise Pollution		Strategic Noise mapping - EPA/LA's; Local Authorities Noise Action Plan. No. of quiet areas (some authorities have created those)		Moderate

Observed activity in urban environment	Scottish Household Survey: Places to Interact		2	Moderate
Quality of public realm	PPF Case Study: Quality of Outcomes	Tidy towns may be used. Accident traffic rates / blackspots, air quality, congestion, number of s254 licences (for on-street seating etc) be taken together to provide a comment on the safety, usability or spaces? Also a lot of town centres have footfall counts data. Presence /use of CCTV and wifi are also good indicators of vibrant places	2	Direct
No. play/green spaces	Town Centre Health Check data	County Open Space strategies or Green Infrastructure Strategies	2	Direct
No. of retail units /leisure use in centres - vibrancy	Town Centre Health Check data	Retail Health Check (as part of Retail Strategies) or Town Centre Health Checks; Retail vacancy rates - Geodirectory/Valuation office data	2	Direct
Urban design evaluation	PPF Case Study: Quality of Outcomes		2	Direct
Public realm schemes completed	Planning consents	Part 8 and Local authority Part 10 applications implemented	1	Direct
Quality densification	PPF Case Study: Quality of Outcomes		2	Direct
Proximity to facilities, shops, etc	SIMD: Average drive time to a post office in minutes; Average drive time to a retail centre in minutes; Public transport travel time to a post office in minutes; Public transport travel time to a retail centre in minutes – PTAL Scores	CSO - 'Measuring Distance to Everyday Services in Ireland'; EPA and NTA may have tools for measuring walkability. PTAL under development.	2	Moderate
Tourism projects developed (+visits_	ECON6: Investment in Economic Development and Tourism per 1,000 population	Failte Ireland Key Tourism Facts	2	Direct
Amenities in use - libraries, leisure centres, community centres	C&L5a: Percentage of adults satisfied with libraries; C&L5c: Percentage of adults satisfied with museums and galleries; C&L5d: Percentage of adults satisfied with leisure facilities	'NOAC or 'Libraries Development' - Committee of LGMA monitors library service indicators;	2	Indirect

	Enforcement activity	Complaints lodged and investigated; Breaches identified – no further action taken; Cases closed; Notices served	Local authority Annual Report	1	Direct
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	Indicators - range from survey	Data Source - Scotland	Data Source – Ireland	Level	Relationship to planning
Environment – Conservation and Improvement	SEA Monitoring		Second Review of SEA Effectiveness in Ireland (EPA, 2018)		Direct
	No. trees planted		Annual Forest Statistics Ireland (DAFM, 2019)		Direct
	Habitat + watercourse improvement	SEPA: River Water Quality	EPA's Water Quality Report	2	Direct
	Access to open space	SHS: Access to green and blue space	Green Infrastructure Strategies (county level)	2	Direct
	Environment indicator - air quality	Scotland Air Quality Data	EPA's Air quality report	2	Moderate
	Recorded LBAP species	Biodiversity Action Reporting: BAP Species; BAP Habitats	Article 12 report 2015 (NPWS)	2	Direct
	Protected land in good condition (heritage, special designations)	SNH: Statutory Designated Areas	Article 17 report 2019 (NPWS)	2	Direct
	Protected buildings in good condition (heritage, special designations)	HES: Listed buildings, Scheduled Monuments	Record of Protected structures is complemented by an annual grants scheme and there has been an annual 'structures at risk' fund for the last number of years. https://www.chg.gov.ie/heritage/built-heritage/financial-assistance-for-architectural-heritage/ PA should also be able to advise on the number of declarations issue, the number of notices served under section 59 & 60. Number of additions/deletions to the RPS may also be an indicator, National Inventory of Architectural Heritage (no condition data) and National	2	Direct

			Monuments (no condition data); Enforcement Action cases re: protected structures		
	Capacity of SUDS				Direct
	Water quality	SEPA: River Water Quality; Coastal Bathing Water Quality	EPA's yearly Water Quality Report and EPA's yearly Bathing Water Quality Report	2	Direct
	Derelict land	Vacant and Derelict Land Register	Vacant site register held by each individual local authority; Derelict Sites Registered; No of dangerous buildings notices served.	2	Direct
	Annual sustainability audit in local authorities				
	% urban greening in projects		Individual local authority green infrastructure strategies and/or open space strategy		Direct
	Parks and open spaces	C&L5b: Percentage of adults satisfied with parks and open spaces		2	Direct/Moderate
	Listed building refurbished	Buildings at Risk Register Planning Applications		2	Direct
	Listed building repurposed	Buildings at Risk Register		2	Direct
	Greenspace enhanced/preserved	Planning Performance Statistics		1	Direct
	Flood protection schemes completed	Planning Performance Statistics	OPW completed flood schemes	1	Direct
	Renewables development/use	Planning Performance Statistics	Eirgrid Annual Renewable Energy Constraints and Curtailement Report; SEAI - BER rating maps/trends; planning register and/or ABP datasets for permitted projects within the renewable sector, including SID. Review against commencement notices	1	Direct
	Waste management	SHS: Waste Recycling behaviour; SEPA: Household Waste Generated	EPA National Waste Statistics and Regional SDGs Ireland 2017: Topic	2	Direct

			6.9 Household waste by county, 2016		
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	Indicators - range from survey	Data Source - Scotland	Data Source – Ireland	Level	Relationship to planning (direct, moderate, indirect)
Homes and Communities	Quality of new/affordable homes	PPF Case Study: Quality of Outcomes	BER ratings	2	Direct
	Compact growth	PPF Case Study: Quality of Outcomes	Project Ireland 2040: the First Year: Annual Report; Local authority Planning Application Data/Geodirectory - % growth within settlement boundaries (vis-à-vis NPF targets) One-off rural housing as a %	2	Direct
	Housing quality	HSN3: Percentage of council dwellings meeting Scottish Housing Standards; SIMD: Percentage of people in households that are overcrowded; Percentage of people in households without central heating	Regional SDGs in Ireland - Private households by type of central heating by county, 2016; SEAI - BER rating maps/trends CSO data on floor area size trends for planning permissions (BHQ05)	2	Direct
	Pre-application advice given and followed	PPF Case Study: Quality of Service + Engagement	no of planning permissions granted following 247 meetings and number of SHD granted following pre application consultation with ABP.	1	Direct
	Change between permission and development	PPF Case Study: Quality of Outcomes	Enforcement Cases	1	Direct
	Conversion rate from planning consent to built development	PPF: Housing completions over the last 5 years	Local authority Planning Application Data/BCMS ; CSO data and the commencement notices	1	Direct
	Residential completions - by size and type	PPF: Housing completions over the last 5 years	Housing completions data collected by Local Authorities; CSO/DHPLG & BCMS	1	Direct
	Affordable/social rent units completed	PPF: Housing completions over the last 5 years	Housing data collected by Local Authorities' housing section	1	Direct

	Carbon-neutral homes completed; Passive building standards	HSN5: Percentage of council dwellings that are energy efficient	CSO Regional SDGs 2017: Topic 4.4 Installation of energy saving products by private households in last 10 years; SEAI - BER rating maps/trends	1	Direct
	Housing needs met	Housing Needs and Demand Assessment; 5-year effective housing land supply programming	HNDA Structural housing demand target Vs actual rate of housing completion (CSO)	1	Direct
	Service access - water, waste, broadband	SIMD: Percentage of premises without access to superfast broadband (at least 30Mb/s download speed)	Regional SDGs in Ireland - Topic 7.5 - Private households with broadband access by county; DCCAE Broadband Access Mapping/Census Broadband Question	2	Direct

	Indicators - range from survey	Data Source - Scotland	Data Source - Ireland	Level	Relationship to planning (direct, moderate, indirect)
Economy and Town Centre	Balanced regional development		Project Ireland 2040: Region by Region		Direct/Moderate
	Impact of government projects	ECON1: Percentage of unemployed people assisted into work from council operated / funded employability programmes	Department of Social Protection: annual Statistical Information on Social Welfare Services report / Total Recipient numbers for schemes ; NDP/NPF Investment Tracker - Monitoring project coordinated by DPER	2	Indirect
	Employment and investment numbers	ECON6: Investment in Economic Development and Tourism per 1,000 population	Faillte Ireland: Regional Tourism Performance ; IDA/Enterprise Ireland Supported Jobs NOAC-LEO supported jobs CSO census - POWSCAR/Workplace Zones	2	Indirect
	Street/footfall	Town Centre Health Check data	Town Centre Health Check data extracted from retail strategy where available)	1	Direct/Moderate
	Uplift measures - shorter time to let, increasing values	ECON9: Town Vacancy Rates	GeoDirectory: GeoView Commercial Vacancy Report (per Quarter)	1	Direct/Moderate

% edge of centre development	Planning Applications			Direct
Service access - water, waste, broadband		Project Ireland 2040: Region by Region		Direct
£ capital investment	Planning Applications			Moderate
SME growth	ECON5: No of business gateway start-ups per 10,000 population	CSO Business Demography 2017 and CSO Business in Ireland 2015	2	Indirect
Employment land use	PPF: Marketable employment land supply	MyPlan - employment zoning (developed and undeveloped)	2	Direct
Office space completed	PPF: Employment land take-up during reporting year	Employment Land surveys by Local Authorities (where available, no unified coverage); Valuation Office - GIS data (if available);	2	Direct
Factories/war houses completed	Planning Performance Statistics	Valuation Office - GIS data (if available)	1	Direct
Retail space completed	Planning Performance Statistics	Valuation Office - GIS data (if available)	1	Direct
Commercial leisure development completed	Planning Performance Statistics	Valuation Office - GIS data (if available)	1	Direct
Pre-application advice given and followed	Percentage and number of applications subject to pre-application advice	No. of planning permissions granted following 247 meeting	1	Direct
Change between permission and development	PPF Case Study: Quality of Outcomes	Comparison of compliance submission with planning drawings	2	Direct
Planning cost	ECON2: Cost per planning application		1	Direct
Planning decision time	Decision-making Timescales (Major, Local, Householder); Percentage and number of major applications subject to processing agreement; ECON3: Average time per business and industry planning application (weeks)	An Bord Pleanála Planning Casework per Quarter	1	Direct
Passive building standards; Carbon-neutral development	Planning Applications			Direct

	Indicators - range from survey	Data Source - Scotland	Data Source – Ireland	Level	Relationship to planning (direct, moderate, indirect)
Movement	Public transport improved - no. of new routes/station/stop improvements	Planning Applications	Project Ireland 2040: Region by Region	1	Direct
	Roads completed	Planning Applications	Project Ireland 2040: Region by Region	1	Direct
	Railways completed	Planning Applications	Project Ireland 2040: Region by Region	1	Direct
	Cycleways completed	Planning Applications		1	Direct
	Footpaths completed	Planning Applications		1	Direct
	% sustainable travel	PTAL Statistics	Regional SDGs in Ireland - Topic 5.11 Means of travel to work by region, 2016; Census Travel To Work - also Local studies - e.g canal cordon count NTA statistical bulletins - bus and rail/heavy rail etc.	2	Direct
	Children walk/bike to school regularly		CSO 2016 Census: Profile 6 Commuting in Ireland: Student Travel Patterns	2	Moderate
	Access to sustainable transport	SHS: Number of bikes available for private use by households: 2018; Adults (16+) - use of local bus services, and train services in the previous month: 2018; Main mode of travel, 2018	NTA - PTAL Scores	2	Indirect
	Parking availability				
	Average speed in area	Traffic models			Moderate
	Completeness of active travel network	GIS data	RSA - Free Speed Survey		Direct
Walkability	<u>SHS: Adults (16+) - frequency of walking in previous 7 days: 2016</u>		2	Direct/Moderate	

	Indicators - range from survey	Data Source - Scotland	Data Source – Ireland	Level	Relationship to planning (direct, moderate, indirect)
Health and Wellbeing	Mental health	SIMD: Proportion of population being prescribed drugs for anxiety, depression or psychosis	CSO Irish Health Survey 2015	2	Indirect
	Physical health	SIMD: Comparative Illness Factor: standardised ratio	Regional SDGs in Ireland - Topic 2.11 - Perception of health status by region Census question on 'How is your health in general?'	2	Indirect
	Healthcare facilities	SIMD: Average drive time to a GP surgery in minutes; Public transport travel time to a GP surgery in minutes	CSO - Measuring Distance to Everyday Services in Ireland HSE, National Patient Experience Survey (NTES) HSE / HSE Service Map	2	Moderate
	Community facilities	SIMD: Access to facilities			Moderate
	Educational attainment	CHN11: Percentage of pupils entering positive destinations	Regional SDGs in Ireland - Topic 3.1 to 3.7	2	Indirect
	Open space volume (increasing/decreasing)	Planning Applications, Vacant and Derelict Land Register	Individual local authority green infrastructure strategies and/or open space strategy		Direct
	Complaints to council post-development	Enforcement complaints, no.	Number of enforcement complaints		Direct
	Wellbeing impact	National Performance Framework: Wellbeing Report	HSE Health Ireland Survey	2	Indirect
	Local food production + access				
	Digital access	SIMD: Percentage of premises without access to superfast broadband (at least 30Mb/s download speed)		1	Moderate

	Indicators - range from survey	Data Source - Scotland	Data Source – Ireland	Level	Relationship to planning (direct,
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					moderate, indirect)
Engagement and Service	Conversion rate from planning consent to built development	Building Standards data - UNIFORM	number of commencement notices submitted	1	Direct
	Time take to start/complete development.	Planning application data	Planning permission/commencement time-lag		Direct
	CIL/S.106/Developer contributions capture	Developer contributions: clear expectations - set out in development plan (and/or emerging plan,) and - in pre-application discussions	Number of appeals against contributions	1	Direct
	Pre-application advice given and followed	Percentage and number of applications subject to pre-application advice	Number of planning permissions granted followed by 247 meetings	1	Direct
	Change between permission and development	PPF Case Study: Quality of Outcomes	Enforcement notice subsequent to commencement	2	Direct
	Role of elected members	PPF Case Study: Elected members engaged early (pre-MIR) in development plan preparation - evidence to PPF		1	Direct
	Consistency of decision making	Production of regular and proportionate policy advice, for example through supplementary guidance, on information required to support applications	number of planning authority decisions overturned by An Bord Pleanála	1	Direct
	Assessment against policy (e.g. designing streets, making better places)	PPF Case Study: Quality of Outcomes		2	Direct
	Use of CIL/S106		no equivalent in ROI		Direct
	Transparency of plan	National Headline Indicator: Development plan scheme demonstrates next Local Development Plan: on course for adoption within 5-year cycle; project planned and expected to be delivered to planned timescale		1	Direct
	Participation in plan-making	PPF Case Study: Quality of Service and Engagement - Local Development Plan Consultation, Register of Interest	number of submissions recorded at issues paper, draft plan, material amendments stages	1	Direct

3. Appendix C: Developing the toolkit – a worked example

A local plan was selected by the team to trial the draft toolkit with a worked example. Figure 14 and 15 show the toolkit being populated with data from the local plan and data from monitoring reports. Future data and monitoring opportunities were identified by the local authority. The scoring was conducted by the team, which has provided an aggregate score for the below visualisation. It should be noted that the Worked Example was carried out on the draft toolkit framework.

Theme	Route part	no.	Objectives/Targets	Step 1 - Input/Output Indicators	Data	Achievement Score
Place - Design + People	Quality	1.1.1	To ensure that the design, density, layout and landscaping of new development is sensitive to the character of the surrounding area, is of a high quality and is designed so as to reduce opportunities for crime and anti-social behaviour	1.115 Number of/ proportion of homes completed/permitted that meet the National Prescribed Space Standards	Future AMR	
				1.115 Progress on Design Guides, Design Codes and Village Statements	As part of Strategic Masterplan processes.	
	Process	1.1.2	To protect and encourage the enhancement of heritage resources including Scheduled Monuments, statutorily and locally listed buildings, Registered Parks and Gardens, and Conservation Areas	41. Net gain/loss of designated Heritage Assets	No Change	3
				42. Net gain/loss of undesignated Heritage Assets	No change	3
				43. Changes in the Listed Building at Risk Register	No change	5
				44. Changes to Conservation Area boundaries	No change	3
				45. Development permitted / completed within Conservation Areas	104 new homes - loss of 14. Net 90 new homes	3
	Progress on Conservation Area Appraisals and Management Plans	A draft Character Appraisal and Management Plan has been produced for the proposed Conservation Area designation in Buckhurst Hill (St John's Conservation Area). Other areas outstanding.	3			
	Process	1.1.3	To ensure new development takes full account of, and mitigates where necessary, potential problems from air pollution, land contamination and noise	Change in Air Quality Management Areas	No change	4
	Process	1.1.4	To provide access to green spaces and leisure, play and sports facilities and to make appropriate provision in new development	Net gain/loss of public open space	Gain 0.75ha managed by EFDC as grassland	4
Process	1.1.5	Other	Progress, production and endorsement of Strategic Masterplans and/or design codes for the three Harlow and Gilston Garden Town Communities in Epping Forest District	Process initiated but no production	4	
			Progress, production and endorsement of Strategic Masterplans and/or design codes elsewhere in the District	5 out of 7 underway with programmes in place	4	

Figure 1 Table showing an analysis section of the toolkit

Theme	Route part	no.	Objectives/Targets	Step 1 - Input/Output Indicators	Data	Achievement Score
Homes + Community	Process	1.5.1	To make provision for objectively assessed market and affordable housing needs within the District, to the extent that this is compatible with national planning policy	Net gain/loss of residential development completed by location, tenure and size	Permitted - net 681 units	3
				Net gain/loss of residential development completed on residential site allocation sites	Future AMR	
				Housing Development Trajectory	On target	3
				Five year housing land supply position	3.5 years supply	2
				Net number of new homes expected on sites included in the Council's Brownfield Register	91 sites - 2143 net homes capacity	3
	Process	1.5.2	To ensure that new homes provide an appropriate mix of sizes, types, forms and tenures to meet local needs and create balanced, mixed and well-integrated communities. This includes supported housing for elderly people and other groups with special needs	Net gain/loss of residential development completed by location, tenure and size	Permitted - net 681 units	3
				Number of affordable housing units completed	89	3
				Number of affordable housing units permitted	33	3
				Net gain/loss of bungalows (completions and permissions)	Future AMR	
				Number of specialist housing units completed / permitted (C2)	38 Completed, Permission for 3 developments granted	4
	Process	1.5.3	To make provision for the identified needs of Travellers and Travelling Showpeople	Net gain/loss of traveller caravans and pitches permitted	Gain 6 pitches	4
	Process	1.5.4	Other 1	Progress, production and endorsement of Strategic Masterplans and/or design codes for the three Garden Town Communities in the District.	Process initiated but no production	4
		1.5.5		Progress, production and endorsement of Strategic Masterplans and/or design codes elsewhere in the District.	5 out of 7 underway with programmes in place	4
Value	1.5.6	Other 2	Changes in house price by size and by area	Future AMR		
			Change of household income	Future AMR		

Figure 2 Table showing an analysis section of the toolkit

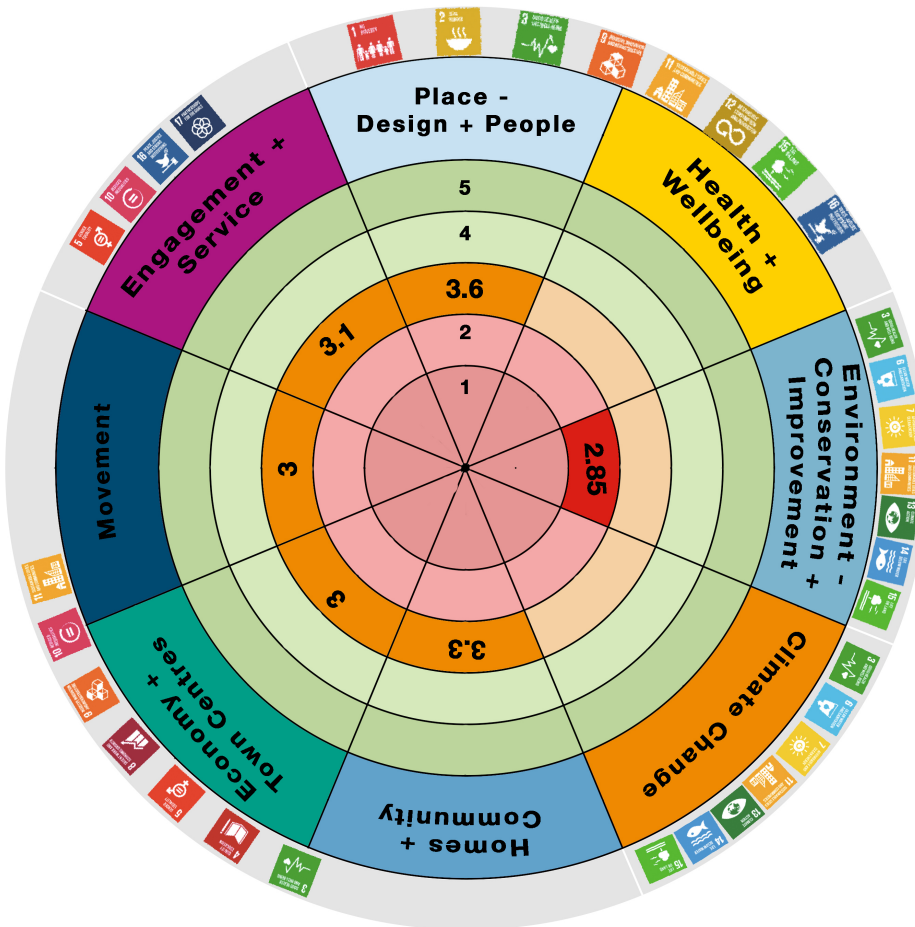


Figure 3 An example of scoring



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