

# Babergh and Mid Suffolk Joint Annual Monitoring Report 2020- 2021

Includes Addendum note February 2022

December 2021



## **ADDENDUM** - February 2022

### **Babergh and Mid Suffolk Joint Annual Monitoring Report December 2021**

This addendum notes that the figures stated within the Annual Monitoring Report 2020-21 were identified from permanent net additional dwellings only.

The Councils recognise the effect of monitoring mobile and temporary dwellings would increase the overall housing figures, as reported within the Ministry of Housing, Communities and Local Government Housing Flow Reconciliation (HFR) returns. Tables 4a and 9a have been included for consistency with the HFR return and should be read in conjunction with Table 4 for Babergh (page 14) and Table 9 (page 16) for Mid Suffolk.

#### **Babergh**

##### **Mobile and Temporary Dwellings**

<b>Planning Reference</b>	<b>Address</b>	<b>Date of Approval</b>	<b>Number of temporary/ mobile dwellings</b>
DC/20/02454	Land at the Studios, Harpers Hill, Nayland with Wissington	18/08/2020	1

Table 4a Mobile and temporary dwellings granted within Babergh in 2020-21.

Note: The combination of permanent and mobile and temporary dwellings brings the total annual housing figure to 403 dwellings, consistent with the HFR return.

#### **Mid Suffolk**

##### **Mobile and Temporary Dwellings**

<b>Planning Reference</b>	<b>Address</b>	<b>Date of Approval</b>	<b>Number of temporary/ mobile dwellings</b>
DC/20/01017	Suffolk Farmhouse Cheeses, Whitegate Farm, Creting St Mary	20/04/2020	1
DC/20/02385	Mobile Home Mulberry Lodge Laxfield Rd, Stradbroke	10/08/2020	1
DC/20/02988	Land Lying To The East Of Tannery Road, Combs	28/09/2020	1

Table 9a Temporary and mobile dwellings granted within Mid Suffolk in 2020-21

Note: The combination of permanent and mobile and temporary dwellings brings the total annual housing figure to 675 dwellings, consistent with the HFR return.

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## Key Headlines from the 2020 - 2021 Annual Monitoring Report

The latest version of the Joint Local Development Scheme was published in July 2020 for both Babergh and Mid Suffolk Council's Joint Local Plan production.

402 new dwellings were built in Babergh District last year, which represents 99% of the current annual target (403 dwellings) set by the national standard methodology.

672 new dwellings were built in Mid Suffolk District last year, which represents 131% of the current annual target set (513 dwellings) by the national standard methodology.

A total of 1,074 dwellings were built across both districts during the monitoring year 2020/21.

Babergh Total Outstanding Planning Permissions (as at 01/04/21) = 4,928 dwellings  
Mid Suffolk Total Outstanding Planning Permissions (as at 01/04/21) = 7,444 dwellings

The five-year housing land supply position is now published separately to Annual Monitoring Report and is available on the Council's websites at:

- <https://www.babergh.gov.uk/planning/planning-policy/evidence-base/annual-monitoring-report/>
- <https://www.midsuffolk.gov.uk/planning/planning-policy/evidence-base/annual-monitoring-report/>

## **SECTION 1: INTRODUCTION**

- 1.1 This Joint Annual Monitoring Report (AMR) provides information on the key areas where Planning has a role in the two Districts of Babergh and Mid Suffolk and covers the period from 1<sup>st</sup> April 2020 to 31<sup>st</sup> March 2021. All the information reported is the most up-to-date available at the time of publication.
- 1.2 The objectives of the Joint Annual Monitoring Report are to:
- Report on Key Indicators e.g. housing completions, demographics etc. (this is what we measure to see how well we are performing) and the progress made towards delivery against the targets set out in Local Plan documents.
  - Report on the progress made in producing the key Joint Local Plan (JLP) documents against the Joint Babergh and Mid Suffolk Local Development Scheme (LDS).
  - Report on the use and implementation of adopted Local Plans and Saved Policies.
  - Report on any financial receipts obtained via implementation of the Community Infrastructure Levy (CIL).
  - Where a Local Planning Authority has co-operated with another such Council or a County Council, or a body or person under section 33A of the Planning and Compulsory Purchase Act 2004, our Monitoring Report must give details of what action they have taken.

## SECTION 2: A BRIEF OVERVIEW OF BOTH DISTRICTS

2.1 Babergh District Council and Mid Suffolk District Council (B&MSDC) are predominantly rural districts covering the centre of Suffolk, running from the boundary with Essex in the south to the boundary with Norfolk in the north.

	<b>Babergh (BDC)</b>	<b>Mid Suffolk (MSDC)</b>
Area (approximately)	230 square miles (596 km <sup>2</sup> )	335 square miles (858 km <sup>2</sup> )
Population and households (approximately)	92,036 people / 40,900 households (ONS 2019)	103,895 people / 44,630 households (ONS 2019)
Main centres of population	Sudbury/Great Cornard, Hadleigh, Pinewood (Ipswich fringe)	Stowmarket, Needham Market and Eye
Heritage assets	Approx. 3,000 Listed Buildings, 29 Conservation Areas, 34 Scheduled Ancient Monuments, 5 registered Historic Parks & Gardens	Approx. 3,500 listed buildings, 31 Conservation Areas, 35 Scheduled Ancient Monuments, 2 registered Historic Parks & Gardens
Landscape	Babergh is characterised by ancient rolling farmlands and plateau lands with pockets of unique landscape characteristics, such as an area of plateau estate farmland.  2 Area of Outstanding Natural Beauty designations: i) Suffolk Coast & Heaths and ii) Dedham Vale.	Mid Suffolk District is predominantly characterised by undulating plateau claylands dissected by rolling river valleys.

2.2 The Districts have similar demography with fewer younger people and an increasing ageing population.

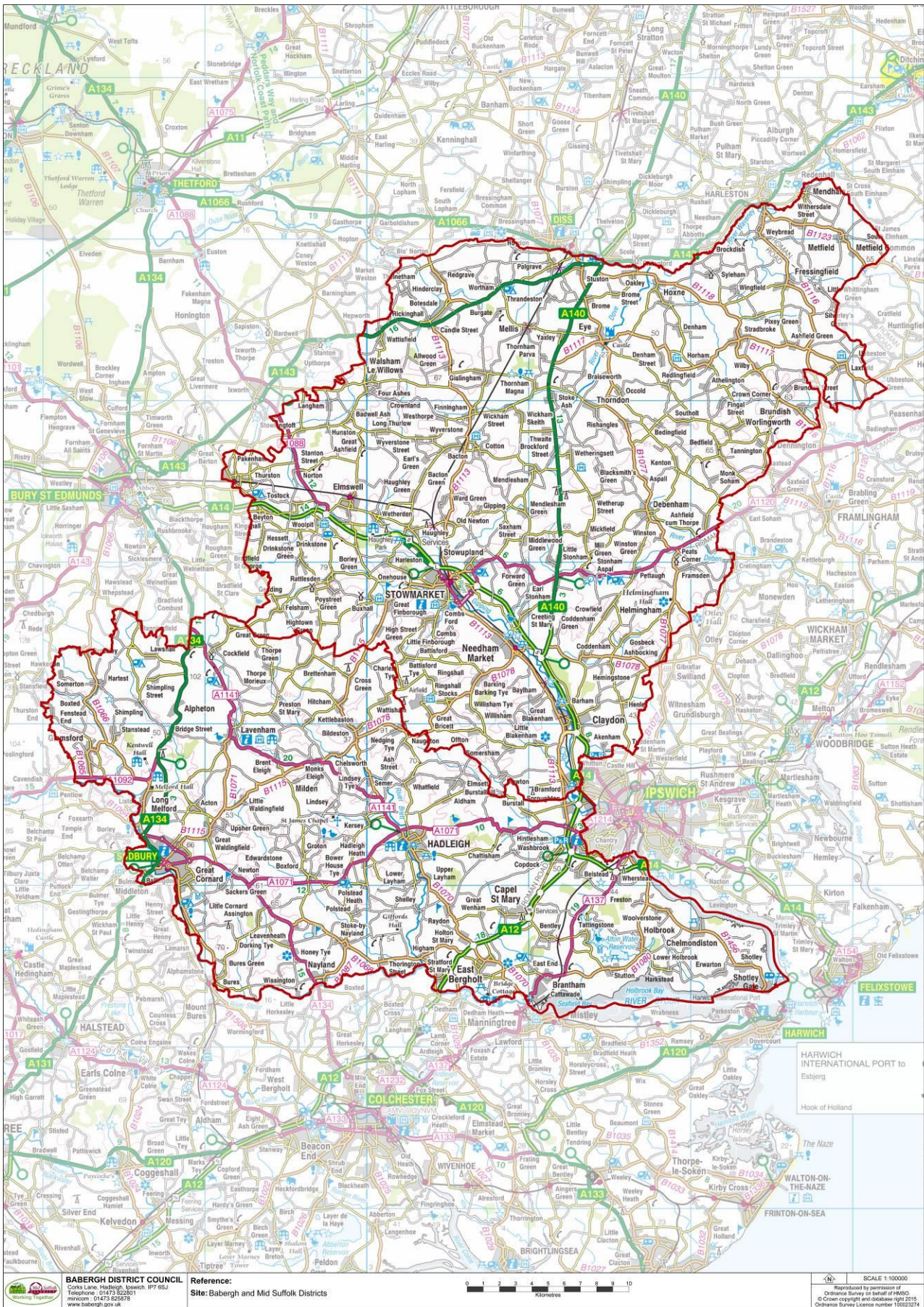


Figure 1: District map of Babergh and Mid Suffolk



## SECTION 3: DEVELOPMENT PLANS PREPARATION PROGRAMME

### JOINT BABERGH AND MID SUFFOLK LOCAL DEVELOPMENT SCHEME

3.1 All Local Planning Authorities are required to prepare a Local Development Scheme (LDS), which is the timetable for producing and adopting the planning documents that will make up the Local Plan. It identifies what documents are to be produced and the key milestones, including public consultation, for their production. All Council planning documents can be viewed on the Council websites.

3.2 The most recent LDS was adopted in July 2020 following the conclusion of the Babergh and Mid Suffolk Joint Local Plan Preferred Options consultation (July to Sept 2019) and can be viewed on the Babergh and Mid Suffolk District Council websites via the links below.

<https://www.babergh.gov.uk/jointlocalplan>

<https://www.midsuffolk.gov.uk/jointlocalplan>

3.3 Progress of the Joint Local Plan for both District Councils is monitored and reported annually in the joint Annual Monitoring Report.

3.4 The current adopted Planning Policy documents produced by Babergh and Mid-Suffolk District Councils can be found in **Appendix 1**. Both districts have strategic planning coverage with adopted Core Strategy documents. Work is underway to deliver the milestones for the new Babergh and Mid Suffolk Joint Local Plan. The full suite of adopted planning policy documents (including a live list of remaining Saved Policies) is published by Babergh and Mid Suffolk Councils on the respective website links below:

<https://www.babergh.gov.uk/planning/planning-policy/adopted-documents/babergh-district-council/>

<https://www.midsuffolk.gov.uk/planning/planning-policy/adopted-documents/mid-suffolk-district-council/>

3.5 The Councils are undertaking a thorough review of their adopted policies and allocations which will result in a new Joint Local Plan to guide development across in Babergh and Mid Suffolk. The new Joint Local Plan will cover the period up to 2037 (broadly aligned with other Local Authorities' Local Plan production in the Ipswich Housing Market Area).

### Regulation 18 Joint Local Plan consultation

- 3.6 In August to November 2017, the Councils consulted on the Babergh and Mid Suffolk Joint Local Plan – Consultation Document, in accordance with Regulation 18 of the Town and Country Planning (Local Planning) (England) Regulations 2012. Approximately 14,000 representations were received (excluding petitions).
- 3.7 During the same period the Councils carried out a further ‘Call for Sites’ process inviting developers, landowners and other interested parties to submit any additional potential development sites for consideration in the Strategic Housing and Economic Land Availability Assessment (SHELAA).
- 3.8 The superseded LDS (July 2018) indicated a milestone for Joint Local Plan Preferred Options consultation in December 2018. This stage was deferred due to pending processing of a significant volume of previous round consultation responses and publication of the draft revised National Planning Policy Framework. Consultation on the Joint Local Plan Preferred Options began in July 2019 and ended in September 2019, receiving 4,437 representations (excluding petitions)

### Regulation 19 Joint Local Plan consultation

- 3.9 The adopted LDS (July 2020) identified the next formal consultation stage in Autumn 2020. A Joint Local Plan Pre-Submission (Regulation 19) Document was published in November 2020 for a six-week consultation, which ended in December 2020. The Joint Local Plan was formally submitted (Regulation 22) to the then Secretary of State for Housing, Communities and Local Government on 31<sup>st</sup> March 2021 for independent examination.

## **BABERGH AND MID SUFFOLK JOINT LOCAL PLAN EVIDENCE BASE**

- 3.10 The emerging Joint Local Plan is supported by a significant list of key evidence base documents and is available on the Babergh and Mid Suffolk District Council websites at:

<https://www.babergh.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

<https://www.midsuffolk.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

- 3.11 The current and anticipated key evidence base documents underpinning the production of the Babergh and Mid Suffolk Joint Local Plan, together with their publication dates (where relevant), can be found via the web links below:

<https://www.babergh.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

<https://www.midsuffolk.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

3.12 Further key information on data themes such as Census data, demographics, education and skills, the economy, environment and transport can be located on third party data websites such as The Suffolk Observatory or the Neighbourhood Statistics website. For more information visit: <https://www.suffolkobservatory.info/> and <https://www.ons.gov.uk/help/localstatistics>.

## NEIGHBOURHOOD DEVELOPMENT PLANS / ORDERS

3.13 Neighbourhood Development Plans (NDPs) and Orders (NDOs) provide a means by which local communities can have a say in or manage development within a defined area. During the current AMR period (Apr 2020 - Mar 2021), no NDPs were ‘made’ (adopted), following Government guidance published in May 2020 in response to COVID-19, which delayed referendums until 6<sup>th</sup> May 2021 at the earliest. A further three NDP Areas however were designated during this period. See Table 1 for more details:

	<b>Babergh</b>	<b>Mid Suffolk</b>
<b>‘Made’ Plans (adopted)</b>	None Adopted within 2020-2021 AMR period	None Adopted within 2020-2021 AMR period
<b>New Areas Designated</b>	<ul style="list-style-type: none"> <li>• Brettenham (4<sup>th</sup> Jan 2021)</li> <li>• Edwardstone (30<sup>th</sup> March 2021)</li> <li>• Sproughton (16<sup>th</sup> April 2020)</li> </ul>	

Table 1: Neighbourhood Plans in Babergh and Mid Suffolk in 2020-21

3.14 As at the end of March 2021, there were 32 NDP areas in Babergh and 25 NDP areas in Mid Suffolk. For more information please visit:

<https://www.babergh.gov.uk/planning/neighbourhood-planning/> or <https://www.midsuffolk.gov.uk/planning/neighbourhood-planning/>

3.15 LPAs are required to state in their AMR whether any Local Development Orders have been adopted (under section 61A of the Town & Country Planning Act 1990). None were adopted in Babergh or Mid Suffolk.

3.16 At the time of writing, a total of 16 Neighbourhood Plans have been made (adopted) across the Babergh and Mid Suffolk area. These are as follows:

- Aldham NDP (January 2020)
- Botesdale & Rickinghall NDP (January 2020)
- Debenham NDP (March 2019)
- Drinkstone NDP (May 2021)
- East Bergholt NDP (September 2016)
- Elmsett NDP (December 2019)
- Eye NDP (May 2021)
- Fressingfield NDP (March 2020)
- Haughley NDP (October 2019)
- Lavenham NDP (September 2016)
- Lawshall NDP (October 2017)
- Mendlesham NDP (March 2017)
- Stowupland (June 2019)
- Stradbroke NDP (March 2019)
- Thurston NDP (October 2019)
- Wilby NDP (May 2021)

## **COMMUNITY INFRASTRUCTURE LEVY**

3.17 The Community Infrastructure Levy (CIL) is a prescribed charge for new development to offset the impacts of additional homes and businesses on infrastructure and facilities such as roads, schools, open space and health centres (infrastructure) and to enable sustainable growth. Section 106 legal agreements will be used alongside CIL to secure on-site infrastructure and items that are not defined as infrastructure, such as affordable housing.

3.18 Babergh District Council and Mid Suffolk District Council have been charging CIL since 11<sup>th</sup> April 2016. Further information on CIL (including statutory reports) can be found on the Council websites:

<http://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/>

<http://www.midsuffolk.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/>

3.19 In the 2020/2021 monitoring year, Babergh District Council has made a total of £399,479.41 CIL payments to town and parish councils. Mid Suffolk District Council has made a total of £1,017,746.36 CIL payments to town and parish councils.

3.20 The Councils publish further statutory CIL receipts and expenditure information, compliant with Regulation 62 of The Community Infrastructure Levy Regulations 2010 on their website. Please see the links below for specific reports:

<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/cil-reporting/>

<https://www.midsuffolk.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/cil-reporting/>

## **DUTY TO COOPERATE**

3.21 The duty to cooperate was created in the Localism Act 2011 and places a legal duty on Local Planning Authorities and County Councils to engage constructively on strategic cross boundary matters. Paragraphs 20, 24-27 of the latest National Planning Policy Framework (NPPF) (Jul 2021) set out what Councils should do on this. The NPPF proposes that authorities produce a 'statement of common ground', which documents relevant cross-boundary strategic priorities and providing evidence of joint working. The Councils have worked with relevant partners and published Statements of Common Ground in their Core Document Library to support the submission of the Joint Local Plan for Examination and as the Examination has progressed. The Core Document Library can be viewed on the Council websites via the web links below:

<https://www.babergh.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

<https://www.midsuffolk.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

- 3.22 In June 2016, both Babergh and Mid Suffolk District Councils, as well as Ipswich Borough Council, Suffolk Coastal District Council (now East Suffolk Council) and Suffolk County Council, signed a Memorandum of Understanding (MoU) committing each authority to joint working on:
- i. resolving the full objectively assessed needs of the area;
  - ii. broad locations to accommodate the identified needs of the area;
  - iii. implementation of any mitigation measures for Habitats Regulations Assessment;
  - iv. infrastructure delivery.

These issues are considered through a number of cross-organisation groups and bodies in operation in Suffolk such as the Ipswich Strategic Planning Area Board and Suffolk Planning Officer Groups.

- 3.23 Babergh and Mid Suffolk District Councils are producing a new Joint Local Plan which is broadly aligned with the production timetables of new Local Plan documents either adopted or being produced by the other signatories of the 2016 MoU. Much of the key evidence base documents underpinning the respective Local Plans has been commissioned together so that the approach and data is as consistent as possible.
- 3.24 The iterative process of cooperation is manifested through the formal consultation processes and will include all of the prescribed bodies under the legislation. However, there are frequent meetings and discussions outside of those consultation periods in order to ensure that the Duty is met. An [Ipswich Strategic Planning Area Statement of Common Ground \(V7 March 2021\)](#) between Babergh District Council, East Suffolk Council (for the Suffolk Coastal Local Plan area), Ipswich Borough Council, Mid Suffolk District Council, Suffolk County Council and Natural England has been agreed and published. This is kept under review as Plans and issues emerge or evolve. A Duty to Cooperate Statement was published in March 2021 in the Councils' Core Document Library, ([Document A07](#)), which details the actions undertaken with neighbouring authorities and prescribed bodies in the ongoing preparation of the Joint Local Plan.
- 3.25 The Councils will continue to explore new possibilities for collaboration and cooperation with relevant partners.

## SUMMARY AND CONCLUSIONS

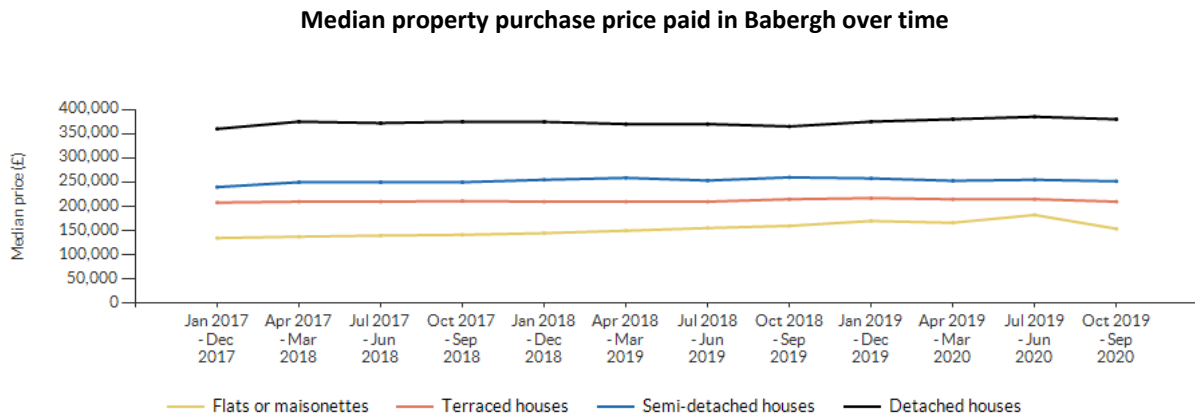
- The latest adopted LDS was published in July 2020 for both Babergh and Mid Suffolk District Council's Joint Local Plan production and will be reviewed in 2022.
- A Joint Local Plan Pre-Submission (Regulation 19) Document was published in November 2020 for a six-week consultation, which ended in December 2020.
- The Joint Local Plan was submitted to the Secretary of State (Regulation 22) in March 2021 for independent examination.
- The Councils updated their evidence base to support the preparation of the Joint Local Plan.
- In the 2020/2021 monitoring year, Babergh District Council has made a total of £399,479.41 CIL payments to town and parish councils. Mid Suffolk District Council has made a total of £1,017,746.36 CIL payments to town and parish councils.
- Both Councils have a programme that supports interested parties in delivering Neighbourhood Plans. At the time of writing, there are a total of 16 'made' Neighbourhood Plans across Babergh and Mid Suffolk areas.
- Joint working is ongoing across the Suffolk area and beyond in accordance with the Duty to Cooperate and an Ipswich Strategic Planning Area Statement of Common Ground (V7 March 2021) has been published together with a Duty to Cooperate Statement (March 2021).

## SECTION 4: MONITORING INDICATORS – HOUSING

4.1 Delivery of housing and affordable housing remains a key priority. In this section monitoring data on local housing and the delivery of new (net) housing across both districts during the current and previous AMR years are set out.

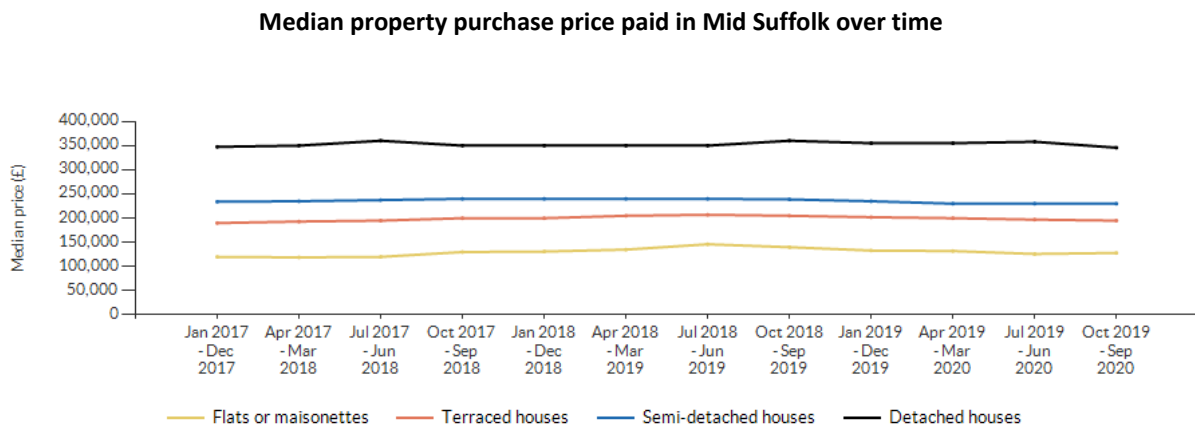
### LOCAL HOUSING

4.2 House prices across the Eastern region rose steadily from 1996 until the end of 2007. They then declined quite sharply, during a period that coincided with the wider recession, before recovering again since 2010. Over the past few years a steady increase in the local house prices has been recorded in both districts, until 2019 where there was a slight reduction, improving affordability. Current house prices are shown below:



Source: ONS

Figure 2: Median (average) house prices of different dwelling types in Babergh from 2019 to 2020 (Suffolk Observatory, 2021)



Source: ONS

Figure 3: Median (average) house prices of different dwelling types in Mid Suffolk from 2019 to 2020 (Suffolk Observatory, 2021)



4.3 Table 2 below indicates the housing affordability ratio across both districts. Generally, the ratio between house prices and earnings had been rising, however this has dropped in both districts since 2018, whilst still having an affordability ratio above the average of Suffolk.

Area	2015	2016	2017	2018	2019	2020
Babergh	9.48	11.26	10.74	11.48	10.87	10.52
Mid Suffolk	7.53	8.98	10.20	9.44*	8.98	8.47
Suffolk	7.65	8.04	8.69	8.85	8.52	8.52
East of England	8.42	8.96	9.66	9.78	9.47	9.41

Table 2: Babergh and Mid Suffolk: Ratio of Workplace-based Median House Price to Median Earnings Ratio  
(ONS Housing Affordability, 2021)

*NB: Ratio's marked with a \* have been calculated using annualised weekly earnings.*

4.4 The Councils seek to ensure a suitable mix of house types and size is available to meet the housing needs of the districts. In terms of house types, the table below identifies the composition of the housing stock according to the Census 2011.

Type of Dwelling	Number of households (2011)			
	Babergh	%	Mid Suffolk	%
<b>Detached houses</b>	16,231	42	19,908	47
<b>Semi-detached houses</b>	11,476	30	13,676	33
<b>Terraced houses</b>	8,458	21	5,753	14
<b>Flats</b>	2,763	7	2,317	6
<b>Total</b>	38,928	100	41,654	100

Table 3: Type of dwellings and number of households in Babergh and Mid Suffolk (excluding Caravans and other mobile and temporary structures)  
(2011, Census 2011, KS401EW)

## HOUSING GROWTH

4.5 Tables 4 to 14 show the housing figures for both Babergh and Mid Suffolk for the current and previous AMR years. Where data is available, they also show the number / percentage of these that were delivered as affordable homes and, the number / percentage that came forward as windfall development.

### BABERGH

4.6 The Babergh Core Strategy makes provision for approximately 6,000 new dwellings to be built over the plan period 2011 - 2031. Delivery was anticipated to be phased so that the first five years (2011 - 2016) saw a reduced target level of 220 dwellings built per annum, rising to 325 dwellings per annum in the years that follow.

<b>Babergh</b>					
<b>AMR Year</b>	<b>Net Completions (A)</b>	<b>of which Affordable (B)</b>	<b>% Affordable (B as % of A)</b>	<b>No. of Windfall (C)</b>	<b>% Windfall (C as % of A)</b>
2020 / 21	402	89	22%	346	86%
2019 / 20	293	114	39%	218	74%
2018 / 19	579	52	9%	456	79%
2017 / 18	331	71	21%	221	67%
2016 / 17	226	83	37%	168	74%
2015 / 16	157	27	18%	124	79%
<b>Totals</b>	<b>1,988</b>	<b>436</b>	<b>-</b>	<b>1,533</b>	<b>-</b>

Table 4: Babergh Net Residential Completions by AMR Year

*Note: Net delivery figures quoted, since gross figures sometimes higher (due to demolitions etc.) Affordable housing completions from B&MSDC and Registered Providers.*

Refer to addendum at beginning of document for table 4a noting one mobile and temporary dwelling was granted in 2020-21, inclusively bringing the net annual housing figure to 403 dwellings.

YEAR ON YEAR COMPLETIONS	2016 - 2017	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021
<b>Ipswich Fringe</b>	11	0	14	34	63
<b>Towns / Urban Areas</b>	86	91	133	67	42
<b>Core Villages</b>	87	101	218	56	134
<b>Hinterland Villages</b>	24	46	127	61	114
<b>Hamlet Villages</b>	18	93	87	75	49
<b>TOTAL</b>	<b>226</b>	<b>331</b>	<b>579</b>	<b>293</b>	<b>402</b>

Table 5: Babergh net Residential Completions by AMR year and Core Strategy classifications.

*Note: Net delivery figures quoted, since gross figures sometimes higher (due to demolitions etc.)*

*\*Note: The Ipswich Fringe (Ipswich Policy Area) covers the parishes of Belstead, Copdock & Washbrook, Pinewood, Sproughton and Wherstead (as defined in the former Suffolk Structure Plan 2001).*

YEAR ON YEAR COMPLETIONS 1st April - 31st March	2016 - 2017	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021
<b>Market Towns</b>					
<b>Sudbury</b>	79	82	123	22	10
<b>Hadleigh</b>	7	9	9	45	32
<b>TOTAL</b>	<b>86</b>	<b>91</b>	<b>132</b>	<b>67</b>	<b>42</b>

Table 6: Babergh residential completions for urban areas & market towns

YEAR ON YEAR COMPLETIONS 1st April - 31st March	2016 - 2017	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021
Urban	97	91	147	101	105
Rural	129	240	432	192	297
<b>TOTAL</b>	<b>226</b>	<b>331</b>	<b>579</b>	<b>293</b>	<b>402</b>

Table 7: Babergh residential completions by location (rural or urban)

Dwellings with planning permission but not started	4,497
Dwellings with planning permission and under construction	431
<b>TOTAL</b>	<b>4,928</b>

Table 8: Dwellings with planning permission but not started or under construction in Babergh

\* Babergh completions per parish for 2020/2021 AMR year can be found in Appendix 4

## MID SUFFOLK

- 4.7 In Mid Suffolk, the Core Strategy Focused Review sets out future targets for housing on Greenfield allocations and previous developed sites. Policy FC2 makes provision for 3,845 new dwellings (beyond existing commitments) over the 15-year period from 2012 to 2027.

<b>Mid Suffolk</b>					
<b>AMR Year</b>	<b>Net Completions (A)</b>	<b>of which Affordable (B)</b>	<b>% Affordable (B as % of A)</b>	<b>No. of Windfall (C)</b>	<b>% Windfall (C as % of A)</b>
2020 / 21	672	193	29%	585	87%
2019 / 20	451	128	28%	442	98%
2018 / 19	690	118	17%	583	84%
2017 / 18	426	108	25%	292	69%
2016 / 17	305	111	36%	230	75%
2015 / 16	304	71	23%	240	79%
<b>Totals</b>	<b>2,848</b>	<b>729</b>	<b>-</b>	<b>2,372</b>	<b>-</b>

Table 9: Mid Suffolk Net Residential Completions by AMR Year

*Note: Net delivery figures quoted, since gross figures sometimes higher (due to demolitions etc.)*

*\*District Figure – excluding completions at Cedars Park and Chilton Estate in Stowmarket, data not available  
Affordable housing completions from B&MSDC and Registered Providers.*

Refer to addendum at beginning of document for table 9a noting three mobile and temporary dwellings were granted in 2020-21, inclusively bringing the net annual housing figure to 675 dwellings.

<b>YEAR ON YEAR COMPLETIONS 1st April - 31st March</b>	<b>2016 - 2017</b>	<b>2017 - 2018</b>	<b>2018 - 2019</b>	<b>2019 - 2020</b>	<b>2020 - 2021</b>
<b>Core Strategy Areas</b>					
<b>Town/Urban</b>	104	189	198	30	148
<b>Key Service Centres</b>	83	60	172	251	342
<b>Primary Villages</b>	54	120	151	33	72
<b>Secondary Villages</b>	37	41	106	83	34
<b>Countryside</b>	27	16	63	54	76
<b>TOTAL</b>	<b>305</b>	<b>426</b>	<b>690</b>	<b>451</b>	<b>672</b>

Table 10: Mid Suffolk net Residential Completions by AMR year and Core Strategy settlement classifications.

<b>YEAR ON YEAR COMPLETIONS 1st April - 31st March</b>	<b>2016 - 2017</b>	<b>2017 - 2018</b>	<b>2018 - 2019</b>	<b>2019 - 2020</b>	<b>2020 - 2021</b>
<b>Market Towns</b>					
<b>Stowmarket</b>	86	164	148	22	78
<b>Needham Market</b>	10	24	47	6	67
<b>Eye</b>	8	1	3	2	3
<b>TOTAL</b>	<b>104</b>	<b>189</b>	<b>198</b>	<b>30</b>	<b>148</b>

Table 11: Mid Suffolk residential completions by urban areas & market towns

<b>YEAR ON YEAR COMPLETIONS 1st April - 31st March</b>	<b>2016 - 2017</b>	<b>2017 - 2018</b>	<b>2018 - 2019</b>	<b>2019 - 2020</b>	<b>2020 - 2021</b>
<b>Urban</b>	104	189	198	30	148
<b>Rural</b>	201	237	492	421	524
<b>TOTAL</b>	<b>305</b>	<b>426</b>	<b>690</b>	<b>451</b>	<b>672</b>

Table 12: Mid Suffolk residential completions by location (rural or urban)

Dwellings with planning permission but not started	6,105
Dwellings with planning permission and under construction	1,339
<b>TOTAL</b>	<b>7,444</b>

Table 13: Dwellings with planning permission but not started or under construction in Mid Suffolk

\* Mid Suffolk completions per parish for 2020/2021 AMR year can be found in Appendix 5

## RESIDENTIAL DEVELOPMENT ON PREVIOUSLY DEVELOPED LAND

4.8 Previous AMRs reported on the proportion of all new (gross) dwellings coming forward on previously developed land (PDL). The adopted PDL annual target rates are 45% in Babergh and 50% in Mid Suffolk.

Year	2016 - 2017	2017 - 2018	2018 - 2019	2019 - 2020	2020 - 2021
BDC – % PDL	50%	49%	50%	53%	37%
MSDC – % PDL	59%	50%	49%	30%	29%

Table 14: Percentage Residential Development on PDL

*Note: Percentage based on gross figures for both Babergh and Mid Suffolk*



## HOUSING TRAJECTORY & FIVE-YEAR LAND SUPPLY

4.9 Please note that the Five-year Housing Land Supply Statements for Babergh and Mid Suffolk District Councils respectively are now published as separate documents. For further information please see the Council websites at:

<https://www.babergh.gov.uk/planning/planning-policy/evidence-base/annual-monitoring-report-amr/>

<https://www.midsuffolk.gov.uk/planning/planning-policy/evidence-base/annual-monitoring-report-amr/>

## SELF-BUILD REGISTER

4.10 Since April 2016, Local Authorities (LA's) in England have been required to maintain a register of households who are interested in obtaining a plot of land to build a home of their own, the 'Self-build Register'. Further legislation came into effect at the end of October 2016 which, amongst other things, requires LA's to have regard to their register when carrying out its functions and to grant sufficient 'development permissions' to meet the demand for self-build and custom housebuilding in their area. Babergh and Mid Suffolk District Councils are continuing to explore ways in which they can deliver on this.

4.11 During the current AMR period 1<sup>st</sup> April 2020 to 31<sup>st</sup> March 2021, 50 households were added onto the Self-Build register for Babergh and 46 for Mid Suffolk. No applications have been received to date from any 'Group' or 'Association'. The reasons given for wanting to 'self-build' vary but, typically, many households indicate that they are looking to move closer to family or friends and/or have use of a property designed to meet their specific or longer-term needs. Having a property with higher 'eco-performance' levels also features on many people's wish list.

4.12 With few exceptions, the majority of applicants indicate that their main interest lies in a 'one-off' self-build project (either a detached house or bungalow) and are wanting a 2, 3 or 4 bed property.

Year	2018 - 2019	2019 - 2020	2020-2021
BABERGH	62	54	47
MID SUFFOLK	70	93	106

Table 15: Self -Build Commencements (source: CIL notifications)

## GYPSY AND TRAVELLER AND TRAVELLING SHOWPEOPLE

- 4.13 Babergh and Mid Suffolk District Councils, working in conjunction with Ipswich Borough Council and East Suffolk Council, commissioned an assessment of the accommodation needs of Gypsies, Travellers, Travelling Showpeople and Boat Dwellers in those parts of Suffolk during the period 2016 - 2036. The report published dated May 2017, can be viewed in the Councils' Core Document Library, ([Document EH03](#)) via the web links below.

<https://www.babergh.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

<https://www.midsuffolk.gov.uk/assets/Strategic-Planning/JLPExamination/CoreDocLibrary/JLP-Core-Document-Library-live.pdf>

- 4.14 Further evidence has been produced on these matters following submission of the Joint Local Plan for independent examination in March 2021. These documents can also be viewed in the Councils' Core Document Library via the web links above.
- 4.15 There have been no new enforcement cases recorded against unauthorised encampments between April 2020 and March 2021 in Mid Suffolk District and one case has been recorded in Babergh District. As at March 2021, the nine cases in Mid Suffolk District previously reported in the 2019/20 annual monitoring report remain ongoing.

### Short Stay Provision

- 4.16 Each year numerous unauthorised encampments are reported throughout Suffolk. During the 2020/21 monitoring period there were 46 reports, with 8 in Babergh District and 8 in Mid Suffolk District.
- 4.17 There has been an ongoing project supported by all the local authorities in Suffolk, to identify three sites throughout Suffolk to accommodate Gypsies and Travellers on a short-term basis.
- 4.18 The sites being sought are referred to as Short Term Transit Sites (STTS) and are designed to be used as temporary accommodation for 2-3 weeks, with a maximum permitted stay of 3 months where the Traveller group has specific welfare needs.



4.19 The Councils' Homes and Housing Strategy is working with our partners across Suffolk to deliver suitable pitches for Gypsy and Travellers in order to meet the identified need.

## SUMMARY AND CONCLUSIONS

### **Babergh**

- Net completions of housing (402) is 99% of the current requirement.
- Affordable housing accounted for 22% of all net completions.
- 37% of all residential completions (gross) were delivered on previously developed land. (PDL) which is above the target (45%) set out in the adopted Babergh Core Strategy.
- In Babergh there are 4,928 dwellings with outstanding planning permission which are either not started or under construction.

### **Mid Suffolk**

- Net completions of housing (672) is 131% of the current requirement.
- Affordable housing accounted for 29% of all net new completions.
- 29% of all residential completions (gross) were delivered on previously developed land. (PDL) which is on the target (50%) set out in the adopted Core Strategy and Core Strategy Focused Review.
- In Mid Suffolk there are 7,444 dwellings with outstanding planning permission which are either not started or under construction.

Overall,

- Both Councils will continue to monitor the delivery of all new homes across the Districts against targets set out in the adopted Core Strategies and review what other data should be gathered and reported on.

## **SECTION 5: MONITORING INDICATORS – ECONOMIC GROWTH**

### **LOCAL EMPLOYMENT AND ECONOMY**

- 5.1 The 2011 Census shows that although both Districts are mostly rural, only 3.4% of Mid Suffolk's and 2% of Babergh's workforce are employed in agriculture. The sectors that achieve growth in Babergh are tourism; creative industries; food production and related services; hospitality/ leisure. In Mid Suffolk the growth sectors are construction, health, food production and related services (Suffolk's Final Local Economic Assessment (SFLEA) 2011).
- 5.2 In both Districts a high proportion of all employment enterprises are micro-businesses, employing less than nine employees (89.6% for Babergh and 89.8% for Mid Suffolk) (Suffolk Observatory, 2021).
- 5.3 ONS data (Census 2011) shows that there are 40,600 (Babergh) and 46,400 (Mid Suffolk) economically active people in both districts which, at 80% and 81% of the population, is in line with the regional (76.7%) average and slightly higher than the national (75.7%) average. Babergh recorded a small increase in the total employment rate<sup>1</sup> with Mid Suffolk decreasing compared to the previous year (Suffolk Observatory, 2021).

### **EMPLOYMENT LAND AND GROWTH**

- 5.4 The market for employment land cannot be tested and defined for future needs in the same way as the housing market. Businesses will move to an area if land or premises are available and other local circumstances (such as labour supply and skills, the supply chain and transport) are right. At the same time indigenous businesses may need to expand or relocate to new or larger premises within their local area.
- 5.5 The respective Core Strategies set out the current strategic employment allocations for Babergh and Mid Suffolk. The Joint Local Plan is moving to update the position on strategic employment allocations.

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<sup>1</sup> The total Employment rate is relating to the population between 16 and 64 years (working age)

5.6 The Councils have commissioned a significant amount of evidence to underpin the production of the Joint Local Plan, including the Economic Area Sector Needs Assessment (Sept 2017), and the Employment Land Needs Assessment – Ipswich and Waveney Economic Areas (Mar 2016). These documents support the approach taken in the Joint Local Plan.

<http://www.babergh.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

<http://www.midsuffolk.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

## TOWN CENTRES

5.7 Babergh and Mid Suffolk District Councils have been collecting data on shop occupancy and vacancy rates in our key towns and service centres for some years. These surveys give a useful indicator of the ‘retail health’ of our towns.

Town Centre	No. of Shops			Floorspace (m <sup>2</sup> )		
	Total	Vacant	% vacant	Total	Vacant	% vacant
<b>Sudbury (2021)</b>	271	43	16%	40,249	4,642	12%
<b>Hadleigh (2021)</b>	111	10	9%	22,640	1,286	6%
<b>Stowmarket (2021)</b>	163	19	12%	27,000	3,588	13%
<b>Needham Market (2021)</b>	77	12	16%	7,827	1,133	14%
<b>Eye (2021)</b>	44	1	2%	Data not available		

Table 16: Town Centre Vacancy Rates

5.8 The current Town Centre and Retail Study for Babergh and Mid Suffolk was published in September 2015. For more information please visit the following websites:

<http://www.babergh.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

<http://www.midsuffolk.gov.uk/planning/planning-policy/evidence-base/current-evidence/>

## SECTION 6: POLICY MONITORING

- 6.1 The full suite of adopted planning policy documents (including a live list of remaining Saved Policies) is published by Babergh and Mid Suffolk Councils on the respective website links below:

<https://www.babergh.gov.uk/planning/planning-policy/adopted-documents/babergh-district-council/>

<https://www.midsuffolk.gov.uk/planning/planning-policy/adopted-documents/mid-suffolk-district-council/>

- 6.2 Monitoring planning policy usage remains a function of the AMR. The tables at **Appendix 2 and 3** shows policy usage figures for saved, non-site-specific policies of relevant Plan Documents of both Babergh and Mid Suffolk. The lists refer to the 2006 Babergh Local Plan Saved Policies and Babergh Core Strategy (2014) policies as well as the 1998 Mid Suffolk Local Plan Saved Policies, Mid Suffolk Core Strategy (2008), Mid Suffolk Core Strategy Focused Review (2012) and Stowmarket Area Action Plan (2013) policies. Neighbourhood Plan policies will formally become part of the development plan when they are 'made' ie. adopted by the Council.
- 6.3 The two Councils are in the process of producing a new Joint Local Plan which will include a review process of all currently adopted planning policies for the Babergh and Mid Suffolk areas. Upon adoption, the Joint Local Plan will supersede and replace many Babergh and Mid Suffolk planning policies. The new Joint Local Plan is anticipated to be kept under review at least every 5 years.

# APPENDICES

## APPENDIX 1: Current Adopted Planning Policy documents produced by Babergh & Mid Suffolk District Councils and production of the Joint Local Plan

Document Title	LDS target milestone	actual / expected milestone	comments
<b>CORE PLANNING POLICY DOCUMENTS AND PRODUCTION OF THE JOINT LOCAL PLAN</b>			
B&MSDC Joint Local Plan – Submission Document to the secretary to state (Regulation 22)	Winter 2020/21	March 2021	
B&MSDC Joint Local Plan – Pre-Submission Document (Regulation 19 Consultation)	Autumn 2020	November 2020	Consultation was undertaken between 12 <sup>th</sup> November to 24 <sup>th</sup> December.
B&MSDC Joint Local Development Scheme – July 2020	n/a	July 2020	Adopted document.
B&MSDC Joint Local Plan – Preferred Options document (Regulation 18 Consultation)	December 2018	July 2019	Consultation was undertaken between 22 <sup>nd</sup> July 2019 and 30 <sup>th</sup> September 2019. Consultation delayed pending processing of significant volume of previous round consultation responses + publication of draft revised National Planning Policy Framework.
B&MSDC Joint Statement of Community Involvement (SCI) and Addendum	n/a	February 2019 and November 2020	Adopted. Addendum produced in response to COVID-19 restrictions and adopted in November 2020.
B&MSDC Joint Local Development Scheme – July 2018	n/a	July 2018	Superseded by LDS published in July 2020.
B&MSDC Joint Local Plan (Regulation 18 consultation)	Summer 2017	August 2017	Consultation undertaken between 21 <sup>st</sup> August 2017 and 10 <sup>th</sup> November 2017.
BDC Core Strategy & Policies Development Plan Document (DPD)	n/a	February 2014	Adopted.
MSDC Stowmarket Area Action Plan (SAAP)	n/a	February 2013	Adopted.
MSDC Core Strategy Focused Review (DPD)	n/a	December 2012	Adopted. Reviewed 2008 Core Strategy.
MSDC Core Strategy DPD	n/a	September 2008	Adopted.
BDC Local Plan (2006) Saved Policies	n/a	2006	<a href="#">See current live list of BDC Saved Policies on website.</a>
MSDC Local Plan (1998) Saved Policies	n/a	1998	<a href="#">See current live list of MSDC Saved Policies on website.</a>
<b>FORMALLY ADOPTED SUPPLEMENTARY PLANNING DOCUMENTS AND GUIDANCE</b>			
MSDC Edgecomb Park, Stowmarket Development Brief SPD	n/a	October 2014	Adopted.

Document Title	LDS target milestone	actual / expected milestone	comments
BDC Rural Development & Core Strategy Policy CS11 SPD	n/a	August 2014	Adopted.
MSDC Mill Lane, Stowmarket (The Proposed Stowmarket Business and Enterprise Park) Development Brief SPD	n/a	March 2014	Adopted.
MSDC Chilton Leys [Stowmarket] Development Brief SPD	n/a	December 2013	Adopted.
BDC Affordable Housing SPD	n/a	February 2013	Adopted.
BDC Babergh Open Space, Sport & Recreation Strategy SPD	n/a	September 2010	Adopted.
BDC Hamilton Road Quarter, Sudbury SPD	n/a	February 2010	Adopted.
BDC Safeguarding Employment Land SPD	n/a	March 2008	Adopted.
MSDC Social Infrastructure Including Open Space, Sport & Recreation SPD	n/a	October 2006	
<b>ENDORSED OTHER SUPPLEMENTARY PLANNING GUIDANCE AND DOCUMENTS</b>			
MSDC Ashes Farm Statement Development Brief & Delivery Framework	n/a	November 2016	
MSDC Land South of Union Road Development Brief	n/a	April 2016	
Suffolk County Council Parking Standards SPG	n/a	May 2019	Third edition, revised from original November 2014 document and second edition November 2015.
MSDC Eye Airfield Planning Position Statement	n/a	November 2013	
MSDC Eye Airfield Development Framework	n/a	February 2013	
MSDC Retention of Shops, Post Offices and Public Houses in Villages SPG	n/a	February 2004	
MSDC A cycling strategy for Mid Suffolk SPG	n/a	July 1999	

**APPENDIX 2: Saved Babergh Local Plan (2006) and Babergh Core Strategy (2014) policies and other policies used in determining Planning Applications**

<b>Policy Code</b>	<b>Total Granted</b>	<b>Total Refused</b>	<b>Total</b>
CN01	1,012	89	1,101
CN03	3	0	3
CN04	6	2	8
CN06	400	44	444
CN08	270	23	293
CN14	3	0	3
CN15	3	0	3
CR02	96	8	104
CR04	134	15	149
CR07	67	20	87
CR08	41	10	51
CR10	28	0	28
CR18	8	0	8
CR19	41	5	46
CS1	530	65	595
CS4	10	1	11
CS5	1	0	1
CS6	15	1	16
CS7	4	0	4
CS9	2	0	2
CS11	102	30	132
CS12	19	4	23
CS13	18	2	20
CS14	5	2	7
CS15	291	61	352
CS16	12	0	12
CS17	53	7	60
CS18	51	13	64
CS19	19	4	23
CS21	15	3	18
EM02	7	1	8
EM03	1	0	1
EM08	2	1	3
EM20	28	2	30
EM24	25	4	29
EN22	9	2	11
HS05	15	3	18
HS31	5	1	6
HS32	2	0	2
HS33	382	16	398
HS35	38	3	41
HS39	2	0	2
HS40	1	0	1
RE06	1	0	1
RE07	1	0	1
SD01	1	0	1
SD06	1	0	1
SD08	1	0	1
SD11	1	0	1
SP03	1	0	1

<b>Policy Code</b>	<b>Total Granted</b>	<b>Total Refused</b>	<b>Total</b>
<b>SP04</b>	3	0	3
<b>SP05</b>	1	0	1
<b>TP08</b>	2	0	2
<b>TP15</b>	412	51	463
<b>TP16</b>	6	0	6



**APPENDIX 3: Saved Mid Suffolk Local Plan (1998), Core Strategy (2008), Core Strategy Focused Review (2012) and Stowmarket Area Action Plan (2013) policies and other policies used in determining Planning Applications**

<b>Policy Code</b>	<b>Total Granted</b>	<b>Total Refused</b>	<b>Total</b>
CL2	45	15	60
CL5	5	1	6
CL6	28	1	29
CL8	224	45	269
CL9	17	5	22
CL11	10	3	13
CL12	3	2	5
CL13	10	1	11
CL14	8	1	9
CL15	3	1	4
CL16	1	0	1
CL17	6	1	7
CL18	6	0	6
CL19	1	0	1
CL21	11	0	11
CL22	2	0	2
CS1	372	81	453
CS2	299	72	371
CS3	68	18	86
CS4	64	18	82
CS5	736	118	854
CS6	51	18	69
CS7	14	2	16
CS9	50	11	61
CS10	1	1	2
CS12	6	0	6
E2	11	0	11
E3	6	1	7
E4	16	3	19
E5	8	2	10
E6	21	7	28
E7	4	2	6
E8	35	1	36
E9	14	1	15
E10	14	2	16
E11	5	0	5
E12	35	2	37
FC1	850	130	980
FC1.1	835	130	965
FC2	37	7	44
FC3	10	2	12
GP1	932	132	1,064
H2	17	1	18
H3	96	25	121

<b>Policy Code</b>	<b>Total Granted</b>	<b>Total Refused</b>	<b>Total</b>
H4	25	4	29
H5	4	2	6
H7	102	51	153
H8	8	2	10
H9	42	7	49
H10	5	1	6
H11	4	3	7
H13	200	49	249
H14	66	16	82
H15	653	108	761
H16	938	130	1,068
H17	501	63	564
H18	413	35	448
H19	28	6	34
HB1	475	85	560
HB2	6	3	9
HB3	187	30	217
HB4	65	16	81
HB5	32	6	38
HB6	39	5	44
HB7	6	4	10
HB8	117	13	130
HB9	7	3	10
HB10	3	0	3
HB13	8	0	8
HB14	68	6	74
RT1	9	0	9
RT3	1	0	1
RT4	13	1	14
RT16	17	2	19
RT17	12	2	14
RT18	5	3	8
RT19	8	3	11
S5	1	0	1
S6	2	0	2
S7	7	0	7
S8	5	0	5
S9	2	0	2
S10	2	0	2
S13	1	0	1
SAAP	13	0	13
SB2	104	17	121
SB3	7	1	8
SC3	2	1	3
SC4	1	0	1
SC10	2	0	2
SAAP 4.1	0	1	1
SAAP 5.4	0	1	1

<b>Policy Code</b>	<b>Total Granted</b>	<b>Total Refused</b>	<b>Total</b>
<b>SAAP 7.1</b>	0	1	1
<b>SAAP 7.5</b>	0	1	1
<b>SAAP 7.6</b>	0	1	1
<b>SAAP 9.5</b>	1	1	2
<b>T1</b>	1	0	1
<b>T2</b>	3	1	4
<b>T4</b>	4	0	4
<b>T6</b>	0	1	1
<b>T9</b>	568	96	664
<b>T10</b>	598	102	700
<b>T11</b>	4	1	5
<b>T12</b>	0	1	1
<b>T13</b>	1	0	1
<b>T14</b>	1	0	1

**APPENDIX 4:  
BABERGH NET DWELLINGS PER PARISH FOR 2020/2021 AMR YEAR**

<b>PARISH</b>	<b>DWELLINGS</b>
Acton	6
Aldham	1
Alpheton	1
Arwarton	0
Assington	23
Belstead**	8
Bentley	3
Bildeston	2
Boxford	4
Boxted	0
Brantham	5
Brent Eleigh	0
Brettenham	5
Bures St Mary	0
Burstall	0
Capel St Mary	53
Chattisham	0
Chelmondiston	7
Chelsworth	1
Chilton	0
Cockfield	5
Copdock & Washbrook**	2
East Bergholt	1
Edwardstone	0
Elmsett	8
Freston	0
Glemsford	9
Great Cornard	37
Great Waldingfield	1
Groton	0
Hadleigh	32
Harkstead	1
Hartest	0
Higham	0
Hintlesham	8
Hitcham	0
Holbrook	1
Holton St Mary	0
Kersey	0
Kettlebaston	1
Lavenham	30
Lawshall	0
Layham	0
Leavenheath	0
Lindsey	2

PARISH	DWELLINGS
Little Cornard	0
Little Waldingfield	2
Long Melford	28
Milden	0
Monks Eleigh	1
Nayland-with-Wissington	6
Nedging-with Naughton	1
Newton	15
Pinewood**	3
Polstead	2
Preston St Mary	1
Raydon	6
Semer	0
Shelley	0
Shimpling	2
Shotley	3
Somerton	2
Sproughton**	50
Stanstead	0
Stoke-by-Nayland	1
Stratford St Mary	5
Stutton	0
Sudbury	10
Tattingstone	0
Thorpe Morieux	3
Wattisham	0
Wenham Magna	0
Wenham Parva	0
Whatfield	0
Wherstead**	0
Woolverstone	1
<b>TOTAL</b>	<b>402</b>

**\*\* Ipswich Fringe**

**APPENDIX 5:  
MID SUFFOLK NET DWELLINGS PER PARISH FOR 2020/2021 AMR YEAR**

<b>PARISH</b>	<b>DWELLINGS</b>
Akenham	0
Ashbocking	0
Ashfield cum Thorpe	1
Aspall	0
Athelington	0
Bacton	1
Badley	0
Badwell Ash	14
Barham	3
Barking	0
Battisford	12
Baylham	0
Bedfield	0
Bedingfield	0
Beyton	0
Botesdale	1
Braiseworth	0
Bramford	31
Brome and Oakley	1
Brundish	3
Burgate	0
Buxhall	0
Claydon	1
Coddenham	0
Combs	0
Cotton	1
Creeting St. Mary	8
Creeting St. Peter or West Creeting	0
Crowfield	2
Darmsden (new parish)	0
Debenham	5
Denham	1
Drinkstone	3
Elmswell	123
Eye	3
Felsham	0
Finningham	3
Flowton	0
Framsden	0
Fressingfield	1
Gedding	0
Gipping	0
Gislingham	9
Gosbeck	0
Great Ashfield	2

PARISH	DWELLINGS
Great Blakenham	21
Great Bricett	2
Great Finborough	0
Harleston	0
Haughley	2
Helmingham	0
Hemingstone	0
Henley	2
Hessett	0
Hinderclay	0
Horham	0
Hoxne	0
Hunston	0
Kenton	0
Langham	0
Laxfield	12
Little Blakenham	1
Little Finborough	0
Mellis	1
Mendham	0
Mendlesham	1
Metfield	0
Mickfield	0
Monk Soham	0
Needham Market	67
Nettlestead	0
Norton	6
Occold	8
Offton	0
Old Newton with Dagworth	3
Onehouse	17
Palgrave	7
Pettaugh	0
Rattlesden	0
Redgrave	0
Redlingfield	0
Rickinghall Inferior	9
Rickinghall Superior	0
Ringshall	2
Rishangles	1
Shelland	0
Somersham	2
Southolt	0
Stoke Ash + Braiseworth	1
Stonham Aspal	0
Stonham Earl	0
Stonham Parva	0
Stowlangtoft	0

<b>PARISH</b>	<b>DWELLINGS</b>
Stowmarket	78
Stowupland	59
Stradbroke	3
Stuston	0
Syleham	0
Tannington	1
Thorndon	7
Thornham Magna	0
Thornham Parva	0
Thrandeston	0
Thurston	97
Thwaite	0
Tostock	4
Walsham-le-Willows	2
Wattisfield	0
Westhorpe	0
Wetherden	0
Wetheringsett-cum-Brockford	1
Weybread	0
Whitton	6
Wickham Skeith	0
Wilby	0
Willisham	0
Wingfield	0
Winston	0
Woolpit	16
Worlingworth	0
Wortham	0
Wyverstone	3
Yaxley	1
<b>TOTAL</b>	<b>672</b>



**For further information please contact:**

**Strategic Planning Team**

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Option 5 then Option 4