



The Annual

Authority Monitoring Report

for the former district of

North Dorset

for the period

1 April 2019 to 31 March 2020

Published by Dorset Council

North Dorset Annual Authority Monitoring Report 2020

It is a requirement for every Local Planning Authority to prepare Authority Monitoring Reports under section 35 of The Planning and Compulsory Act 2004 (as amended). The Authority Monitoring Report assesses the implementation of the Local Development Scheme, highlighting any changes to timetable. It also includes indicators which are used to measure performance of policies. This monitoring report focuses on the former district area of North Dorset (as covered by the North Dorset Local Plan Part 1) for the period 1 April 2019 to 31 March 2020.

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1.0 INTRODUCTION

- 1.1 A Local Planning Authority Monitoring Report (AMR) is a requirement of the Planning and Compulsory Purchase Act 2004 (as amended). The AMR plays an important role in reporting the progress the Council is making in the preparation of planning documents and the performance of existing planning policies.
- 1.2 This AMR covers the monitoring period 1 April 2019 to 31 March 2020. The data included within this report has been collected from internal sources at Dorset Council, as well as official statistics produced by ONS and other Government departments.
- 1.3 The AMR reports on the progress made in the preparation of planning documents in 2019/20 and the performance of the key monitoring indicators in the adopted Local Plan to ensure the policies are being applied as intended and working effectively.
- 1.4 The North Dorset Local Plan Part 1 was adopted on 15 January 2016. It replaces many of the policies in the saved Local Plan (2003), although some of the 2003 policies still remain in force (see Appendix A of the Local Plan Part 1 for a complete list of replaced and saved policies).
- 1.5 A North Dorset local plan review was commenced, which resulted in an Issues and Options consultation document being published in November 2017. Work was undertaken to update the evidence base, including a Landscape and Heritage Study, a Level 1 Strategic Flood Risk Assessment, a Sport and Leisure Facilities Needs Assessment and the Joint Retail and Commercial Leisure Study.
- 1.6 However, from 1st April 2019 North Dorset District Council has been replaced by a new unitary authority, Dorset Council. Dorset Council replaces the areas formerly served by the district and borough councils (East Dorset, North Dorset, Purbeck, West Dorset, Weymouth & Portland) and Dorset County Council.
- 1.7 This AMR still covers the area previously known as North Dorset District Council. This is because transitional arrangements allow for the adopted North Dorset Local Plan policies to be applied across the former district area until replaced by a single Dorset Local Plan. However, it should be noted that one consequence of the local government reorganisation is that up-to-date official statistics for the former district areas are becoming harder to find. For this reason, in many cases throughout this document, statistics for previous years have been used.
- 1.8 In June 2019 the Dorset Council cabinet agreed that work on the individual plans for each previous local authority area (with the exception of Purbeck District Council) would cease and work would be progress on the Dorset-wide Local Plan. The new LDS includes the timescales for the Dorset-wide Local Plan.

2.0 CONTEXTUAL INDICATORS

PLEASE NOTE THAT WITH THE FORMATION OF THE UNITARY AUTHORITY OF DORSET COUNCIL IN APRIL 2019, MANY THIRD PARTY DATA SOURCES NO LONGER PROVIDE UPDATES FOR THE FORMER NORTH DORSET DISTRICT AREA. IF FURTHER INFORMATION IS REQUIRED, DORSET COUNCIL PROVIDES AN INTERACTIVE DATA SERVICE WHICH PROVIDES DATA FOR A RANGE OF DIFFERENT GEOGRAPHIES. THIS IS AVAILABLE FROM <https://apps.geowessex.com/insights/>

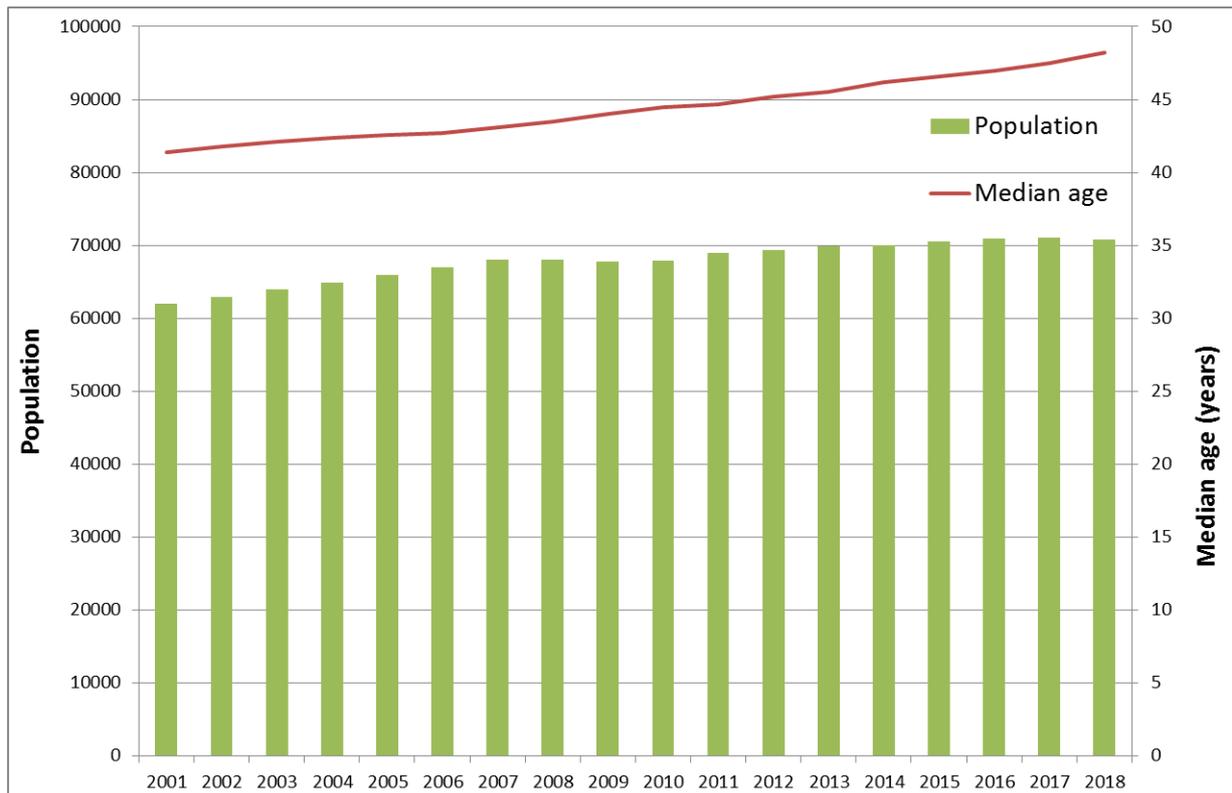
2.1 This section covers contextual indicators and aims to provide a wide overview of the North Dorset area. The district covers an area of 61,000 hectares and has over 70 parishes. The main towns in North Dorset are Gillingham, Blandford Forum, Shaftesbury and Sturminster Newton. Over 50% of the population lives in one of these towns and they are critical in providing services to the wider community. A further 30% of the population live in Stalbridge or one of the 18 larger villages that have been identified in the Local Plan.

Population

2.2 The 2018 mid-year population estimate for North Dorset is approximately 70,840 people. The district has a higher median age than the national average (48.2 years compared to 40.0 years), although this is not as high as in the wider Dorset Council area (50.5 years). The graph below shows that in recent years (2001 to 2018) the population has grown, although in recent years (2013 onwards) the growth rate is much lower than it was between 2011 and 2007. The median age between 2001 and 2019 has steadily risen.

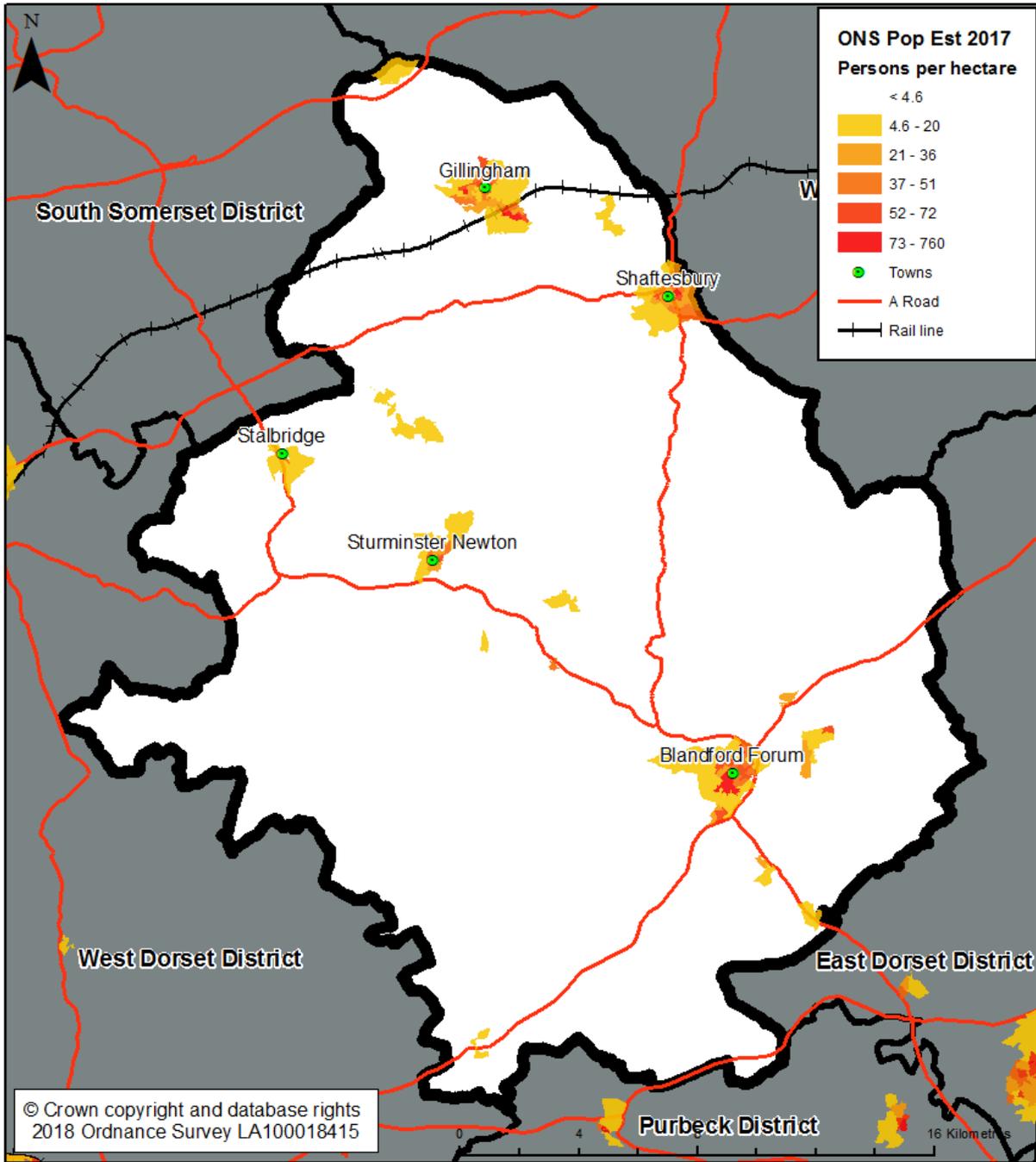
	North Dorset	Dorset Council	England and Wales
Population estimate (2018)	70,840	376,480	59,115,810
Median age	48.2	50.5	40.0
Population density (people per sq km)	116	151	391

Source: ONS



Source: ONS

2.3 In terms of population density, North Dorset has 116 people per square km, which is lower than the average for Dorset and almost a quarter of that of England and Wales, reflecting the rural nature of the District. The map below highlights the main areas of population density in the District.



Population change

2.3 Between 2017 and 2018, ONS estimate that the population of North Dorset fell by around 255 people. The table below shows the different components used to calculate that change. The number of deaths outnumbers the number of births, again suggesting an ageing population. Both internal and international migration flows resulted in net increases in population. Another significant factor this year is the loss of 310 people due to 'other' reasons. ONS describe the 'other' category as "changes to the size of armed forces stationed in the UK and other special population adjustments."

Births	Deaths	Internal Migration Inflow	Internal Migration Outflow	International Migration Inflow	International Migration Outflow	Other
+577	-809	+4,706	-4,654	+370	-135	-310

Source: ONS

2.4 The table below shows the ONS 2016-based sub-national population projections for the years 2028 and 2038 in North Dorset. This suggests that the district's population is predicted to grow by 7% between 2018 and 2038, compared to 9% nationally. It should be noted that population projections are based on recent trends and do not take into account changes in circumstance that may influence people to move (for example, the creation of new employment opportunities).

	North Dorset	Dorset Council	England and Wales
Future population projections	2028	74,200	390,900
	2038	76,100	402,000
		62,267,000	64,580,000

Source: ONS

Housing tenure

2.5 The table below shows the number of dwellings in North Dorset, Dorset Council and England at 1 April 2018, as well as the proportions of housing stock by tenure. In 2018 there were 31,840 dwellings in the district, which is 18% of the total housing stock for Dorset Council. 13% of these were owned by a private registered provider, which is higher than the national average of 11%. However, North Dorset does not have any local authority owned houses. Instead it has a higher proportion of private sector houses than the national average (87% compared to 83%).

	North Dorset	Dorset Council	England
% Local authority owned	0%	0%	7%
% Private Registered Provider	13%	12%	11%
% Other public sector	0%	0%	0%
% Private sector	87%	88%	83%
Total number of dwellings	31,840	179,140	23,950,000

Source: MHCLG, Table 100

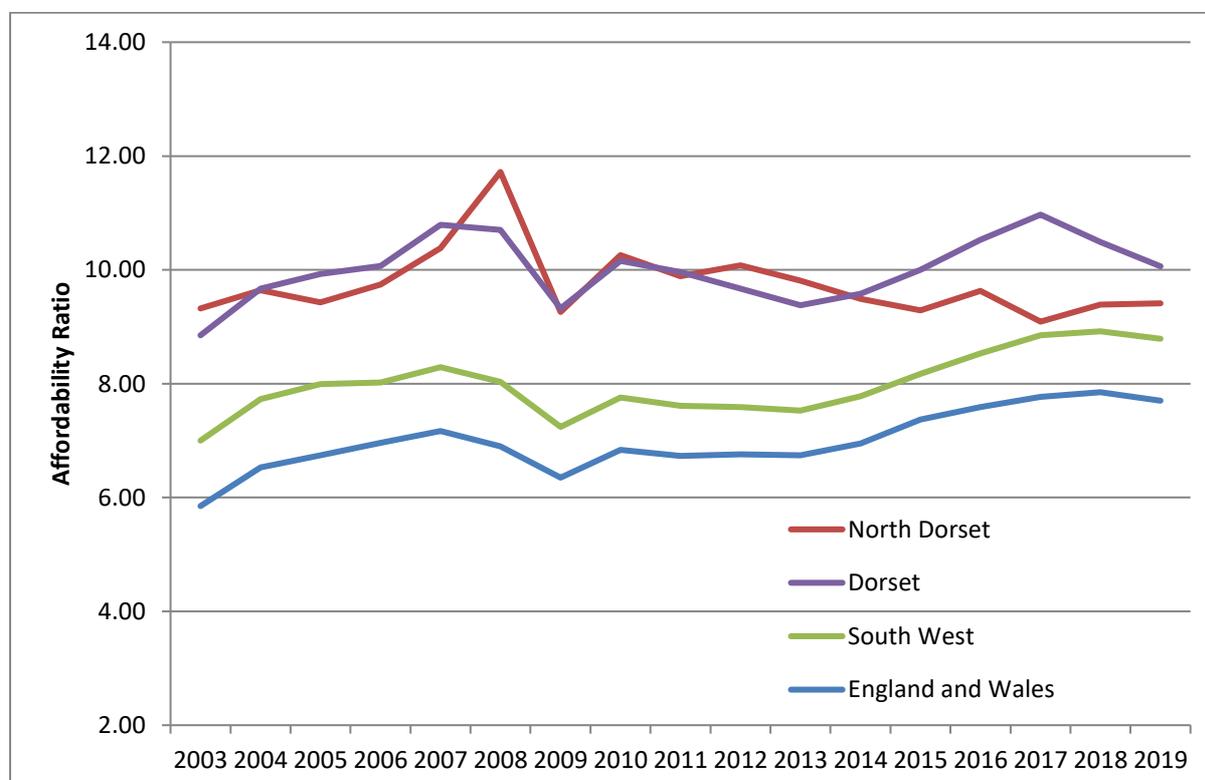
Housing affordability

2.6 The table below shows the ratios of house prices to workplace-base earning (median values) for North Dorset, the Dorset Council area, the South West, and England and Wales. In 2019 the ratio in North Dorset is slightly higher than the region average and significantly higher compared to the national average. However, the affordability ratio for the North Dorset area remains marginally smaller than the average for the Dorset Council area. This suggests that it is harder for people living and working in North Dorset to afford to buy a house than in many other parts of the country.

2.7 2003 is the first year that directly comparable statistics are available for the four areas. In 2019 the affordability ratio for North Dorset is almost exactly where it was in 2003. There was a steep increase in the ratio between 2007 and 2008, followed by a steep decrease in 2009 – and this mirrors the financial crisis that happened at this time. Since then the affordability ratio in North Dorset has remained fairly steady, during a time when the ratios for Dorset, the South West, and England and Wales have all showed signs of increasing.

Year	2003	2016	2017	2018	2019
North Dorset	9.32	9.60	9.09	9.39	9.41
Dorset Council	8.85	10.53	10.97	10.49	10.06
South West	7.00	8.53	8.85	8.92	8.79
England and Wales	5.85	7.59	7.77	7.85	7.70

Source: ONS



Source: ONS

Economy

2.8 In 2018 the unemployment rate in the district is low at 1.2% of the working age population claiming out-of-work benefits; the unemployment rate in Dorset is slightly higher, but still low at 1.3% and both are much lower than the 2.2% unemployment rate for England.

2.9 In 2017 the percentage of the working age population with no formal qualifications was 6.0%. This is about the same as Dorset, and lower than England as a whole.

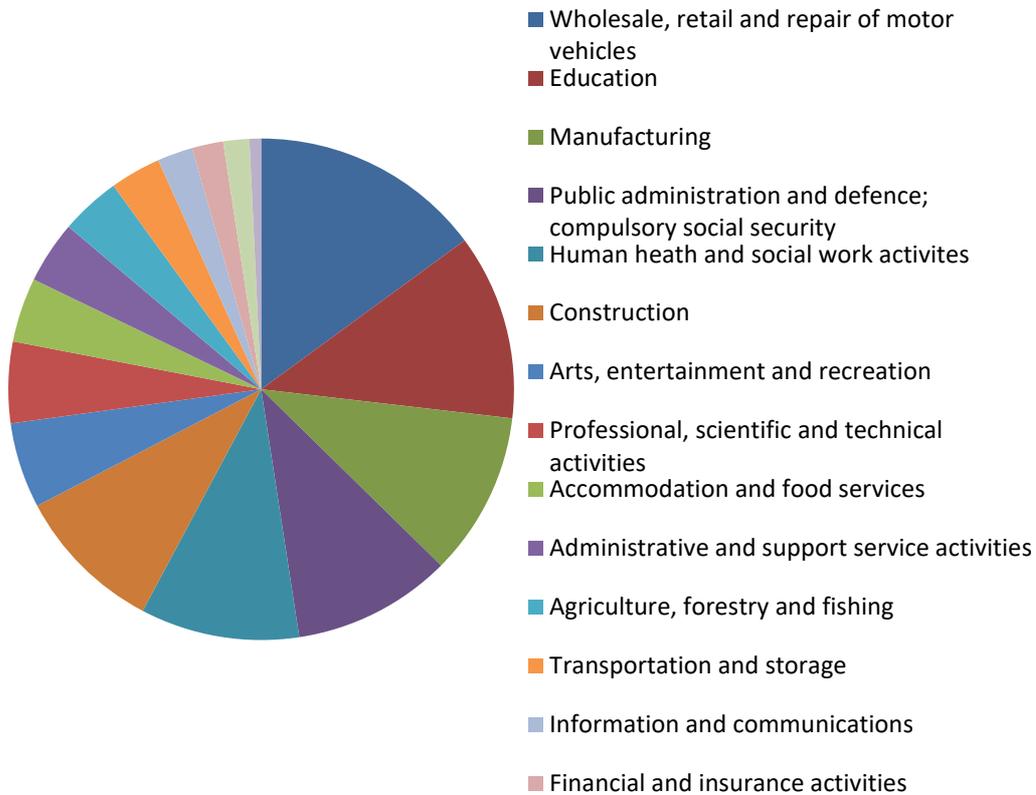
2.10 In 2018 the average weekly workplace based earnings were £514 in North Dorset, which is almost the same as in Dorset but 11% lower than the average in England. The residence based weekly average earnings are lower at £500, which is lower than the £537 in Dorset and £575 in England.

	North Dorset	Dorset	England
Population aged 16-64 claiming out-of-work benefits (September 2018)	1.2%	1.3%	2.2%
Population aged 16-64 with no qualifications (2017)	6.0%	6.3%	7.6%
Workplace based avg gross weekly FT earnings (2018)	£514	£523	£575
Residence based avg gross weekly FT earnings (2018)	£500	£537	£575

Source: Nomisweb.co.uk

2.11 The chart below shows the percentage of employees in North Dorset working in the different sectors of the economy. The sectors employing the largest proportion of people are: 15% in wholesale/retail trade & repair of motor vehicles, 12% in education, 10% in manufacturing, and 10% in human health & social work.

Employment of residents by sector (2011)



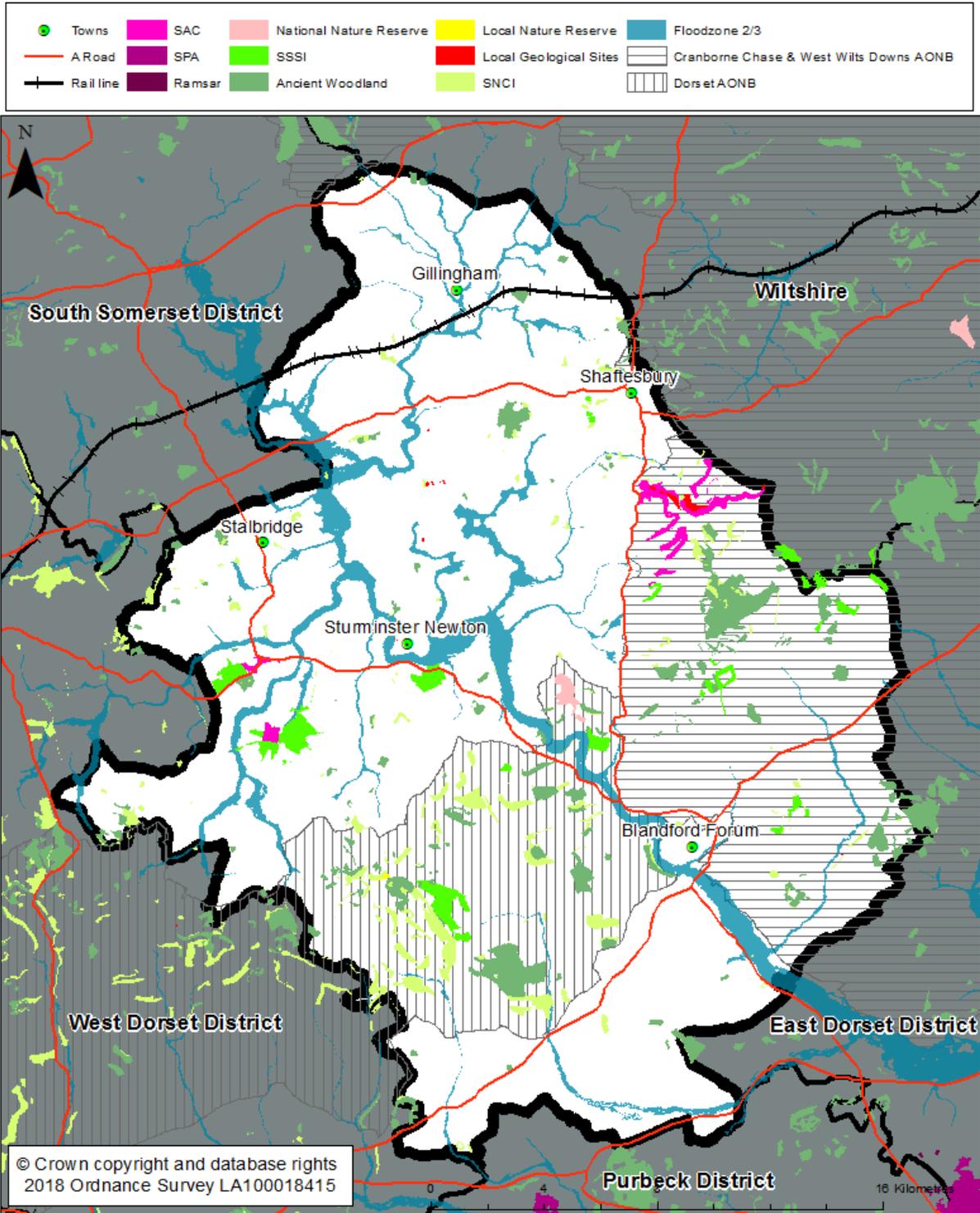
Source: DCC / Census 2011

Environment

2.12 North Dorset has a large number of environmental designations. As well as Special Areas of Conservation (SAC), Sites of Nature Conservation Interest (SNCI), Sites of Special Scientific Interest (SSSI) and Local Nature Reserves (LNR), the district is also partly covered by two Areas of Outstanding Natural Beauty (AONB). As a result, environmental and conservation issues feature strongly. The map below shows some of the main environmental designations in the district, including SACs, National Nature Reserves, AONBs and SSSIs.

2.13 All local authorities are required to carry out a review and assessment of air quality in their area. The aim is to make sure that national air quality objectives are being met, if a review shows that objectives are not being met the local authority must declare an Air Quality Management Area (AQMA). The 2019 Air Quality Annual Status Report (ASR) for North Dorset shows that there are no areas in the district which require an AQMA. In 2018, 13 sites in the District were monitored for nitrogen dioxide pollution. The ASR concludes that the monitoring programme demonstrates that the air quality objective for nitrogen dioxide is achieved throughout North Dorset. Also, the monitoring and reporting of air quality in North Dorset means that developers now have meaningful data for inclusion within Air Quality Assessments to support planning applications for new developments.

2.14 Five sites in North Dorset have attained Green Flag Awards, an increase of one from the previous year. There are two in Blandford ('Milldown' and 'Stour Meadows') and three in Gillingham ('Jubilee Fields', 'Upper Lodden, Lower Lodden and Ham Farm', and 'Shires Gate and Shreen Meadow').



Transport

2.15 There is a high reliance on cars in the district, especially in the more rural areas, where access to public transport is not as widespread. North Dorset does not have a motorway and the majority of roads are small minor roads, with only four classified as A or trunk roads. North Dorset has one railway station, at Gillingham. This provides direct trains to London and Exeter.

Availability of Cars or By Household In North Dorset Census 2011				
No Car/Van	1 Car/Van	2 Cars/Van	3 Cars/Van	4 or More Cars/Van
12.0%	42.1%	33.5%	8.8%	3.6%
Source : Dorset County Council 2013				

2.16 As the table above shows, 88% of households in North Dorset have access to at least one car or van and 12% do not have access to a car or van.

2.18 The table below shows the breakdown of the method of travel to work in the district. The majority of people, at 71.6%, travel to work by a car or van and is followed by people who travel to work on foot at 16.5%.

North Dorset Method of Travel To Work Census 2011								
	Travel By Car or Van	Travel On Foot	Passenger in Car or Van	Travel By Public Transport	Travel By Bicycle	Other Method of Travel	Motorcycle, Scooter or Moped	Taxi
Number of people	21,916	5,047	1,504	870	713	240	243	67
Percentage	71.6%	16.5%	4.9%	2.8%	2.3%	0.8%	0.8%	0.2%
Source: Office for National Statistics 2013								

Crime

2.19 According to statistics from Her Majesty's Inspectorate of Constabularies, the Dorset Police area has a lower than national victim-based crime level (0.06 per person compared to 0.08 nationally).¹ As statistics are published by police force area, data specific to North Dorset does not appear to be available.

Health and Education

Health Indicators			
Indicator	North Dorset	Dorset	England
Life Expectancy At Birth Females 2012-2014	85.6	85.0	83.1
Life Expectancy At Birth Males 2012-2014	81.8	81.5	79.4
Proportion of People Who Considered Themselves To Be In Good or Very Good Health Census 2011	83	80.5	81.2
Proportion of People With A health problem or disability that limits their day-to-day activities Census 2011	17.5	20.1	17.9

Source: Office for National Statistics

2.20 The life expectancy of females and males in the district is 85.6 and 81.8 respectively. This is close to the life expectancy in Dorset and quite a lot higher than the average life expectancy in England.

2.21 The Ofsted ratings for state schools (primary and secondary) in the North Dorset district since January 2017 are summarised in the table below.² With few exceptions, most schools are rated as 'Good'.

Ofsted rating	Number of schools
1 – Outstanding	1
2 – Good	18
3 – Requires Improvement	4
4 – Inadequate	2

¹<https://www.justiceinspectorates.gov.uk/hmicfrs/police-forces/dorset/>

² <https://www.compare-school-performance.service.gov.uk>

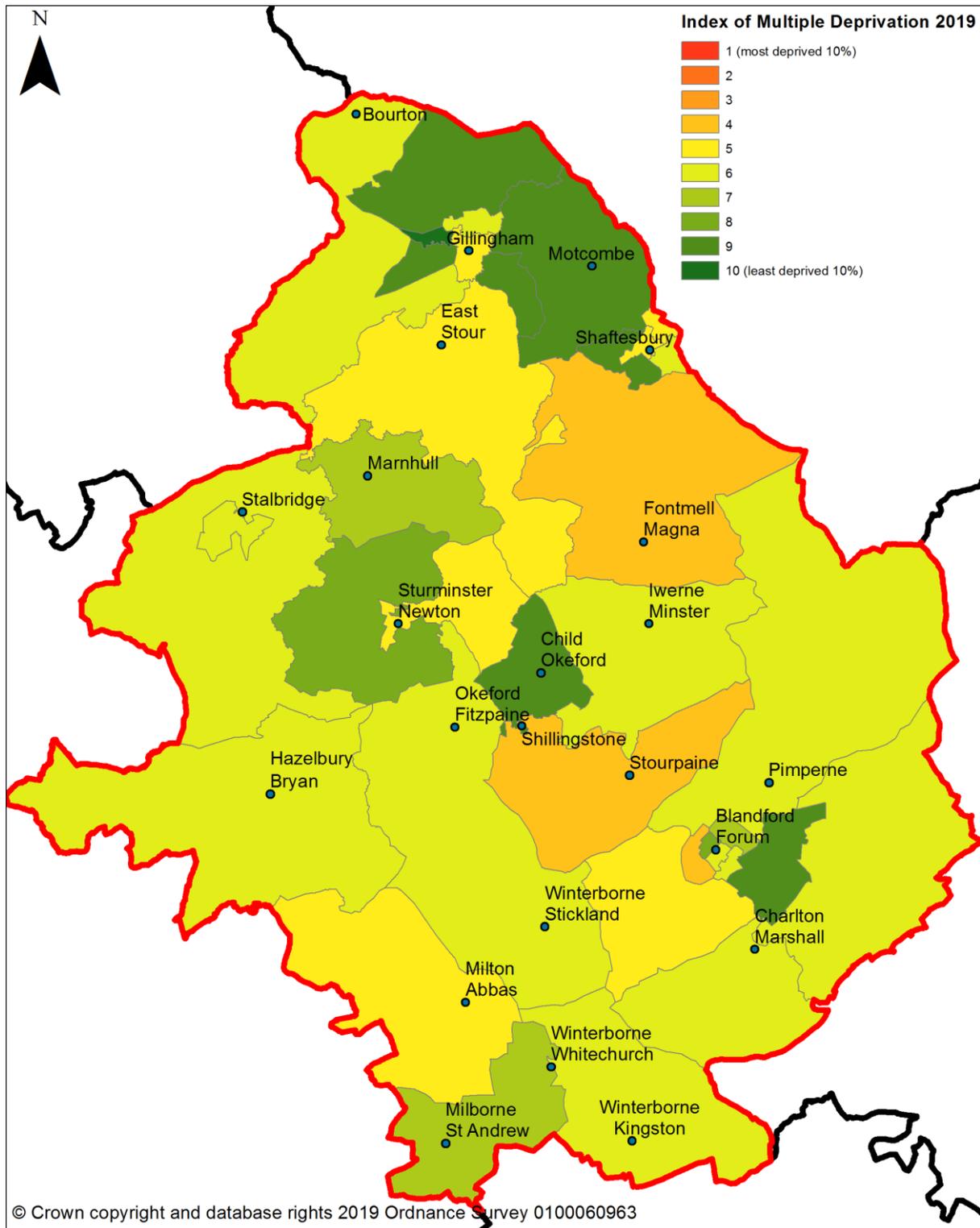
Deprivation

2.22 Indices of deprivation were updated in 2019. The aim of the indices is to illustrate levels of deprivation nationally. Lower level Super Output Areas (LLSOA) are used to produce deprivation statistics; they are Census-based geographies with an average population of 1,500 people.

2.23 The Index of Multiple deprivation includes indices which cover the following domain areas: income, employment, health/disability, education/skills/training, barriers to housing/services, living environment and crime and aims to give a picture of overall deprivation.

2.24 The deprivation levels are scored for each LLSOA nationally. They can then be ordered by scale of deprivation and placed into a decile (1-10 where 1 is the most deprived and 10 is the least deprived). There are 37 LLSOA in North Dorset. The District has no areas that fall below the 4th decile, suggesting that compared to the national picture, North Dorset does not have extreme levels of deprivation. At the other end of the spectrum, 8 areas in North Dorset are in deciles 9 or 10, suggesting that they are in the 20% least deprived areas in the country.

2.25 A map illustrating the lower level super output areas in North Dorset and their relative Index of Multiple Deprivation ranks, is shown below.



3.0 MONITORING OF LOCAL DEVELOPMENT SCHEME (LDS) IMPLEMENTATION

3.1 AMRs are required to include a section which discusses the implementation of the LDS. Local Authorities should refer to the milestones for the production of each Development Plan Document (DPD) and give an indication of progress on documents where preparation has started, making note of any adjustments to the timetables that are felt necessary.

3.2 The Local Development Scheme (LDS) for North Dorset has been replaced by the Dorset Council LDS. This provides a programme for the preparation of Local Planning policy documents and presents key milestones in the timetable for their delivery.

3.3 The most recent LDS was published in September 2020 replacing the previous version which was published in June 2019. The 2020 LDS includes the table below outlining the timetable for the main Local Planning Policy documents to be produced. The LDS can be downloaded from <https://www.dorsetcouncil.gov.uk/planning-buildings-land/planning-policy/dorset-council-local-plan/dorset-council-local-plan-evidence.aspx>

Development Plan Document	Q3 2019	Q4 2019	Q1 2020	Q2 2020	Q3 2020	Q4 2020	Q1 2021	Q2 2021	Q3 2021	Q4 2021	Q1 2022	Q2 2022	Q3 2022	Q4 2022	Q2 2023	Q2 2023
Purbeck Local Plan (2018 – 2034)	Su						A									
Dorset Council Local Plan	Sc	Pr							Pu		Su					A

Key:

Sc	Sustainability Appraisal Scoping Consultation
Pr	Plan Preparation
Pu	Pre-submission Publication
Su	Submission and Examination
A	Adoption

Dorset-wide Gypsy, Traveller and Travelling Showpeople Site Allocations DPD

3.4 Due to the recent creation of the unitary authority, the decision has been taken to cease work on the Dorset-wide Gypsy, Traveller and Travelling Showpeople Site Allocations Joint DPD and these matters will then be dealt with as part of the Dorset Council Local Plan. The work that has been done so far will feed into the policy approach for gypsies and travellers in the Dorset Council Local Plan and progress towards this will continue to be recorded in the annual monitoring report.

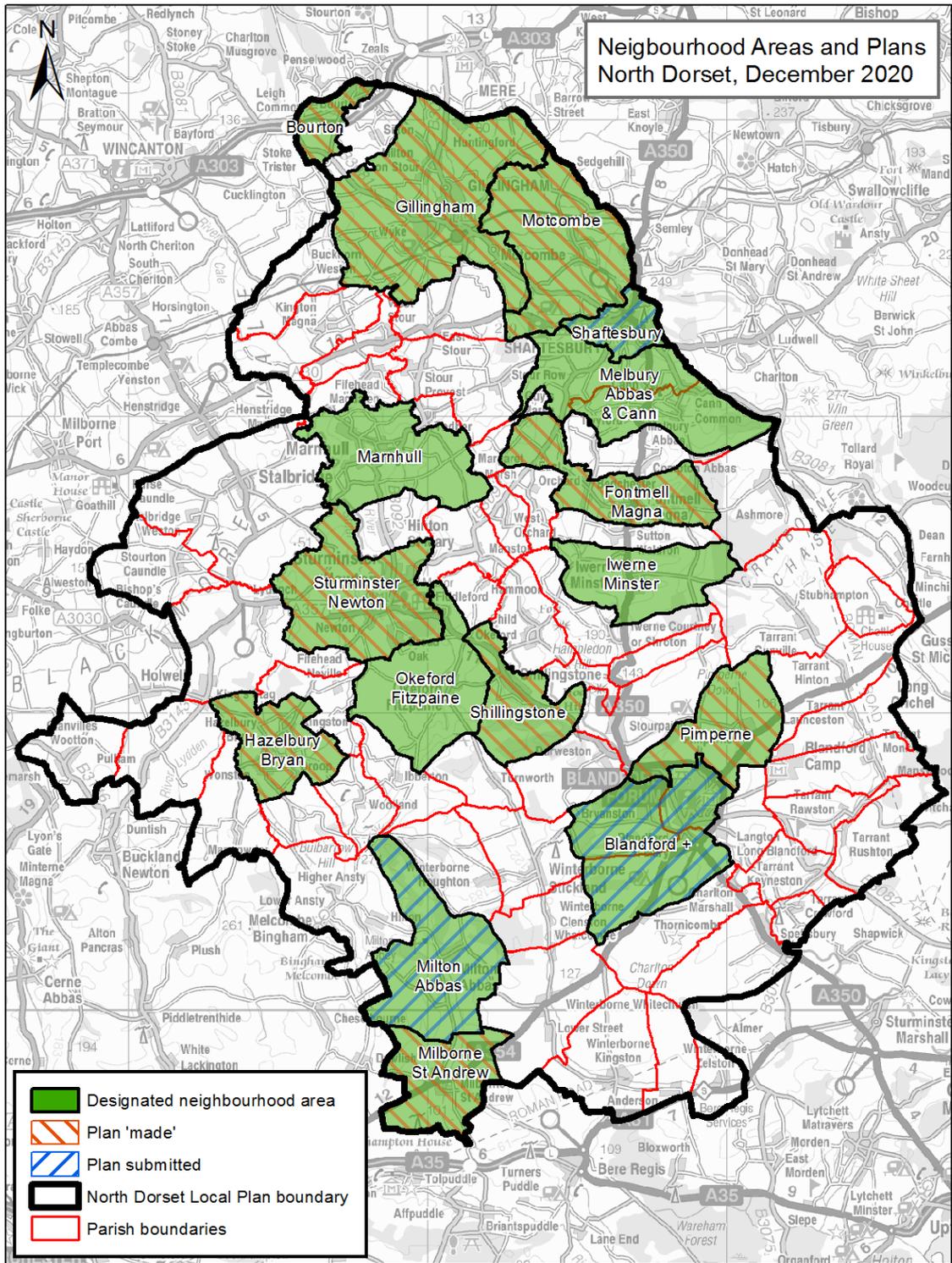
4.0 Neighbourhood Planning

4.1 The Neighbourhood Planning (General) Regulations came into force in April 2012. Neighbourhood Development Plans (usually known as Neighbourhood Plans) are prepared by local communities. If they are found to meet the basic legal conditions and pass a referendum they are 'made' part of the statutory development plan for the district.

4.2 To date, nine neighbourhood plans have been 'made' part of the development plan for North Dorset, with a further plan having been submitted and currently undergoing examination.

4.3 The table below lists the neighbourhood plans produced or being produced in North Dorset by town and parish councils, the date when their neighbourhood plan areas were designated, and the status as of December 2020. The latest information can be found at www.dorsetcouncil.gov.uk/planning-buildings-land/planning-policy/neighbourhood-plans-in-dorset.aspx

Name of plan or area	Date of area designation	Plan status at December 2020
Blandford + (incl. B. Forum, B. St Mary and Bryanston)	February 2014	Submitted and passed examination.
Bourton	December 2012	Plan made 26 January 2018.
Fontmell Magna	June 2016	Plan made 28 November 2018.
Gillingham	August 2012	Plan made 27 July 2018.
Hazelbury Bryan	October 2016	Plan made 8 March 2019.
Iwerne Minster	June 2016	Plan production on hold.
Marnhull	January 2020	Neighbourhood area designated.
Melbury Abbas and Cann	November 2017	Preparing draft plan.
Milborne St Andrew	June 2014	Plan made 1 October 2019.
Milton Abbas	September 2015	Formal decision issued to proceed to referendum
Motcombe	February 2016	Plan made 10 December 2019.
Okeford Fitzpaine	April 2014	Plan production on hold.
Pimperne	April 2014	Plan made 25 January 2019.
Shaftesbury	November 2017	Submitted and passed examination.
Shillingstone	September 2013	Plan made 21 February 2017
Sturminster Newton	February 2014	Plan made 8 March 2019.



5.0 LOCAL PLAN INDICATORS

5.1 The North Dorset Local Plan Part 1 was adopted in January 2016. The following section is split by the objectives in the Local Plan Part 1:-

- Objective 1 - Meeting the Challenge of Climate Change
- Objective 2 - Conserving and Enhancing the Historic and Natural Environment
- Objective 3 - Ensuring the Vitality of the Market Towns
- Objective 4 - Supporting Sustainable Rural Communities
- Objective 5 - Meeting the District's Housing Needs
- Objective 6 - Improving the Quality of Life

5.2 The complete list of indicators is in Figure 11.1 of the Local Plan Part 1 (pages 356-371). These indicators have been linked to the Sustainability Appraisal objectives to which they closely relate.

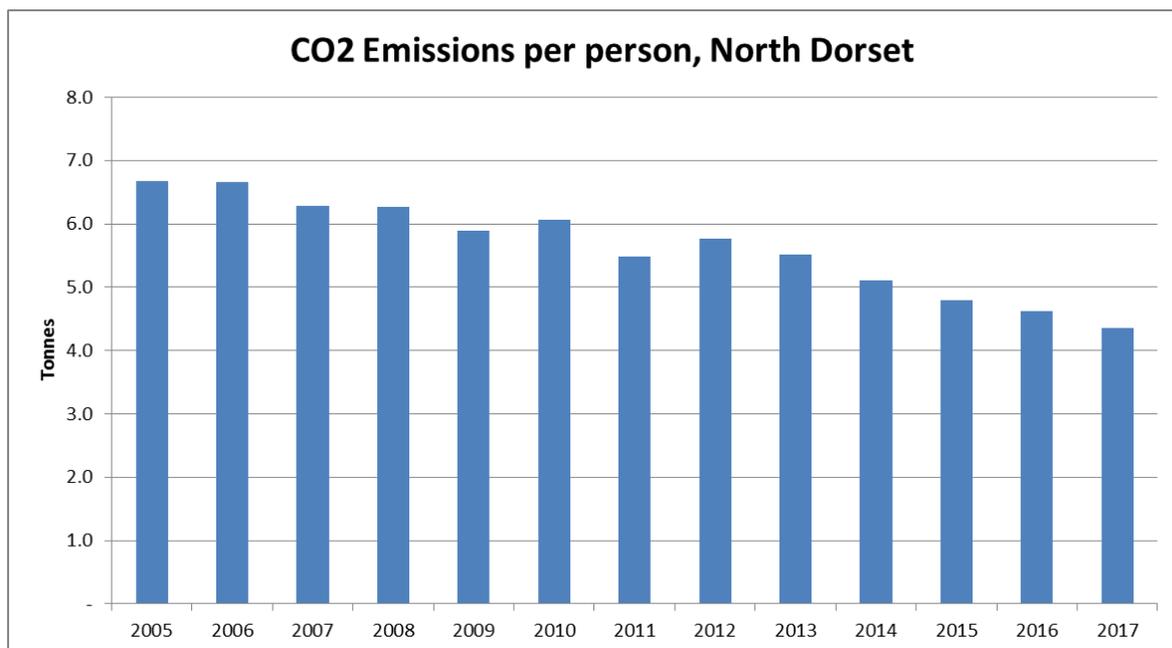
Objective 1 - Meeting the Challenge of Climate Change

5.3 The objective is to address the causes and effects of climate change by:

- encouraging the use of sustainable construction techniques;
- encouraging the use of renewable energy technologies appropriate to the local area; and
- ensuring the wise use of natural resources, particularly previously developed land and water.

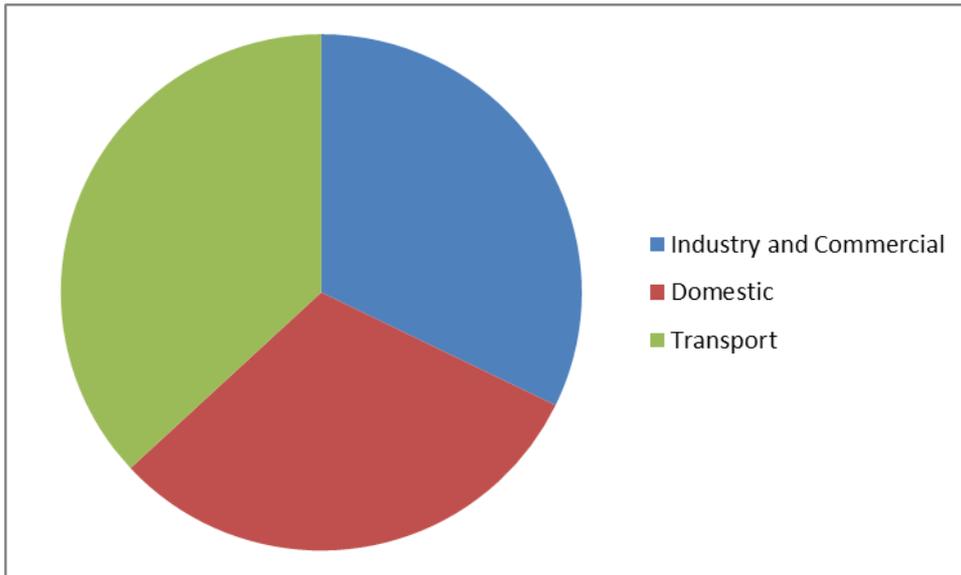
Greenhouse gas emissions

5.4 The graph below shows data for carbon dioxide (CO₂) emissions that are considered to be within the scope of influence of local authorities (as defined by the Government). The overall trend is that the carbon dioxide emissions per capita for North Dorset is reducing year on year. In 2005, 6.7 tonnes of carbon dioxide was emitted per person compared to 4.4 tonnes per person in 2017, representing a reduction of 34%.



Source: Department for Business, Energy & Industrial Strategy

5.5 The following pie chart shows the CO₂ emissions for the district in 2017 split by sector. Transport produces the highest proportion of emissions at 37%, followed by Industry and commercial users (32%), and then domestic users (31%).



Source: Department for Business, Energy & Industrial Strategy

Renewable energy generation by installed capacity and type

5.6 The table below shows the amount of renewable electricity installed in the North Dorset District, in terms of megawatts of capacity. It also shows the actual amount of electricity generated. As total electricity consumption in North Dorset in 2017 was 283 GWh,³ this means that approximately 25% of the District's electricity needs were met through renewable sources (an increase from 23% the previous year).

	MW electricity capacity (2018)	MWh electricity generation (2018)
Anaerobic digestion	0.7	4,232
Hydro	0.1	192
Onshore Wind	0.1	152
Solar PV	63.9	66,012
Total	64.7	70,588

Source: <https://www.gov.uk/government/statistics/regional-renewable-statistics>

³ <https://www.gov.uk/government/statistical-data-sets/regional-and-local-authority-electricity-consumption-statistics>

Number of planning applications approved contrary to Environment Agency (EA) advice

5.7 Between 1 April 2019 and 31 March 2020 the Environment Agency raised 4 objections to planning applications in the North Dorset Local Plan area. The table below lists these planning applications along with the result for each one.

Reference No	Description	EA objection	Result
2/2019/0939/FUL	Erect purpose-built visitor centre	Unsatisfactory FRA/FCA Submitted	Application refused.
2/2019/1141/FUL	Erect 1 dwelling	Unsatisfactory FRA/FCA Submitted	Additional flood risk assessment submitted and EA withdrew objection. Application approved.
2/2019/1257/OUT	Erect 1 dwelling	Unsatisfactory FRA/FCA Submitted	Application withdrawn.
2/2020/0183/FUL	Demolition of existing shop and residential buildings and erection of 7 dwellings	PPS25/TAN15 - Request for FRA/FCA	FRA submitted and revised until the EA were satisfied. Application approved.

Number and percentage of dwellings built on Previously Developed Land (PDL) between April 2019 and March 2020

Gross number of dwellings completed	107
Gross number of dwellings built on PDL	37
Percentage built on PDL	35%

Source: Dorset Council

5.8 Of the gross dwellings built during the 2019–2020 monitoring period, 35% were on previously developed land. This is a marked reduction from the last two years (72% and 68%). However, 35% is the target set in the Local Plan Part 1.

Objective 2 - Conserving and Enhancing the Historic and Natural Environment

5.9 The objective is to conserve and enhance the environment of North Dorset by:

- ensuring that North Dorset’s wildlife, landscape and cultural heritage are protected and well managed;
- encouraging design that maintains the quality of the district’s built and natural environment; and
- ensuring that the district’s residents are able to enjoy their homes and public places without undue disturbance or intrusion from neighbouring uses.

Change in areas recognised for their biodiversity importance

5.10 The Dorset Environmental Records Centre (DERC) provides the data for changes in areas of biodiversity importance. The table below shows the total number of Sites of Nature Conservation Interest (SNCI) and Local Geological Sites (LGS) in North Dorset, along with the percentage where positive conservation management has been or is being implemented. It compares March 2019 with March 2009 (the first year this data was collected). It shows that the percentage has increased from 40% to 63% for SNCIs, and from 0% to 27% for LGSs. Note that 2019 was the last year that DERC provided statistics for the former Districts.

	SNCI		LGS	
	March 2009	March 2019	March 2009	March 2019
Total number of sites	219	224	11	11
Number with ‘positive conservation management’	87	141	0	3
Percentage	40%	63%	0%	27%

Annual net gain of Tree Preservation Orders

5.11 For the monitoring period 1 April 2019 to 31 March 2020, 37 new Tree Preservation Orders (TPOs) were made.

Heritage Assets of Historic or Architectural Importance

5.12 There are over 2,500 entries in the List of Buildings of Special Architectural or Historical Importance in North Dorset. The conservation team produced an updated list of buildings at risk in 2013⁴. This showed that there were 71 buildings at risk in North Dorset. The table below shows the buildings at risk broken down by type. At 56% more than half of the buildings at risk are agricultural, 24% are

⁴ www.dorsetforyou.gov.uk/planning-buildings-land/planning/planning-constraints/listed-buildings/listed-buildings-in-north-dorset.aspx

domestic buildings, 10% are retail buildings and the remaining 10% is made up of ecclesiastical buildings and other types of building.

Buildings at risk - North Dorset update 2013					
	Type of Building				
Number of Buildings	Agricultural	Domestic	Retail	Ecclesiastical	Other
	40	17	7	2	5

5.13 Historic England publishes a list of those sites most at risk of being lost through neglect, decay or inappropriate development. There are 50 heritage assets on the national 'at risk' list in the former North Dorset district (or partly within it). The table below shows them by type.

Type of asset	Total 'at risk'
Scheduled monument	47
Conservation area	0
Listed building - Grade I	3

Conservation Areas

5.14 North Dorset has 48 settlements with conservation areas. Further details of the District's conservation areas can be found at

www.dorsetforyou.gov.uk/planning-buildings-land/planning/planning-constraints/conservation-areas/north-dorset/conservation-areas-north-dorset.aspx

Objective 3 - Ensuring the Vitality of the Market Towns

5.15 The objective is to support the role and function of the market towns of Blandford Forum (and Blandford St. Mary), Gillingham, Shaftesbury and Sturminster Newton as the main service centres for the district by:

- making them the main focus in the district for housing development, including affordable housing;
- enhancing their employment and training opportunities, particularly through the provision of sufficient employment land, to meet the growing needs of the towns and their hinterlands;
- focusing an improved range of retail, cultural and leisure uses within the town centres;
- improving health, education and community services to meet the needs of the towns and their rural hinterlands;
- improving sustainable transport links and accessibility within the towns; between the towns and the villages in their rural hinterlands; and, through improved linkages with strategic transport networks;
- securing the delivery of mixed use regeneration on previously developed land in accessible locations;
- ensuring that housing development is delivered in step with employment opportunities, community facilities and infrastructure; and
- taking account of the effects of any interaction between the towns themselves and with the large towns and cities in neighbouring districts.

Employment floorspace completed (gross) – sqm and percentage on PDL

	B1	B2	B8	Mix	Total	% on PDL
Blandford (Forum & St Mary)					0	
Gillingham			5,250		5,250	0%
Shaftesbury		600		1,410	2,010	100%
Sturminster Newton		442			442	100%
Total	0	1,042	5,250	1,410	7,702	32%

5.16 The table above shows the amount of completed employment development in North Dorset between April 2019 and March 2020 at the four main towns. Four schemes were completed in this period, three of which were on previously developed land.

Amount of completed employment land by type in the market towns (hectares)

5.17 A total of 1.54 hectares of employment land was completed in the four main towns. This was on two sites at Shaftesbury, and one site at Gillingham and another site at Sturminster Newton.

	B1	B2	B8	Mixed	Total
Blandford (Forum & St Mary)					0
Gillingham			1.04		1.04
Shaftesbury		0.06		0.38	0.44
Sturminster Newton		0.06			0.06
Total	0	0.12	1.04	0.38	1.54

Amount of available employment land

5.18 The table below shows the amount of available employment land in the district for the four main towns. This is land which has planning permission or which is allocated in the Local Plan for employment use. It excludes land that is under construction. In April 2020 there was 26.60 hectares of land available for employment use.

	Allocations	Windfall	Total
Blandford (Forum & St Mary)	3.40	0.03	3.43
Gillingham	13.52	0	13.52
Shaftesbury	6.64	0.10	6.74
Sturminster Newton	2.91	0	2.91
Total	26.47	0.13	26.60

Amount of housing development in Blandford, Gillingham, Shaftesbury and Sturminster Newton

5.21 As the table below shows there were 55 net dwelling completions in the four towns between 1 April 2019 and 31 March 2020.

	Net dwelling completions	Net dwelling commitments as at 1 April 2020
Blandford (Forum and St Mary)	10	583
Gillingham	8	201
Shaftesbury	30	464
Sturminster Newton	7	95
Total	55	1,343

5.22 At the 1st April 2020 there were 1,343 net dwelling commitments in the four towns (sites with extant planning permission). This represents a slight increase from 1,324 at the same time the year before. The largest proportion of these is in Blandford (43%), followed by Shaftesbury (35%).

Town Centre Retail Data

5.23 Health checks were undertaken during 2017 for the 4 main towns and Stalbridge as part of the North Dorset, West Dorset and Weymouth and Portland Joint Retail and Town Centres Study (2018)⁵. The following data, supplemented where necessary as shown, in respect of total units, vacancies and charity shops has been derived from these health checks.

	Total Shops	Vacant	Vacancy Rate ^a	Charity	% Charity ^b
Blandford Forum (GOAD 2017)	186	12	6.5%	10	5.4%
Gillingham (GOAD 2016)	99	9	9.1%	5	5.1%
Shaftesbury (GOAD 2016)	130	5	3.9%	5 ^c	3.9%
Sturminster Newton (GOAD 2015)	61	7	11.5%	2 ^d	3.3%
Stalbridge (Carter Jonas 2017)	28	10	35.7%	2	7.1%

- a. Vacancy rate national average 11.2% (GOAD 2017)
- b. % charity shops national average 2.7% (GOAD 2017)
- c. NDDC (2017)
- d. Sturminster Newton TC (2017)

5.24 Of the four main towns, Sturminster Newton has the highest vacancy rate at 11.5%, with 7 vacant shop premises out of 61. Gillingham has the second highest rate at 9.1%, followed by Blandford at 6.5%, and then Shaftesbury which with 5 vacant shop premises had the lowest rate at 3.9%. Stalbridge, as the District's fifth town, has the largest vacancy rate at 35.7% – however, it should be noted that the town does not have an identified primary shopping frontage.

5.25 As a proportion of the total number of shops in each town Stalbridge has the largest percentage of charity shops with 7.1%, followed by Blandford with 5.4%, Gillingham with 5.1%, Shaftesbury with 3.9%, and Sturminster with 3.3%.

⁵ Available from: <https://www.dorsetforyou.gov.uk/planning-buildings-land/planning-policy/north-dorset/evidence-base-north-dorset/evidence-base-north-dorset.aspx>

Objective 4 - Supporting Sustainable Rural Communities

5.27 The objective is to enable a network of sustainable smaller rural communities where local services and employment opportunities enable day-to-day needs to be met locally by:

- adopting a general policy of restraint outside the district's four main towns, whilst also enabling essential rural needs to be met;
- focusing on meeting local (rather than strategic) needs in Stalbridge and the district's villages;
- enabling individual rural communities to plan to meet their own local needs, especially through neighbourhood planning; and
- securing the retention, enhancement and future viability of local community facilities and local services.

Employment floorspace completed (gross) in Stalbridge and the villages – sqm and percentage on PDL

	B1(a)	B1(b)	B2	B8	B1/B8	Total	% on PDL
Ashmore					178	178	100%
Stourpaine					350	350	0%
Tarrant Hinton	90					90	0%
Winterborne Zelston		272				272	100%
Total	90	272	0	0	528	890	51%

Amount of completed employment development (gross) in Stalbridge and the villages - hectares

	B1(a)	B1(b)	B2	B8	B1/B8	Total
Ashmore					0.01	0.01
Stourpaine					0.17	0.17
Tarrant Hinton	0.07					0.07
Winterborne Zelston		0.01				0.01
Total	0.07	0.01	0	0	0.18	0.26

5.28 A total of 0.26 hectares of employment land was completed outside of the four main towns. This was over four sites, which were at Ashmore, Stourpaine, Tarrant Hinton and Winterborne Zelston. It resulted in the completion of 90 square metres of B1(a) floorspace, 272 square metres of B1(b) floorspace, and 528 square metres of B1/B8 floorspace.

Amount of employment land available by type in Stalbridge and the villages

	Allocated	Windfall	Total
Bourton	0.58	0	0.58
Stalbridge	0.70	0	0.70
Other villages and countryside	0	3.98	3.98
Total	1.28	3.98	5.26

5.29 There is 5.26 hectares of land that is allocated or has planning permission for employment use in Stalbridge and the villages. This consists of two sites that have been allocated and don't have planning permission (in Bourton and Stalbridge), and 13 windfall sites.

Amount of housing development in Stalbridge, the villages and countryside

5.30 Outside of the four main towns there were 41 dwellings completions, 1 of which was in Stalbridge and 28 in the 18 'larger' villages between 1 April 2019 and 31 March 2020. There were 745 net dwellings commitments at the end of the monitoring period, an increase from 529 at the same time last year. A large proportion in this growth comes from Stalbridge, which has seen permission granted for an additional 180 dwellings across two sites over the monitoring period.

	Net dwelling completions	Net dwelling commitments as at 1 April 2020
Stalbridge	1	210
18 larger Villages	28	462
Countryside	12	73
Total	41	745

Rural Exceptions Sites and Rural Dwellings Granted Permission with Residential Occupancy Conditions

5.31 There were no rural exception sites completed in the monitoring period.

5.32 In the monitoring period there were 6 completions for dwellings with a residential occupancy condition for agricultural workers dwellings.

5.33 Over the twelve month period planning permission was granted for 8 agricultural workers dwellings.

Objective 5 - Meeting the District's Housing Needs

5.34 The objective is to deliver more housing, including more affordable housing that better meets the diverse needs of the district by:

- meeting the vast majority of overall district housing needs by focusing provision at the district's four main towns;
- focusing provision elsewhere on meeting local housing needs, especially the need for affordable housing;
- ensuring that all new dwellings contribute to overcoming the affordable housing shortfall;
- ensuring that the type, design and mix of housing reflects housing needs in up to-date assessments;
- ensuring that housing is designed to support the changing needs of its occupants and users; and
- ensuring that sufficient, sustainably-located sites are provided to meet the needs of gypsies, travellers and travelling show people in the district.

5.35 The monitoring year for housing data covers the period from 1 April to 31 March each year. A dwelling is described as a self-contained unit of accommodation. It can be a house, bungalow or flat of any size from one bedroom to four or more bedrooms.

Housing plan period and targets

5.36 The housing target in the adopted Local Plan Part 1 is for 285 dwellings per annum, giving a housing target over the whole plan period from 2011 to 2031 of 5,700 net dwellings.

Net additional dwellings – previous, current and future

5.37 In the monitoring period from 1 April 2019 to 31 March 2020 there was a net gain of 96 dwellings in North Dorset. The following table shows how the net figure was calculated.

New build	Total new build completions	+81
Conversions	Dwelling conversions (net change)	+1
Change of use	Agricultural buildings to dwellings	+19
	Office buildings to dwellings	+2
	Other buildings to dwellings	+2
Losses	Dwellings to non-dwellings	0
	Dwelling demolitions	-9
Total	Net change in housing stock	96

5.38 The table below shows the net number of housing completions over the first nine years of the plan period. Since the start of the plan period in 2011 there has been 1,764 net completions.

Year	Period	Net completions
1	2011/12	375
2	2012/13	144
3	2013/14	227
4	2014/15	178
5	2015/16	220
6	2016/17	142
7	2017/18	159
8	2018/19	223
9	2019/20	96
		1,764

5.39 The next table compares the total number of houses delivered over the last 9 years against the housing target in the Local Plan Part 1. There have been 801 fewer dwellings than the target of 2,565 dwellings.

Housing requirement (2011 to 2020) (285x9)	2,565
Total completions (2011 to 2012)	1764
Difference	-801

Deliverable housing supply

5.40 At 1st April 2020 North Dorset had a deliverable five-year housing supply of 1,779 net dwellings (including a total windfall adjustment of 10).⁶ A site-by-site breakdown of the supply is provided in Appendix 1. The table below shows that the supply of 1,779 is equivalent to 3.3 years' supply. It therefore falls below the NPPF requirement for a full 5-year deliverable housing land supply. The annualised requirement of 534 dwellings takes into account the past performance against the housing target and also applies a buffer of 20% as advised by the NPPF where there has been significant under delivery of housing (as measured by the Housing Delivery Test).

LP housing target over 5 years (285x5)	1,425
Plus deficit to date (1425+801)	2,226
+20% buffer	2,671
Annualised housing requirement ($\div 5$)	534
Deliverable housing land supply	1,779
Number of years supply (1779/534)	3.3 years

⁶ The definition of 'deliverable' used in this assessment is taken from the revised National Planning Policy Framework (February 2019). It includes all small sites with planning permission, all large sites with full planning permission, and other large sites where the Council has evidence that completions will begin within five years.

5.41 Taking into account past completions and the latest status of the remaining housing land, the housing trajectory for the Local Plan Part 1 has been updated and shows the expected level of housing supply up to the end of the plan period in 2031. A copy of the trajectory is included in Appendix 2.

Windfall adjustments

5.42 The predicted supply of dwellings can contain a small number of adjustments for additional sources of housing supply. These include a brownfield windfall allowance, adjustment for occupational/agricultural dwellings and an adjustment for the additional dwellings likely to come forward as a result of changes to the General Permitted Development Order (GPDO).

	Brownfield windfall	Occupational dwellings	Office to residential	Agri to residential
Completions 2015-16	88	5	0	1
Completions 2016-17	76	3	1	6
Completions 2017-18	102	3	0	2
Completions 2018-29	51	7	1	14
Completions 2019-20	23	5	2	16
Average completion rate over last 5 years	68	5	1	8
Average completion rate over last 2 years	37	6	2	15
Dwellings with consent, 1 st April 2020	316	17	18	89
Years supply (consents ÷ 5-year avg comp rate)	4.6	3.4	18	11
Years supply (consents ÷ 2-year avg comp rate)	8.5	2.8	9	5.9

5.43 In terms of brownfield windfall completions, an average of 68 dwellings have been completed over the last 5 years, although this has fallen to an average of 37 over the last 2 years. At the 1st April 2020 there was extant consent for 316 additional dwellings meeting this description, or between 4.6–8.5 years' supply. As such, no additional adjustment has been made for brownfield windfall completions for the next 5 years, and then from 2025 until the end of the plan period, an allowance has been made for 60 dwellings per year.

5.44 In terms of occupational / agricultural-workers' dwellings, an average of 5 have been completed over the last 5 years. At the 1st April 2020 there was extant consent for 17 additional dwellings meeting this description, or between 2.8–3.4 years' supply. Therefore, an allowance for 5 additional dwellings has been made in the trajectory starting from 2023 until the end of the plan period.

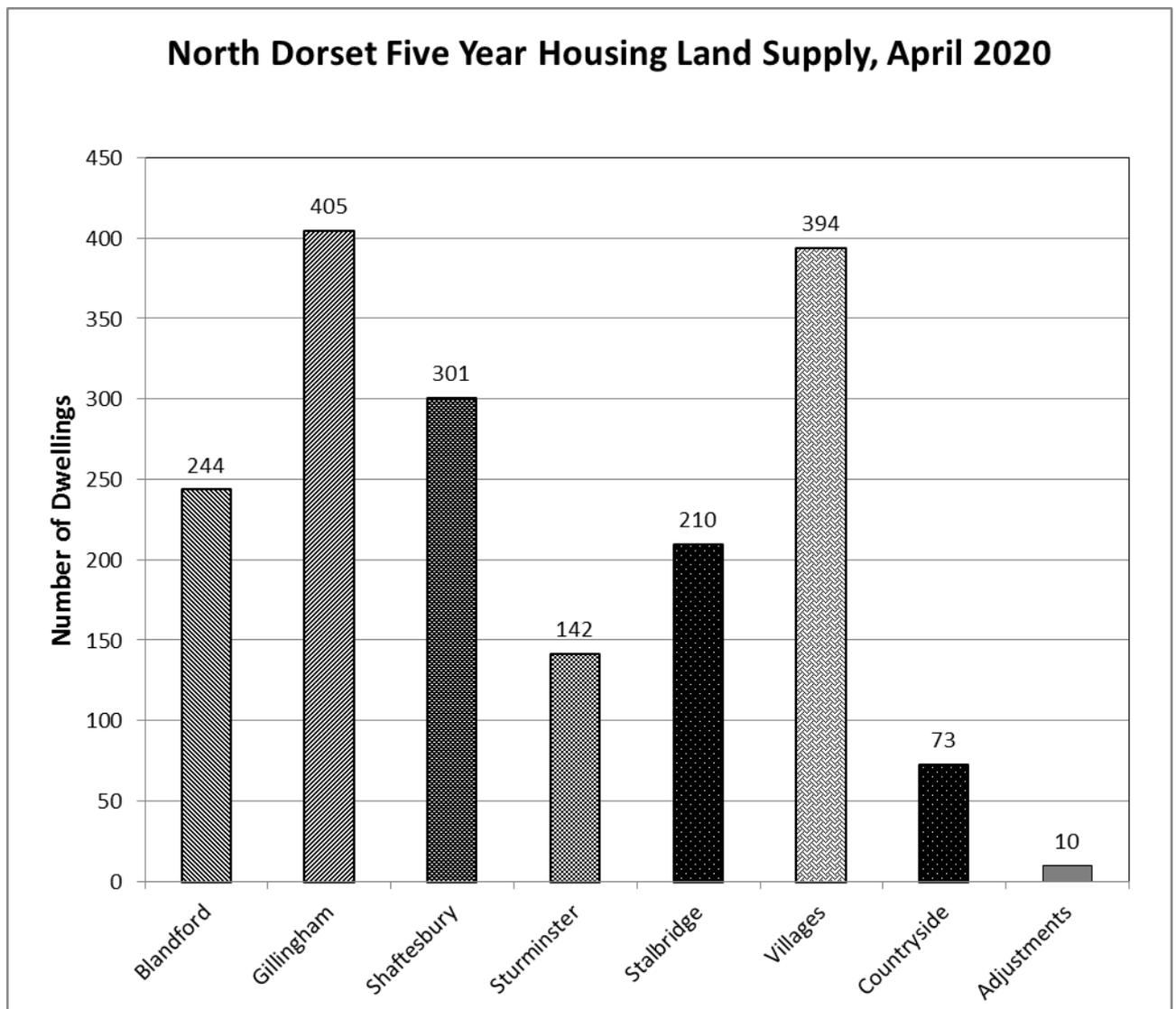
5.45 Following changes to the GPDO, an allowance has also been made for the number of dwellings likely to contribute to the housing land supply from change of use office to dwellings and change of use of agricultural buildings to dwellings. In both cases, completions rates have been low, although the agricultural to residential

completion rate has shown signs of increasing in the last two years. Due to the large supply in comparison to recent completion rates, an allowance for office to residential is not made until 2029, and an allowance for agricultural to residential is not made until 2026.

5.46 The adjustments included in the housing trajectory are updated annually based on the past performance, looking at the number of completions and number of dwellings approved through planning applications.

Summary of the five-year housing supply

5.47 The graph below shows the deliverable (5-year) housing supply split by town, larger villages, countryside and windfall adjustments. Gillingham has the largest supply, closely followed by the villages.



Affordable housing completions

5.48 The affordable housing completions are broken down into various tenures which include: social rent, affordable rent, intermediate rent, shared ownership homes and affordable ownership homes. The current definition of affordable housing is set out in the glossary to the revised National Planning Policy Framework (February 2019)

Affordable Homes Completions between April 2019 and March 2020

	Social rent	Affordable rent	Shared ownership	Intermediate rent	Affordable ownership	Total
Blandford Forum		12	6			18
Gillingham		5				5
Shaftesbury		2	11			13
Sturminster Newton						0
Stalbridge						0
Marnhull		3	2			5
District total		22	19	0	0	41

Source: Dorset Council monitoring

5.49 In North Dorset, a total of 41 gross affordable dwellings were completed in the monitoring period April 2019 to March 2020. These consist of 13 properties at Shaftesbury (Mampitts Lane), 5 properties at Gillingham (various former garage sites), 18 at Blandford (Dorchester Hill), and 5 at Marnhull (Burton Street). The registered provider in all cases was Sovereign Homes.

5.50 For comparison, the following table shows delivery of affordable housing for previous years across the former district, as reported in previous AMRs.

Affordable homes built in North Dorset, April 2011 to March 2019

Year	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19
Blandford Forum	42	5	37	18	13	17	0	0
Gillingham	0	0	0	0	0	0	0	10
Shaftesbury	86	48	71	41	17	0	0	16
Sturminster Newton	0	0	0	0	0	0	0	0
Stalbridge	0	0	2	0	0	1	0	0
Villages	0	9	10	9	19	15	9	3
District total	128	62	120	68	49	33	9	29

Note:- Paragraph 5.49 of the 2018–2019 AMR stated that 3 affordable housing completions during the April 2018 to March 2019 period were at Burton Street, Marnhull. This was a mistake – they were actually at Corner Close, Marnhull.

Net additional pitches for gypsies and travellers

5.51 There were no new gypsy or traveller pitches provided in the twelve month period, and no new permissions were granted.

Self-Build and Custom Housebuilding Register

5.52 Local councils are required to set up and maintain a register of individuals and groups who are interested in building their own home. Self-build and custom housebuilding registers provide information on demand for this type of housing. The North Dorset register began on 1 April 2016. The table below shows the number of expressions of interest that were entered during the first five 'base periods' (as specified by the Self-build and Custom Housebuilding Act 2015 and amended by the Housing and Planning Act 2016). Expressions of interest in North Dorset have only come from individuals; no groups have registered an interest so far.

Base period	Dates of period	Number of expressions of interest
First	1 April 2016 to 30 October 2016	36
Second	31 October 2016 to 30 October 2017	34
Third	31 October 2017 to 30 October 2018	74
Fourth	31 October 2018 to 30 October 2019	88
Fifth	31 October 2019 to 30 October 2020	118

Note:- there is no restriction on individuals entering multiple expressions of interest, and we are aware that the figures in the table above include some duplicates.

5.53 The locations in North Dorset that people have expressed an interest in are:

Location	Number of expressions of interest
Blandford Forum	224
Sturminster Newton & Stalbridge	206
Gillingham & Shaftesbury	195
Child Okeford	3
Kington Magna	1
Iwerne Minster	1
Stourton Caundle	1
Hazelbury Bryan	1
Marnhull	1

Note:- in the majority of cases, expressions of interest have been registered for multiple locations, hence the numbers in this table do not match the numbers in the previous table.

5.54 The legislation requires local planning authorities to give suitable development permission in respect of enough serviced plots of land to meet the demand for self-build and custom housebuilding. Development permission is considered suitable if it is permission in respect of "development that could include self-build and custom housebuilding". Between 1 April 2019 and 31 March 2020,

Dorset Council granted consent for 45 plots that could be suitable for such a use in the North Dorset area.

Monitoring period	Number of 'self build' plots granted consent
2016/2017	40
2017/2018	50
2018/2019	58
2019/2020	45

5.55 Following the merger of Dorset councils into a single unitary authority, it has been decided to start a new Self Build Register starting from 31 October 2020. Details on how to enter the new Dorset Council register can be found at www.dorsetcouncil.gov.uk/planning-buildings-land/build-your-own-home.aspx

Objective 6 - Improving the Quality of Life

5.55 The objective is to improve the quality of life of North Dorset's residents, particularly the older population and the young, by:

- encouraging the provision of viable community, leisure and cultural facilities both in the main towns and rural communities;
- retaining the current range of healthcare and education services and ensuring that additional healthcare and education facilities are provided in accessible locations;
- ensuring that a network of multi-functional Green Infrastructure including sport and recreation facilities, open and natural space, is provided across the district;
- securing an integrated approach to private and public transport (including parking provision and management), which improves accessibility to services; and
- ensuring that development makes a positive contribution to enhancing existing and providing new transport infrastructure.

Percentage of open space managed to Green Flag standard

5.56 The Senior Countryside Ranger for the district is a Green Flag assessor and the Council will be managing all fourteen of its sites to this standard, under the service level agreement with the Ranger Service.

5.57 The rangers manage over 51 hectares of countryside sites. The Milldown and Stour Meadows in Blandford have achieved a Green Flag award, as has Jubilee Fields, Shires Gate and Shreen Meadow, and Upper Lodden, Lower Lodden and Ham Farm in Gillingham.

Appendix 1 – Deliverable Housing Land Supply, April 2020

Reference	Location	Status	5-year supply
Blandford Forum & St Mary			
2/2004/0764	Land Rear of The Stour Inn	Started	1
2/2003/0250	Telstar Garage, Bryanston Street and rear of 23 Salisbury	Started	2
2/2013/0474/PLNG and 2/2017/1512/FUL	13-15, Market Place, Blandford Forum, Dorset, DT11 7AF	Started	1
2/2014/1692/FUL & 2/2016/0742/CPL	Lyndon Cottage, Bournemouth Road, Blandford St Mary ,Dorset ,DT11 9LW	Started	1
2/2015/0950/OTDWPA	First Floor Offices ,Bartletts Country Stores ,Shaftesbury Lane ,Blandford Forum, Dorset, DT11 7EG	Started	3
2/2015/1747/FUL	Nyali Shaftesbury Lane Blandford Forum Dorset DT11 7FD	Started	1
2/2016/0317/FUL	Digwells Garden Shop,Red Lion Yard,Market Place,Blandford Forum,Dorset,DT11 7EB	Started	1
2/2017/0251/FUL	80 Salisbury Street,Blandford Forum,Dorset,DT11 7PS		4
2/2017/0415/FUL	Outbuilding To The Rear Of 40,Salisbury Street,Blandford Forum,Dorset	Started	1
2/2017/1955/FUL	The Railway Hotel Oakfield Street Blandford Forum Dorset DT11 7EX	Started	5
2/2017/0590/FUL	Land South West Of,Field View Road,Blandford Forum,Dorset		4
2/2018/0224/FUL	Land Between River Stour And,Langton Road,Blandford Forum,Dorset		1
2/2018/1219/FUL	Nyali ,Shaftesbury Lane,Blandford Forum,DT11 7FD	Started	1
2/2018/1836/FUL	37A Dorset Street, Blandford Forum, DT11 7RF	Started	2
2/2018/1150/FUL	Land South Of, 52 Salisbury Street, Blandford Forum, Dorset		1
2/2019/0617/CPL	1 Market Place, Blandford Forum, DT11 7AH		1
2/2019/0619/FUL	Bell Inn Yard, The Cottage , Salisbury Street, Blandford Forum, DT11 7AU		1
2/2018/1695/COU	5 Church Lane, Blandford Forum, DT11 7AD		1
2/2019/1142/FUL	84 Salisbury Road, Blandford Forum, DT11 7LR		1
2/2019/0151/TECHD	Land West Of Luton Mews, Shorts Lane, Blandford Forum		9
2/2019/1223/FUL	Land At,9 - 10 Pigeon Close,Blandford St Mary,Dorset		4
2/2019/1384/FUL	Crown And Anchor ,11 West Street,Blandford Forum,DT11 7AW		6
2/2018/0981/OUT	"Nordon", Council Offices, Salisbury Road		40
2/2019/1316/REM	Brewery site (Lot 1), Blandford St Mary		63
2/2018/1590/REM	St Mary's Hill (phase 1), Blandford St Mary	Started	89
Blandford sub-total			244

Reference	Location	Status	5-year supply
Gillingham			
2/2014/1363/FUL	Land To The Rear Of, Fairey Crescent ,Gillingham, Dorset, SP8 4PE	Started	2
2/2016/1545/FUL	Building In The North East Corner Of London House, Station Road, Gillingham, Dorset	Started	1
2/2017/0757/OUT	Springfield,Access ToGreenacres ,Gillingham ,Dorset,SP8 4HD		1
2/2017/0837/FUL	Workshop,Town Bridge House,High Street,Gillingham,Dorset,SP8 4AA		1
2/2017/0928/FUL	Land At E 380183 N 126087,Common Mead Lane,Gillingham,Dorset		1
2/2017/1339/FUL	2 Park Villas ,Shaftesbury Road,Gillingham,SP8 4LG		2
2/2017/1664/FUL	Lloyds Bank Plc , High Street, Gillingham, SP8 4AQ		4
2/2017/1995/FUL	Land Adjacent 3 Lodden, Gillingham, Dorset, SP8 4JY,		1
2/2017/1977/FUL	Old Town Gallery ,5 High Street,Gillingham,SP8 4AN	Started	1
2/2018/0722/AGDWPA	Barn At,Langham Lane,Gillingham,Dorset		1
2/2017/1266/FUL	Land Adjacent To,The Harwood Retail Centre,Station Road,Gillingham,Dorset		4
2/2018/0887/FUL	Churchbury House ,Queen Street, Gillingham,SP8 4DZ		8
2/2018/1257/FUL	Buildings At,Huntingford Farm,Huntingford Road,Huntingford,Dorset		2
2/2018/1480/OTDWPA	Sydenham House,High Street,Gillingham,Dorset,SP8 4AG		3
2/2018/1533/FUL	Land South Of Victoria House,Le Neubourg Way,Gillingham,Dorset		1
2/2018/1530/FUL	Land At,Old Fir Tree Inn,Peacemarsh Road,Gillingham,Dorset	Started	1
2/2018/1651/FUL	Pierston Manor Farm ,Little Marsh,Milton On Stour,SP8 5PZ		1
2/2019/0462/FUL	Barn And Workshop At Two Counties Farm,Shaftesbury Road,Gillingham,Dorset		1
2/2019/0533/FUL	Hedgewall ,Bay Lane,Gillingham,SP8 4ER		1
2/2019/0524/FUL	Ham Cottage ,Cole Street Lane,East Stour,SP8 5JQ		1
2/2019/0805/FUL	Gilyard Scarth Estate Agents,High Street,Gillingham,Dorset,SP8 4QT		2
2/2019/0686/FUL	Agricultural Building,Sandpits Lane,Gillingham,Dorset		4
2/2019/0909/AGDWPA	Stirling Stables,Bay Road,Gillingham,Dorset		1
2/2019/0559/FUL	Forge Garage ,Back Lane,Milton On Stour,SP8 5PZ		4
2/2019/1820/FUL	Bowridge Hill Farm,Bowridge Hill,Gillingham,Dorset,SP8 5QS		1
2/2019/1600/FUL	Flats 1 And 2,The Mill House,High Street,Gillingham,Dorset,SP8 4AH		-1
2/2020/0027/AGDWPA	Deer Leap Farm,Bowridge Hill,Gillingham,Dorset,SP8 5QR		2
2/2019/1426/FUL	Horkesley Hall Farm ,Common Mead Lane,Gillingham,SP8 4RE		4

Reference	Location	Status	5-year supply
2/2019/1409/FUL	Windyridge Farm ,Bay Road,Gillingham,SP8 4EP		5
2/2018/1437/FUL	Gillingham extra care facility, St Martins	Pending	55
2/2019/1649/REM	Land east of Barnaby Mead		50
2/2018/0077/OUT	Park Farm, Gillingham Southern Extension	PP subject to S.106	50
2/2018/0483/REM	Land To The East Of Lodden Lakes, Gillingham Southern Extension		90
2/2018/0036/OUT	Ham Farm and Newhouse Farm, Gillingham Southern Extension	PP subject to S.106	100
Gillingham sub-total			405
Shaftesbury			
2/2002/0425	Land adj 101 St James	Started	2
2/2013/1338/PLNG	Land rear of 17, Bell Street, Shaftesbury, Dorset, SP7 8AR	Started	1
2/2015/1001/FUL	46 Salisbury Street Shaftesbury Dorset SP7 8EJ	Started	1
2/2016/0817/FUL	Tower View Bleke Street Shaftesbury		1
2/2017/0971/FUL	Land On The North West Side Of 6 ,Paddock Close,Shaftesbury,SP7 8DD		4
2/2017/0524/FUL	35 High Street,Shaftesbury,SP7 8JE		1
2/2017/1331/FUL	44 Sweetmans Road,Shaftesbury,SP7 8EH		1
2/2017/1727/FUL	Chubbs Almshouses, 33 Salisbury Street, Shaftesbury, Dorset, SP7 8EL	Started	3
2/2018/0531/FUL	14 Haines Lane,Shaftesbury,SP7 8AJ		-1
2/2019/0512/FUL	Former Workshop,Mustons Lane,Shaftesbury,Dorset	Started	1
2/2019/0537/FUL	Spillers House, Flat 8 ,25 Old Boundary Road,Shaftesbury,SP7 8EP		1
2/2019/0349/FUL	28 Crookhays,Shaftesbury,Dorset,SP7 8DX		1
2/2019/0342/FUL	Store Rear Of,25 High Street,Shaftesbury,Dorset		1
2/2019/1132/FUL	1 Yeatmans Close,Shaftesbury,SP7 8LU		2
2/2019/1671/FUL	2 Abbey Walk,Shaftesbury,SP7 8BB		-1
2/2019/0680/FUL	A T S Euromaster site, New Road	Pending	18
2/2014/1350/FUL	Adj Wincombe Business Park	Started	95
2/2018/1418/REM	Land west of Littledown	Started	170
Shaftesbury sub-total			301

Reference	Location	Status	5-year supply
Sturminster Newton			
2/2011/0905/PLNG	Part Garden Of 9 And 10, Alder Close, Sturminster Newton, Dorset, DT10 1AJ	Started	2
2/2016/1093/FUL	Streeters Carpets And Beds Ltd,Station Road,Sturminster Newton,Dorset,DT10 1BD	Started	9
2/2017/1426/FUL	37 Bridge Street,Sturminster Newton,DT10 1BZ	Started	2
2/2017/1756/FUL	Lester House , 7 Bridge Street, Sturminster Newton, DT10 1AP	Started	1
2/2017/1623/FUL	Corner House Station Road Sturminster Newton, DT10 1BB		3
2/2018/0230/FUL	Land At,Natwest,Market Cross,Sturminster Newton,Dorset		1
2/2018/0535/FUL	Glebelands ,Manston Road,Sturminster Newton,DT10 1AG	Started	1
2/2018/0860/AGDWPA	Manor Farm,Stalbridge Lane,Bagber,Dorset	Started	2
2/2018/1358/FUL	Belle-Monte ,Manston Road,Sturminster Newton,DT10 1AG		1
2/2018/1403/FUL	Sturminster Newton Bakery ,41 Bridge Street,Sturminster Newton,Dorset,DT10 1AW		1
2/2019/0413/AGDWPA	Oaks Farm,Stalbridge Lane,Sturminster Newton,Dorset,DT10 2JQ		2
2/2019/0938/AGDWPA	Dairyhouse Farm,Chapel Lane To Pleak House Farm - Access Road,Bagber,Dorset		1
2/2019/0977/LITRPA	Toll House, A357 - Twofords Bridge To Woodlands Farm Access, Bagber Dorset DT10 2HS		1
2/2019/0385/FUL	A K H Heating,Rivers Corner To Salkeld Bridge - Lane,Rivers Corner,Dorset,DT10 2AB		1
2/2019/1480/FUL	Land At E 379420 N 114290,Bull Ground Lane,Sturminster Newton,Dorset		1
2/2018/0799/FUL	Social Services Offices, Bath Road	Started	18
2/2019/1801/FUL	Elm Close / Bull Ground Lane		95
Sturminster Newton sub-total			142
Stalbridge			
2/2016/0593/FUL	Land Off,Station Road,Stalbridge,Dorset	Started	1
2/2017/0027/FUL	Former Natwest BankHigh StreetStalbridgeDorsetDT10 2LQ	Started	1
2/2016/1748/OUT	Land West Of Grove House,Park Grove,Stalbridge,Dorset		1
2/2017/1191/AGDWPA	Farm Building Adjoining,Priors Down Farm,West Mill Lane To Station Road - Lane,Stalbridge,DT10 2RS	Started	1
2/2018/0209/FUL	Crown Inn ,High Street,Stalbridge,DT10 2LL	Started	2
2/2018/0314/FUL	Land At,Foxlea Farm,A357 - Landshire Lane To Church Hill,Stalbridge,Dorset	Started	1
2/2018/0829/FUL	Land At E 375111 N 117904,Station Road,Stalbridge,Dorset		1
2/2018/1042/FUL	19 High Street,Stalbridge,DT10 2LH		1

Reference	Location	Status	5-year supply
2/2017/2021/FUL	Stalbridge Barns,Former C C Moore And Co Ltd,Church Hill,Stalbridge,Dorset,DT10 2RL		8
2/2019/0296/FUL	19 And 19A High Street,Stalbridge,Sturminster Newton,Dorset,DT10 2LH		1
2/2019/0804/FUL	Land At E 374607 N 115800,Hargrove Farm,Hargrove Lane,Stalbridge,Dorset		1
2/2019/1317/FUL	Land At E 375430 N 118600,Hamwood Farm,Triangle Farm Road Opposite,Stalbridge,Dorset		2
2/2019/0878/FUL	Land North East Of Laburnum House,Ring Street,Stalbridge,Dorset		9
2/2019/1710/REM	Thornhill Road, Stalbridge		60
2/2019/0162/REM	North of Lower Road, Stalbridge	Started	120
	Stalbridge sub-total		210
18 larger villages			
2/2015/0651/FUL	River View Bridge Street Bourton Dorset SP8 5BA	Started	1
2/2018/1435/REM	Sandways Farm,New Road,Bourton,Dorset,SP8 5BQ		1
2/2019/0359/FUL	Somerville,New Road,Bourton,Dorset,SP8 5AP		6
2/2018/0952/FUL	East View Farm, New Road, Bourton		1
2/2018/1649/FUL	Old Farm West Bourton Road Bourton SP8 5PF		1
2/2018/1247/FUL	1 Breach Close Bourton SP8 5BB		1
2/2016/0610/REM	Bourton Mill, Factory Hill, Bourton	Started	25
2/2018/0078/OUT	Barnwheel House ,52 Gravel Lane,Charlton Marshall,DT11 9NS		1
2/2018/0715/FUL	Sunnyfields ,62 Gravel Lane,Charlton Marshall,DT11 9NS		1
2/2018/0563/FUL	Land South Of August House,43 The Close,Charlton Marshall,Dorset		2
2/2018/1030/AGDWPA	Sparrow Bush Farm,Gorcombe Farm Road To Park Hill - Lane,Thornicombe,Blandford Forum, DT11 9AQ		4
2/2018/1320/OUT	The Bungalow,326 Bournemouth Road,Charlton Marshall,Dorset,DT11 9PE		3
2/2018/1576/OUT	The Charlton Inn ,Bournemouth Road,Charlton Marshall,DT11 9NH		9
2/2019/1227/FUL	42 Green Close,Charlton Marshall,DT11 9PF		1
2/2017/1016/FUL	Barn At Chisel Farm House, Little Hanford, Child Okeford		2
2/2018/1721/FUL	Giddy Acre Barn,Ridgeway Lane,Child Okeford,Dorset		1
2/2019/0419/FUL	Former Child Okeford Post Office,High Street,Child Okeford,Dorset,DT11 8EH		1
2/2019/0644/AGDWPA	Fontmell Farm,Lower Common Road To Fontmell Farm - Lane,Fontmell Parva,Dorset,DT11 8HW		4
2/2019/0891/FUL	The Old Bakery,Upper Street,Child Okeford,Blandford Forum,Dorset,DT11 8EF		1

Reference	Location	Status	5-year supply
2/2019/0834/FUL	Abergavenny Farm,Ridgeway Lane,Child Okeford,Dorset,DT11 8HB		1
2/2019/1590/FUL	Holdway House ,Shaftesbury Road,Child Okeford,DT11 8EQ		2
2/2010/0963/PLNG	Part garden of Hillside, Hunger Hill, East Stour, Gillingham, Dorset, SP8 5JS	Started	1
2/2019/0946/FUL	Stoneleigh Back Street East Stour SP8 5JY		1
2/2019/0033/FUL	Barn At,Hunger Hill Farm,Hunger Hill,East Stour,Dorset		1
2/2012/1049/PLNG	Green Farm, Marnhull Road, Margaret Marsh, Shaftesbury, Dorset, SP7 0AZ	Started	1
2/2015/0459/FUL	Home Mead Cottage ,8, North Street, Fontmell Magna, Shaftesbury ,Dorset ,SP7 0NS	Started	1
2/2017/1856/FUL	Middle Farm ,Lurmer Street,Fontmell Magna,SP7 0NT		3
2/2018/1235/AGDWPA	Barn At,Gupples Lane,Hartgrove,Dorset		1
2/2018/1237/AGDWPA	Barn 4 Lower Hartgrove Farm,Green Lane,Stour Row,Dorset		1
2/2018/1260/FUL	Land South Of Little Orchard,Parsonage Street,Fontmell Magna,Dorset		1
2/2019/0078/AGDWPA	Barn 3 Lower Hartgrove Farm,Green Lane,Stour Row,Dorset		1
2/2019/0840/FUL	Gupples Farm ,Gupples Lane,Hartgrove,SP7 0AS		3
2/2019/1813/AGDWPA	Barn 1 Lower Hartgrove Farm Green Lane Stour Row Dorset		1
2/2019/1818/AGDWPA	Barn 2 Lower Hartgrove Farm Green Lane Stour Row Dorset		2
2/2020/0577/FUL	Land south of Home Farm (site 20)	Pending	30
2/2016/0121/FUL	Locketts Cottages ,Locketts Farm To Dairy House Farm Access - Lane,Droop,Dorset,DT11 0EZ	Started	-1
2/2018/1814/REM	Land At E 374447 N 109231,The Causeway,Hazelbury Bryan,Dorset		8
2/2017/1547/FUL	Barn At E 375491 N 110386,Priest Thorn Cottages To Stut Lane - Road,Hazelbury Bryan,Dorset		1
2/2018/1494/AGDWPA	Moores Farm,West Lane,Hazelbury Bryan,Dorset,DT10 2BQ		1
2/2019/0064/AGDWPA	Crossroads Farm,Access Road To Crossroads Farm,Woodrow,Dorset,DT10 2BH		2
2/2019/1651/FUL	Ewe Barn, West Lane, Hazelbury Bryan, Sturminster Newton Dorset,DT10 2BQ		1
2/2019/1504/OTDWPA	Rb Snook Building Ltd, King Stag Mill, The Common,Kings Stag, Sturminster Newton, Dorset, DT10 2AU		2
2/2019/1123/AGDWPA	Sunny View, Pleck Hill, Pleck, Hazelbury Bryan, Sturminster Newton, Dorset, DT10 2EG		1
2/2019/0474/FUL	Broad Oaks Farm, The Common, Hazelbury Bryan, DT10 2AU		1
2/2016/1052/FUL	Handley Cross Farm, Pidney Hill, Hazelbury Bryan		17
2/2019/0599/OUT	Site 12: Land East Of King Stag Mill	NP alloc	1
2/2019/0268/FUL	Pond South West Of Mistleigh,Blandford Road O/s Mistleigh,Iwerne Minster,Dorset		6

Reference	Location	Status	5-year supply
2/2019/1147/VARIA	Thatchways ,Blandford Road,Iwerne Minster,DT11 8QN		3
2/2012/0771/PLNG	Longonot, Crown Road, Marnhull, Sturminster Newton, Dorset, DT10 1LN	Started	1
2/2015/0522/REM	Land Adjacent Joyces New Street Marnhull Dorset	Started	2
2/2015/1382/FUL	Land At St (e) 378920 (n) 119092 Salisbury Street Marnhull Dorset	Started	1
2/2016/0518/FUL	Strangways Farm ,Hains Lane,Marnhull,Dorset,DT10 1JU	Started	3
2/2017/0353/OUT	Greenfields ,Sodom Lane,Marnhull,DT10 1HR		3
2/2017/0994/FUL	Land At E 378884 N 119145, Corner Close,Corner Close,Marnhull,Dorset		1
2/2017/1926/FUL	Popes Farm ,New Street To Common Lane - Lane,Marnhull,Dorset,DT10 1NU		1
2/2018/0441/AGDWPA	Agricultural Building,Haines Lane To Ham Lane - Track,Marnhull,Dorset		1
2/2018/1436/OUT	Land North Of,Kentisworth Road,Marnhull,Dorset		9
2/2018/1589/FUL	8A Burton Street,Marnhull,DT10 1PP		1
2/2018/1391/OUT	Land Adjacent Joyces ,New Street,Marnhull,DT10 1NP		7
2/2018/1303/OUT	Land North Of Elmside, Musbury Lane, Marnhull		1
2/2019/0722/FUL	Barn At,Ashley Down Farm,Great Down Lane,Marnhull,Dorset		1
2/2019/0904/REM	Vale Cottage,Ham Lane,Marnhull,Dorset,DT10 1JN		2
2/2019/0623/FUL	Land At E 377595 N 118361,Goddards,Marnhull,Dorset		1
2/2009/0206/PLNG	Goulds Farm, Little England, MILBORNE ST ANDREW	Started	5
2/2015/1073/FUL	Land At E 380375 N 97264 Manor Farm Lane Milborne St Andrew Dorset	Started	1
2/2017/0277/FUL	Land At Goulds Farm,Fox View,Milborne St Andrew,Dorset		7
2/2018/1296/FUL	Straitford House ,Blandford Hill,Milborne St Andrew,DT11 0JA		1
2/2018/1240/FUL	Huntley Down, Milborne St Andrew		25
2/2018/1365/FUL	Little Westwood ,Pond Head To Whitechurch Road,Milton Abbas,DT11 0BL		1
2/2011/0195/PLNG	Dar Es Salaam, Shorts Green Lane, Motcombe, Shaftesbury, Dorset, SP7 9PA	Started	1
2/2018/0283/AGDWPA	Church Farm,Turnpike Road,Motcombe,Dorset,SP7 9NT		3
2/2018/0654/FUL	Church Farm ,Turnpike Road,Motcombe,SP7 9NT		6
2/2018/1224/FUL	Hawkers Hill Farm, The Barn ,Shaftesbury Road,Motcombe,SP7 9NP		1
2/2018/1701/FUL	Tomenda ,The Street,Motcombe,SP7 9PF		1
2/2019/0742/AGDWPA	Highfields, Elm Hill, Motcombe, Dorset,SP7 9HR	Started	2
2/2019/0905/FUL	Land At Wessex Farm, Calves Lane, Motcombe Dorset		1

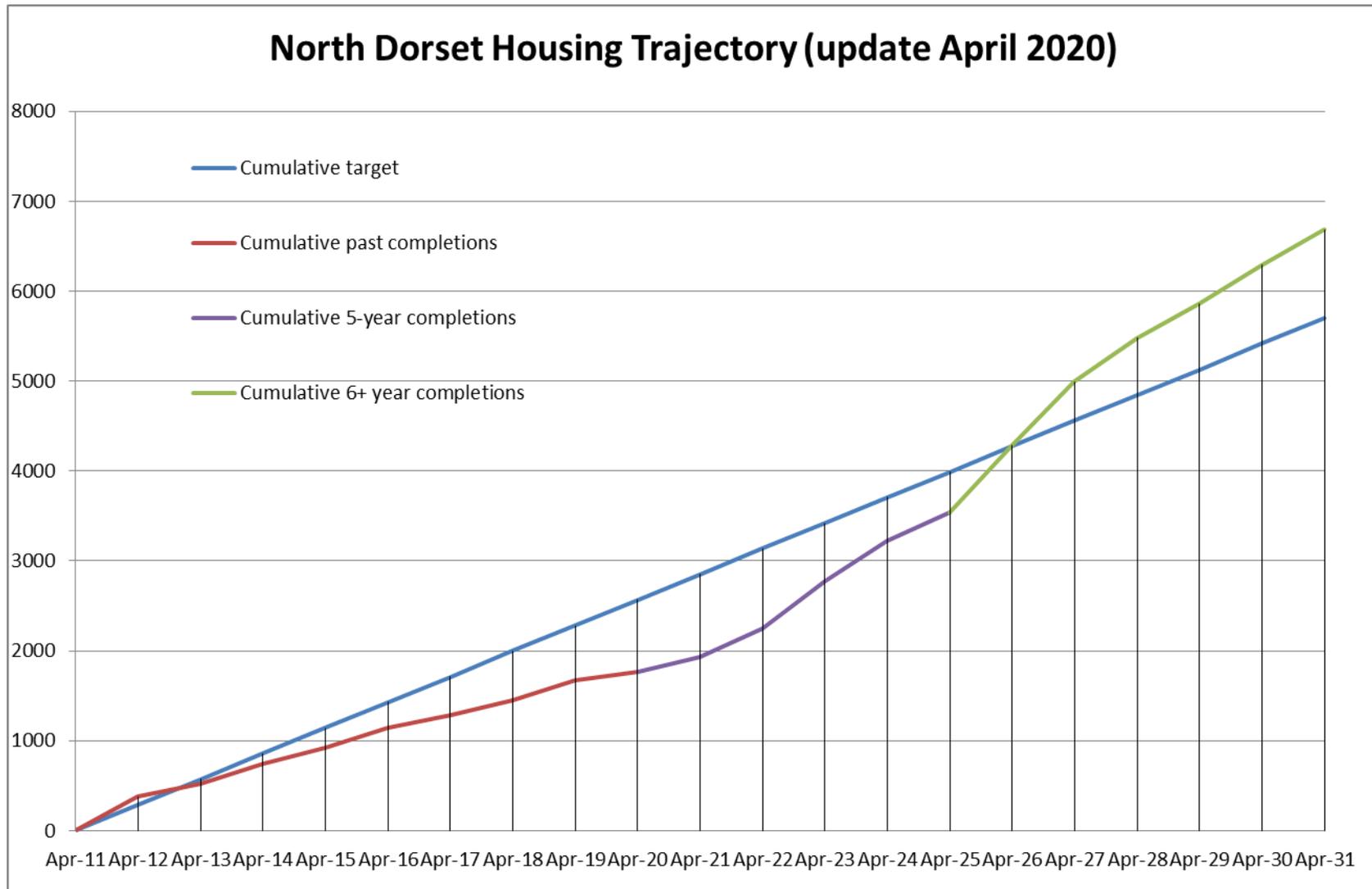
Reference	Location	Status	5-year supply
2/2019/0900/FUL	North Acre, Knapp Hill To Sedge Hill Corner - Lane, Motcombe, Shaftesbury, Dorset, SP7 9BX	Started	1
2/2019/0331/OUT	Land South Of Lake Mead, Frog Lane, Motcombe,Dorset		2
2/2017/0121/FUL	Former Case And Sons Site, Motcombe		10
2/2016/0407/AGDWPA	Lowbrook Farm, Lowbrook Farm Lane, Belchalwell	Started	2
2/2016/0285/FUL	Okehill ,Higher Street,Okeford Fitzpaine,Dorset,DT11 0RQ		1
2/2017/1086/OUT	Fiddleford Mushrooms Ltd ,Angers Lane,Fiddleford,DT10 2BY		1
2/2019/0438/FUL	Froghole Farm, Higher Street, Okeford Fitzpaine, DT11 0EF		1
2/2019/1163/FUL	Stresa House, Lower Street, Okeford Fitzpaine, DT11 0RN		2
2/2019/1596/AGDWPA	Hartcliff Farm, Higher Street To Belchalwell Street - Road, Okeford Fitzpaine, Blandford Forum, DT11 0EF		1
2/2019/1524/FUL	Banbury Cross Boarding Kennels And Cattery, Angers Lane, Fiddleford, DT10 2BY		2
2/2017/1952/OUT	Land west of Castle Lane		27
2/2018/0207/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		4
2/2019/0995/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		4
2/2019/0996/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		4
2/2019/0997/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3
2/2019/1000/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3
2/2019/1003/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3
2/2019/1006/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		2
2/2019/1007/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3
2/2019/1008/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		2
2/2019/1009/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3
2/2019/1010/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		2
2/2019/1012/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		1
2/2019/1013/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		4
2/2019/1015/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		1
2/2019/1016/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		1
2/2019/1017/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		1
2/2019/1025/LITRPA	Wessex Park Homes, Shillingstone Lane, Okeford Fitzpaine		3

Reference	Location	Status	5-year supply
2/2011/0969/PLNG	Woodbury, 10, Chapel Lane, Pimperne, Blandford Forum, Dorset, DT11 8TZ	Started	1
2/2018/0335/OUT	Land At Rear Of The Long House, Yarde Farm Cottage And Yard Farm House,Salisbury Road,Pimperne,Dorset		5
2/2018/1121/FUL	The Pimperne Shop ,Anvil Road,Pimperne,DT11 8UQ		3
2/2019/0125/FUL	Berkeley House, Church Road Pimperne, DT11 8UB	Started	1
2/2019/1494/FUL	Land north of Manor Farm Close, Pimperne	NP alloc	14
2/2017/0848/FUL	Former Westleigh ,Blandford Road,Shillingstone,DT11 0SF		4
2/2018/1096/AGDWPA	Mount View ,Lanchard s,Shillingstone,Dorset,DT11 0QT		2
2/2018/1039/OUT	Part Garden Of,28 Wessex Avenue,Shillingstone,Dorset,DT11 0TG		1
2/2019/0369/FUL	21 Wessex Avenue, Shillingstone, Dorset, DT11 0TG		1
2/2019/1507/FUL	Eastbrook House, White Pit, Shillingstone, DT11 0SZ		2
2/2019/1338/FUL	Gains Cross Farm, Gains Cross Lane, Shillingstone, Dorset		6
2/2019/1722/FUL	Hine Town Lane, South of Ox, Shillingstone	NP alloc	3
2/2018/1021/OUT	Norton View ,Shaston Road,Stourpaine,DT11 8TA		4
2/2019/1136/FUL	4 Hod View, Stourpaine DT11 8TN		1
2/2015/0719/FUL	The Old Farmhouse Chalky Path Winterborne Stickland Dorset DT11 0NS	Started	1
2/2019/0532/FUL	Royal British Legion Clubhouse, Legion Lane, Winterborne Stickland, Blandford Forum, Dorset, DT11 0NQ		1
	Larger villages sub-total		394
Countryside			
2/2019/0757/FUL	Annexe,52 New Road,Lower Bryanston,Blandford Forum,Dorset,DT11 0DR		1
2/2018/1661/AGDWPA	Land At Os 7727 Oak Farm, Templecombe Lane, Buckhorn Weston, Dorset		1
2/2018/1660/AGDWPA	Land At Os 7727 Oak Farm, Templecombe Lane, Buckhorn Weston, Dorset		4
2/2019/0282/AGDWPA	Hartmoor Hill Farm, Hartmoor Hill, Buckhorn Weston, Dorset, SP8 5HE	Started	1
2/2019/0659/AGDWPA	New Barn Farm, Tunnel Head, Sandley, Gillingham, Dorset, SP8 5DZ		1
2/2019/1220/FUL	Weston Fields ,Symphony Farm To Quarr Cross - Lane, Buckhorn Weston, SP8 5PB		1
2/2018/1766/FUL	Mayo Farm ,Higher Blandford Road, Cann, SP7 0EF		1
2/2019/1648/AGDWPA	Guys Marsh Farm, Paynthouse Farm And Cottages To Guys Marsh Farm - Lane, Cann, Dorset, SP7 0BB		1
2/2020/0010/FUL	Garage, Chettle House, Chettle House Road, Chettle, Dorset		1

Reference	Location	Status	5-year supply
2/2019/1688/FUL	The Pottery, Water Lane, Durweston, Blandford Forum, Dorset, DT11 0QB		1
2/2018/0508/FUL	Storage Building, Great House Farm, Access To Great House Farm, Shaftesbury, Dorset		1
2/2019/1102/AGDWPA	Lakesbrook Farm, Village Road, East Orchard, Dorset, SP7 0LH		2
2/2019/1274/FUL	Ash Tree Farm , Zoar Lane, Fifehead St Quintin, DT10 2AP		2
2/2018/1227/FUL	Land At E 368266 N 107477, Haywood Park Farm, Park Lane, Glanvilles Wootton, Dorset		1
2/2019/0581/FUL	Land At E 368266 N 107477, Haywood Park Farm, Park Lane, Glanvilles Wootton, Dorset		1
2/2019/1240/AGDWPA	East Farm, East Farm Lane, Hammoon, Sturminster Newton, Dorset, DT10 2DB		2
2/2019/0750/FUL	Farmhouse At, Manor Farm, Ham Lane, Hammoon, Sturminster Newton, Dorset, DT10 2DB		1
2/2019/0189/FUL	Little Hanford, Chisel Dairy To Little Hanford - Access Road, Hanford, Dorset, DT11 8HH		1
2/2019/0777/FUL	Land At, Lower Farm, Village Road (hilton) Via Milton Abbey To Pond Head - Road Part In Milton Abbas, Hilton, Dorset		1
2/2016/0240/COU	Church Farm, Main Street, IWERNE COURTNEY		1
2/2018/0399/AGDWPA	Barn At, Farrington Bridge To Farrington Village, Farrington, Dorset		1
2/2018/0515/LITRPA	Unit 1 And 1A, Hambledon Hill Farm, New Field Lane, Shroton, Dorset		2
2/2019/1048/FUL	Hambledon Hill Farm, New Field Lane, Shroton, Dorset		1
2/2020/0056/AGDWPA	Vallance Lodge, Common Lane, Kington Magna, Dorset, SP8 5EX		1
2/2017/1029/AGDWPA	Barns At, Haydon Lane, Lydlinch, Dorset	Started	1
2/2017/1981/AGDWPA	Little Rodmore Farm, Access To Little Rodmore Farm, Kings Stag, Dorset, DT10 2BD,		2
2/2019/0188/FUL	Plumber Farm , Haydon Downs Farm To Salkeld Bridge - Road, Plumber, DT10 2AG	Started	7
2/2019/0190/FUL	Plumber Farm , Haydon Downs Farm To Salkeld Bridge - Road, Plumber, DT10 2AG	Started	2
2/2019/0535/AGDWPA	Barn At, Main Road, Lydlinch, Dorset		1
2/2019/1785/ATDWPA	3 Ridge View, Lydlinch		1
2/2018/1183/AGDWPA	Dutch Barn, Shaftesbury Road, Manston, Dorset		1
2/2017/1495/FUL	Fir Tree Farm , Hazelbury Road, Mappowder, DT10 2EQ		2
2/2018/0957/FUL	Styles Farm , Hammond Street, Mappowder, DT10 2EH		2
2/2018/1077/AGDWPA	Marsh Farm, Marnhull Road, Margaret Marsh, Shaftesbury, Dorset, SP7 0AZ		1
2/2019/1254/CPL	Stable Yard, School Lane, Melbury Abbas, Dorset, SP7 0DZ		1
2/2004/0329	Part garden of Suvla Bay, High Street, SPETISBURY	Started	1
2/2015/0415/FUL	The Outlook High Street Spetisbury Dorset DT11 9DT	Started	1

Reference	Location	Status	5-year supply
2/2018/1353/FUL	All Saints Church,Green Lane,Stour Row,Dorset,SP7 0QW		1
2/2019/1713/AGDWPA	Tile House Farm,Duncliffe Hall Lane,Stour Row,Dorset,SP7 0QB		1
2/2016/1690/FUL	Agricultural Buildings Cockhill Farm , Lane From Woodrow Farm To Walnut Cottage, Stourton Caundle, DT10 2LB	Started	1
2/2017/1985/FUL	Barn At N 392228 E 113224,Valley Road,Tarrant Gunville,Dorset		1
2/2017/1514/FUL	Land South Of Easter Cottage,Launceston Farm,Valley Road,Tarrant Launceston,Dorset		1
2/2018/0555/FUL	Former Redlands Garage,Red Lane,Todber,Sturminster Newton,Dorset,DT10 1HT	Started	2
2/2018/1664/AGDWPA	Barn At Todber Manor Fisheries ,Manor Farm,Hunts Hill,Todber,Dorset,DT10 1JB		1
2/2019/1783/LITRPA	Hambledon Dairy, Hunts Hill, Todber		1
2/2019/1753/LITRPA	Units 1 & 7 Hambledon Business Centre, Hunts Hill, Todber		2
2/2019/0210/REM	Home Farm,Access To Walnut Tree Cottage,Turnworth,Dorset		1
2/2018/0593/FUL	Workshop At,Church Farm,Church Street,West Stour,Dorset	Started	1
2/2018/0590/OUT	Land North Of 1 The Lynch, Church Street, West Stour		2
2/2018/0253/FUL	Church Farm, Church Street, West Stour, SP8 5RL		1
2/2020/0046/AGDWPA	Stour Hill Barn,Stour Hill,West Stour,Gillingham,Dorset,SP8 5SE		1
2/2019/1437/AGDWPA	Rectory Farm,Winterborne Lane,Winterborne Zelston,Dorset,DT11 9EX		1
2/2019/0497/FUL	2 Chitcombe Barn,Chitcombe Farm Lane,Woolland,Dorset,DT11 0EW		1
	Countryside sub-total		73
Windfall adjustments			
	Occupational dwellings		10
	Brownfield windfall sites		0
	Adjustments sub-total		10
5-year supply of housing, April 2020			1779

Appendix 2 – North Dorset housing trajectory, updated April 2020



Settlement / Source	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	Total Plan period	5-year supply Totals		
	Completed									5-year supply														
Blandford Forum and St Mary																								
<i>Council Highways Depot, Wimborne Road</i>										0	0	0	0	0	0	0	0	0	0	19	19	0		
<i>"Nordon", Council Offices, Salisbury Road</i>										0	0	40	0	0	0	0	0	0	0	0	40	40		
<i>Brewery site, Blandford St Mary</i>										0	33	30	0	0	38	49	0	0	0	0	150	63		
<i>St Mary's Hill (phase 1), Blandford St Mary</i>										0	40	49	0	0	0	0	0	0	0	0	89	89		
<i>St Mary's Hill (phase 2), Blandford St Mary</i>										0	0	0	0	0	50	55	56	50	50	0	261	0		
<i>Land North of Ward's Drove, Blandford St Mary</i>										0	0	0	0	0	0	0	0	0	0	50	50	0		
<i>Lower Bryanston Farm, Blandford St Mary</i>										0	0	0	0	0	35	40	0	0	0	0	75	0		
<i>Land North and East of Blandford Forum</i>										0	0	0	0	0	0	0	0	60	60	60	180	0		
<i>Other completions / permissions</i>	103	35	71	22	45	33	7	67	10	7	5	11	16	13	0	0	0	0	0	0	445	52		
Blandford sub-total	103	35	71	22	45	33	7	67	10	7	78	130	16	13	123	144	56	110	110	129	1309	244		
Gillingham																								
<i>Gillingham extra care facility, St Martins</i>										0	0	55	0	0	0	0	0	0	0	0	55	55		
<i>Station Road Regeneration area</i>										0	0	0	0	0	20	45	45	45	45	0	200	0		
<i>Land east of Barnaby Mead</i>										0	10	40	0	0	0	0	0	0	0	0	50	50		
<i>Park Farm</i>										0	0	0	20	30	40	40	70	40	40	70	350	50		
<i>Land To The East Of Lodden Lakes, New Road</i>										0	10	40	40	0	0	0	0	0	0	0	90	90		
<i>Land adjacent Lodden Lakes (Phase 2)</i>										0	0	0	0	0	40	40	35	0	0	0	115	0		
<i>Ham Farm and Newhouse Farm</i>										0	0	0	30	70	80	80	70	36	65	71	502	100		
<i>Other completions / permissions</i>	15	9	7	6	9	6	6	21	8	2	6	25	12	15	0	0	0	0	0	0	147	60		
Gillingham sub-total	15	9	7	6	9	6	6	21	8	2	26	160	102	115	180	205	220	121	150	141	1509	405		
Shaftesbury																								
<i>A T S Euromaster site, New Road</i>										0	0	18	0	0	0	0	0	0	0	0	18	18		
<i>Land To The SE of Wincombe Lane</i>										0	0	0	0	0	0	0	0	0	30	30	60	0		
<i>Adj Wincombe Business Park</i>										0	0	0	45	50	50	46	0	0	0	0	191	95		
<i>Land west of Littledown</i>										35	45	45	45	0	0	0	0	0	0	0	170	170		
<i>Land at Higher Blandford Road</i>										0	0	0	0	0	0	20	35	0	0	0	55	0		
<i>Other completions / permissions</i>	220	62	119	122	85	36	55	69	30	2	7	2	6	1	0	0	0	0	0	0	816	18		
Shaftesbury sub-total	220	62	119	122	85	36	55	69	30	37	52	65	96	51	50	66	35	0	30	30	1310	301		
Sturminster Newton																								
<i>Old Market Site, Station Road</i>										0	0	0	0	0	28	0	0	0	0	0	28	0		
<i>Clarkes Yard, Bath Road</i>										0	0	0	0	0	15	14	0	0	0	0	29	0		
<i>Social Services Offices, Bath Road</i>										18	0	0	0	0	0	0	0	0	0	0	18	18		
<i>Station Road regeneration area</i>										0	0	0	0	0	0	0	20	20	0	0	40	0		
<i>William Barnes School</i>										0	0	0	0	0	0	0	0	0	20	0	20	0		
<i>Site 7: Hammonds Builders Yard</i>										0	0	0	0	0	5	0	0	0	0	0	5	0		
<i>Site 10: Land at Yewstock, Bath Road</i>										0	0	0	0	0	0	8	0	0	0	0	8	0		
<i>Site 12: Land adj Barton Farmhouse, Newton</i>										0	0	0	0	0	0	0	8	0	0	0	8	0		
<i>North of the Livestock Market</i>										0	0	0	0	0	40	40	0	0	0	0	80	0		
<i>Land North of Northfields</i>										0	0	0	0	0	20	20	20	20	20	14	114	0		
<i>Elm Close / Bull Ground Lane</i>										0	0	10	40	45	0	0	0	0	0	0	95	95		

<i>Land At The Bull, Common Lane</i>											0	0	0	0	0	17	0	0	0	0	0	17	0	
<i>Site 11: Land North of Manston Road</i>											0	0	0	0	0	0	30	0	0	0	0	0	30	0
<i>Other completions / permissions</i>	11	5	1	1	1	10	1	2	7	11	2	9	6	1	0	0	0	0	0	0	0	68	29	
Sturminster Newton sub-total	11	5	1	1	1	10	1	2	7	29	2	19	46	46	125	112	48	40	40	14	560	142		
Stalbridge																								
<i>Thornhill Road, Stalbridge</i>											0	0	0	30	30	0	0	0	0	0	0	60	60	
<i>North of Lower Road, Stalbridge</i>											40	40	40	0	0	0	0	0	0	0	0	120	120	
<i>Other completions / permissions</i>	4	0	3	1	0	2	5	4	1	1	3	5	12	9	0	0	0	0	0	0	0	50	30	
Stalbridge sub-total	4	0	3	1	0	2	5	4	1	41	43	45	42	39	0	0	0	0	0	0	0	230	210	
18 Larger Villages																								
<i>Bourton</i>	2	0	0	2	0	1	17	2	4	14	13	9	0	0	10	0	0	0	0	0	0	74	36	
<i>Charlton Marshall</i>	0	0	0	1	27	7	1	2	1	0	11	9	1	0	20	20	0	0	0	0	0	100	21	
<i>Child Okeford</i>	3	0	0	2	1	0	0	0	0	0	2	7	3	0	0	0	0	0	0	0	0	18	12	
<i>East Stour</i>	0	1	1	0	3	1	0	5	3	0	0	2	0	1	0	0	0	0	0	0	0	17	3	
<i>Fontmell Magna</i>	1	1	0	0	2	0	0	1	0	1	0	16	14	14	0	0	0	10	0	0	0	60	45	
<i>Hazelbury Bryan</i>	2	1	1	3	0	2	1	1	1	16	12	6	0	0	14	11	0	0	0	0	0	71	34	
<i>Iwerne Minster</i>	1	1	0	2	4	0	3	0	2	0	9	0	0	0	0	0	0	0	0	0	0	22	9	
<i>Marnhull</i>	1	3	6	1	2	1	9	15	9	6	3	12	12	2	30	31	0	0	0	0	0	143	35	
<i>Milborne St Andrew</i>	0	7	0	0	4	0	0	0	0	1	7	1	10	20	0	20	20	21	0	0	0	111	39	
<i>Milton Abbas</i>	1	1	7	3	0	0	1	0	0	0	1	0	0	0	6	15	1	0	0	0	0	36	1	
<i>Motcombe</i>	2	1	1	-1	3	1	1	1	1	10	10	5	2	1	23	0	0	0	0	0	0	61	28	
<i>Okeford Fitzpaine</i>	1	1	2	0	14	22	5	2	2	3	28	0	47	3	45	0	27	0	0	0	0	202	81	
<i>Pimperne</i>	0	0	0	0	0	1	7	1	0	0	5	18	0	1	15	0	0	0	15	0	0	63	24	
<i>Shillingstone</i>	0	0	1	2	0	3	5	2	3	0	7	1	11	0	39	0	0	0	0	0	0	74	19	
<i>Stourpaine</i>	0	2	1	0	0	4	4	7	0	0	4	1	0	0	0	0	0	0	0	0	0	23	5	
<i>Winterborne Kingston</i>	1	0	2	0	11	1	18	0	0	0	0	0	0	0	0	0	0	0	0	0	0	33	0	
<i>Winterborne Stickland</i>	1	0	0	0	0	0	0	1	2	1	0	0	0	1	0	0	0	0	0	0	0	6	2	
<i>Winterborne Whitechurch</i>	1	0	0	2	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	5	0	
18 larger villaegs sub-total	17	19	22	17	73	44	72	40	28	52	112	87	100	43	202	97	48	31	15	0	1119	394		
Countryside																								
<i>Countryside completions / permissions</i>	5	14	4	9	7	11	13	20	12	2	3	15	42	11	0	0	0	0	0	0	0	168	73	
Total, excluding windfall adjustments	375	144	227	178	220	142	159	223	96	170	316	521	444	318	680	624	407	302	345	314	6205	1769		
Windfall adjustments																								
<i>Occupational dwellings</i>											0	0	0	5	5	5	5	5	5	5	5	40	10	
<i>Office to residential</i>											0	0	0	0	0	0	0	0	2	2	2	4	0	
<i>Agricultural to residential</i>											0	0	0	0	0	15	15	15	15	15	15	75	0	
<i>Brownfield sites</i>											0	0	0	0	60	60	60	60	60	60	60	360	0	
Adjustments sub-total											0	0	0	5	65	80	80	80	82	82	82	479	10	
Total, including windfall adjustments	375	144	227	178	220	142	159	223	96	170	316	521	449	323	745	704	487	382	427	396	6684	1779		
Cumulative total	375	519	746	924	1144	1286	1445	1668	1764	1934	2250	2771	3220	3543	4288	4992	5479	5861	6288	6684				
Cumulative target (285 dpa)	285	570	855	1140	1425	1710	1995	2280	2565	2850	3135	3420	3705	3990	4275	4560	4845	5130	5415	5700				
Cumulative difference	90	-51	-109	-216	-281	-424	-550	-612	-801	-916	-885	-649	-485	-447	13	432	634	731	873	984				