

Leicester
City Council

Democratic and Civic
Support
Town Hall
Town Hall Square
Leicester
LE1 9BG

18 January 2013

Sir or Madam

I hereby summon you to a meeting of the LEICESTER CITY COUNCIL to be held at the Town Hall, on THURSDAY, 24 JANUARY 2013 at SIX O'CLOCK in the afternoon, for the business hereunder mentioned.

Please note the later start time.

Monitoring Officer

AGENDA

1. LORD MAYOR'S ANNOUNCEMENTS

2. DECLARATIONS OF INTEREST

3. MINUTES OF PREVIOUS MEETING

4. PETITIONS

- Presented by Councillors
- Presented by Members of the Public

5. QUESTIONS

- From Members of the Public
- From Councillors

6. REPORTS OF EXECUTIVE

Reserved to Council

- 6.1 Treasury Strategy 2013/14 to 2015/16
- 6.2 Council Tax – Taxbase and Empty Property Discounts
- 6.3 Council Tax Reduction (Local) Scheme – Scheme Options

Call-In of Executive Decision

- 6.4 Gypsy & Traveller Sites In and Around Leicester

7. REPORT OF THE AUDIT AND RISK COMMITTEE

- 7.1 Audit & Risk Annual Report to Council

8. REPORTS OF THE MONITORING OFFICER

9. EXECUTIVE AND COMMITTEES

To note any changes to the Executive. To vary the composition and fill any vacancies of any committee of the Council.

10. NOTICES OF MOTION

11. ANY OTHER URGENT BUSINESS

Thursday, 24 January 2013

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REPORTS OF THE EXECUTIVE

6.1 TREASURY STRATEGY 2013/14 to 2015/16

A copy of the report is attached.

The relevant minute extract from the Overview Select Committee meeting held on 17 January 2013 will be circulated as soon as it becomes available.

The Council is recommended to approve the Treasury Strategy.

6.2 COUNCIL TAX – TAXBASE AND EMPTY PROPERTY DISCOUNTS

A copy of the report is attached.

The Council is recommended to endorse a taxbase for 2013/14 of 62,070 properties expressed as the equivalent number of “Band D” properties.

The Council to determine the level of discounts as specified in 3.9 of the report.

6.3 APPROVAL OF THE COUNCIL TAX SUPPORT SCHEME

A copy of the report is attached.

Full Council is to asked review the three proposals put forward in the report. The Executive have recommended full council opt for the consulted Localisation of Council Tax Reduction Scheme (Scheme One) excluding removal of backdating.

Full Council is recommended to approve the £315K (4.16 page 9) fund for the council tax discretionary relief fund (also known as Section 13A within the Local Government Finance Act) to financially assist the most vulnerable individuals in the city against the adverse impacts these groups may face following the introduction of the Council Tax Reduction Scheme.

The appendices associated with this report are available on the Council's website at www.cabinet.leicester.gov.uk. If you require a paper copy, please contact the Democratic Support Office by telephoning (0116) 2298818.

6.4. GYPSY AND TRAVELLER SITES IN AND AROUND LEICESTER

In accordance with Rule 12 of the City Mayor and Executive Procedure Rules, Councillors Westley (Proposer), Byrne (Seconder), Meghani, Dempster and Bhavsar have objected to the decision of the City Mayor of 7 January 2013 with regard to the above.

24 January 2013

The submitted grounds for objection are:-

“that the residents of Beaumont Leys and Abbey Wards have raised a number of concerns that lead us to believe that the decision should be reconsidered.”

A copy of the decision is attached.

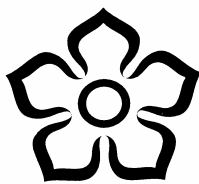
Arising from the receipt of an objection the issue has been referred to the meeting of the Economic Development, Culture and Tourism Scrutiny Commission scheduled for 16 January 2013. The relevant extract will be distributed to Members prior to the Council meeting.

The City Council is recommended to formally consider the Executive Decision of the City Mayor regarding the development of new Gypsy and Traveller Sites in the City.

Under the provisions of City Mayor and Executive Procedure Rule 12 (h), the Council may either confirm the decision of the Executive which would take immediate effect or refer the matter back to the Executive with an alternative recommendation for Executive to consider.

The ‘Gypsy and Traveller Site Search – Assessment of Sites’ document is available on the Council’s website at www.cabinet.leicester.gov.uk. If you require a paper copy, please contact the Democratic Support Office by telephoning (0116) 2298818.

**Sir Peter Soulsby
City Mayor**



Leicester
City Council

6.1

WARDS AFFECTED: ALL WARDS (CORPORATE ISSUE)

**EXECUTIVE BRIEFING
OVERVIEW SELECT COMMITTEE
COUNCIL**

**13 DECEMBER 2012
17 JANUARY 2013
24 JANUARY 2013**

TREASURY STRATEGY 2013/14 TO 2015/16

Report of the Acting Director of Finance

1. Purpose of Report

- 1.1 This report establishes the strategy for the Council's borrowing and investments during 2013/14.

2. Summary

- 2.1 Treasury management is the process that ensures that the Council always has enough cash to make the payments that are necessary for its operations, and this involves both borrowing and investment. The Council's borrowing totals some £250 million; and its investments vary from below £70 million to over £150 million depending on circumstances.
- 2.2 The strategy is broadly unchanged from the current treasury strategy for 2012/13. In particular it continues the current approach whereby investments will only be lent to highly credit worthy counterparties.
- 2.3 The strategy also envisages :-
- a) a prolonged period of extremely low short term interest rates;
 - b) the use of our investment balances to avoid borrowing.

3. Recommendations

- 3.1 The Executive is recommended to approve this Treasury Strategy, and recommend it to the Council.
- 3.2 Members of Overview Select Committee are recommended to note the report and make any comments to the Director of Finance and the Executive as they wish.
- 3.3 The Council is recommended to approve this Treasury Strategy.

4.0 **Treasury Strategy**

4.1 This document is the Treasury Strategy for 2013/14. At the beginning of each year the Council receives this report which identifies how it is proposed to borrow and invest in the light of capital spending requirements, interest rate forecasts and economic conditions.

4.2 The strategy covers the matters listed below:

- i. the Council's current debt and investments;
- ii. prospects for interest rates;
- iii. capital borrowing required;
- iv. investment strategy;
- v. the balance between holding investments and using them to repay debt (or as a substitute for new borrowing);
- vi. debt rescheduling opportunities;

4.3 The key factors to consider are:

- i. How much new borrowing will cost. Members are asked to note that interest rates for borrowing over a long period of time are different from rates for borrowing over a short period.
- ii. Ensuring the Council has an appropriate balance of debt at fixed and variable interest rates, so we are protected against market changes.
- iii. How much interest the Council can get on its investments.
- iv. Ensuring the security of investments.
- v. When loans are due to be repaid and how much it is likely to cost to refinance them at that time.
- vi. Government initiatives which impact on borrowing and investment decisions.

5. **Current Portfolio Position**

5.1 The Council's current debt and investment position is shown in the table below. Members are asked to note that the figures shown represent a snapshot at a single moment in time. The table excludes £31M of debt managed by the County Council on behalf of the City Council and also excludes debt instruments by contractors for PFI schemes.

| Treasury Position As At 23rd November 2012 | Amount |
|--|---------------|
| Fixed Rate Funding | |
| Public Works Loan Board | £147m |
| Stock | £9m |
| Market Loans | £96m |
| Total Debt | £252m |

| | |
|-------------|-------|
| Investments | £153m |
| Net Debt | £99M |

6. **Treasury Limits For 2013/2014**

6.1 The Treasury Strategy includes a number of prudential indicators required by CIPFA's Prudential Code for capital finance, the purpose of which is to ensure that treasury management decisions are affordable and prudent. The recommended indicators and limits are shown below. One of these indicators, the "authorised limit" (para 6.3 below) is a statutory limit under the Local Government Act 2003 which is set by the full Council as part of the budget. The other indicators are part of this treasury strategy.

6.2 The first indicator is that over the medium-term net borrowing will only be for capital purposes – ie net borrowing should not, except in the short-term, exceed the underlying need to borrow for capital purposes (the "capital financing requirement"). Authorities may, however, borrow to pre-fund capital requirements up to two years ahead. We do not anticipate any difficulties in complying with this requirement.

6.3 The Council is required to set an "authorised limit" on borrowing which cannot be exceeded. The approved limits recommended are:

| | 2013/14 £m | 2014/15 £m | 2015/16 £m |
|--------------------------|---------------|---------------|---------------|
| Borrowing | 295 | 295 | 295 |
| Other forms of liability | 130 | 130 | 130 |
| Total | 425 | 425 | 425 |

6.4 "Other forms of liability" relates to loan instruments in respect of PFI schemes and to pre-unitary status debt managed by the County Council (and charged to the Council). The remainder, "borrowing", refers to conventional loans.

6.5 The Council is also required to set an "operational boundary" on borrowing and other forms of long-term liability, which requires a subsequent report to scrutiny committee if exceeded:

| | |
|---------|-------|
| 2013/14 | £400m |
| 2014/15 | £400m |
| 2015/16 | £400m |

6.6 Recommended upper limits on fixed and variable rate debt exposures are shown in the table below. The figures shown are the principal sums outstanding of loans less investments. Variable rate loans include all loans where the lender has an option to vary the interest rate chargeable. Investments are treated as

negative for this purpose. This table relates to “borrowing” rather than to “other form of liability” which are all substantially fixed rate.

| | 2013/14 £m | 2014/15 £m | 2015/16 £m |
|------------------------|---------------|---------------|---------------|
| Fixed interest rate | 270 | 270 | 270 |
| Variable interest rate | 60 | 60 | 60 |

- 6.7 The Council has also to set upper and lower limits for the remaining length of outstanding loans that are fixed rate as a percentage of the total of all loans. This table also excludes other forms of liability. Recommended limits are:

Upper Limit

| | % |
|--------------------------------|-----|
| Under 12 months | 30 |
| 12 months and within 24 months | 40 |
| 24 months and within 5 years | 60 |
| 5 years and within 10 years | 60 |
| 10 years and within 25 years | 100 |
| 25 years and within 50 years | 100 |
| Above 50 years | 20 |

Lower Limit

| | % |
|-------------------|----|
| Less than 5 years | 0 |
| Over 5 years | 60 |

- 6.8 The upper limit for principal sums invested for more than 364 days is £50m for 2013/14 and subsequent years. In the present investment climate, such investments would only be made in Government backed securities.

7. Prospects for Interest Rates

- 7.1 The Council retains Arlingclose as a treasury adviser to the Council and part of their service is to assist the Council to formulate a view on interest rates, described below, and these underpin the strategy.
- 7.2 The poor outlook for growth in the UK is expected to result in official interest rates being maintained at low levels for a considerable period.
- 7.3 The forecast is that base interest rates (official interest rates paid by the Bank of England) will remain at 0.5% for the entire period covered by this strategy (to 2016). Market interest rates often differ from base interest rates.
- 7.4 In the money market 3 month interest rates are forecast to increase from

about 0.55% to 0.75% over the duration of the strategy and 1 year rates are forecast to rise from 1.1% to 1.4%. We are likely to earn lower rates than this on our deposits because much of our money is lent to the government and to ultra-secure counterparties such as local authorities.

- 7.5 This difference between overnight rates and those paid for longer periods illustrates the opportunities and risks to be addressed in the investment strategy. The opportunity is that a higher interest rate on investments can be earned by investing for longer periods.
- 7.6 However this historically high interest rate differential reflects the market's perceptions of risk and echoes the reluctance of banks to expose themselves to the risk that they lend to other banks (and others) that are unable to repay loans.
- 7.7 The Council's strategy for borrowing is mainly determined by interest rates for periods longer than one year and these are expected to increase over the period covered by the strategy. For example, loans from the PWLB for 5 year rates are forecast to rise from 1.6% to 2.0% and for 50 year rates from 4.1% to 4.4%.
- 7.8 The perceived margin of error to these forecasts is that interest rates might be 0.5% higher or lower (although base interest rates are not expected to fall below the forecast level of 0.5%). However, given the current economic and political situation prevailing in the Eurozone the possibility exists of extreme events not foreseen within this estimate of the margin of error.
- 7.9 There is a lot of uncertainty and a number of scenarios are considered in section 12 of this report.

8. **Capital Borrowings and Borrowing Strategy**

- 8.1 The Council's future need to borrow reflects the following factors:
 - i. New capital expenditure that is to be financed by borrowing;
 - ii. Sums the Council is required by law to "set aside" from revenue each year to repay its borrowings - in much the same way as a homeowner repays a mortgage over a number of years;
 - iii. Sums required to repay maturing loans.
- 8.2 Taking these factors together the Council does not have a borrowing requirement over the three year period 2013/14 to 2015/16. However, this forecast excludes additional borrowing on developments currently under consideration which may, or may not, involve an element of loan finance. The most significant of these possible schemes are the redevelopment of New Walk Centre and the next phase of the Building Schools for the Future Programme.

- 8.3 If these schemes do give rise to borrowing requirements then that borrowing requirement is unlikely to materialise in 2013/14 as cash balances can be used as a temporary alternative to borrowing.

9. **Debt Rescheduling & Premature Repayment of Debt**

- 9.1 Debt rescheduling is the premature repayment of loans with the repayment being financed by taking out new, cheaper, loans. Sometimes it is beneficial to to pay a penalty to repay a debt early if the interest rate on the new loan is sufficiently low. At other times it may be possible to repay a loan at a discount. It is proposed that debt rescheduling will be undertaken if financially advantageous. The reasons for any rescheduling to take place will include:

- i. the generation of savings at minimum risk; or
- ii. in order to enhance the balance of the long-term portfolio (i.e. the dates of repayment and balance between fixed and variable interest rates).

- 9.2 Such decisions will be guided by expectation of future movements in interest rates and the situation will be continually monitored in order to take advantage of any perceived “tremors” in the market. To maximise the savings from debt rescheduling, replacement loans should be taken at low interest rates and when interest rates are expected to fall the taking of the replacement loan would be delayed until this happened. In the interim, temporary finance would be found by raising a temporary loan or by using cash balances.

- 9.3 The premature repayment of existing debt utilising cash investments may also be considered where financially attractive.

- 9.4 When considering the options for rescheduling, all the Council’s debts will be periodically examined in the light of current market conditions.

- 9.5 The Council also has market loans totalling £96 million and we may reschedule these if opportunities present.

- 9.6 Rescheduling decisions will also be influenced by the future borrowing requirements of the Council – given the unattractive terms offered on the premature repayment of debt it may be more economic to retain existing loans than to repay and then borrow new loans at a later date. However current long term projections indicate that in the absence of a stream of new debt funded capital schemes, the debt of the Council may soon peak. There are a number of uncertainties in this projection and the position will be kept under review.

- 9.7 At present it seems likely that any rescheduling in 2013/14 will be done as a risk reduction measure but, otherwise, favourable opportunities for cost reductions are unlikely to present in 2013/2014

10. **Investments**

- 10.1 This report outlines the investment strategy. Further details are given in the appendix, which sets the criteria that we apply to ensure that we only invest with borrowers of high credit worthiness. It also deals with measures to manage other key issues, for example ensuring access to liquid funds.
- 10.2 On 23rd November the Council had investments of £153M. As previously stated we are expecting these funds to be drawn down as the Council spends the balances and uses them in lieu of borrowing. In addition the Council's investments tend to peak around mid-year (this reflects the timing of cashflows) and cash balances are expected to be substantially lower by the end of 2012/2013.
- 10.3 In 2012/13 our lending was confined to the UK Government's Debt Management Office, other local authorities and the large UK Banks.
- 10.4 Our current lending criteria specifies a minimum long-term credit rating of A-. The definition of an A credit rating is: *expectations of low credit risk. The capacity for payment of financial commitments is considered strong. This capacity may, nevertheless, be more vulnerable to changes in circumstances or in economic conditions than is the case for higher ratings.*
- 10.5 Within this definition the main feature to note is ***more vulnerable to changes in circumstances or in economic conditions than is the case for higher ratings.*** The "A" rating ranges from A+ to A- where the "+" indicates that the rating is at the higher end of the A credit rating definition and the "-" indicates that it is at the lower end. Investments with an "A+" rating will have a maximum maturity of 1 year, whereas those with an "A-" rating will have a maximum maturity of 1 month.
- 10.6 Investments would only be permitted where in the opinion of the Director of Finance there is a good prospect, should the bank run into problems, of support from a strong government or well resourced parent. In practice, this has limited us to major British banks in 2012/13.
- 10.7 Under the 2013/14 strategy the investments will always comply with these minimum credit ratings but other factors will be taken into account as contra-indicators and these will include share price, the cost to investors of buying insurance against default and political and economic developments (especially those to do with the Eurozone). We propose to maintain a relatively small list of strong investment counterparties which it is practical for us to monitor regularly and in depth.
- 10.8 These criteria permit investments in foreign banks but if such investments are made the Council will be even more cautious than when it invests in UK banks. The reason for this is that even with the benefit of the financial press, and other similar sources of information, it's easier to monitor UK banks than it is to monitor the foreign banks.
- 10.9 We currently do not invest in money market funds, but in some circumstance these could be a useful investment tool. Any decision to make such

investments would be made by the Director of Finance in consultation with the Executive.

- 10.10 Our minimum credit criteria exclude us from investing with smaller UK building societies because only a few of the larger building societies are credit rated, and the rest are not. It is understood that the reason that many smaller building societies do not have credit ratings is that they don't borrow enough money in the money markets to make a credit rating worthwhile (not that that are uncreditworthy). We will review the use of unrated building societies during the year and, if appropriate, submit a report to the Executive recommending lending limits for such investments.
- 10.11 The Council banks with the Co-operative Bank which has credit ratings lower than the banks with which it invests in the money markets. As part of its banking arrangements it makes use of a deposit account linked to its main bank accounts. Balances on that account do not generally exceed £2 million and the credit worthiness of the Co-operative Bank is monitored
- 10.12 The credit worthiness of investments will continue to be reported via six-monthly reports to the Overview Select Committee and monthly briefing reports to the City Mayor.
- 10.13 This investment strategy is based on the advice of Arlingclose, our Treasury Advisors and they have consistently taken a cautious approach (for example they advised against investing in Icelandic banks).

11. **Sensitivity of This Strategy**

- 11.1 This strategy is based on the view that the economic outlook for 2013/2014 and later years carries a number of significant risks.
- 11.2 Short-term interest rates are expected to rise slowly over the medium term and the main risk is that they rise faster and/or sooner than expected. Any borrowing decision made during 2013/14 will be a careful balancing act - at present long-term interest rates are significantly higher than short-term rates but long-term borrowing offers certainty. The key considerations are the medium term outlook for long-term and short-term interest rates (and the difference between the two) and the degree of uncertainty surrounding those projections. In practice, most of our portfolio is currently long-dated, and we may take the opportunity to borrow for a shorter term at lower rates.
- 11.3 There is uncertainty as to how fast the Council will use up earmarked grants and earmarked funds which are currently unspent. So long as such expenditure can be met from existing cash balances the revenue impact will be relatively low because of the very low interest rates paid on deposits. If this expenditure could not be met from cash balances then a need to borrow would arise. The position will be monitored and if there were a need to borrow then we would seek to do this in the most cost effective way.

- 11.4 The Council has £96 million of market loans at favourable interest rates on which the lender has the right to periodically propose an interest rate increase. We have the option to refuse and to repay the loans, but would then have to borrow new loans at the prevailing interest rates. In the current interest rate environment the financial risk is believed to be low - it's unlikely that lenders will exercise their option and if they did the cost of replacement loans could be kept low by borrowing short to medium term loans.
- 11.5 Where, exceptionally, immediate action that does not comply with this strategy will benefit the Council such action will be taken, and will be reported to the City Mayor and the Overview Select Committee.
- 11.6 The Council's lending criteria takes into account the likelihood that a bank that runs into trouble will receive Government support.

12. Housing Revenue Account

- 12.1 Since 1 April 2012 the Housing Revenue Account (HRA) has operated under a new self-financing regime. Under these arrangements it has earmarked debts separate from those of the General Fund.
- 12.2 Where appropriate, a separate loans strategy should be operated for each pool. However, the requirements of the HRA for 2013/14 are straightforward in that no new borrowing is required and the strategy described in this report is appropriate for the HRA.

13. Treasury Management Advisors

- 13.1 Since January 2008 the Council has employed Arlingclose as treasury advisors. The service provides advice on our borrowing and investment policies and strategies. The annual fee for this service is £20,000. The existing contract expires in 2013 and will be retendered.
- 13.2 There have been many challenges in 2012/13 and Arlingclose's performance has been good.

14. Leasing

- 14.1 The Council is likely to acquire equipment, principally vehicles, to the value of approximately £2 million that would be suitable for leasing.
- 14.2 Before leasing is pursued consideration will be given to the options of finance leasing, operational leasing, and prudential borrowing. At present prudential borrowing is more cost effective. This judgement takes into account the costs of the two forms of finance over the expected economic life of the asset. In addition, because of lease termination charges it is more expensive to dispose of a leased vehicle than an owned vehicle, and this is important because the Council is reviewing the utilisation of the existing fleet.

15. Financial and Legal Implications

- 15.1 The proposals are in accordance with the Council's statutory duties under Local Government Act 2003, Statutory Guidance and comply with the CIPFA Code of Practice on Treasury Management. In accordance with the Council's Constitution the strategy requires Full Council approval.

16. **Climate Change Implications**

- 16.1 This report does not contain any significant climate change implications and therefore should not have a detrimental effect on the Council's climate change targets - Helen Lansdown, Senior Environmental Consultant.

17. **Other Issues**

| OTHER IMPLICATIONS | YES/NO | Paragraph Within Supporting information | References |
|-------------------------------|--------|--|------------|
| Equal Opportunities | No | | |
| Policy | No | | |
| Sustainable and Environmental | No | | |
| Crime and Disorder | No | | |
| Human Rights Act | No | | |
| Elderly/People on Low Income | No | | |
| Corporate Parenting | No | | |
| Health Inequalities Impact | No | | |

18. **Background Papers**

- 18.1 Background information is available on the files of the Acting Director of Finance.

19. **Consultation**

- 19.1 Arlingclose Ltd.

20. **Author**

- 20.1 The author of this report is David Janes of the Financial Services Division on extension 7490

Alison Greenhill
Director of Finance.

ANNUAL INVESTMENT STRATEGY 2013/2014

1. Introduction

- 1.1 This investment strategy complies with the DCLG's Guidance on Local Government Investments and CIPFA's Code of Practice.
- 1.2 The Investment Strategy states which investments the Council may use for the prudent management of its treasury balances. It also identifies other measures to ensure the prudent management of investments.

2. Investment Objectives & Authorised Investments

- 2.1 All investments will be in sterling, although bank deposits in euros will be permitted when placed with our bankers for operational reasons such as the receipt and disbursement of grants receivable and payable in euros.
- 2.2 The overriding policy objective for the Council is the prudent investment of its balances. The Council's investment priorities are
 - (a) the **security** of capital and
 - (b) **liquidity** of its investments.
- 2.3 The council will aim to achieve the **optimum return** on its investments commensurate with the proper levels of security and liquidity.
- 2.4 The Council will not borrow monies purely to invest or on-lend.
- 2.5 The list of authorised investments is as follows: -

Short Term Investments

- i. Deposits for periods up to one year with credit rated deposit takers (UK banks, overseas banks and building societies);
- ii. Deposits for periods up to one year with other local authorities;
- iii. Money Market Funds;
- iv. Any deposit, bond, note, bill or other loan instrument with a residual maturity of up to one year which has the same economic characteristics as (i) or (ii).

Longer Term Investments

- v. Deposits for periods in excess of one year with UK local authorities or which are issued by or explicitly guaranteed by the UK Government;
- 2.6 The Council will impose upper limits on the total amount of money to be invested according to the following criteria: -
 - i. Banks and building societies - £60 million;

- ii. Money Market Funds - £50 million;
- iii. Investments issued by or guaranteed by the UK Government or by a local authority – unlimited.

2.7 The following factors apply to both short-term and longer-term deposits.

- i. Deposits may be for fixed terms or may be repayable at the option of the borrower and/or the lender and may or may not be negotiable
- ii. Deposits may be agreed in advance that run from an agreed future date.
- iii. For the purposes of applying the credit rating criteria laid down in this AIS, deposits agreed in advance shall be treated as running from the date they are agreed. However, where a deposit is agreed 10 or fewer working days in advance it shall be treated as running from the date the cash is deposited.
- iv. Interest rates may be fixed at the outset or may be varied by agreement. They may also be varied by reference to market rates or benchmarks (eg LIBOR), provided that such rates or benchmarks are capable of independent verification.
- v. A deposit to an organisation with an unconditional financial guarantee from a parent organisation shall be treated as if it were as a deposit with that parent organisation.
- vi. Where an institution is part of a group then limits shall be set both at group level and at the level of the individual institution.

3. Security of Capital: The use of Credit Ratings

3.1 The Director of Finance will maintain a list of approved counterparties, selected in line with the following criteria.

3.2 The Council utilises credit ratings published by Fitch Ratings. This section of the strategy proposes minimum credit rating requirements. In practice, only investments of the highest security will be made. Minimum credit rating criteria shall be as shown below: -.

- i. For term deposits and callable deposits for periods of 1 year or less, a long-term rating of A+, a short term rating of F1
- ii. For term deposits and callable deposits for periods of 3 months or less, a long-term rating of A, a short term rating of F1
- iii. For term deposits and callable deposits for periods of 1 month or less, a long-term rating of A-, a short term rating of F1
- iv. For money market funds, and other commercial secured deposit facilities, a rating for the fund of AAmmf

For (i),(ii) and (iii) there is an additional requirement that there shall be a good prospect of support from a strong government (the government having an AA+ long-term rating) or well-resourced parent institution (minimum A+ credit rating). In addition for all categories of investments regard will be had to other sources of information including (where applicable) the price of Credit Default Swaps, share prices, developments, news, economic data and market sentiment.

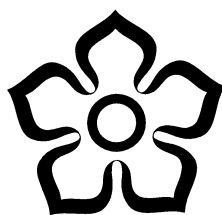
- 3.3 No credit rating is required for investments issued by or subject to an explicit guarantee from the UK government or in other local authorities.
- 3.4 The maximum sum to be deposited with individual counterparties shall be as shown below:
- i. For money market funds and commercially secured deposit facilities - £10 million. We shall not normally take account of the underlying exposures to individual institutions;
 - ii. For investments with, or explicitly guaranteed by the UK Government – unlimited;
 - iii. For deposits with UK local authorities £20 million;
 - iv. For deposits in banks and other institutions not guaranteed by the UK Government - £6 million;
 - v. For deposits with the Co-op Bank “Public Sector Reserve” account £2.5 million although higher balances shall be permitted when practical reasons make this unavoidable (for example when unexpected income is received and it's not practical to invest it elsewhere).
- 3.5 Investments are also permitted on the basis of equivalent ratings issued by Moody's Investors Services or Standard and Poor's. In the absence of good reasons to the contrary, decisions will be based on the lowest rating.
- 3.6 When applying these criteria it shall be assumed that investments shall be held to maturity. Where, however, the Council has an unqualified option to require the investment to be fully repaid at an earlier date, then for the purposes of applying these criteria it shall be assumed that the investment shall run until the earliest repayment date.
- 3.7 Credit ratings will be monitored:
- i. All credit ratings for investments being actively used will be monitored monthly and credit rating alerts will be acted on as soon as practicable (the next working day or sooner);
 - ii. If a body is downgraded with the result that it no longer meets the Council's minimum criteria, the further use of that body will cease;
 - iii. A deterioration in credit ratings will not automatically lead to a decision to terminate the investment prematurely (and in many cases there will be no contractual provision to permit this).
 - iv. If a counterparty is upgraded so that it fulfils the Council's criteria, its inclusion will be considered and put to the Director of Finance for approval;
 - v. If other market intelligence suggests that credit ratings give an over-optimistic view of credit-worthiness, this will be taken into account.
- 3.8 The criteria specified above control the credit exposure to individual investments. We have procedures in place to monitor the country regulating the banks in which we invest - credit data is monitored at least once a month and this process take account of information in the financial press.

4. Investment balances / Liquidity of investments

- 4.1 The minimum percentage of its overall investments that the Council will hold in short-term investments is 40% and the Council will maintain liquidity by having a minimum of £30m of deposits maturing within 2 months (subject to the availability of funds to invest). There is a regular monthly cycle to the Council's cashflow and these limits apply to the peak cash balance just ahead of the payday. These liquidity targets are guidelines and occasional and temporary deviations from these limits will be permitted on a planned basis where there are good reasons.
- 4.2 No more than £50m will be held in longer term investments.

5. Investment Reports

- 5.1 Reports will be prepared twice yearly as part of the reports on treasury management activity, and a monthly note is prepared for the Director of Finance and the City Mayor.



Leicester
City Council

WARDS
AFFECTED
All Wards

COUNCIL

24 JANUARY 2013

COUNCIL TAX – TAXBASE AND EMPTY PROPERTY DISCOUNTS

REPORT OF THE DIRECTOR OF FINANCE

1.0 PURPOSE AND SUMMARY OF REPORT

- 1.1. The City Council is required to set a “taxbase” by 31st January 2013 for the purpose of setting its council tax. This is, in effect, the number of properties in the City on which council tax is charged. It also enables the police and fire authorities to set their precepts. This report details the recommended taxbase for the financial year 2013/14.
- 1.2. The report also requests the Council to determine the level of discounts affecting certain classes of empty properties and second homes in line with the new flexibilities introduced by the Government from 1st April 2013.

2.0 RECOMMENDATIONS

- 2.1 The Council is recommended to endorse a taxbase for 2013/2014 of 62,070 properties expressed as the equivalent number of “Band D” properties.
- 2.2 The Council to determine the level of discounts as specified in 3.9 below.

3.0 REPORT

- 3.1 The council tax base for the purposes of calculating the Council’s and major precepting authority’s council tax, is effectively the taxable capacity of an area. For council tax purposes, all properties are put into one of eight bands (A to H) by the Valuation Office Agency, an executive agency of HM Revenue and Customs. The occupiers of Band A properties pay the lowest council tax while those in Band H properties pay the highest.
- 3.2 The taxbase is the number of properties in the City on which Council Tax is charged but expressed as if all properties were in Band D. As most properties

in Leicester are in Bands A or B the number of Band D equivalent properties is less than the actual number of properties in the City.

3.3 Compared to previous years, the tax base for 2013/14 has two additional adjustments:

1. Council tax reduction (support) scheme, which replaces council tax benefit, is taken out of the calculation. This becomes a local discount and a direct grant is received from government, which will be lower than the current total amount received for council tax benefit. The scheme is the subject of a separate report to Council.
2. The taxbase is increased to take account of the flexibility now given to vary local discounts applying to certain classes of empty properties. This flexibility has been applied to:
 - Award no discount, following the removal of the exemption on vacant dwellings where major repair works or structural alterations are required, underway or recently completed (previously ran for a maximum of one year);
 - Award a full discount for one calendar month following the removal of the six months' exemption on vacant and substantially unfurnished properties;
 - Remove the discount on second homes (currently 10%);
 - Apply a premium of 50% on properties that are empty (and unfurnished) for two years or more.

For both of the above adjustments a provision has been made for future changes and non-collection of the additional debt raised.

3.4 Appendix 1 to the report details how the properties are converted to Band D equivalents. The appendix also details how the Band D equivalent figure is reduced to take account of changes in the taxbase after it has been set (e.g. in the number of discounts and exemptions awarded) and the anticipated collection rate.

3.5 Collection performance has been improving in recent years. Furthermore, Leicester has seen continual growth in new building, which has resulted in increased council tax yields during the course of each recent year. This has, however, been offset by increases in exemptions granted during the year. Given the continuing economic uncertainty facing Council Tax payers in the City, it is recommended that a provision of 2.25% for most debt is retained for 2013/14. Separate provisions are recommended in respect of taxpayers paying increased tax due to the welfare reforms; and to allow for behavioural change arising from the empty property charges. These provisions of 30% and 20% respectively reflect the perceived difficulties in the collection of additional debts raised due to the introduction of our local council tax scheme and the expectation that new empty property charges will encourage owners to bring them back into use more quickly.

3.6 In the longer term, the level of provision required may be reduced but only in an environment when the property numbers are stable and the economy is on a normal footing. Further, the other changes mentioned above will take a while before they are fully embedded.

3.7 The outcome is a taxbase for the setting of the Council Tax of 62,070. On a normal basis and prior to any of the other changes mentioned above, there is

an increase from 2012/13 (79,750) of 584 Band D equivalent properties. This is mainly due to an overall increase in the numbers of properties in Leicester.

3.8 Additional income will be raised following the flexibilities introduced by Government from April 2013, which affect certain classes of empty properties and second homes. These flexibilities, however, have to be balanced against administrative difficulties, behavioural changes and potential collection issues

3.9 The following recommendations are now put forward for Council approval:

1. Class A exemption that runs for twelve months and applies to empty dwellings, which are uninhabitable and undergoing major repair works, has been abolished. Councils have the power to award a discount which may be set at 100% or any lower percentage for such properties. The recommendation - to award no discount.
2. Class C exemption which is awarded for six months where properties are unoccupied and unfurnished has been abolished. Councils have the power to award a discount which may be set at 100% or any lower percentage for such class of properties. The recommendation - to award a full (100%) discount for one calendar month and the full charge to be payable thereafter.
3. Councils have the authority to levy the full Council Tax on second homes/un-occupied furnished properties (Class B Discount). Currently the discount in Leicester is 10%, which is the minimum we can award. The recommendation - to award no discount.
4. From April 2013 Council will be allowed to levy an empty property premium in respect of properties that have been vacant and unfurnished for at least two years. The recommendation - to apply a 50% premium on properties that have been empty and unfurnished for two years or more.

4 FINANCIAL, LEGAL AND OTHER IMPLICATIONS

4.1 Financial Implications

4.1.1 The Council Tax Base for the year 2013/14 must be calculated in accordance with legal regulations.

4.1.2 The report details the taxbase on which the Council Tax for the City Council is charged. The taxbase also determines the proportion of the levy charged to the City Council from the Environment Agency as well as the precept to the Office of the Police and Crime Commissioner (OPCC) for Leicestershire and the Combined Fire Authority. The taxbase has a direct effect on the level of Council Tax levied for 2013/2014.

4.1.3 As this report affects the level of Council Tax in 2013/14, Section 106 of the Local Government Finance Act 1992 applies. Where a member is at least two months in arrear in payment of their Council Tax, the member must not vote on any report that relates directly to the setting of the Council Tax.

4.1.4 It is also to be noted that in relation to the introduction of the Business Rates Retention Scheme from April 2013, our provisional estimate of the total income

(net rate yield) for 2013/14 is £96.711m of which our share is £47.388m. This is currently under review in the light of new regulations.

4.1.5 The new level of discounts (per 3.10 above) will potentially raise additional income of £1.78m. This will help offset the extra costs falling on the Council as a consequence of the council tax support scheme.

4.1.6 Introduction of the new council tax support scheme will result in a net cost to the Council of £1.7m, plus extra provision for hardship. This is after taking account the amounts due from people previously in receipt of benefit.

4.2 Legal Implications

4.2.1 As previously indicated, under Local Government Finance Legislation, the Council must set its tax base for the forthcoming financial year by 31st January. This report complies with the requirements of the Local Government Finance Act 1992 as amended and the Local Authorities (Council Tax Base) Regulations 2012.

4.2.2 The suggested revisions to discounts are permissible following the enactment of the Local Government Finance Act 2012.

4.2.3 Changes in the legislation mean that setting the council tax base no longer requires full Council approval and the Director of Finance will put in hand work to amend the Council's constitution so that future approval of the Council's council tax base will be a matter for the Executive. Setting the Council Tax remains a Full Council function.
(Anthony Cross, Head of Law)

4.3 Climate Change and Carbon Reduction Implications

4.3.1 This report does not contain any significant climate change implications and therefore should not have a detrimental effect on the Council's climate change targets.

4.4 Equality Implications

4.4.1 Prior to the new regulations affecting discounts and exemptions, there has been no need for the council to collect personal information on those in receipt of such discounts/exemptions. There is no data available to determine the protected characteristics of those property owners affected by the changes. Therefore, no assessment can be made of which protected characteristic is affected. However, as a result of these changes, the council will begin to monitor those affected and ask them to provide their equality profile. The protected characteristics of those affected can then be identified, and any adverse impacts for particular protected groups can be identified and mitigating actions considered to reduce any adverse impacts arising from the changes.

5. Background Information and Other Papers

- 5.1 Local Government Finance Acts 1988 and 1992
- 5.2 The Local Authorities (Calculation of Council Tax Base) (England) Regulations 2012
- 5.3 Return to the Department of Communities and Local Government – October 2012 – CTB; recalculated December 2012
- 5.4 Schedule 1 (Draft) Non-Domestic Rating (Rates Retention) Regulations
- 5.5 The Council Tax (Prescribed Classes of Dwellings) (England) (Amendment) Regulations 2012
- 5.6 The Council Tax (Exempt Dwellings) England (Amendment) Order 2012

6. Summary of Appendices

- 6.1 Appendix 1: Council Tax – Taxbase
- 6.2 Appendix 2: Equality Impact Assessment - Technical changes affecting discounts and exemption on empty domestic properties.

7. Report Authors

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COUNCIL TAX – TAXBASE

APPENDIX 1

| <i>DESCRIPTION/BAND</i> | <i>Band A-*</i> | <i>A</i> | <i>B</i> | <i>C</i> | <i>D</i> | <i>E</i> | <i>F</i> | <i>G</i> | <i>H</i> | <i>TOTAL</i> |
|---|-----------------|---------------|---------------|---------------|--------------|--------------|--------------|------------|-----------|----------------|
| Dwellings in the Valuation List | | 76,982 | 25,066 | 15,209 | 6,610 | 3,114 | 1,419 | 603 | 59 | 129,062 |
| Net adjustment for Disabled Reduction and Demolished | 181 | -7 | -25 | -85 | -22 | -15 | -6 | 0 | -21 | 0 |
| TOTAL NUMBER OF PROPERTIES | 181 | 76,975 | 25,041 | 15,124 | 6,588 | 3,099 | 1,413 | 603 | 38 | 129,062 |
| Full Charge | 134 | 38,422 | 15,695 | 10,229 | 4,511 | 2,393 | 1,157 | 476 | 20 | 73,037 |
| Discount - 10% | 0 | 474 | 230 | 104 | 63 | 27 | 5 | 3 | 1 | 907 |
| Discount - 25% | 44 | 32,631 | 7,296 | 3,425 | 1,203 | 454 | 190 | 64 | 2 | 45,309 |
| Discount - 50% | 3 | 87 | 33 | 27 | 19 | 30 | 29 | 38 | 11 | 277 |
| Exempt | 0 | 5,361 | 1,787 | 1,339 | 792 | 195 | 32 | 22 | 4 | 9,532 |
| TOTAL NUMBER OF PROPERTIES | 181 | 76,975 | 25,041 | 15,124 | 6,588 | 3,099 | 1,413 | 603 | 38 | 129,062 |
| Total Equivalent Properties | 168.50 | 63,365.35 | 21,390.50 | 12,904.85 | 5,479.45 | 2,772.80 | 1,318.50 | 545.70 | 27.90 | 107,973.55 |
| Ratio to Band D | 5/9 | 6/9 | 7/9 | 8/9 | 9/9 | 11/9 | 13/9 | 15/9 | 18/9 | |
| Band D Equivalent | 93.6 | 42,243.6 | 16,637.1 | 11,471.0 | 5,479.5 | 3,389.0 | 1,904.5 | 909.5 | 55.8 | 82,183.6 |
| Less Provision (2.25%) | | | | | | | | | | 1,849.6 |
| Gross Taxbase** | | | | | | | | | | 80,334.0 |
| Less Council Tax Reduction Scheme Estimate** | | 13,786.1 | 2,662.8 | 1,395.4 | 398.3 | 150.5 | 56.1 | 9.4 | 0.0 | 18,458.6 |
| Less Provision** (30% of new debt raised from the introduction of Council Tax Reduction Scheme) | | | | | | | | | | 1,031.4 |
| Plus Council Tax Technical Changes Estimate** | | | | | | | | | | 1,532.8 |
| Less Provision** (20% of new debt raised due to Council Tax Technical Changes) | | | | | | | | | | 306.8 |
| Taxbase for Council Tax Setting** | | | | | | | | | | 62,070 |

*Band A entitled to Disabled Relief **Expressed as band D equivalent properties

10% Discount

25% Discount

50% Discount

Exempt

Council Tax Reduction Scheme

Council Tax Technical Changes

- Unoccupied but furnished property

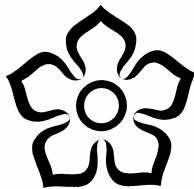
- Mainly dwellings occupied by one person

- Mainly hostels or dwellings solely occupied by people severely mentally impaired

- Mainly dwellings occupied solely by students or property empty for up to 6 months

- Replaces Council Tax Benefit, paid as direct grant

- Changes to empty property discounts and exemptions, leading to new and higher level chargeable properties.



Leicester
City Council

Council

24th January 2013

Council Tax Reduction (Local) Scheme - Scheme Options

REPORT OF THE DIRECTOR OF FINANCE

1. PURPOSE OF REPORT

- 1.1 The purpose of the report is to outline the three scheme proposals, the financial and impact implications associated with each scheme to enable the council to adopt a Council Tax Reduction scheme for Leicester City that is within its budget capacity by 31st January 2013.

2. SUMMARY

- 2.1 The Authority is required to establish a Local Council Tax Reduction Scheme, known as Council Tax Reduction (CTR) to replace Council Tax Benefit (CTB) from April 2013. This is a key strand of the Government's wider Welfare Reform review. The Scheme also brings with it reduced funding from Central Government, and Leicester needs to consider how to address this reduction in funding.
- 2.2 This report proposes a Local Council Tax Reduction Scheme to replace CTB for 2013/14 that manages the £3.187 million shortfall in Government funding which is based upon current, and increasing, levels of CTB. There are associated costs that increase the shortfall to a maximum of £2.1 million. In addition, the change also increases the likely level of non-collection of Council Tax by up to £1.231 million gross / £0.916 million net, and this needs to be addressed as part of the 2013/14 budget strategy.
- 2.3 The Council must approve a scheme no later than 31st January 2013 or the Government default scheme, requiring the shortfall to be fully funded by the Council, will be imposed. The Executive have reviewed the proposal and recommended a scheme (scheme one) to Council.

3. RECOMMENDATIONS

- 3.1 Council is asked to review the three proposals put forward in the report. The Executive have recommended Council adopt for the consulted Localisation of Council Tax Reduction Scheme (Scheme One para 4.18 page 5) excluding removal of backdating.

- 3.2 Council is recommended to approve a fund of £315K (4.16 page 9) for council tax discretionary relief (also known as Section 13A within the Local Government Finance Act) to financially assist the most vulnerable individuals in the city against the adverse impacts these groups may face following the introduction of the Council Tax Reduction Scheme.

4. BACKGROUND AND KEY ISSUES

- 4.1 In the Spending Review 2010 it was announced that the CTB Scheme would be abolished and a framework for localised reduction schemes for Council Tax would be introduced and operative from 2013/14. It was also announced that Government support would be reduced by 10% of current year spend. For Leicester the spend is £32 million with an increasing take-up of 1% per annum.
- 4.2 The Local Government Finance Bill (enacted in November 2012) and the Welfare Reform Act 2012 impose a duty on billing authorities to design and introduce a Localised Council Tax Reduction Scheme (CTR) by 31 January 2013 for operation from April 2013/14. The regulation surrounding the default and prescribed scheme become effective on 18th December 2012. If the council does not adopt a scheme the Government will impose their default scheme upon the council which requires the Council to fully fund to previous CTB levels (ie up to 100% relief).
- 4.3 The Local Government Finance Act 2012 was given Royal Assent on 1st November 2012 and incorporated an amendment from the House of Lords that the CTR schemes will be reviewed after 3 years.

LOCALISED SCHEME – PENSIONERS AND VULNERABLE GROUPS

- 4.4 The Government has prescribed that local schemes must offer protection to certain groups, which will include eligible pensioners, based on the same factors that have determined their eligibility and award under the current Council Tax Benefit (CTB) scheme. Unlike most other groups, pensioners cannot be expected to seek out paid employment to increase their income and are protected from any reduction proposed by the introduction of the Council Tax Reduction scheme. Pensioners currently account for 37.9 per cent (15,278) of the Council CTB caseload of 40,315. As current charge-payers age, and so meet the criteria, this will increase the numbers being protected. Leicester's age profile is of an increasing elderly population and no additional funding is provided for this on-going growth.
- 4.5 The Government have indicated that a local scheme should also look to support to the same level as now of other "vulnerable groups", which are currently not defined, as well as ensuring that the scheme supports the Welfare Reform programme aim of supporting people back into work. Leicester has consulted on whether vulnerable people should be protected under its CTR scheme and 73 per cent of respondents agreed they should be. The scheme has retained key elements of the CTB scheme which allowed vulnerable groups disregards from certain types of income within the calculation of awards, including but not limited to child benefit; disabled living allowance; and war widows pensions/disablement benefits and separately by continuing the allowances within the calculation for carers and child care. These will provide financial buffer from the full effects of the change. This protection has been allowed within costs of the scheme design.

- 4.6 In addition to this the council has reviewed the Council Tax Discretionary Relief policy to allow additional protection to the most severe impacts of these reforms on vulnerable persons who face exceptional financial hardship. The relief will reduce the Council Tax payable after taking into account eligibility for any national benefits, discounts, reliefs and exemptions. This additional protection will be an assessed reduction which can be applied to an individual in exceptional circumstance. The Executive have considered which individuals are included in the vulnerable category. The executive have recommended approve a fund of £315,000 (with financial contributions from the precepting authorities Fire £11,559 and Police £37,650).
- 4.7 The table shows the full cost of this protection which would have to be paid by Working Age claimants (to fund all groups this cost would be £1.54m):

| <u>Vulnerable Group</u> | <u>Current Council Tax Benefit</u> | <u>Impact on Reduction Measures</u> |
|--|---|--|
| Disability, depending on the extent of disability | £1m - £4m | Up to 28% |
| Dependent children under 5 (parent or parents on income support) | £2.4m - £3.4m | 13% |
| Other groups, including:- | | |
| - care leavers | | |
| - think family | | |
| - hostel leavers | | |
| - claimants fleeing domestic violence | | |
| - supported by Forced Marriage Unit | £0.3m | 2% |
| - war widows | | |
| - drug/alcohol dependent | | |
| - foster carers | | |
| - ex-offenders under MAPPA arrangements | | |
| - expectant and nursing mothers | | |

* The vulnerable groups under the scheme are as set out in the current CTB scheme with additional groups identified through the impact assessment (appendix B).

- 4.8 If pensioners equate to 37.9 per cent of the current claimant base, are not worse off in 2013/14 compared to 2012/13 then the Working Age claimants have to bear the cost that the Council decides not to fund. The impact is that the Working Age claimants will pay 20 per cent of the Council Tax charge.

FUNDING THE LOCAL COUNCIL TAX REDUCTION SCHEME

- 4.9 The Government will allocate funding separately to billing and precepting authorities, in proportion to their Council Tax charge, to support the provision of Local Schemes. Under the previous CTB arrangements Leicester as the administering authority was fully reimbursed for all awards made. Leicester will now receive 84% of the available funding with the Police and Fire and Rescue Services the balance. The grant is not being ring-fenced to use for the Local Scheme so authorities can decide its scale as long as any statutory levels and protections are met.

- 4.10 The grant will be a reduction of 10 per cent on previous CTB grant funding. It will be based upon the May 2012 caseload and reassessed at November 2012 and will take no account of any on-going increase in caseload. For Leicester this is currently showing a 1 per cent to 2 per cent per annum increase (the risk is upon the Council and each 1 per cent increase in benefits paid will cost the Council £300,000). Those authorities with a high proportion of people on benefits face higher risks than those serving less deprived areas, as do those with an ageing population, both at a time of unprecedented resource reduction for all authorities.
- 4.11 CTB currently reduces the net Council Tax payable whereas the 25 per cent Single Person Discount reduces the gross sum payable, and is taken into account in the annual Council Tax Base calculation used to determine the level of Council Tax payable. The new Local Scheme will be viewed as reducing the gross sum due (the same as the Single Person Discount calculation) thus reducing the Council Tax Base. The Council's total budget requirement to be raised from Council Tax is reduced by the Government grant which is set at 90 per cent in respect of the previous CTB awards.
- 4.12 As the Council Tax Base and amount to be raised both reduce the charge per Council Tax Band this should be equivalent to 2012/13 bar for the 10 per cent reduction. The Government view is that authorities are then free to make up any or all of the 10 per cent reduction and if the full sum is found (£3.1 million for Leicester) the Council Tax level would stay the same.

LOCAL COUNCIL TAX REDUCTION SCHEME

- 4.13 The report to the Executive on 5th July 2012 indicated that Leicester like all Councils was likely to retain most of the elements within the current Council Tax Benefit scheme and this remains the case. However there are some amendments which will mitigate the shortfall in Government grant.
- 4.14 Whilst all software suppliers have stated they will be unable to provide a bespoke system for 2013/14 they are confident that they will be able to deliver Leicester's proposed changes by altering their current CTB system. In respect of administration there will be increased costs of £117,500, made up of
- court fees payable (approximately £42,000),
 - payment processing costs (potentially 192,000 additional payments approximately £56,160) and,
 - postage and stationery costs (£19,360).
- 4.15 The schemes have been modelled on historical data and whilst subject to change before the year-end these will be minor changes within acceptable parameters. The recommended scheme (Scheme 1) is based upon the reduced funding available and Scheme 2 based largely on the recently announced one year transitional protection grant from Government. Scheme 3 is the Government Default Scheme if the Council does not implement its own scheme.
- 4.16 If no scheme is adopted and hence the default scheme applies (i.e. the scheme operates as it does now), then this would result in an unbudgeted additional general fund cost to the Council of **£4.7m**.

Whilst some element of subsidy to the scheme has been included in the financial strategy, this would require further general fund savings of £1.8m to be found.

The implications of the consulted on scheme (scheme 1), the transitional grant scheme (scheme 2) and the default scheme (scheme 3) are set out below.

- 4.17 The council is required to draft Leicester City Councils Council Tax Reduction regulations. The full drafted legislation for the recommended scheme can be found on the web link. A summary of the scheme regulation detail can be found in appendix E.
(Members are asked to note section 11- legal implications).

SCHEME 1 – GRANT REDUCTION PARTLY CONTAINED WITHIN CLAIMANT BASE

(Recommended as this scheme sees some of the costs being met)

- 4.18 In summary, some of the costs can be met using six proposals detailed after Table 2

Table 2 : RECOMMENDED (SCHEME 1) INCOME TO THE COUNCIL

| Details | £000s |
|---|--------------|
| Proposal 1 Award limited to 20% | 3,676 |
| Proposal 2 Second Adult Rebate | 50 |
| Proposal 3 Cap liability to band B | 160 |
| Proposal 4 remove backdating* | 3 |
| Proposal 5 Minimum award at £3.55 | 67 |
| Proposal 6 Reduction based on capping savings | 156 |
| Total Income | 4,112 |
| Less: bad debt | (1,234) |
| Less: irrecoverable overpayments | (125) |
| Less: hardship provision | (315) |
| Net scheme savings | 2,438 |

Scheme deficit to be met by financial strategy £2,232,000.

- 4.19 Detail of the six elements of the scheme:

- **Proposal 1 - Limit the award of Council Tax Reduction to 80% of the Council Tax liability**

Rather than the current 100% liability so, at least, 20% of Council Tax will be paid by the Working Age claimants which currently number 25,000 and of these 16,000+ have not paid any council tax before. This equates to approximately £4.35 per week to be paid by a couple living in a Band B property and £3.26 per week for a single person living in a Band B property. The highest bill, a claimant in band G property, getting 100 per cent Reduction will pay is £29.14 a week. Limiting awards to 80% reduces the CTR funding shortfall by £3.676m.

- **Proposal 2 - Remove Second Adult Rebate**

Currently 593 people are not entitled to Council Tax Benefit in their own right as their income or savings are too high but they can claim Second Adult Rebate because they have an adult living with them who is on a low income. The maximum reduction is 25% and the removal of this realises £50k.

- **Proposal 3 – Band cap at Band B**

Currently people in any size of property can get help with all their council tax if their income is low. Properties are given a valuation band between band A (with a council tax bill of £969.80 per year) and H (with a council tax bill of £2,909.40 per year) based on their value.

Out of all those currently receiving council tax benefit in Leicester, 93% live in homes in bands A or B and 7% live in homes above band B (bands C-H).

The proposed change will mean council tax Reduction would be worked out at the band B rate, even if you live in a higher band property. This will affect 779 cases and the introduction of this limit will realise £160k.

- **Proposal 4 - Stop backdating of CTS claims**

Currently CTB claims can be backdated for up to 6 months if good cause is shown for not claiming earlier. In the first half of 2012/13 34 claims were backdated. If Leicester only granted CTS from the date of the claim then it will reduce the CTR shortfall by £3k. It is recommended to not adopt this proposal.

- **Proposal 5 – set a minimum award level**

Currently there is a 1p minimum amount of council tax benefit that a claimant can receive. The proposed change is that we do not award a reduction if the amount is less than £3.55 a week or the DWP equivalent value of the 'attachment to income' amount following annual uprating of State Benefits. Currently 703 households receive council tax benefit below the proposed amount. We have adopted a minimum award level of £3.55 as this is the weekly amount the Department for Works and Pension accept as an attachment to benefit to recover unpaid council tax. The introduction of this limit will realise £67k.

- **Proposal 6 - Limit CTS Reduction to those with savings under £6,000**

Under the current scheme savings between £6,000 and £16,000 are taken into account when calculating CTB. Savings over £16,000 and the claimant will not qualify for CTB. There are currently 281 CTB claimants with capital over £6,000 who would no longer qualify and this proposal will reduce the CTR shortfall by a further £156k.

Note: Members should be aware that these proposals are not mutually exclusive and some charge payers would face two or more reductions further increasing their Council Tax bill.

SCHEME 2 – TRANSITIONAL GRANT SCHEME

(not recommended as this only part funds the scheme and this part funding is only for the financial year 2013/14)

- 4.20 On 15 October 2012 the Government allocated £100 million to help assuage the £500 million removed overall from the national CTB scheme. This transitional payment is only available for one year, 2013/14 so would have to be found by Councils in 2014/15 or claimants would then face a significant increase in Council Tax payments.
- 4.21 Leicester's' share, providing specific conditions were met in relation to its local CTR scheme, is likely to be £607,780 and to receive the grant:
- The level of Council Tax payable must be limited to 8.5%. The Leicester Scheme 1 proposal has a payable level of 20%, proposal 3 cap the band level at band B, and proposal 5 capital level set at a ceiling of £6,000 would be unacceptable.
 - The taper rate used in the scheme not increasing to more than 25%; Leicester has no plans to do this.
 - There is no sharp reduction in Reduction to those returning to work. Leicester has no such plans.
 - Councils would not propose large increases in non-dependant deductions. Leicester has no such plans.

Table 3: NOT RECOMMENDED (SCHEME 2) COST TO THE COUNCIL

| Details | £000s |
|---|--------------|
| Proposal 1 (amended) Award limited to 91.5% | 1,595 |
| Proposal 2 Second Adult Rebate | 50 |
| Proposal 4 remove backdating* | 3 |
| Grant | 608 |
| Total Income | 2,256 |
| Less: bad debt | (494) |
| Less: irrecoverable overpayments | (125) |
| Less: hardship provision | (160) |
| Net scheme savings | 1,477 |

Scheme deficit to be met by financial strategy £3,193,000.

- 4.22 Proposals 1, 3 and 6 cannot be implemented so will not deliver the savings from within the local CTR scheme or provide for a 1% increase in caseload for 2013/14. The grant cannot be applied for until after 31 January 2013, when the new CTR scheme must be in place and will be payable in March 2013. Given the criteria and the Council's financial situation applying for the grant is not recommended as the preferred option.

SCHEME 3 – GOVERNMENT DEFAULT SCHEME

(not recommended as the Council would have to identify savings equivalent to the 10% reduction in Government Grant)

- 4.23 Failure to adopt a Local Scheme will result in the Government default scheme being imposed upon the Council. This scheme is the current CTB scheme and will require Leicester to fully fund the 10% grant reduction and also the new claimants for 2013/14. Given the financial impact (£4.7m) this is not recommended.

IMPACTS OF BILLING AND COLLECTING INCREASED COUNCIL TAX

- 4.24 From April 2013 Council Tax will become collectable from some of the most vulnerable and low income working age residents with many making payment for the first time. Consequently this will impact upon collection rates with a likely drop in collection from the current 96.4% by between 0.4% to 1% which equates to between £0.378 million to £0.946 million gross in 2013/14. The net loss to the Council needs to be reflected in the Budget Projections for 2013/14.

Table 5 : LOSSES ON COLLECTION TO BE FUNDED BY THE COUNCIL

| Details | £ Minimum | £ Maximum |
|----------------------------|------------------|------------------|
| Drop in collection | 378,000 | 946,000 |
| Preceptors share | 59,081 | 147,860 |
| Loss to the Council | 318,919 | 798,140 |

- 4.25 A higher percentage of non-payment is inevitable, as previous 100% benefit recipients are presented with a Council Tax bill for the first time; there are 16,000 of these households in Leicester – the financial burden these households will face will be similar to when General Rates was replaced by the Community Charge in 1990. The Universal Credit Regulations are awaited to see if it will allow for higher deductions for non-payment of Council Tax. The current amount of deduction would take approximately 56 weeks to clear the Council Tax debt plus costs due thus leaving an increasing year-on-year level of debt. The fair debt policy has been reviewed in light of the challenges with stakeholders. A copy of the Fair debt policy is attached in appendix E and please refer to the impact assessment (appendix B) section 8, pages 48 – 62 for details of the mitigation considerations.
- 4.26 The level of contact will inevitably also increase with volumes of advice support and collection contacts being handled at our main customer service contact centre, Revenues & Benefits Service contact centre, Welfare Rights Service, Libraries, Call Centres and Back Office. These are not contacts likely to be handled via the developing self- service route. Effective contact will also include trying to direct to other agency and organisations support, albeit they too will be facing this situation with reduced resources.
- 4.27 **Council Tax Discretionary Relief fund.**

The Council Tax financial regulations contain a provision which allows the Council to award financial assistance for households who pay council tax liability who face exceptional hardship. The policy formally known Section 13A has been revised and re named Council Tax Discretionary Relief. Current funding limits are encompassed with the general hardship fund for local tax. It is proposed the council separates the funding. The fund is proposed to be cash limited with the option to increase the limit in exceptional circumstances if deemed necessary.

The policy has been reviewed to ensure that the most vulnerable members of the community who pay council tax are protected in line with the requirements of the Government's localisation of council tax Reduction. Discretionary Housing Payments which currently provides this function will no longer provide financial hardship assistance for Council Tax Benefit claimants as this national benefits scheme is abolished from April 2013. The policy can be found in appendix C & impact in appendix B with particular reference to section 6 Vulnerability, pages 37 –42 of the CTR impact assessment. Policy is currently treated as draft pending the scheme selected for the city and the attributed funding arrangements.

| | Leicester City (£) |
|---------------------------------|---------------------------|
| Billing Authority | 265,791 |
| Leicestershire Police Authority | 37,650 |
| Leicestershire Fire Authority | 11,559 |
| Total: | 315,000 |

The precepting authorities Fire and Police have been asked to contribute to the fund (see table above).

The recommendation is Leicester City Council establishes a fund value of £315,000 with the option to increase following a mid-year review. Should the council adopt a scheme two or three the funding will be reduced and apportioned appropriately to reflect the reduction in the financial impact for charge payers associated with the particulars of the scheme adopted. The contribution from the precepting authorities will be adjusted accordingly to reflect the scheme financial risks for vulnerable and protected groups.

5. RELEVANT RISKS

- 5.1 Whichever Local Scheme is agreed there are risks around the impact upon both claimants and the Council. For the Council this relates to the collectability of the sums due including the increased administration required to pursue what will be low level debts. The implementation of Scheme 1 will mitigate the costs to the Council although there will be an increase in costs due to the non-collectability of the debts.
- 5.2 If the Council does not adopt a Local Scheme the Government will impose its default scheme, which is the current scheme and it will still have to find the full level of savings and increase in caseload for 2013/14, affecting its budget adversely.
- 5.3 In respect of demographic changes the Council has allowed for a contingency of 1% representing increased claims for 2013/14. This covers the increase in the elderly population. There is an economic risk in that if any large Leicester based employer or one in the surrounding area ceased to trade there could be a considerable increase in the number of claimants. Leicester has to fund increases arising from these changes from its own resources.

6.0 OTHER OPTIONS CONSIDERED

- 6.1 There is a statutory requirement to have a Localised Reduction Scheme for Council Tax in place by 31 January 2013 or the Government default scheme will be used as the Localised Scheme for 2013/14.

7.0 CONSULTATION

- 7.1 All Councils are legally required to consult on their proposals for the CTR scheme. Leicester's consultation took place from 5 September to 30 October 2012. Forms were available on line and at Libraries, Customer Services, Revenues & Benefits customer contact reception and Council staff attended numerous awareness events across the city to explain and encourage participation. There was a press release and a direct email to 30,000 working age Council Tax Benefit claimants.

In this consultation "Have your say: Big changes to council Tax benefit" there were 871 responses which is good in comparison with other Councils. The responses and comments have informed the final decisions made in drawing up the Leicester's scheme proposals for 2103/14. Please note at the time of publication of the consultation the scheme was called Council tax support, subsequently the final regulations state the scheme is a reduction, hence the change in scheme title.

The Appendix A details the responses with the headlines being:

In total, there were 871 completed responses to the survey:

70 from non-city residents;

801 from city residents.

Non-city resident respondents

Of the 70 non-city resident respondents,

- 20 work in the city including a number of city council employees,
- 8 represent local voluntary or community organisations,
- 8 represent local businesses,
- 3 are landlords, and 3 are county residents.

City resident respondents

- 709 are the bill payer for their household
- 34 are not the bill payer for their household
- 27 do not know whether their name appears on the Council tax bill for their household
- 31 preferred not to answer the question

There were significant level of interest:

- 871 completed responses (compared to 437 in Derby and 454 in Nottingham)
- Responses from all ethnic groups - with numbers in similar proportion to the ethnic composition of the resident population (62% white, 3% mixed, 28% asian, 6% black, 1% other)
- Responses came from across all neighbourhoods/wards.

A summary of the responses to questions asked:

Proposed changes to elements of the local scheme (Qs 1-6)

- Between 42% and 54% disagree or strongly disagree with the proposed changes.
- The proportions are higher amongst beneficiary households, although there is also a consistent level of disagreement in around a third of non-beneficiary households.

Proposal to continue to ignore certain benefits, including child benefit and disability living allowance, when calculating household income (Q7)

- Over 70% agree or strongly agree with this proposal.
- This level of agreement is the same amongst both beneficiary and non-beneficiary households

Proposal to provide extra support to households with disabled people and those with caring responsibilities (Q8)

- 36% disagree or strongly disagree with this proposal, which is a lower level of objection than for any of the other proposed changes.
- 15% neither agree nor disagree, which is the highest level of indecision for any of the proposed changes.

Proposed options for raising the revenue to pay for extra support (Q9)

- Over half did not answer this question.
- Amongst those that did, there was no particular preference for one option over another.
- Comments indicated some support for higher charges on wealthier households and an appeal for government to look for savings from other areas of the budget.

Anticipated impact on the household (Q10)

- Over 50 %, including a third of non-beneficiary households, anticipate that the changes would require them to reduce spending on essential items, such as food and heating, and non-essential items, such as leisure activities
- Just under 50% indicate that they would need to borrow money to meet the additional cost.
- Only 12% report that the proposed scheme would not result in any additional costs
- Comments highlighted the potential negative impact on people's health, on children.

Other comments (Q11)

- Highlighted the financial dilemma they would face– critically they understood why the scheme was needed but not felt it to be unaffordable from a personal perspective.

8. IMPLICATIONS FOR VOLUNTARY, COMMUNITY AND FAITH GROUPS

- 8.1 There are on-going implications for all groups as the impact of the changes are identified and implemented. The equality impact assessment is detailed in appendix B.

9. DETAILS OF SCRUTINY

N/A

10. FINANCIAL IMPLICATIONS

10.1 The financial implications are set out in paragraphs 3.13 to 3.26 of the report.

10.2 The options being put forward are:

| | <u>Cost</u> £m | <u>Saving</u> £m | <u>Net Cost</u> £m |
|--|-------------------|---------------------|-----------------------|
| 1. Adopt the preferred local scheme | 4.7 | (2.4) | 2.3 |
| 2. Transitional grant scheme (1 year only) | 4.7 | (1.5) | 3.2 |
| 3. Default scheme | 4.7 | - | 4.7 |

The 2013/14 financial strategy assumes some level of support to the scheme (approx. £2m-£2.5m).

11. LEGAL IMPLICATIONS

11.1 The By virtue of the Local Government Finance Act 2012, the Council, as billing authority, is required to adopt a scheme for Council Tax support by 31 January: failure to do this will result in the statutory “default” scheme applying automatically. Councils are able to design their own scheme, provided that it complies with the statutory framework (prescribed requirements).

The scheme is a “reduction” scheme in accordance with the Act, Schedule 4 of which in particular requires billing authorities to make a scheme specifying the reductions which are to apply to amounts of council tax payable, in respect of dwellings situated in its area, for:

- a) persons whom the authority considers to be in financial need, or
- b) persons in classes consisting of persons whom the authority considers to be, in general, in financial need.

The first financial year to which that scheme relates must be the year beginning with 1 April 2013.

The prescribed requirements ensure that the position of pensioners is protected, excludes those who are subject to immigration control and/or not otherwise treated as being in Great Britain and sets a number of prescribed administrative requirements.

The government has issued guidance and toolkits for authorities on the implementation of the new regime and that guidance has been a material consideration in the preparation of the Council’s scheme. Including, in particular, the guidance on vulnerable persons.

The Council is required to consult before making (or changing) its scheme. Due to timescales the Act specifically recognises that consultation may lawfully take place before the provisions of the Act come into force.

The consultation requirements require, in the following order:

- 1) consultation with any precepting authority
- 2) publication of the draft scheme,
- 3) consultation with any other person that the Council considers likely to have an interest in the operation of the scheme,

before the making of the Scheme.

The Council conducted a consultation exercise as described in the report. The outcome of the consultation is described in this report as is the Council's response and this report concerns the proposed final scheme after taking into account the outcome of the consultation.

In preparing this scheme and the proposals for surrounding administrative arrangements, consideration has been given to "cliff edge" situations and exceptional hardship as described in the report.

The Council has a duty under the Equality Act 2010 to have due regard to the need to eliminate discrimination and advance equality of opportunity for people sharing protected characteristics which are Age, Disability, Transgender, Pregnancy and maternity, Race, Religion / Belief, Sexual Orientation, Sex and Marriage/Civil Partnership. An EIA has been prepared and is available as part of the background papers to this report and has been updated as a result of the consultation responses and in line with the final scheme as recommended in this report.

The Council, as recommended by the government guidance, has also had regard to those in housing need, children and the armed forces.

This report also sets out the Council's position on transitional grant, with reasons.

Joanna Bunting
Head of Commercial and Property Law, Legal Services
Contact Ext: 296450

12. CLIMATE CHANGE AND CARBON REDUCTION IMPLICATIONS

- 12.1 There are none arising directly from this report.

Carole Brass. Environment manager. Contact 0116 2526732

13 IMPACT ASSESSMENT

- 13.1 The potential impact on equality of the proposals has been nationally considered reviewed and the DCLG hyperlink is: https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/8465/2158675.pdf

The introduction of a Local Scheme will have equality implications which will be more clearly identified as the Scheme is developed. A Phase 1 Equality Impact Assessment is appended.

14. OTHER IMPLICATIONS

14.1 N/A

15. BACKGROUND INFORMATION AND OTHER PAPERS

Local Government Finance Act 1992: and subsequent amendments in relation to Council Tax Reduction:

<http://www.legislation.gov.uk/ukpga/1992/14/contents>

<http://www.legislation.gov.uk/ukpga/2012/17/enacted>

DCLG Council Tax Reduction publications:
https://www.gov.uk/government/publications?utf8=%E2%9C%93&keywords=council+tax&publication_filter_option=all&topics%5B%5D=local-government&departments%5B%5D=all&direction=before&date=2013-01-01

| OTHER IMPLICATIONS | YES/NO | Paragraph references within the report |
|-------------------------------|------------|--|
| Equal Opportunities | Yes | 4.4 – 4.8 & 4.26 & impact assessment appendix B |
| Policy | | |
| Sustainable and Environmental | No | |
| Crime and Disorder | No | |
| Human Rights Act | No | |
| Elderly/People on Low Income | Yes | 4.4 – 4.8 & 4.26 |
| Corporate Parenting | Yes | Impact assessment appendix B |
| Health Inequalities Impact | Yes | Impact assessment appendix B |

16. SUMMARY OF APPENDICES

Appendix A: Council tax consultation documents:

- 1) Final report of consultation responses
- 2) Consultation booklet
- 3) Questionnaire
- 4) Submission by East Midlands Defend Council Tax Benefit campaign.

Appendix B: Impact Assessment – Final

Appendix C: Draft Council Tax Discretionary Relief policy 2012/13

Appendix D: Fair debt policy (reviewed August 2012 - final version).

Appendix E: Summary of Leicester City Council's proposed Council Tax Reduction Scheme legislation. (to follow)

Appendix D



Fair Debt Policy 2012

1. Background

- 1.1 The council first approved a Fair Debt Collection Policy in 1995. The policy was established as a means of not only protecting the interests of the council in collecting the debts owed to it but also recognising that, in certain circumstances, immediate full payment of the sum due to the council could cause the customer difficulty.

2. Principles of the policy

- 2.1 To ensure the city council can provide public services to the people of Leicester, everyone is expected to pay their debts on time. However, the council recognises that some people face payment difficulties and has approved a policy to assist people to pay on terms that are fair. The structured policy ensures consistency, whilst leaving scope for officers to use their discretion. We seek at all times to maximise the income available to the council but remain mindful that a “one size fits all” approach is inappropriate when dealing with debt recovery.
- 2.2 Poor debt collection performance has an impact on cash flow and on the reputation of the council, and exacerbates a culture of late and non-payment. There is a further risk that the debt ultimately cannot be collected, or becomes uneconomical to collect, and the income is lost to the council. This is unfair to the vast majority of people who do pay their bills. Early contact and a consistent approach is the best way to minimise the risk of poor collection performance.

3. The benefits of a Fair Debt Policy

- 3.1 The council believes that the Fair Debt Collection policy will:
- Help identify when there are likely to be difficulties for people in making payments
 - Enable people to come to realistic repayment agreements
 - Make sure that any enforcement action taken is effective
 - Encourage people to make contact at an early stage when they first face financial difficulties
 - Enable us to predict our rate of collection more reliably
 - Enable us to save money on court costs and staff time.

4. Policy aims

The policy:

- a) Considers that people have a responsibility to pay, and that debts must be met.
- b) Acknowledges that, equally as important as collecting revenue, is the need to provide a service that is both efficient and sensitive to the needs of the debtor. The policy commits the council to operating in a fair and equitable way when recovering debts.
- c) Is concerned about the ability to pay rather than the type of debt owed to the council and requires officers to work with debtors and their representatives to set realistic repayment amounts for payment over a reasonable period of time.

- d) Acknowledges and respects the debtor's obligations to his/her dependants. Reference to a minimum and maximum payment range requires officers to ensure that undue pressure is not brought to bear on debtors to make arrangements that they cannot sustain.
- e) Recognises that the majority of debts owed to the council, such as council tax, business rates and rent, are considered to be priority debts, and consequently have to be given precedence over most other debts people owe.
- f) Aims to achieve a fair balance between the claims of competing creditors in recognition of the need for debtors to maintain an acceptable standard of living.
- g) Aims to be both proactive and reactive in its attempts to minimise and prevent debts. The council will provide information on organisations that will give impartial benefit and debt advice in order to assist debtors.
- h) Acknowledges that there may be exceptional circumstances where it is not possible or it is inappropriate to collect a debt owed to the council, such as bankruptcy or liquidation.

5. Types of debt covered by the policy

- 5.1 The council's aim is to provide a co-ordinated approach to the administration of billing, benefits and multiple debts throughout all relevant areas of the council. The Fair Debt Collection Policy covers council tax, business rates, council rent, housing benefit overpayments and debts administered by the income collection team. The policy does not cover debts to be repaid because sums were originally claimed fraudulently or where the courts have imposed a payment or committal order.
- 5.2 The policy applies to personal, non-commercial debt. In the case of business debts, Officers will have regard to the principles of this policy which will be applied in its entirety where suitable (e.g. small business debts owed by individuals)

6. Communication and contact with the Council

- 6.1 Leicester City Council will notify debtors in writing about what they owe by inviting them to make contact with the council in person or by phone at an early stage of the recovery process. All such correspondence will be written in plain English and will contain, where appropriate, information about where to get independent advice.
- 6.2 Clear information will be available in a variety of formats about all aspects of collection and debt recovery, concentrating particularly on providing information as to where independent advice and help is available.
- 6.3 If customers need help or assistance with language or have sensory communication difficulties we can provide an interpretation service or supply information in different formats, such as audiotape, CD or large print.

These are available by:

- by emailing housingbenefit/liaison@leicester.gov.uk and requesting help;
- by calling our hotline number on (0116) 252 7005 and speaking with an advisor;
- by writing to the Revenues and Benefits Services, Leicester City Council, Wellington House, 22-30 Wellington Street, Leicester LE1 6HL.

For hearing impaired users who have access to a minicom our number is 0116 252 7548.

- 6.5 If customers are housebound, for example because of a disability, we can arrange for an officer to visit to explain the Fair Debt Policy and make an arrangement to pay.

7. Benefits, discounts and exemptions

- 7.1 Leicester City Council will notify debtors in writing of the general availability of means tested benefits. The council will ensure that publicity about benefits, discounts and exemptions is available in all council offices dealing with debt.
- 7.2 If awards of council tax benefit, discounts, exemptions or housing benefit clear any arrears, recovery action will be stopped and in some circumstances costs incurred will be met by the council.
- 7.3 If a debtor is awaiting the outcome of a review or appeal of a relevant council tax support or housing benefit assessment, payment arrangements will be based on the claimant's ability to pay. Further action will, in most cases, be suspended pending the final outcome of such a review or appeal. Similarly, if there is an outstanding appeal against the award of a discount or exemption, payment arrangements will be based on the person's ability to pay.

8. How the policy works in practice.

Step One:

- 8.1 If a debtor is unable to pay their debt they should in the first instance contact the council to discuss their position. If no contact is made by the debtor and no payment arrangement made, court action will be taken. This will mean if the debt is for council tax or business rates the debtor will have to pay additional costs (£65.50 from 1st April 2012).
- 8.2 If contact is made and the customer expresses difficulty in making a payment the officer will discuss payment of the debt by instalments taking into consideration the fair debt policy.
- 8.3 Arrangements – The Council will try to resolve all queries and made an arrangement at first contact. Arrangements will be based on personal circumstances.
- 8.4 Benefit claimants – If the debtor is receiving income support, income based jobseekers' allowance, income based employment support allowance, universal credit or pension credit we will, where possible, deduct payments from that benefit. The minimum repayment figure will be the current statutory deduction figure (£3.55 per week as at April 2012).
- 8.5 Earners and other income – Where a debtor is not in receipt of any of the above benefits, the officer will begin negotiations to recover the debt taking into account the customer's ability to pay and agreeing a repayment between a minimum and maximum level of payment detailed in this policy. The minimum payment acceptable would be the sum that would be paid if court action were taken and someone on benefit, (currently £3.55 per week) and the maximum payment is the amount that could be paid if someone was working and court action taken (currently 17% of net income over £1,040 per month).

Step Two

- 8.6 Where the sum calculated above cannot be paid, the completion of an income and expenditure form will be required. Both current expenditure and debts will be taken into account when calculating

repayments. The income and expenditure form has been devised by the Fair Debt Task Group and has taken into consideration the following good practice examples:

National Debt Line, British Bankers Association, Consumer Credit Council service and Money Advice Trust.

- 8.7 Completion of the form will allow the officer to work with debtors and their representatives to set realistic repayment amounts over a reasonable period of time based on their financial position.
- 8.8 Occasionally it may be necessary to request documentary evidence to confirm particular details. If this is necessary, the debtor will be informed of the particular items to be confirmed, normally within a period of seven days. The debtor should be advised to hand deliver or fax the documents wherever possible or they can be verified via an independent advice agency (if one is being used). Where a debtor is housebound we will arrange for an officer to visit the debtor.
- 8.9 If the evidence is not provided within the timescales stated, the offer of payment may be rejected and further action could be taken without further notice to recover the debt.
- 8.10 The debtor should start paying immediately the arrangement has been made, they should NOT wait until they receive a written confirmation of the payment arrangements.

9. Additional considerations for council tax, business rates and domestic rent

- 9.1 Any payment arrangement applying to previous year debts will require that current year instalments are maintained, i.e. the arrangement will be in addition to, and conditional on, the current year's council tax and current weekly rent being paid.
- 9.2 In the case of council tax or business rates this normally means payment either over fifty two weeks or twelve calendar months (providing there are this number of weeks/months left in the financial year). Having decided the total level of payment to be made, it will be at the council's discretion, unless the debtor instructs otherwise, how the payments are applied.
- 9.3 Any arrangement should always cover all outstanding arrears, including those being collected through either attachment of earnings, where we deduct the monies directly from their pay, or bailiffs. It may not be appropriate to suspend or temporarily stop this recovery action, but any payments already being made will be deducted from the weekly repayment rate when calculating the fair debt collection arrangement.

10. Bailiff s ' ac t ion

- 10.1 All bailiffs appointed by the council will operate within the guidelines of the current code of conduct for bailiffs issued by Leicester City Council. For further details see:

www.leicester.gov.uk/your-council-services/housing/council-tax/what-happens-if-i-dont-pay

- 10.2 Where a payment is not made, the case will be referred to bailiffs for collection and the debtor will have to pay additional costs. Once a bailiff is involved in collecting a debt the cost of recovering the debt mount up and the debtor is responsible for paying these costs. For example:

Bailiff's first visit £24.50

Bailiff's second visit £18.00

Removal van £110 or more

Waiting time – the first hour is free but after that £60 an hour or part thereof.

These costs can be avoided if payment arrangements are maintained

11. Collection and recovery process

11.1 The council will provide a variety of payment methods and maximise access to payment facilities. Our preferred method is Direct Debit.

12. Late or missed payments

- 12.1 The debtor must remember that the date on which instalments are to be paid is the final date on which money should reach the council, so payments posted via the Royal Mail should be sent 2 or 3 days BEFORE the due date.
- 12.2 If, for whatever reason, the debtor is unable to make a payment they should be encouraged to contact the council to discuss the matter further PRIOR to the payment failing to be made. All payment arrangements are closely monitored, if a payment is not made or it is late or missed, further recovery action will be taken and the payment arrangement cancelled.
- 12.3 Should a payment fail to reach us, and the debtor has not been in contact, all arrangements are immediately cancelled and recovery action will be resumed. No reminders will be issued to prompt a further payment.

13. Changes in financial circumstances

- 13.1 Any change in a debtors financial circumstances needs to be notified to the council straight away, as it may alter the amount that needs repaying. This could mean reducing or increasing the amount that is paid back.

14. Customer care

- 14.1 The Council will collect debts in a sympathetic and efficient way.
In its approach to enforcement, the council will take account of the whole financial situation of the debtor.
- 14.2 The council will ensure that people are encouraged to make comments, complaints and suggest improvements on debt collection matters.

Phone us on 0116 252 7000 or 0116 252 7005.

Visit us at one of the customer service centres or at any council office.

Write to us and send your letter to our address at Wellington House, 22-30 Wellington Street, Leicester LE1 6HL.

Email: housingbenefit/liaison@leicester.gov.uk

15. Monitoring quality

- 15.1 The collection team responsible for collecting the debt will monitor payment arrangements made under this policy and this information will be used to review the effectiveness of the policy on an annual basis.

- 15.2 All sections of the council responsible for the collection of debt will be required to implement the Fair Debt Collection Policy and the council will undertake an annual monitoring of its application. In addition, periodic monitoring will be undertaken by independent advice projects and the council's advice services.
- 15.3 The council will actively seek the views of stakeholders/service users of the policy and the task group will use these views to review the Fair Debt Collection Policy. If a debtor wishes to become a member of this task group or comment independently of the survey please write to the council's Revenues and Benefits Services at Wellington House, 22-30 Wellington Street, Leicester LE1 6HL.

Policy Authors:

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Head of Revenues & Benefits
Revenues & Benefits

Matthew Mee
Service Development & Improvement Officer
Revenues & Benefits

Date: 8th August 2012.

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Council Tax Reduction Scheme



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Leicester City Council's Council Tax Reduction Scheme

1. Introduction

This document sets out a brief summary of the Council's new Council Tax Reduction Scheme. This largely follows the government's scheme but there are some changes for working age households.

The Government has prescribed a national scheme for pensioner households, which fully protects pensioners from the impact of transfer from Council Tax Benefit to Council Tax Reduction. The prescribed scheme for pensioners is included in the Council's Scheme.

2. Proposed scheme: Law and legal context

The scheme explained here is the Council Tax Reduction (CTR) Scheme for Leicester City Council, in its capacity as the Billing Authority for Leicester City.

The CTR scheme applies from April 2013.

3. Overall provisions: Universal Credit

From October 2013, the national implementation of Universal Credit begins. This is a new benefit to be paid by the Department for Work and Pensions (DWP) which will replace income support, housing benefit and a number of other benefits. Council Tax Benefit will no longer be available but local authorities will be able to provide Council Tax Reduction to local residents. The CTR Scheme may need to be changed in the future to take account of changes to Universal Credit and the benefits system.

4. The CTR Scheme: Maximum entitlement

The CTR Scheme is in the form of a means-tested discount based on the Government's default scheme.

The CTR Scheme applies a maximum eligible amount of Council Tax. In other words, if your Council Tax bill is higher than the maximum eligible amount, the CTR awarded will be restricted to reduced liability used in the assessment of CTR, see below. (The restriction only applies to working age assessments). The maximum amount of Council Tax which may be awarded under the CTR will be limited in one or more of the following ways:

1. The maximum amount of Council Tax which is eligible for CTR and which may be the maximum award under the Council's CTR scheme is restricted to the amount of Council Tax due for the year for dwellings within Band B of the Council Tax calculations; and
2. The maximum amount of Council Tax which is eligible for CTR and which may be the maximum award under the Council's CTR scheme is set at a percentage of the total Council Tax due as calculated at (1) above. This amount is set at 80%.

5. The CTR Scheme: other determinations

The CTR scheme additionally makes provisions in relation to the award of CTR in the following circumstances:

1. You will not be eligible for assistance under the Scheme if you have savings of £6,000 or over, or £16,000 if you are a pensioner.
2. Second adult rebate: there is no provision for a second adult rebate except in the case of pensioners.

3. An amount will be set each year for the minimum weekly award of CTR. This has been set at £3.55 and may change each year in line with government-set benefits deductions or the Consumer Price Index on 1st April of each consecutive year commencing 2013/14. This is determined by the lower rate third party deduction from a number of Social Security Benefits. This means that if the calculation of award shows that the award will be less than or equal to this amount no award of CTR under the Council's scheme will be payable.

6. Vulnerable People

The CTR Scheme sets out provisions designed to ensure that the most vulnerable are given some relief. In addition the Council has a hardship fund and individuals may apply to the Council for relief under the hardship fund. The operation of this fund is at the discretion of the Council.

7. Claims for Council Tax Reduction

If you are in receipt of Council Tax Benefit immediately before 1st April 2013 you will be treated as having made an application for CTR under the proposed scheme.

Where a claim has been made for Council Tax Benefit prior to 1st April 2013 and not yet decided, you will be treated as having made a claim for Council Tax Reduction under the proposed scheme.

You may apply for Council Tax Reduction in the following ways;

- In writing using the Council's application form
- On-line via the Council's website

Any application made through these channels (detailed above) may be subject to additional validation, as required by the Council, to confirm entitlement and to calculate the amount of Council Tax Reduction due.

The Council shall not decide entitlement where a claim is incomplete until all relevant information is provided. This information must be provided within one month of any written request from the Council. This period may be extended if the Council considers this to be reasonable in the circumstances.

A claim for support may be amended or withdrawn, in writing, at any time prior to the council making a decision about entitlement.

8. Payment and overpayments

A council tax payer's bill will be reduced by way of a credit for the amount of Council Tax Reduction granted depending on the circumstances. In the event of an overpayment of Council Tax Reduction, then the amount of such overpayment will be added to the bill.

9. Appeals

You may appeal against the council decision regarding your eligibility for, or entitlement to Reduction in the first instance by writing to the council to request that it looks at its decision again. The Council will reconsider and notify you of its considerations and reasons for its decision.

You can request a subsequent and independent review of your appeal by the Valuation Tribunal for England.

10. General Up-rating

The figures set out in the proposed council tax Reduction scheme may be up-rated, to take effect 1st April every year. The amount of up-rating will be determined by the Council and will link as closely to other welfare benefit changes or may be linked to the consumer price index, of inflation set in the preceding September or by another rate determined with reference to provisions made for Universal Credit.

11. Appendices

- a. Appendix A ~ Useful information
- b. Appendix B ~ www.leicester.gov.uk/counciltaxreductionscheme

Appendix A

This section sets out some useful links to websites where you can find more detailed information about both the regulatory framework and the guidance issued to local authorities.

- The Department for Local Government and Communities
<http://www.communities.gov.uk/>
- The Welfare Reform Act 2012; <http://www.legislation.gov.uk/ukpga/2012/5/contents>
- The Localism Act 2011; <http://www.legislation.gov.uk/ukpga/2011/20/contents>
- The Equality Act 2010; <http://www.legislation.gov.uk/ukpga/2010/15/contents>
- The Local Government Finance Bill;
http://www.publications.parliament.uk/pa/bills/lbill/2012-2013/0039/lbill_2012_20130039_en_1.htm
- Regulations laid under the appropriate provisions and governing the administration, design and implementation of CTR, including the proposed Council Tax Reduction Schemes (Prescribed Requirements) regulations;
<http://www.communities.gov.uk/publications/localgovernment/draftprescribedreqsregs>

Other legislation in relation to Vulnerable Groups including but not limited to the Child Poverty Act 2010;

<http://www.legislation.gov.uk/ukpga/2010/9/contents> (Child Poverty Act 2010)

<http://www.legislation.gov.uk/ukpga/1996/52/contents> (Housing Act 1996)

<http://www.mod.uk/DefenceInternet/AboutDefence/CorporatePublications/PersonnelPublications/Welfare/ArmedForcesCovenant/TheArmedForcesCovenantDocuments.htm>
(Armed Forces Covenant)

The Social Security Contributions and Benefits Act, 1992 and the Social Security Administration Act 1992, _

<http://www.legislation.gov.uk/ukpga/1992/4/contents/enacted>

<http://www.legislation.gov.uk/ukpga/1998/29/contents> (Data Protection Act 1998)

<http://www.legislation.gov.uk/uksi/2012/1483/contents/made> (Social Security (Information sharing in relation to Welfare Services etc.) Regulations 2012)

<http://www.legislation.gov.uk/ukpga/2012/5/part/5/crossheading/informationsharing-involving-local-authorities-etc> (Welfare Reform Act 2012 sections 130-133)

Big changes to council tax benefit



Report of responses to the public consultation
January 2013

Prepared by:

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Research and Intelligence*

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BIG CHANGES TO COUNCIL TAX BENEFIT

Background

From April 2013, the government is abolishing council tax benefit as part of its welfare reforms. Instead, all councils must develop a local council tax reduction scheme.

The government will no longer set all the rules about who qualifies for help with their council tax. Local councils are expected to do this in the future, and at the same time save money. Leicester city council is being asked to make savings of 19 per cent. This will cost the council £5.3 million each year.

Pensioners will not be affected by these changes.

Because the government is reducing the council's funding, it is likely that most people who are currently receiving council tax benefit (except pensioners) will have to pay something towards their council tax in the future.

Consultation

Between 5th September and 30th October 2012, the council invited the public to submit their views to help shape Leicester's council tax reduction scheme.

People were offered a number of different ways to participate (see consultation method section).

As part of the process, the council committed to analyse the views expressed and take these into consideration when making final decisions

Analysis of responses to the consultation

This report provides a summary of the response to the consultation. This includes information about:

- The consultation method;
- Who responded;
- The answers to questions about the scheme and its impact;
- The comments made and issues highlighted.

CONSULTATION METHOD

A range of information was made available about the proposed changes, how they might affect different types of household (e.g. single person households, disabled households, etc.) and about the proposed replacement scheme (see appendix A).

Public feedback was gathered in a number of ways:

1. Survey – online and hard copy
2. Public events and discussion forums

Survey

The survey invited respondents to comment on the proposed changes by completing a questionnaire (see appendix B).

The questionnaire was made available online via the corporate consultation platform.

The same questionnaire was also made available in hard copy at city council libraries and at roadshow events, with the option for respondents to make a freepost return.

Public events and discussion forums

In addition to the survey, a number of events were organised around the city to help promote participation in the consultation and to support discussion with key stakeholder groups, including organisations that support carers and disabled people.

During September and October 2012, events took place at the following venues:

New Parks Housing Office, 291 Aikman Ave
Stocking Farm Healthy Living Centre, Marwood Road
Tudor Centre, Bewcastle Grove
Brite Centre, Braunstone Avenue
Central Library, Bishop Street
Clock Tower, Leicester
Leicester Market, Leicester
Saffron Housing Office, 499 Saffron Lane
St Matthews Housing Office, Malabar Rd
Market Place STAR Anti-Poverty event
Beaumont Leys Shopping Centre
Merlyn Vaz Centre, 1 Spinney Hill Road
Haymarket Shopping Centre
Linwood Centre
Carers action group, Adult Ed centre

FINDINGS

This section of the report summarises the findings from the consultation.

Survey respondents

In total, there were 871 completed responses to the survey¹:

70 from non-city residents;
801 from city residents.

Non-city resident respondents

Of the 70 non-city resident respondents, 20 work in the city including a number of city council employees, 8 represent local voluntary or community organisations, 8 represent local businesses, 3 are landlords, and 3 are county residents. There was a response from a concerned relative (she has two disabled siblings living in the city), and another from a representative of a political party. The capacity in which the remaining non-city residents were responding, including the sole participant from Scotland, is unknown.

City resident respondents

709 are the bill payer for their household
34 are not the bill payer for their household
27 do not know whether their name appears on the Council tax bill for their household
31 preferred not to answer the question

¹ 352 returns made online along with 519 hard copy returns

City resident bill-payers (n=709)

| | Age | | | | | | |
|---------------------------------------|-----------|------------|------------|------------|----------------|-----------|------------|
| | 16-24 | 25-34 | 35-49 | 50-59/64 | Senior citizen | Not known | |
| In receipt of council tax benefit | 27 | 83 | 158 | 135 | 22 | 18 | 443 |
| Not in receipt of council tax benefit | 5 | 55 | 90 | 55 | 17 | 13 | 235 |
| Don't know | 1 | 5 | 6 | 3 | 0 | 1 | 16 |
| Prefer not to say | 1 | 2 | 3 | 8 | 0 | 1 | 15 |
| | 34 | 145 | 257 | 201 | 39 | 33 | 709 |

Profile of city resident bill-payers' households (n=709)

372 (52%) are headed by a woman, and 332 (47%) by a man
 153 (22%) are headed by a person who considers themselves to be disabled
 20 are headed by service personnel (Armed Forces) or ex-service personnel
 111 (16%) include a disabled person and 36 include a carer
 254 (36%) include dependent children

- 169 (24%) with one or two
- 85 (12%) with three or more

 98 (14%) are single parent households
 221 (31%) are single person households or couples without dependent children
 99 (14%) include full or part-time workers

Comment

In comparison to citywide resident and household profile:

Over-representation of working-age residents (94% in consultation sample as opposed to approximately 65% in overall population).

Over-representation of households with dependent children and corresponding under-representation of single person households and couples without dependent children. *To some extent this will be due to the under-representation of senior citizens in the sample.*

Representation of disabled people broadly in line (approximately 1 in 5)

Survey responses of city resident bill-payers

Technical note

The figures reported in the following tables exclude those households for which the bill payer does not know, or prefers not to say, whether they are in receipt of council tax benefit or not (n=31).

This explains why the total number of responses for each question is 678 (709-31 = 678).

Question 1

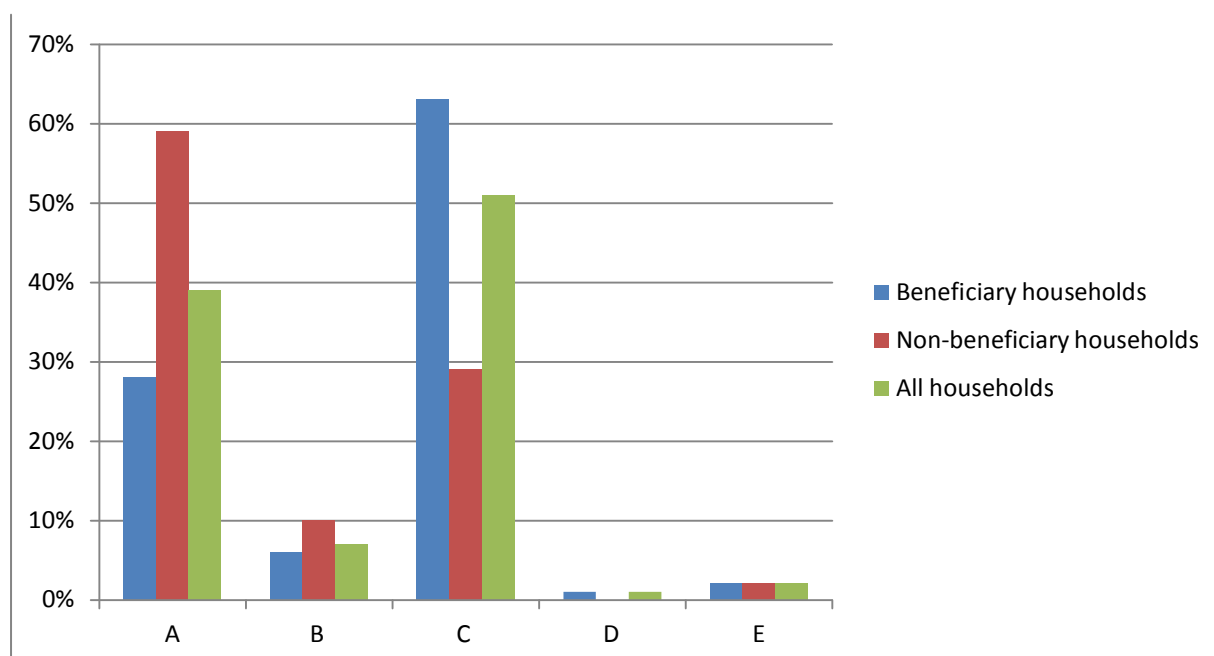
Capping the council tax support to a band B property

Currently people in any size of property can get help with all their council tax if their income is low. Properties are given a valuation band between A (with a council tax bill of £969.80 per year) and H (with a council tax bill of £2,909.40 per year), based on their value.

Out of all those currently receiving council tax benefit in Leicester, 93 per cent live in homes in bands A and B and seven per cent live in homes above band B.

The proposed change will mean council tax support would be worked out at the band B rate, even if you live in a higher band property.

Do you agree or disagree with this proposed change?



| All age bands | | Beneficiary households | | Non-beneficiary households | | All households | |
|---------------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 124 | 28% | 139 | 59% | 263 | 39% |
| B | Neither Agree nor Disagree | 27 | 6% | 23 | 10% | 50 | 7% |
| C | Strongly Disagree or Disagree | 277 | 63% | 68 | 29% | 345 | 51% |
| D | Don't Know | 4 | 1% | 1 | 0% | 5 | 1% |
| E | Not Answered | 11 | 2% | 4 | 2% | 15 | 2% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

Question 2

Putting a maximum limit on the amount of council tax support that can be paid to all working age people – where everyone would pay at least 20 per cent towards their council tax bill

The government is cutting the amount they pay local authorities towards help with council tax. Leicester City Council cannot afford to make up for all of this cut so people of working age who claim for help with their council tax will receive less council tax support than under the present council tax benefit scheme.

This would mean that all working age people who get council tax benefit will have to pay something towards their council tax bill from April 2013.

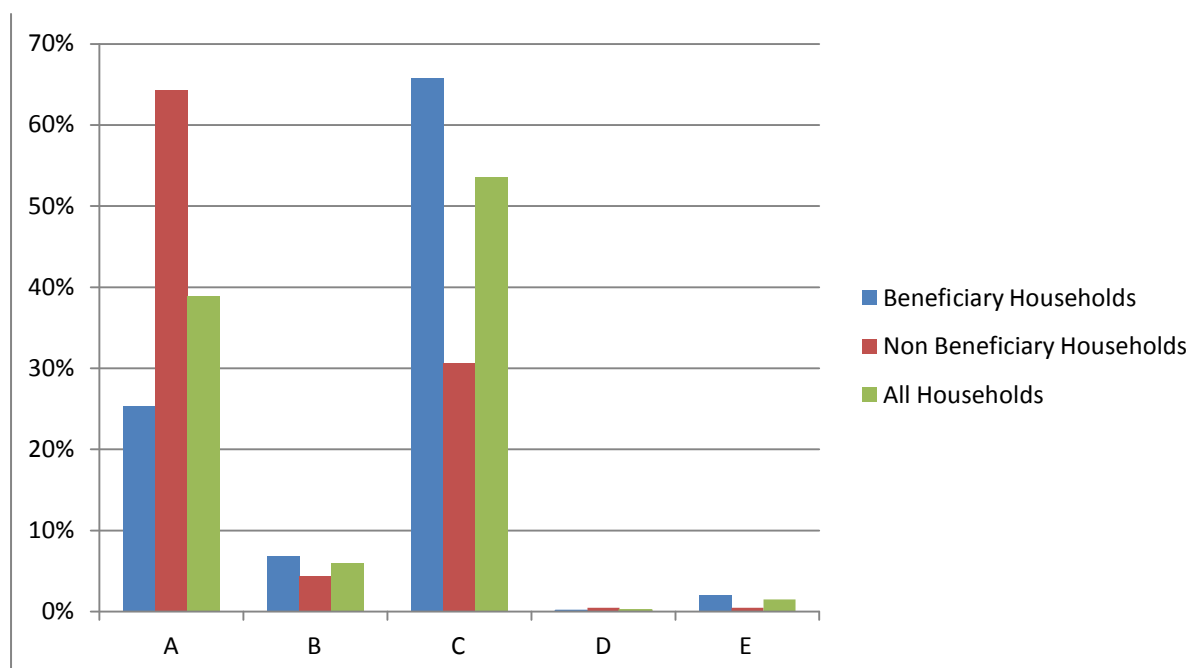
Currently some people get all of their council tax paid.

The proposed change would mean that from April 2013 everyone of working age would pay at least 20 per cent towards their council tax bill at bands A or B. If someone claiming council tax support is living in a property above this band (C, D, E, F, G or H) they will have to pay more.

For example

For a couple in a band D property who currently get all of their council tax paid with council tax benefit, under the proposed scheme they would receive £905.14 in help and need to pay £549.56 towards their council tax bill for the year.

Do you agree or disagree with this proposed change?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 112 | 25% | 151 | 64% | 263 | 39% |
| B | Neither Agree nor Disagree | 30 | 7% | 10 | 4% | 40 | 6% |
| C | Strongly Disagree or Disagree | 291 | 66% | 72 | 31% | 363 | 54% |
| D | Don't Know | 1 | 0% | 1 | 0% | 2 | 0% |
| E | Not Answered | 9 | 2% | 1 | 0% | 10 | 1% |
| | Total | 443 | 100% | 235 | 100% | 678 | 100% |

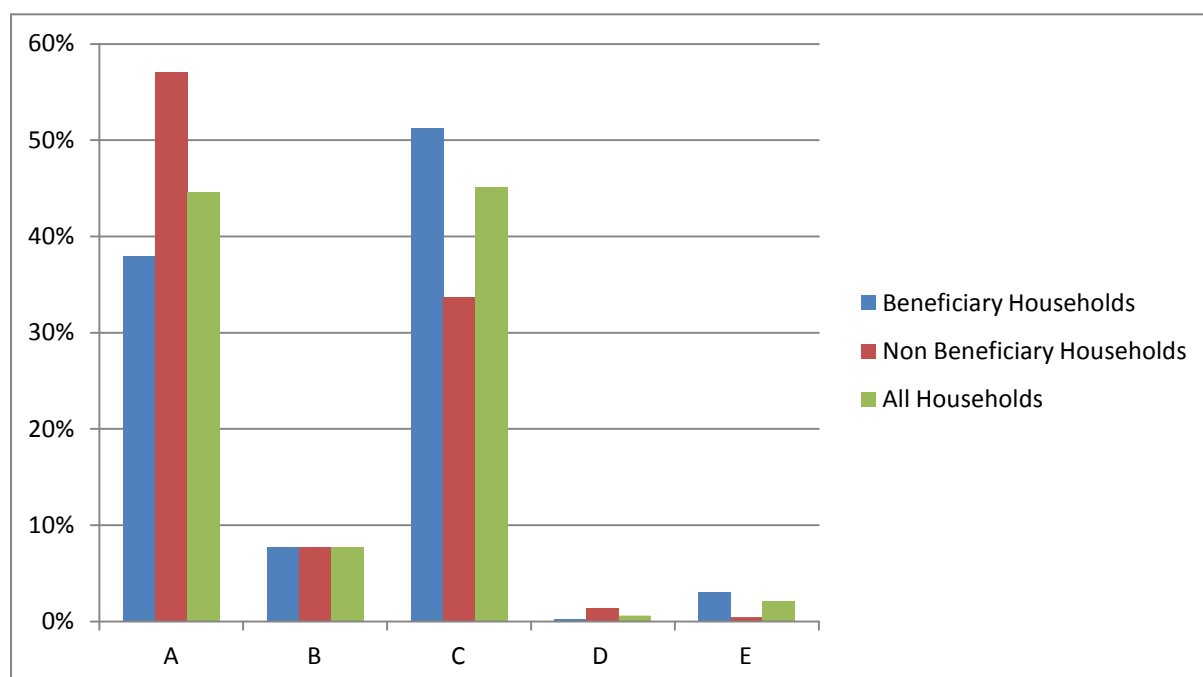
Question 3

Reducing the upper savings limit from £16,000 to £6,000

Currently if a person has savings of more than £16,000 council tax benefit is not paid. Any savings their partner may have are also taken into account.

The proposed change is for the savings limit to be reduced from £16,000 to £6,000. This would mean people with more than £6,000 of savings will not be able to claim council tax support.

Do you agree or disagree with this proposed change?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 168 | 38% | 134 | 57% | 302 | 45% |
| B | Neither Agree nor Disagree | 34 | 8% | 18 | 8% | 52 | 8% |
| C | Strongly Disagree or Disagree | 227 | 51% | 79 | 34% | 306 | 45% |
| D | Don't Know | 1 | 0% | 3 | 1% | 4 | 1% |
| E | Not Answered | 13 | 3% | 1 | 0% | 14 | 2% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

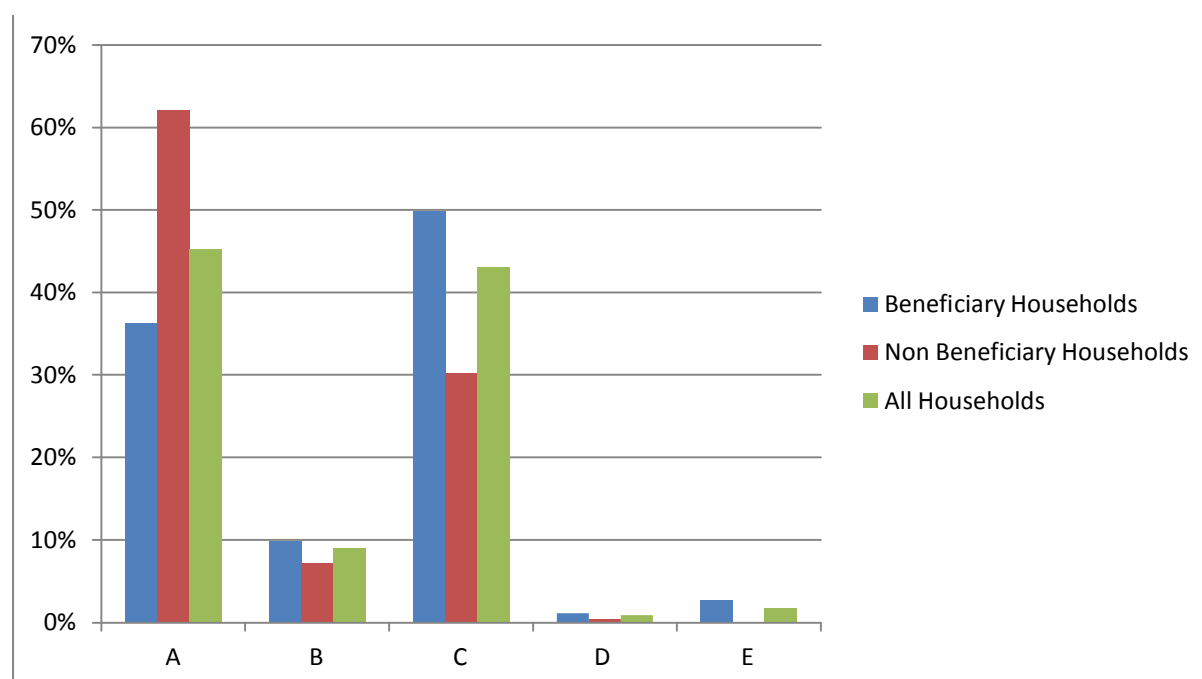
Question 4

Removing second adult rebate

Currently if a resident can afford to pay their council tax but lives with someone on a low income, who is not their partner, they may be able to get up to 25 per cent off their council tax bill. This is called second adult rebate.

The proposed change is for second adult rebate to be stopped.

Do you agree or disagree with this proposed change?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 161 | 36% | 146 | 62% | 307 | 45% |
| B | Neither Agree nor Disagree | 44 | 10% | 17 | 7% | 61 | 9% |
| C | Strongly Disagree or Disagree | 221 | 50% | 71 | 30% | 292 | 43% |
| D | Don't Know | 5 | 1% | 1 | 0% | 6 | 1% |
| E | Not Answered | 12 | 3% | 0 | 0% | 12 | 2% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

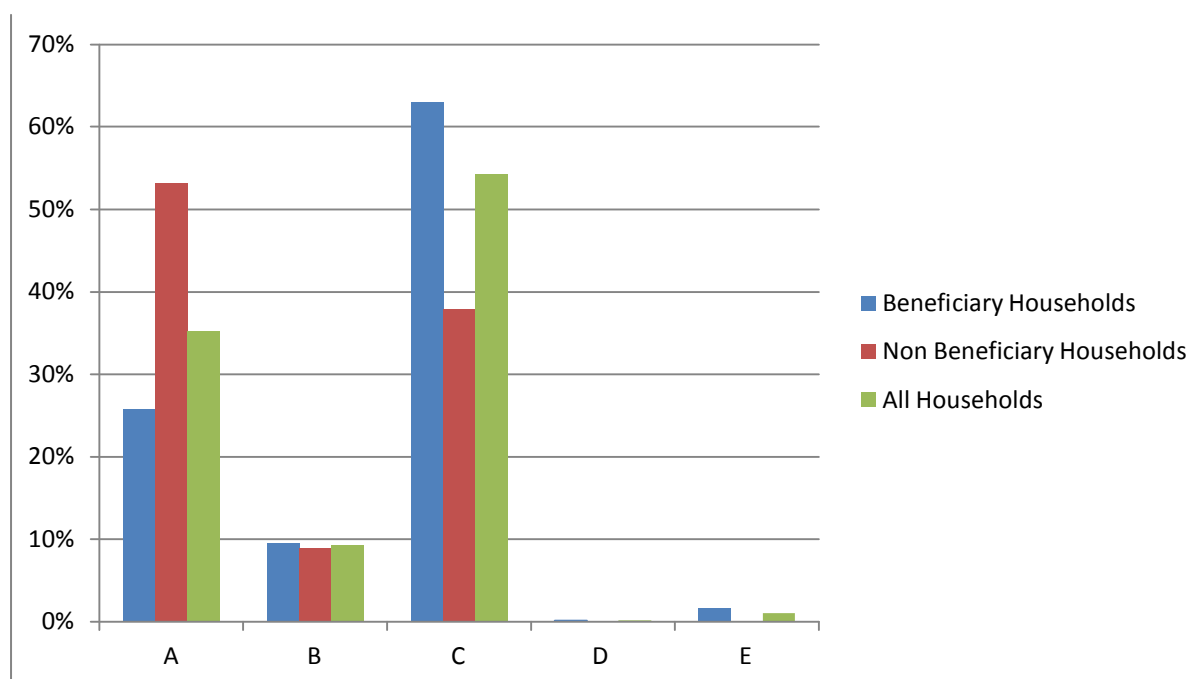
Question 5

Removing backdating

Currently we can pay council tax benefit claims for up to six months earlier than when the claim was made if the claimant can show a good reason why we should do this.

The proposed change is that we will no longer offer the backdating of claims.

Do you agree or disagree with this proposed change?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 114 | 26% | 125 | 53% | 239 | 35% |
| B | Neither Agree nor Disagree | 42 | 9% | 21 | 9% | 63 | 9% |
| C | Strongly Disagree or Disagree | 279 | 63% | 89 | 38% | 368 | 54% |
| D | Don't Know | 1 | 0% | 0 | 0% | 1 | 0% |
| E | Not Answered | 7 | 2% | 0 | 0% | 7 | 1% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

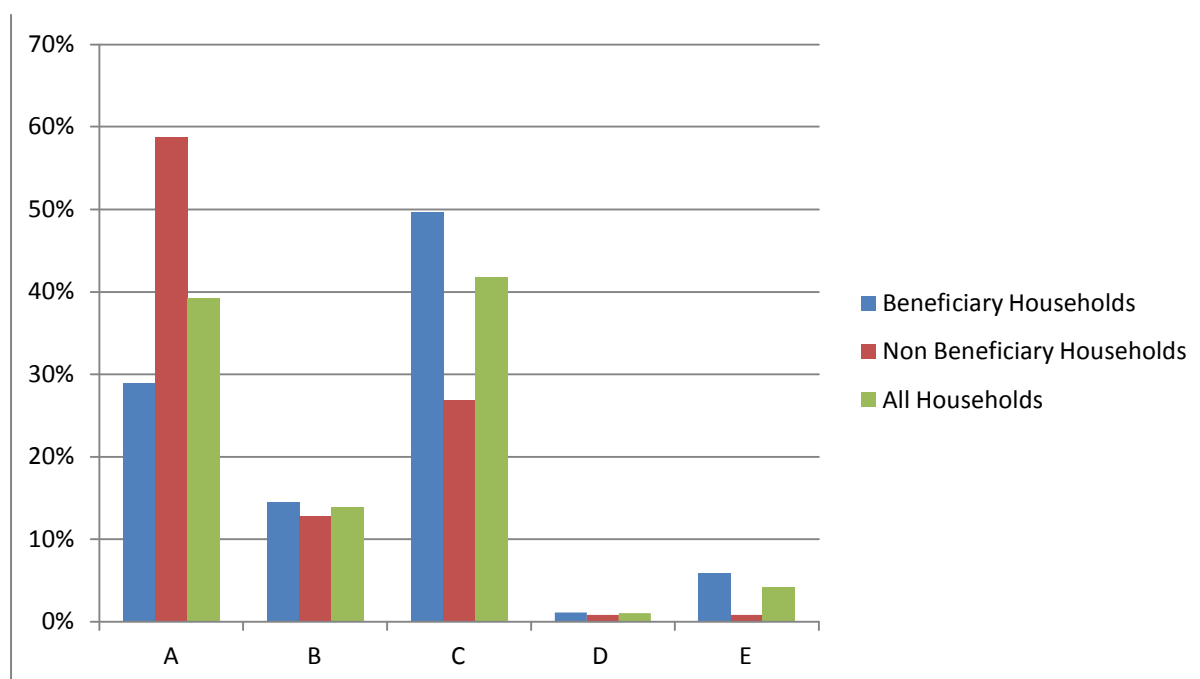
Question 6

Setting a minimum award level

Currently there is no minimum amount of council tax support that a claimant can receive.

The proposed change is that under the draft scheme we do not award support if the amount is less than £2-£4 a week, depending on what is affordable within the scheme.

Do you agree or disagree with this proposed change?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 128 | 29% | 138 | 59% | 266 | 39% |
| B | Neither Agree nor Disagree | 64 | 14% | 30 | 13% | 94 | 14% |
| C | Strongly Disagree or Disagree | 220 | 50% | 63 | 27% | 283 | 42% |
| D | Don't Know | 5 | 1% | 2 | 1% | 7 | 1% |
| E | Not Answered | 26 | 6% | 2 | 1% | 28 | 4% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

Question 7

Recognising the needs of particular households

Within our local scheme the government has asked us to consider the needs of:

*families

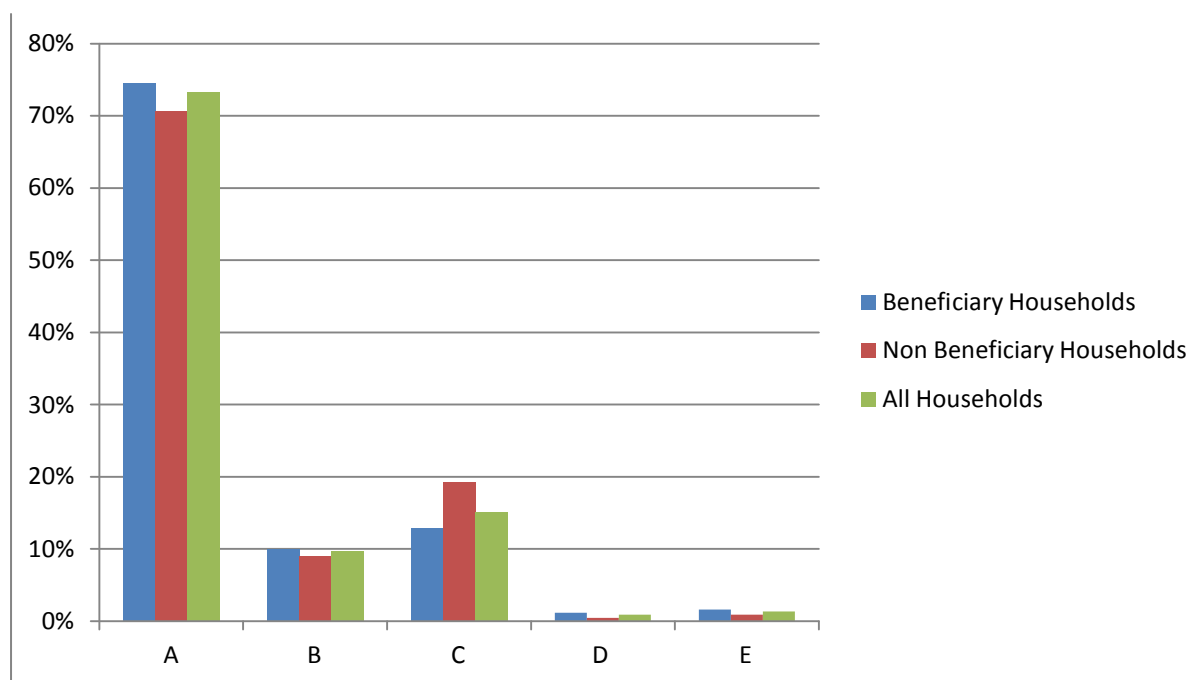
*households with disabled people

*households with a war widow/ers or war disablement pension

Currently council tax benefit allows for some incomes received by these households to be ignored when we calculate the household income. For some of these households, we also give an additional allowance towards living costs. This can lead to a higher amount of council tax benefit being paid.

At the moment, when we calculate council tax benefit, we look at the amount of money the household has to live on. Certain benefits, such as child benefit and disability living allowance, are not taken into account. Under the new scheme, this will not change.

Do you agree or disagree with this proposal?



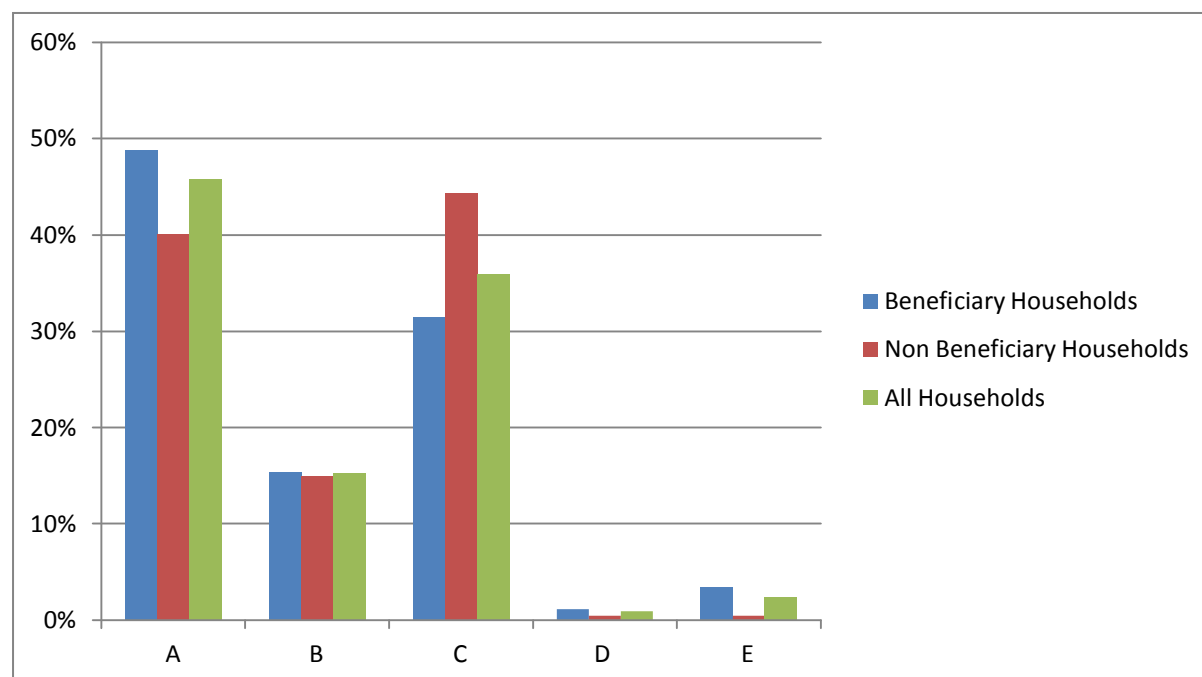
| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 330 | 74% | 166 | 71% | 496 | 73% |
| B | Neither Agree nor Disagree | 44 | 10% | 21 | 9% | 65 | 10% |
| C | Strongly Disagree or Disagree | 57 | 13% | 45 | 19% | 102 | 15% |
| D | Don't Know | 5 | 1% | 1 | 0% | 6 | 1% |
| E | Not Answered | 7 | 2% | 2 | 1% | 9 | 1% |
| | Total | 443 | 100% | 235 | 100% | 678 | 100% |

Question 8

Do you think we should also provide extra support for all or some of these households?

For us to increase support to these households, all other working age people who claim council tax support in Leicester may have to pay between 21 per cent more and 27 per cent more of their council tax bill

Do you think that some households should get more support than others?



| All Ages | | Beneficiary Households | | Non Beneficiary Households | | All Households | |
|----------|-------------------------------|------------------------|------|----------------------------|------|----------------|------|
| A | Strongly Agree or Agree | 216 | 49% | 94 | 40% | 310 | 46% |
| B | Neither Agree nor Disagree | 68 | 15% | 35 | 15% | 103 | 15% |
| C | Strongly Disagree or Disagree | 139 | 31% | 104 | 44% | 243 | 36% |
| D | Don't Know | 5 | 1% | 1 | 0% | 6 | 1% |
| E | Not Answered | 15 | 3% | 1 | 0% | 16 | 2% |
| Total | | 443 | 100% | 235 | 100% | 678 | 100% |

Question 9

If 'Yes', which of these options (a-d) do you think we should consider to pay for this extra support?

Please show your preference for the options below, with 1 being your preferred option and with 4 being your least preferred option

Option a) Putting a maximum limit on the amount of council tax support that can be paid to all working age people – where everyone would pay more than 20 per cent towards their council tax bill

| <i>All age bands</i> | Beneficiary households | | Non-beneficiary households | | All households | |
|--------------------------------|------------------------|-----|----------------------------|-----|----------------|-----|
| 1 (most preferred) | 61 | 14% | 58 | 25% | 119 | 18% |
| 2 | 24 | 5% | 29 | 12% | 53 | 8% |
| 3 | 29 | 7% | 22 | 9% | 51 | 8% |
| 4 (least preferred) | 71 | 16% | 29 | 12% | 100 | 15% |
| <i>No preference expressed</i> | 258 | 58% | 97 | 41% | 355 | 52% |
| | 443 | | 235 | | 678 | |

Option b) Capping the council tax support to a band A property

| <i>All age bands</i> | Beneficiary households | | Non-beneficiary households | | All households | |
|--------------------------------|------------------------|-----|----------------------------|-----|----------------|-----|
| 1 (most preferred) | 61 | 14% | 42 | 18% | 103 | 15% |
| 2 | 35 | 8% | 34 | 14% | 69 | 10% |
| 3 | 31 | 7% | 31 | 13% | 62 | 9% |
| 4 (least preferred) | 47 | 11% | 30 | 13% | 77 | 11% |
| <i>No preference expressed</i> | 269 | 61% | 98 | 42% | 367 | 54% |
| | 443 | | 235 | | 678 | |

Option c) Reducing the upper savings limit to below £6,000

| <i>All age bands</i> | Beneficiary households | | Non-beneficiary households | | All households | |
|--------------------------------|------------------------|-----|----------------------------|-----|----------------|-----|
| 1 (most preferred) | 69 | 16% | 50 | 21% | 119 | 18% |
| 2 | 27 | 6% | 21 | 9% | 48 | 7% |
| 3 | 30 | 7% | 27 | 11% | 57 | 8% |
| 4 (least preferred) | 57 | 13% | 39 | 17% | 96 | 14% |
| <i>No preference expressed</i> | 260 | 59% | 98 | 42% | 358 | 53% |
| | 443 | | 235 | | 678 | |

Option d) Setting a minimum award level of above £4

| <i>All age bands</i> | Beneficiary households | | Non-beneficiary households | | All households | |
|--------------------------------|------------------------|------------|----------------------------|------------|----------------|------------|
| 1 (most preferred) | 55 | <i>12%</i> | 44 | <i>19%</i> | 99 | <i>15%</i> |
| 2 | 30 | <i>7%</i> | 29 | <i>12%</i> | 59 | <i>9%</i> |
| 3 | 31 | <i>7%</i> | 22 | <i>9%</i> | 53 | <i>8%</i> |
| 4 (least preferred) | 48 | <i>11%</i> | 36 | <i>15%</i> | 84 | <i>12%</i> |
| <i>No preference expressed</i> | 279 | <i>63%</i> | 104 | <i>44%</i> | 383 | <i>56%</i> |
| | 443 | | 235 | | 678 | |

Other options

Respondent were invited to suggest other options.

Generally speaking, comments relate to how people feel about the scheme or observations about the way people are being treated rather than proposing specific alternative options.

The most frequent points made:

1. Higher earners/those with large houses should pay more to ease the burden on those less capable of paying. This was the clearly the highest frequency response and was made mainly by those in receipt of benefit, but not by senior citizens.
2. All people should be treated equally – there shouldn't be exceptions when it comes to payment. This was mainly suggested by those aged 35 to 49 and in receipt of benefit
3. Central or local government should make savings from other areas. This was suggested by both those in beneficiary and non-beneficiary households, though not senior citizen households.

Other points frequently made were:

There should be some form of means testing/discretionary payments.
Suggested by both beneficiary and non-beneficiary households, though not by the youngest households.

Disabled people should not contribute. Mainly those in receipt of benefit, though not senior citizen or the youngest households

The savings allowance should be at the higher end (10k/16k). Point mainly suggested by older households

- More support for those on low incomes, rather than those on benefits
- Households should be penalised for having too many children
- Carers should be protected

Question 10

What would these changes mean for your household?

Please tick all that apply

| <i>All age bands</i> | Beneficiary households (n = 443) | | Non-beneficiary households (n = 235) | | All households (n=678) | |
|---|-------------------------------------|------------|---|------------|---------------------------|------------|
| Reduce household spending on essential items such as food and heating | 275 | 62% | 77 | 33% | 352 | 52% |
| Reduce household spending on non-essential items such as leisure activities | 317 | 72% | 75 | 32% | 392 | 58% |
| Need to borrow money to meet this additional cost | 283 | 64% | 44 | 19% | 327 | 48% |
| Be able to meet this additional cost | 8 | 2% | 14 | 6% | 22 | 3% |
| Not have any additional costs as a result of this proposed scheme | 8 | 2% | 72 | 31% | 80 | 12% |
| Other (please say) | 12 | 3% | 14 | 6% | 26 | 4% |

Other comments

Generally, these tend to relate to the potential negative impact on basic living standards rather than non-essential items such as leisure activities.

The most frequent points made:

1. Households will have to reduce spending on essential items such as food and heating/will find it hard to get by. This was the clearly the highest frequency response and was made by benefit recipients right across the age ranges, and by older persons not in receipt of benefit.
2. My health will suffer. This was reported mainly by people who already had existing medical conditions – mainly households, 35+.
3. These proposals will affect children (the quality of their lives and their schooling). This was suggested by households in the 25 to 49 age bracket in receipt of CTB.

Other points frequently made were:

There will be a need to borrow money to meet the additional costs.
Suggested by all ages of households in receipt of CTB.

Will lead to cuts in my support as a disabled person. Suggested mainly by households over 35 in receipt of benefit

I will have to get additional work (and am already working). Point mainly suggested by older households aged 35 to 64, both in receipt and not in receipt of CTB

I would not have any additional costs as a result of this scheme. Suggested by older, mainly senior citizen households

Would have to move house/can't maintain the condition of my home

This could mean homelessness

Will have to cut back on essential travel

Question 11

Do you have any comments about the proposed scheme or how it may affect you and your household?

The most frequent points raised were made across both beneficiary and non-beneficiary households, and highlight the tension at the heart of this change and the wider reform of welfare:

1. This is a good scheme in the sense that people *should* contribute something and *should* only live where they can afford. This point was made across all age bands except the youngest.
2. Those required to pay more under the scheme *can't* or *won't* be able to afford it. This point was made across all age bands except senior citizens.

Other points frequently made across both beneficiary and non-beneficiary households:

| | |
|--|--|
| Unfair on those in low income households that work | <i>point made across all age bands except the youngest</i> |
| The most vulnerable will be affected | <i>point made by older age bands only (35+)</i> |

Other most frequently raised points were made by those *in receipt of CTB*:

| | |
|--|---|
| Will negatively affect my family/families, especially children | <i>point made across all age bands</i> |
| Disabled people should not have to pay/concerned about paying | <i>point made across all age bands except the youngest</i> |
| Necessities (e.g. food, heating) will not be affordable | <i>point made across all age bands except the youngest</i> |
| Scheme bad/not fair | <i>point made across all age bands except senior citizens</i> |
| Will have negative impact on physical and mental health | <i>point made across all age bands except the youngest</i> |
| Will increase indebtedness | <i>point made across all age bands except senior citizens</i> |
| Politicians not in touch | <i>point made across all age bands except the youngest</i> |
| Hard for those who can't budget | <i>point made by 16-24 year olds only</i> |

Comments and observations from local businesses, voluntary and community organisations and other groups

In total there were survey responses from:

- 15 local businesses
- 22 local voluntary and community organisations
- 6 local charities
- 8 landlords

A small number of these respondents provided extended comments and these are reproduced *verbatim* in the following section. Many did not comment at all.

Local businesses

On paying for extra support for households with particular needs:

“I think ALL benefits should be taken into account when working out a households income as it is all income where ever it comes from”

“The Council should engage in some revenue generating schemes which draw in money from sources other than taxation by providing paid-for services to residents of Leicester and beyond. These could include things such as running training and professional education courses using expertise already available. Leicester's most lucrative industry is education. Let's exploit that. Another scheme could be to set up Council run businesses such as providing and running an electric bus service to radically change transport. This would have far reaching potential stretching way beyond the East Midlands. The possibilities are endless. Let's be positive and strong here. Let's try to build a forward looking strong economy for Leicester, not scratch about like sewer rats trying to save a few pennies here and there by taxing the very poorest in our community. All it takes is a little vision and some effort to make a real big change.

Reducing the upper savings limit to below £6000 (or indeed £16000) is just going to discourage people from saving and to encourage those with savings to spend. There is no sense in that.”

On the impact of proposed changes:

“I would have to give up my job and go onto benefits if my Council Tax liability increases even just a little as there is absolutely no spare money in the budget.

I work full time, run a small business and employ. However my income is very

low at the moment as it is taking time to build my business up to become profitable. I already spend the bare minimum on food and I cannot afford to run my central heating (when it is cold I put on more clothes - it is how I was brought up). I already need to use borrowing in order to pay my mortgage each month. I receive Council Tax benefit which pays about a third of my annual bill. If my Council Tax were to increase at all, even by just a few pounds it would mean I could no longer continue as I do. I would have to close my business, lose my employee and try to find another job or go on to benefits. This I really do not want to do as my business is providing great service to industry and producing export revenues for the nation."

"This will effect alot of people the goverment or local authorities need to think before they put these changes into practice were in a reccession people havent got money this is going to make people worse off more mugging and burglaries how will they be able to support themselves"

Local voluntary and community organisations

On paying for extra support for households with particular needs:

"To protect DLA as not counted towards income, however shoud not disregard other income from the household such as ndeps living in property.

Should count chb as part of the income."

"More support should be given to those who are in reciept of incomes at benefit levels are they currently stand/when moved over to universal credit. It is not reasonable for a single person on £71 per week to be paying towards their council tax."

On the impact of proposed changes:

"We are a homeless project and a decrease in housing benefit and council tax will mean the residents personal rent will dramatically increase putting pressure on them as they are on benefits

You could possibly be looking at individuals and families suffering more from poverty and an increase in homelessness"

"Its about time the savings rate was bought down i know a pensioner who has a mild learning disability who has over 20k in savings but still gets full housing benefit,how is that fair? no wonder the councils are so hard up. Even people on low incomes can pay something as they have money for smoking and drink so should be able to find the money. Also i feel vouchers should be

handed out so they have to spend it on say clothes for their children or fresh fruit and vegetables. I know many that just squander their money.”

“The proposals though better than the goevernments schmee will only promote a further breakdown of society , inequalities and crime”

In addition to these comments, a very lengthy response was received from an organisation called East Midlands Defend Council Tax Benefits Campaign. This is reproduced in full at appendix C.

Groups representing carers and disabled people

A specific effort was made to seek the views of groups that represent carers and disabled people, including those with learning difficulties.

Contributions were made by the following groups:

Carers Centre Forum (formerly known as CLASP, this charity supports family carers across Leicester, Leicestershire and Rutland)

Carers Action Group (represents Carers across Leicester)

Genesis (an independent service user and carer organisation, hosted by LAMP, representing and participating in mental health planning and development for the City of Leicester)

Ansaar (a Leicester-based community project, specifically set up for people with Learning Disabilities)

We Think (a group of Leicester residents with learning difficulties)

In response to proposal 1 (Capping council tax support to a band B property):

Because the housing market has boomed, people can live in expensive houses but not necessarily have a large enough income to pay towards their council tax.

The council tax benefit cannot be taken in isolation from all the other cuts and reductions in benefits. If a carer has to pay 20% towards council tax and also 20% for under occupancy the impact on the carer will cause considerable hardship.

Some carers live in larger houses because they care for a person who is unable to live independently at that time. These carers are unable to work as they are round the clock carers. They cannot live in smaller accommodation due to their caring role.

Combined cuts will mean more redundancies with both small and large employers.

In response to proposal 2 (Everyone of working age has to pay 20% towards their council tax):

Carers will end up on the street as homeless.

If carers are caring and are therefore are unavailable to do paid work, they rely on benefits.

The impact of this proposal is the stark choice between a roof over the head , keeping warm or food.

The consequence will be Impact on the carers own health and well being
Carers unable to afford to continue to care as they need to find work which pays a wage.

Carers mental and physical health will be affected with a risk of more people committing suicide.

Carers already are under financial pressure with rises in cost of living, fuel and food.

How does this fit in with the equalities bill, where carers are disabled by proxy?

If a carer is available for paid work, they are unable to provide care.

How is this legal?

Are people not supposed to have a certain amount to live on?

This could cost lives

The social care bill could increase significantly if carers have to return or go out to paid work instead of caring in order to pay their council tax bill.

Consultations need to be in paper form not just on line as a lot of carers and services users cannot afford to be on line.

The impact of universal credit, spare room tax and this combined will cause loss of life through ill health, homelessness, poor nourishment.

Someone has not looked at the real impact on real people's lives.

Some people are not getting their fair share of the pie whereas some people are getting too much.

The majority of people want to work. Employers do not want to employ people with mental ill health.

If disabled people live independently but are unable to pay their bills and sustain their own home. They may have to move back to live with their family who may not be able to cope either physically, mentally or financially which will create hardship and individuals losing their independence.

In response to proposal 3 (Reducing the upper savings limit from £16,000 to £6,000)

This proposal is nonsense

Carers might have to save for a mobility car, an urgent private operation, home repairs.

Not all carers have family in this country so savings might be necessary for travel to see family.

Cannot rely on family members to help out.

We are told that it is good practice to have 6 month's salary as savings, £6,000 does not cover this if it is in relation to the minimum wage.

In response to proposal 4 (Removing second adult rebate)

Charges should be made on a person's ability to pay.

It is not fair that someone is earning a high amount pays nothing if they live with someone who is exempt from charges.

In response to proposal 5 (Removing backdating)

There needs to be exceptions to this and they need to be made clear.

Vulnerable people should be protected

Example- what if someone has been under a mental health section and is unable to make an application in time.

Not backdating a claim could put people at risk of being in arrears through no fault of their own. Some delays in claiming could be as a result of awaiting a benefit claim which has already caused hardship. Not backdating the claim for council tax benefit could cause additional hardship.

In response to proposal 6 (Setting a minimum award level)

Have any calculations been done of the impact of these proposals when unemployment rises

Have any projection figures been carried out to assess the impact?

They need to be real figures with real examples.

What will be the final figure to live on for a carer once the additional costs associated with the combined universal credit, spare room tax and council tax benefit are removed from the figure?

They cannot be taken in isolation.

How will this benefit be collected?

What will be the consequence for people if they are unable to pay and therefore don't pay.

Other comments and observations:

What will the consequence be? People will have mental health issues, social unrest, domestic violence, suicide, looting, people losing their homes

The Local Authority will have to pick up the pieces

We have been encouraged to live independently and now we will not be able to afford to live.

We are given disability benefits because we have a need for them. This money does not constitute spare cash but is for additional needs arising from our disability

Some people were concerned that they would also be affected by “bedroom tax” and other Welfare Reform changes. The group also commented that they were in no position to be able to increase their income and in current climate were very unlikely to be able to secure a job, though many said they would like to be in employment if the support was there for them to do so. The group were angry and mentioned that these changes were possibly unlawful as they did discriminate against disabled people.

Revenues and benefits staff taking part in the public events and discussion forums

People on benefit - it has not sunk in how CTS is going to affect them and they were not interested in completing questionnaires.

Band A restriction to take into account protection for other more ‘vulnerable’ groups - quite a few said they could still afford to pay

Can’t the money come from people who can afford to pay?

What are the chances of this happening?

If near to pension age they have tried to save some capital and now being penalised

Capital issue will affect homeowners as they need some capital to maintain property - those renting do not have this responsibility

Single people are struggling because of very low benefit £71 approx. Some have said they have no income left over now. If they are travelling to the job centre and job interviews as well travel is very expensive

Encouraged to move into independent living and then clobbered with changes so will not be able to afford

Is the change legal – Human rights issues?

CONCLUSIONS

The implications of the consultation findings for policy and practice are outlined below.

The consultation has not given a clear view as to which proposals should/should not be implemented. What is clear, however, is that most people think that the needs of particular households should be recognised and actions taken, where possible, to reduce the impact of the changes.

Most people recognise that changes to council tax benefit would lead to many households being forced to make very difficult decisions about how to spend their already limited budgets or to considering borrowing money to manage their finances.

In making a decision about its council tax reduction scheme, the city council should be mindful of wider reforms to welfare/social security and the cumulative impact these may have on individuals, households, the economy and wider society.

There are particular types of household that are likely to face specific risks and hardships due to the changes. These include households that are home to people with a long-term limiting illness or disability, or where family members are providing unpaid care. Where possible, the council should take measures to offer help and support to mitigate some of the effects and help these households to cope with the changes.

The consultation has highlighted a broad spectrum of public feeling about changes to council tax benefit and the other welfare/social security changes. Some residents are in agreement with the changes as they feel that the current system is too generous. Others feel angry about the changes and what they see as the removal of support for the most vulnerable in society. Yet others are resigned to the change or feel helpless to do anything about it. In some cases there is evidence of severe disillusionment.

The council must be alert to the depth and breadth of feeling on this issue and the potential issues posed in respect of safeguarding individuals and preventing public disorder.

Finally, the consultation has demonstrated a wide variation of public understanding about the issues of welfare reform, the distinction between the various agencies administering welfare benefits and who would be affected by the changes. Where possible, the council should take measures to offer further information and advice to the public and to individuals and households likely to face specific risks and hardships.

Big changes to council tax benefit

Have your say



Tell us your views by
Tuesday 30 October



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Big changes to council tax benefit – have your say

Why are we consulting?

From April 2013, the government is abolishing council tax benefit as part of its welfare reforms. Instead, all councils must develop a local council tax support scheme.

The government will no longer set all the rules about who qualifies for help with their council tax. Local councils are expected to do this in the future, and at the same time save money. Leicester city council is being asked to make savings of 19 per cent. This will cost the council £5.3million each year.

Pensioners will not be affected by these changes.

It is important that Leicester residents give us their views to help shape our council tax support scheme. We will consult with you from **5 September until 30 October**.

Because the government is reducing our funding, it is likely that most people who are currently receiving council tax benefit (except pensioners) will have to pay something towards their council tax in the future.

The law that will allow council tax benefit to be abolished is currently going through Parliament. It's possible that there may be some slight changes to the law as it goes through Parliament, but we wanted to consult you now so that you have plenty of time to give us your views.

We will tell you if there are any changes to the law as it goes through Parliament. We will also still take into account any views you have given us.

What is council tax?

Council tax is a local tax set by councils based on the value of your property at 1 April 1991. Your home is placed in one of eight valuation bands.

Your council is responsible for collecting council tax and this money helps pay for local public services, including refuse collection, adult social care, environmental health and parks. Some of the money collected is passed to local police and fire authorities to pay for the services they provide.

What is council tax benefit?

Council tax benefit helps people who have a low income, or no income, to pay their council tax. At the moment, the government gives the council all of the money it needs to fund council tax benefit.

The government sets the rules about who can claim council tax benefit. If somebody meets those rules, they will receive a contribution towards their council tax. This benefit is taken off their bill.

In Leicester last year (2011-2012), £30.3 million was spent on council tax benefit. The cost of council tax benefit has risen over recent years because more people are claiming.

People who are currently receiving council tax benefit will not need to reapply for the new council tax support scheme. They will be automatically reassessed under the new scheme.

What will the new council tax support scheme look like?

The government has outlined that the new scheme should **not change** to the amount of help that **low-income pensioners** currently receive.

The new scheme should consider the needs of:

- 1 Families
- 1 Households with disabled people
- 1 People who receive war pensions as a result of bereavement or disablement.

The new scheme should encourage people to work and not discourage them from working.

Councils have to decide the rules for their own council tax support scheme. This means that people could have different experiences depending on where they live in the country. We have been working closely with our neighbouring councils to try to ensure, where possible, we have similar rules for our schemes.

Who will be affected by the changes?

Everyone who currently gets council tax benefit will be affected by the changes, except low-income pensioners.

At the moment, when we calculate council tax benefit, we look at the amount of money the household has to live on. Certain benefits, such as child benefit and disability living allowance, are not taken into account. Under the new scheme, this will not change.

Households with children

Childcare costs will continue to be treated in the same way as we do now. Child benefit will not be taken into account when we calculate your income.

Households with a disabled person

Disabled people will continue to receive an additional allowance towards living costs when we calculate income. Benefits such as disability living allowance will not be taken into account when we calculate your income.

Households with a carer

Carers will continue to receive an additional allowance towards living costs when we calculate your income.

Households with a war widow/ers or war disablement pension

War pensions will not be counted when we calculate your income.

Some councils might decide to provide extra support for households such as those mentioned above. If they decide to do this, this will mean working age people who receive council tax support will have to pay more towards their council tax bill.

We want your views on our proposed scheme. With this document is a set of questions which ask for your views on each of the different parts of the proposed scheme as well as your views on how we can best support those people who need help with their council tax bills.

What this consultation does not cover

There will be **no change** to the amount of help that **low-income pensioners** currently receive.

The 25 per cent single person's discount, and the exemption for people who are severely mentally impaired and live on their own, have not changed. These discounts and exemptions are not part of this consultation.

A full list of the current council tax discounts and exemptions is available online at **<http://consultations.leicester.gov.uk>** or by telephoning **0116 252 7000**.

Other welfare reforms such as the changes to housing benefit and the introduction of universal credit are not part of this consultation. If you want to find out more about these changes, visit our website: **leicester.gov.uk/bigbenefitchanges**

Summary of the proposed council tax support scheme for Leicester

Capping council tax support to a band B property

Currently people in any size of property can get help with all their council tax if their income is low. Properties are given a valuation band between band A (with a council tax bill of £969.80 per year) and H (with a council tax bill of £2,909.40 per year), based on their value.

Out of all those currently receiving council tax benefit in Leicester, 93 per cent live in homes in bands A or B and seven per cent live in homes above band B (bands C-H).

The proposed change will mean council tax support would be worked out at the band B rate, even if you live in a higher band property.

Putting a maximum limit on the amount of council tax support that can be paid to all working age people – where everyone would pay at least 20 per cent towards their council tax bill.

The government is cutting the amount they pay local authorities towards help with council tax. Leicester City Council cannot afford to make up for all of this cut so people of working age who claim for help with their council tax will receive less council tax support than under the present council tax benefit scheme.

This would mean that all working age people who get council tax benefit will have to pay something towards their council tax bill from April 2013.

Currently some people get all of their council tax paid.

The proposed change would mean that from April 2013 everyone would pay at least 20 per cent towards their council tax bill at bands A or B. If someone claiming council tax support is living in a property above this band, they will have to pay more.

For example

For a couple in a band D property who currently get all of their council tax paid with council tax benefit, under the proposed scheme they would receive £905.14 in help and need to pay £549.56 towards their council tax bill for the year.

Reducing the upper savings limit from £16,000 to £6,000

Currently if a person and/or their partner has savings of more than £16,000, council tax benefit is not paid.

The proposed change is for the savings limit to be reduced from £16,000 to £6,000. This would mean people with more than £6,000 of savings will not be able to claim council tax support.

Removing second adult rebate

Currently if a resident can afford to pay their council tax but lives with someone on a low income, who is not their partner, they may be able to get up to 25 per cent off their council tax bill. This is called second adult rebate.

The proposed change is for second adult rebate to be stopped.

Removing backdating

Currently we can pay council tax benefit claims for up to six months earlier than when the claim was made if the claimant can show a good reason why we should do this.

The proposed change is that we will no longer offer the backdating of claims.

Setting a minimum award level

Currently there is no minimum amount of council tax benefit that a claimant can receive.

The proposed change is that we do not award support if the amount is less than £2-£4 a week, depending on what is affordable within the scheme.

This scheme would come into effect on 1 April 2013. For a copy of the full draft council tax support scheme for Leicester, please go to our website: <http://consultations.leicester.gov.uk>

How will this affect different households?

We can't yet say how these changes will affect each individual. However, we have come up with some examples that show how people might be affected if some of the things we are considering are introduced.

The amounts shown are estimated figures – we can't say exactly how much people may have to pay.

Single person



If you are a **single person** on jobseekers allowance and living in a band B property, currently you get all of your council tax paid in full.

Under the new scheme you will receive £679 a year in council tax support and have to pay £169 a year towards your council tax bill.

Lone parent family



If you are a **lone parent** on income support, living in a band A property with one child under five, you currently get all of your council tax paid in full.

Under the new scheme you will receive £582 a year in council tax support and have to pay £146 a year towards your council tax bill.

Two parent family



If you are a **family** doing some part-time work and getting tax credits, with three children aged under 10, and living in a band D property, you will currently get £676 a year of your council tax paid and pay £778 towards your council tax bill.

Under the new scheme you will receive £286 in council tax support and have to pay £1,169 towards your council tax bill.

Disabled couple



If you are a **couple** who are both disabled and living in a band C property, on income support, you currently get all of your council tax paid in full. Under the new scheme you will receive £905 a year in council tax support and have to pay £388 a year towards your council tax bill.

Single people pay less because they qualify for a discount of 25 per cent off their council tax bill. This is because they live alone – the single person's discount isn't changing.

How you can give your views

This consultation is open from 5 September 2012 and closes on **30 October 2012**.

We have not made any final decisions about the new council tax support scheme we will introduce. Your views and ideas will help us take these decisions.

You can give your views on our proposed draft council tax support scheme by:

- 1** filling in our online questions by visiting our website **<http://consultations.leicester.gov.uk>**
- 1** answering the questions in the questionnaire that came with this booklet and returning this to us by post. Send it back to us using the Freepost address (you don't need a stamp):

**Council tax support consultation
FREEPOST RRBZ-TECL-GLRZ
Leicester City Council
Revenues & Benefits Service
Wellington House,
22-32 Wellington Street,
Leicester LE1 6HL**

You can also come along to the following roadshows to find out more:

- 7 Sept: New Parks Housing Office,
291 Aikman Ave, 9am-12pm
- 10 Sept: Stocking Farm Healthy Living Centre,
Marwood Road, 10am-12pm
- 10 Sept: Tudor Centre, Bewcastle Grove, 1-3pm
- 13 Sept: Brite Centre, Braunstone Ave, 11am-2pm
- 17-21 Sept: Information stand at the Central Library,
Bishop Street
- 18 Sept: Clock Tower, Leicester, 11am-1pm
- 25 Sept: Leicester Market, 11am-1pm
- 1 Oct: Saffron Housing Office,
499 Saffron Lane, 9am-12pm
- 2 Oct: St Matthews Housing Office,
Malabar Road, 2-4pm
- 9 Oct: Charnwood Housing Office,
1 Spinney Hill Road, 9am-12pm
- 12 Oct: Leicester Haymarket shopping centre, 11am-2pm

Further information

If you need help filling in or understanding the questionnaire you can call customer services on **0116 252 7000** or call in at any city council library, where help is available.

You can also visit us for help filling in the questionnaire, at Revenues & Benefits Customer Centre, Wellington House, 22-32 Wellington Street, Leicester LE1 6HL.

What will happen next?

We have a duty to agree our council tax support scheme on or before 31 January 2013. If we fail to do this we will be given a default scheme to use by the government.

We will consider all of the feedback we receive when finalising our council tax support scheme.

The council will make a final decision on the scheme for Leicester at its full council meeting on 24 January 2013.

**If you need help reading this
publication or require it in a
different format please
contact: 0116 252 1000**

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Big changes to council tax benefit

Have your say



Questionnaire

Your views on our proposed council tax support scheme

Your views are important to us. Please complete all of the questions you are comfortable answering. All of the information you provide will be treated in confidence.

Please return your completed questionnaire by **30 October 2012** to the Freepost address below. You don't need a stamp.

**Council tax support consultation
FREEPOST RRBZ-TECL-GLRZ
Leicester City Council
Revenues & Benefits Service
Wellington House,
22-32 Wellington Street,
Leicester LE1 6HL**

Or you can fill it in online at **<http://consultations.leicester.gov.uk>**

The booklet that accompanies this questionnaire outlines the ideas that we are proposing. Please read this booklet before answering these questions. This will help you to understand what we are asking.

The consultation closes on **Tuesday 30 October 2012**.

If you did not receive an information booklet with this questionnaire, you can view an online version at **<http://consultations.leicester.gov.uk>** or you can call **0116 252 7000** or email **consultations@leicester.gov.uk**

You can also use these details to find out more information from us about the consultation, or if you need help understanding this questionnaire.

Where can I get help to give you my views?

If you need help filling in the questionnaire or understanding any of the changes we are proposing, you can call customer services on **0116 252 7000** or call in at any city council library, where help is available.

We will also be out and about holding roadshows in the following locations:

- 7 Sept: New Parks Housing Office, 291 Aikman Ave, 9am-12pm
- 10 Sept: Stocking Farm Healthy Living Centre, Marwood Road, 10am-12pm
- 10 Sept: Tudor Centre, Bewcastle Grove, 1-3pm
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- 1 Oct: Saffron Housing Office, 499 Saffron Lane, 9am-12pm
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- 9 Oct: Charnwood Housing Office, 1 Spinney Hill Road, 9am-12pm
- 12 Oct: Leicester Haymarket shopping centre, 11am-2pm

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Your views on our proposed council tax support scheme

Capping the council tax support to a band B property

Currently people in any size of property can get help with all their council tax if their income is low. Properties are given a valuation band between A (with a council tax bill of £969.80 per year) and H (with a council tax bill of £2,909.40 per year), based on their value.

Out of all those currently receiving council tax benefit in Leicester, 93 per cent live in homes in bands A and B and seven per cent live in homes above band B.

The proposed change will mean council tax support would be worked out at the band B rate, even if you live in a higher band property.

Q1 Do you agree or disagree with this proposed change?
Please ~~4~~ one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Putting a maximum limit on the amount of council tax support that can be paid to all working age people – where everyone would pay at least 20 per cent towards their council tax bill.

The government is cutting the amount they pay local authorities towards help with council tax. Leicester City Council cannot afford to make up for all of this cut so people of working age who claim for help with their council tax will receive less council tax support than under the present council tax benefit scheme.

This would mean that all working age people who get council tax benefit will have to pay something towards their council tax bill from April 2013.

Currently some people get all of their council tax paid.

The proposed change would mean that from April 2013 everyone of working age would pay at least 20 per cent towards their council tax bill at bands A or B. If someone claiming council tax support is living in a property above this band (C, D, E, F, G or H) they will have to pay more.

For example

For a couple in a band D property who currently get all of their council tax paid with council tax benefit, under the proposed scheme they would receive £905.14 in help and need to pay £549.56 towards their council tax bill for the year.

Q2 Do you agree or disagree with this proposed change?
Please **4** one box.

Strongly
agree

☐

Agree

☐

Neither
agree nor
disagree

☐

Disagree

☐

Strongly
disagree

☐

Don't
know

☐

Reducing the upper savings limit from £16,000 to £6,000

Currently if a person has savings of more than £16,000 council tax benefit is not paid. Any savings their partner may have are also taken into account.

The proposed change is for the savings limit to be reduced from £16,000 to £6,000. This would mean people with more than £6,000 of savings will not be able to claim council tax support.

Q3 Do you agree or disagree with this proposed change?
Please 4 one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Removing second adult rebate

Currently if a resident can afford to pay their council tax but lives with someone on a low income, who is not their partner, they may be able to get up to 25 per cent off their council tax bill. This is called second adult rebate

The proposed change is for second adult rebate to be stopped.

Q4 Do you agree or disagree with this proposed change?
Please 4 one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Removing backdating

Currently we can pay council tax benefit claims for up to six months earlier than when the claim was made if the claimant can show a good reason why we should do this.

The proposed change is that we will no longer offer the backdating of claims.

Q5 Do you agree or disagree with this proposed change?
Please 4 one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Setting a minimum award level

Currently there is no minimum amount of council tax benefit that a claimant can receive.

The proposed change is that under the draft scheme we do not award support if the amount is less than £2-£4 a week, depending on what is affordable within the scheme.

Q6 Do you agree or disagree with this proposed change?
Please 4 one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Recognising the needs of particular households

Within our local scheme the government has asked us to consider the needs of:

- 1 families
- 1 households with disabled people
- 1 households with a war widow/ers or war disablement pension

Currently council tax benefit allows for some incomes received by these households to be ignored when we calculate the household income. For some of these households, we also give an additional allowance towards living costs. This can lead to a higher amount of council tax benefit being paid.

At the moment, when we calculate council tax benefit, we look at the amount of money the household has to live on. Certain benefits, such as child benefit and disability living allowance, are not taken into account. Under the new scheme, this will not change.

Households with children

Childcare costs will continue to be treated in the same way as we do now. Child benefit will not be taken into account when we calculate your income.

Households with a disabled person

Disabled people will continue to receive an additional allowance towards living costs when we calculate income. Benefits such as disability living allowance will not be taken into account when we calculate your income.

Households with a carer

Carers will continue to receive an additional allowance towards living costs when we calculate income.

Households with a war widow/ers pension

War pensions will not be counted when we calculate income.

We are proposing that this will not change under the new scheme.

Q7 Do you agree or disagree with this proposal?
Please **4** one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Do you think we should also provide extra support for all or some of these households? For us to increase support to these households, all other working age people who claim council tax support in Leicester may have to pay between 21 per cent more and 27 per cent more of their council tax bill.

Q8 Do you think that some households should get more support than others? Please **4** one box.

| | | | | | |
|--------------------------|--------------------------|----------------------------|--------------------------|--------------------------|--------------------------|
| Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Q9 If 'Yes', which of these options do you think we should consider to pay for this extra support? Please show your preference for the options below, with 1 being your preferred option and with 4 being your least preferred option.

putting a maximum limit on the amount of Council Tax support that can be paid to all working age people – where everyone would pay more than 20 per cent towards their Council Tax bill ☐

capping the Council Tax support to a band A property ☐

reducing the upper savings limit to below £6,000 ☐

setting a minimum award level of above £4 ☐

other ☐

other, please say

How these changes will affect you

Q10 What would these changes mean for your household?
Please ~~4~~ all that apply.

I / we would...

reduce household spending on essential items such as food and heating. ☐

reduce household spending on non-essential items such as leisure activities. ☐

need to borrow money to meet this additional cost ☐

be able to meet this additional cost ☐

not have any additional costs as result of this proposed scheme ☐

other ☐

other, please say

Q11 Do you have any comments about the proposed scheme or how it may affect you and your household?

About you

We are interested in your views whatever your age or background. The next few questions are about you.

This will help us to understand how representative the response we receive is of people living in Leicester, as well as the views of different groups of people.

Q12 Are you responding to this survey as:
Please ~~4~~ all that apply.

a resident of Leicester

a local business

a local voluntary community sector organisation

a local charity

a landlord

Other

Other please say

☐

☐

☐

☐

☐

☐

If you are responding as a resident, please answer the next few questions

Q13 What is your postcode?

Q14 Does your household currently...
Please 4 one option for each.

| | Yes | No | Don't know |
|--|--------------------------|--------------------------|--------------------------|
| receive council tax benefit | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| receive a second adult rebate | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| pay council tax without support from council tax benefit | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| receive a war widow/ers pension | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| receive any other benefits? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Q15 Does your name appear on the council tax bill for your household? Please 4 one box only.

| Yes | No | Don't know |
|--------------------------|--------------------------|--------------------------|
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Q16 Are you service personnel (Armed Forces) or ex-service personnel? Please 4 one box only.

| Yes | No |
|--------------------------|--------------------------|
| <input type="checkbox"/> | <input type="checkbox"/> |

Q17 How would you best describe your household?
Please 4 all that apply.

A family with one or two dependent children

☐

A family with three or more dependent children

☐

A lone parent household

☐

A carer

☐

A household with full and/or part time workers

☐

A household that includes a disabled person

☐

A single person household or a couple without dependent children

☐

Other

☐

Q18 How old were you at your last birthday?

Q19 Do you consider yourself to be a disabled person?
Please 4 one box only.

Yes ☐ No ☐ Prefer not to say ☐

Q20 Are you...
Please 4 one box only.

Male ☐ Female ☐

Q21 To which group do you consider you belong?
Please ~~4~~ one box only.

| | | |
|------------------------|----------------------------|--------------------------|
| White | British | <input type="checkbox"/> |
| | Irish | <input type="checkbox"/> |
| | Gypsy or Traveller | <input type="checkbox"/> |
| | Any other white background | <input type="checkbox"/> |
| Dual Heritage | White and Black Caribbean | <input type="checkbox"/> |
| | White and Black African | <input type="checkbox"/> |
| | White and Asian | <input type="checkbox"/> |
| | Any other mixed background | <input type="checkbox"/> |
| Asian/Asian British | Indian | <input type="checkbox"/> |
| | Pakistani | <input type="checkbox"/> |
| | Bangladeshi | <input type="checkbox"/> |
| | Chinese | <input type="checkbox"/> |
| | Any other Asian background | <input type="checkbox"/> |
| Black/Black British | African | <input type="checkbox"/> |
| | Caribbean | <input type="checkbox"/> |
| | Any other Black background | <input type="checkbox"/> |
| Other ethnic groups | Arab | <input type="checkbox"/> |
| Any other ethnic group | | <input type="checkbox"/> |
| Prefer not to say | | <input type="checkbox"/> |

If you have selected one of the ‘Any other background’ options,
please give further details.

Q22 Do you consider yourself to be...
Please 4 one box only.

- Heterosexual or straight?
- a gay man?
- a gay woman / lesbian?
- bisexual?
- other?
- Prefer not to say.

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |

Q23 What is your religion?
Please 4 one box only.

- None
- Christian (including Church of England,
Roman Catholic, Protestant and all other
Christian denominations)
- Buddhist
- Hindu
- Jewish
- Muslim
- Sikh
- Any other religion
- Prefer not to say

| |
|--------------------------|
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |
| <input type="checkbox"/> |

Thank you for completing this questionnaire.

The information you have provided will be kept in accordance with terms of the Data Protection Act 1998 . Your details will not be passed on to any other individual, organisation or group. Leicester City Council is the data controller for the information on this form for the purposes of the Data Protection Act.

Appendix C – submission from East Midlands Defend Council Tax Benefits Campaign

East Midlands Defend Council Tax Benefits Campaign is writing to you regarding the proposed abolition of Council Tax Benefit Scheme and its replacement by local Council Tax Schemes and regarding your consultation.

Please note that we have written 'Don't know' to questions 7 and 8 because the questions are slanted as is the options for answers in question 9

This is dealt with more fully in our response

East Midlands Defend Council Tax Benefits Campaign condemns the Con-Dem government's proposals.

Aim of the campaign

To oppose the proposed abolition of Council Tax Benefit and its replacement by local Council Tax Schemes; to campaign for councils to refuse to pass on the cuts to its local community; to support those who are unable to pay their council tax due to the proposed changes; to call on councils not to pursue those who are unable to pay their Council tax due to the council's changes

Under the misnamed 'Welfare Reform Act', the government is proposing to abolish the national Council Tax Benefit scheme which is centrally funded and make all councils in England bring in their own scheme from April 2013. This is with less funding, aiming to save around £410 million in England, approximately 10% of current costs.

The government wants councils to cut benefits as part of the attack on the welfare state

to make the 99% pay for the bankers' and the system's crisis. The government wants to make benefits so awful that people will work for as little as employers want to pay. Hardly surprising, some in the government want to get rid of the National Minimum Wage.

A recent report in the Guardian newspaper (Tuesday 16th October) based on Freedom of Information requests by "False Economy" reported that councils were resigned to seeing residents refusing to pay their council tax. Leicester City Council's proposals mean that many people will not be able to afford to pay their council tax.

- East Midlands Defend Council Tax Benefits Campaign calls on the council to commit to not pursuing people who cannot afford their council tax.

The BBC has reported that the Tory, Patrick now Lord Jenkin, who designed what became known as the "poll tax" in the 1980s has warned that Council Tax Benefit cuts risk creating a "poll tax Mark 2".

Appendix C – submission from East Midlands Defend Council Tax Benefits Campaign

Leicester City Council is proposing amongst other measures:

- With some similarity to the disastrous poll tax, that all working age people would have to pay at least 20% of their Council Tax bill. The councils is well aware of the unaffordable increased payments the council would expect from many Council Tax Benefit recipients and it would mean a choice between paying a Council tax Bill or putting towards necessities such as food or ever rising utility bills

Leicester City Council is proposing

- a property band restriction. Council Tax Benefit would be based on a maximum of a band B property. Therefore, if one member of a couple worked and one did not and the working person lost their job – they would pay:

Ø If in a band B property, £226 per year - £4.35 a week

Ø If in a band D property £549 a year – £10.56 per week – a massive 37% of their council tax

This proposal is penalising people for no other reason than they live in a property banded above Band B. Unemployment and short time working is affecting more and more people. Illness can prevent people working whatever their property band. In addition, once the principle is implemented of a property restriction, the local authority may well argue for a Band A restriction (as mentioned as an option in question 9) once funds are reduced even further by the government.

Leicester City Council is proposing:

- to reduce the upper savings limit to £6,000. Savings of £6,000 is not a large amount when compared to the huge salaries of the government, MPs, the private funders of the Conservative Party and the bankers with their bonuses. Leicester City Council's proposal is even harsher than the current limits £16,000 and will cause hardship

Leicester City Council is penalising people and denying Council Tax Benefit to people who e.g. due to bereavement receive some monies or are saving up for their retirement (which is encouraged) or who perhaps receive some redundancy pay (having suffering the loss of their job)

The Guardian newspaper has reported Councils already believe that up to half of people on low incomes will not pay their council tax and there is little the councils can do because it will not be cost effective.

Appendix C – submission from East Midlands Defend Council Tax Benefits Campaign

East Midlands Defend Council Tax Benefits Campaign

- opposes all changes to Council Tax Benefit that are a detriment including the proposals that all working age people would have to pay at least 20% of their Council tax; we oppose the reduction in the savings limits; we oppose the changes proposed for the Second Adult rebate
- calls on the local authority to make clear that it will not pursue those on low incomes including those at work because it would not be cost effective

Leicester City Council proposes wants to remove backdating.

This will inevitably affect the vulnerable who may not be able to make a claim without help. Normal local authority practice is to commence a claim from the Monday after the claim is received. It is unreasonable to expect people to be able to guarantee that they can make their claim in advance or on the first Monday. For those who need help and support making their claim and/or whose circumstances are such that it is not realistic to expect them to make their claim on time, they would be penalised by this proposal.

As the local authority has a duty under the regulations to protect the vulnerable, we believe removing backdating is in conflict with this duty.

Situations arise, whereby the claimants may lose their job without much notice. Is Leicester City Council to back date claims in these circumstances? Will Leicester City Council backdate reclaim if the previous person liable for the Council Tax has died or because an exemption had been removed? Does the local authority truly believe that in these circumstances, claims will arrive 'on time'?

Leicester City Council is proposing setting a minimum award level

The wording of this proposal can be confusing. Initially, it might appear that this proposal means that all those who are entitled to receive some Council Tax Benefit would have their entitlement made up to a minimum of £2 - £4 per week. However, this does not appear to be the case. It appears that the local authority is proposing that anyone who would receive less than the £2/ week or £4 /week proposed would lose their entitlement. If this is so, it is to be condemned as it is in effect, saying to people, you should receive some money, but we are not going to pay it, even though you need that money to help pay your bills.

East Midlands Defend Council Tax Benefits Campaign opposes the end of backdating;

Protecting pensioners

Currently, the government has exempted pensioners (approximately 1/3 of Council Tax Benefit recipients) from this latest attack but we believe that if this government is successful in abolishing the national Council Tax Benefit scheme due to a lack of

Appendix C – submission from East Midlands Defend Council Tax Benefits Campaign

fight by local authorities, they will look to make further cuts in the funding available and will consider removing the safeguard for pensioners.

East Midlands Defend Council Tax Benefits Campaign questions whether the local authority has effectively considered how it will implement its scheme and prevent any detriment to pensioners.

How has the local authority defined non working age adults?

Will the local authority systems automatically pick up that a Council Tax Scheme recipient is not of working age and that person should not suffer a detriment by the local authority proposals?

Will the local authority systems automatically pick up that a Council Tax Scheme recipient has a birthday during the year and is no longer of working age and that person should not suffer a detriment by the local authority proposals?

What will be the situation in households where there are two adults who are jointly and severally liable if one of the adults is not of working age?

East Midlands Defend Council Tax Benefits Campaign would expect that the local authority takes responsibility for ensuring that those adults who are no longer of working age do not suffer a detriment.

Is the local authority attempting to place the onus on to the claimant to inform the local authority if they are no longer of working age or will the local authority accept that it is their responsibility? The former would not only be the council trying to absolve itself of responsibility but would lead to non working age adults suffering a detriment and raise the question whether the local authority was really attempting to protect those adults not of working age.

How will the ending of backdating not be a detriment to a non working age adult who does not make their claim 'on time' - or will the local authority retain backdating for non working age adults

Under the government's proposals, any increased demand for Council Tax Benefit e.g. due to job losses or reduced income such as from short time working, has to come from the pot of money already allocated by the government.

- Greater need means less is available for each recipient and year on year, if Leicester City Council does not fight, it will be re-assessing claimants income and expected need and looking how to make the savings (e.g. cuts in benefits/increased charges).
- If the Con-Dem proposals are not stopped, if Leicester City Council does not build a campaign to prevent these attacks on its local population, there will be further cuts in the money allocated by the government each year and Leicester City Council will be faced with making even more draconian cuts in entitlements.

Appendix C – submission from East Midlands Defend Council Tax Benefits Campaign

Leicester City Council (and all other councils) should do everything in their power to refuse to pass on central government cuts on and Leicester City Council should stand firm to pay Leicester residents according to their benefit needs based on the existing system.

East Midlands Defend Council Tax Benefits Campaign would want to campaign with the Labour Council if it was truly willing to lead a serious fight for funding to retain the current scheme and if it refuses to pass the cuts on either by increased charges and/or cuts in benefit entitlement.

Where available, councils should use reserves to cover any shortfall and to buy time to build a mass campaign for properly funded councils and the return of monies lost due to reductions in central government funding.

If the council does not retain the current scheme, East Midlands Defend Council Tax Benefits Campaign will support those unable to pay their council tax.

With regard to questions 7, 8 these are slanted questions and a Yes or No answer cannot answer them properly. The local authority links increasing support for particular households with reducing Council Tax Benefit by even more and/or making further restrictions such as a Band A property restriction.

The local authority should be leading a campaign, fighting for proper funding from the government.

It is clear that some households will need more support than others based on their needs and paid in accordance with the existing Council Tax Benefit system, but this should not be used to separate groups into “deserving” and “non-deserving”.

The present system provides benefit to people with a wide range of needs and different circumstances. None of these groups should be excluded, and neither should there be an “across the board” cut for any or all groups. The present system, based on the needs of the people of Leicester, should be allowed to continue and not be cut by an arbitrary figure by central government.

Equality Impact Assessment

Leicester City Council has a duty to ensure its proposals have been Equality Impact Assessed and should seek to ensure that no person affected shall suffer a detriment either directly or indirectly as a result of their ‘protected characteristics’.

Has the local authority carried out an Equality Impact Assessment of its proposals and is it readily available?

East Midlands Defend Council Tax Benefits Campaign
defendcounciltaxbenefits@yahoo.co.uk

07521 569 622

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Leicester City Council

**The Council Tax Reduction Scheme:
The Impact Analysis**

Version 2.2

January 2013

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Executive Summary

This report is presented to support the determination of key options which the Council must consider as the Government replaces Council Tax Benefit from April 2013. Under Government rules, the Council Tax Benefit is repealed, and is replaced by Council Tax Reduction. The purpose of this report is to consider the effect on different groups who are protected under the Equality Act by discussing the potential effects of the proposed changes on such groups, and to ensure that the Council meets its public sector equality duty.

Under Government plans, the Government intends to make a 10% cut in the costs of Council Tax Benefit which in the City's case would be £3m. One way in which the cost of this saving can be financed is in the design of local schemes of Council Tax Reduction which must be implemented for April 2013.

It is anticipated that further modelling of these two key areas will become possible, and that further work to develop the underpinning evidence, including the full development of the equality impact assessment, will continue.

January 2013

1 Introduction and Overview

1.1 Background

The Government is committed to implementing the most significant changes to national welfare systems that have been seen in at least thirty years. The change programme begins in earnest from later this year, and the changes to Council Tax Benefit will take effect from April 2013. The implementation timetable is extremely demanding.

1.2 This Report

The purpose of this report is to identify the options for change to the Council Tax Benefit system, the financial implications of the options, and the impact the options would have on the city residents. This report considers the effect on different groups who are protected under the Equality Act by identifying the potential effects of the proposed changes on such groups, and to ensure that the Council meets its public sector equality duty.

This report is constructed to enable an informed decision making process, and with reference to the following sections:

- **At section 2:** A summary of the statutory changes which must be implemented from April 2013, and under which Council Tax Benefit is repealed, and replaced by Council Tax Reduction;
- **At section 3:** A summary of the options available to deliver the savings from the Council Tax Reduction scheme, and summarising the scheme which the Council has drafted and issued for consultation;
- **At section 4:** A summary of the equality impacts of those options within the City;
- **At section 5:** A summary of analysis of the overall trends within the Council's demographics and Council Tax systems, and to begin planning and forecasting for the cost of the Council Tax Reduction scheme;
- **At section 6:** An explanation of households which, under Government guidance may fall to be considered as "Vulnerable People" under the scheme, and who might therefore receive protected levels of benefit (albeit at the expense of other claimants);
- **At section 7:** A summary of the trends which can be found from a review of other Council schemes published by September 2012;
- **At section 8:** Steps which can be taken from next April to mitigate the impact on those households who will face additional charges under the local scheme; and
- **At section 9:** Overall conclusions and recommendations.

2 The Council Tax Reduction Scheme

2.1 Overview

This section explains the key points about the Council Tax Reduction scheme which must be implemented from April 2013, within the context of what is currently known about the changes underway within the national welfare benefits system. It is to be stressed that the Government is attempting the most significant changes to welfare that have been seen for at least 30 years. While some of the detail of proposed change is known, other detail is not. There is an extent to which, therefore, the changes to Council Tax operate within a context of wider welfare reform that is very much still under development.

In summary, the possible changes to welfare may be considered as follows:

- From **April 2013**, the Council must implement a replacement scheme for Council Tax Benefit;
- From **April 2013**, the Council will also be managing schemes for welfare support, under which one-off payments for specific purposes are managed, including some currently managed by the Department of Work and Pensions (DWP);
- From **October 2013**, the Government's flagship changes to national welfare payments under Universal Credit begin in earnest.

It is anticipated that as the above implementations proceed, and as the necessary policy changes to "fine tune" systems are identified, that further changes will be applied by the Government.

2.2 The Council Tax Reduction Scheme

Overview

The Government administers welfare support through two different Departments, the Department of Work and Pensions (DWP), and the Department for Communities and Local Government (DCLG). The DCLG have driven the programme for the reform of Council Tax Benefit.

Under DCLG proposals, Council Tax Benefit (CTB) will be abolished from April 2013, and by that time each Council should have in place a local scheme for the administration of Council Tax Reduction, as the replacement scheme will be known. Currently, Government grant for Council Tax Benefit is designed to match actual expenditure, and is claimed at the end of the year. Grant for the Council Tax Reduction scheme will be cash limited, and is intended to cost the Government 10% less than the current scheme. Local schemes are therefore expected to be less generous than the current scheme. Those Councils not finding themselves able to comply with the DCLG's challenging timescale will be obliged to implement the DCLG "Default" scheme. The default scheme will closely mirror the modelling, and cost of, the current scheme for Council

Tax Benefit, so will consequently commit Councils in default of implementing a local scheme to finance themselves the full cost of the cut in CTB.

Although the Parliament has enacted primary legislation for these changes, much of the detail of the schemes will come via Regulations, which are now running late. The Government had indicated that draft regulations would be available from May 2012, but those drafts were not circulated until the Autumn. However, the April 2013 date appears immovable, so there is an extent to which planning for implementation must proceed while the detail is not yet fully available.

Overall Financial Impact: The Council

Under current arrangements, which have applied since 1993, the lowest income households identified by a statutory means test are entitled to a maximum of 100% benefit award against Council Tax Liability.

The Government has decided to make savings in this area, and has promised that it will calculate a 10% cut **in the overall cost of Council Tax Benefit** which will be applied to each Council. However, the Government has made it clear that regulations will protect key claim groups from the impact of this saving, including in particular pensioners.

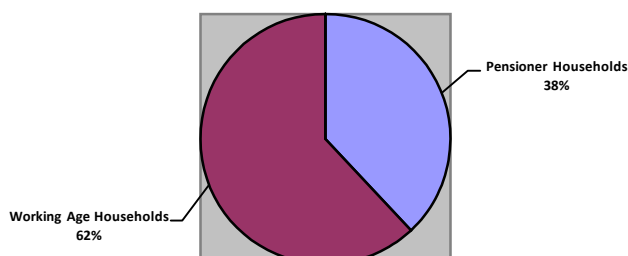
So while, therefore, the overall saving will be applied to the whole cost of Council Tax Benefit awards, some client groups (called "Vulnerable People") will be protected from the impact. This group includes pensioners and other groups we determine locally. There will, as a consequence be Council Tax payers who are disproportionately affected by this change, some of whom may not have been responsible for Council Tax payments previously. It is considered likely that working age claimants will, broadly, be the claim group which bears the burden of the savings applied under this scheme.

In broad terms, Leicester's Council Tax Benefits awards total £31m, so the total saving from 2013 is likely to be in the region of £3m. However, the draft grant distribution means the impact is likely to exceed £3m. This is disregarded for the purposes of this analysis.

Overall Financial Impact: Claim Groups

Leicester's claims analysis, overall is:

Table 1: Overall Claim Distribution



In very broad terms, and with the working age population being over 60% of the Council's caseload, the effect of a 10% saving on the whole budget is around 16% if no vulnerable groups are defined locally.

2.3 Welfare Support

From April 2013, the Council will become responsible for the disbursement of discretionary payments, some of which have previously been administered by other agencies. Co-ordination is required to ensure that unplanned use of the discretionary funds is not made by new Council Tax payers to meet their new bills. The payments under the "Welfare Support" package of changes include:

- Responsibility for the payment of "Crisis Loans" previously administered by the DWP and estimated to value £398k;
- Responsibility for Community Care grants estimated at £1.4m; and
- Continuing responsibility for the administration of Discretionary Housing Payments (DHP) under transitional arrangements with the DWP, estimated at £298k.

In addition, there are also locally administered funds under section 117 of the Housing Act, and other discretionary disbursements including those completed by the Council's Adults' and Childrens' Social Care teams. There are also a range of third sector organisations which are active within the City and which administer a range of different funds on behalf of different client groups.

The Council will wish to plan carefully for the relationship between the liability of Households for Council Tax under the scheme from April 2013, and the range of payments possible under the above systems. It is not likely to be in the Council's best overall interests, for example, that as a result of very robust enforcement action for unpaid liabilities from April

2013, that a significant draw-down on the above systems is forced in order to settle individual accounts due.

2.4 Other Changes in Welfare from 2013

From October 2013, the DWP's proposed changes to national welfare payments under the Universal Credit system begin in earnest.

Under current government plans, transitional arrangements to the new Universal Credit system will begin from October 2013, with a phased implementation by claim type. New claimants from October 2013 will be the first to go through the new system, with other claim groups including existing claimants of working and of pensionable age coming later. Under current government proposals, Universal Credit will be a single payment to successful claimants for all living costs, including for rent where applicable.

3 The Options Summary

3.1 Overview

This section is designed to summarise options for change which it is believed are available. The options have been presented as a series of “packages” for ease of reference.

3.2 Options for CTR which will deliver savings required

Within this section, some of the main options for delivering the savings of £3m are explored. While the approach of the DCLG to “Localise” Council Tax Benefit gives very significant choice to Councils designing local schemes, in practice there is a much smaller number of options available which are capable of delivering the saving required. Whichever choice is implemented, there remain difficult decisions which must be faced: passing on the cut in the welfare budget means, in practice, that Working Age households on low incomes will be required to pay more Council Tax.

Research has suggested that some of the key ways in which Councils can raise the necessary savings include:

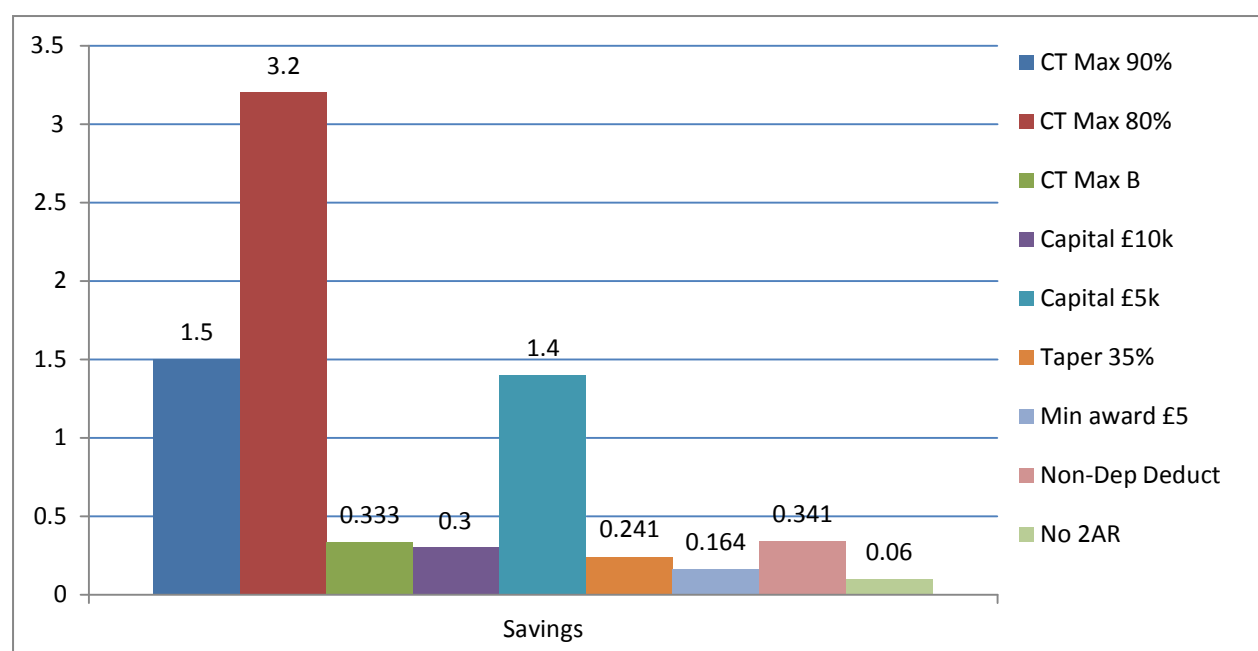
- The savings derived from Council Tax Reduction payable at a maximum eligible amount of Council Tax of less than 100%;
- The savings derived from Council Tax Reduction payable at a maximum of Band B;
- The savings derived from Council Tax Reduction with lower Capital thresholds than £16,000;
- The savings derived from Council Tax Reduction through a reduced maximum award for single households aged under 35 years; and
- The savings derived from Council Tax Reduction with the use of more aggressive income tapers.

Figures quoted assume no groups are treated as vulnerable. Section 6 below provides an estimate of the amount by which quoted savings should be reduced if any group is to be classed as vulnerable.

3.3 Summary of Options: Relative Savings

Within the following graph, the relative savings which are forecast from each option are compared, for ease of reference. The key one, however, is restricting the maximum award which would oblige all taxpayers to pay something.

Table 2: Summary of savings by option



Source: City Council research, June/July 2012

The local schemes which must be introduced fall disproportionately on the working age population, and therefore the Council is obliged to consider the most appropriate way in which the burden may be managed.

In each case, the savings quoted below will be reduced to the extent that protection is given to groups other than pensioners as described in section 6 below.

It must be stressed that options cannot be added- some people will be affected by more than one change and the incremental impact of the second and subsequent changes will not be as great if the first change has not happened. For example, restricting benefit to a maximum of 80% of Council Tax will not reduce the payment to someone who ceases to be eligible at all because of another change we have made.

3.4 The Council's proposed scheme

During the summer of 2012, the Council has used the impact Analysis process to complete a series of models and to reach interim conclusions of the most appropriate approach for the Local Scheme. Some of the detail which summarises different models which have been profiled for the Council are contained at Appendix 3 to this report. That appendix includes some of the models which are described in summary at table 3 above.

The Council's final proposed scheme was issued for formal consultation on 5th September 2012, and in accordance with published DCLG intended requirements, the Council issued a formal invitation to the Major Precepting Authorities shortly before consultation commenced.

The Council's proposed scheme contains the following elements which are designed as the primary means by which the savings under the scheme are delivered:

1. The application of a maximum eligible amount of Council Tax within the calculation of 80% of the total tax due; and
2. Additionally, the application of a maximum amount of Council Tax fixed at Band B of the Council's Council Tax charges.

In addition to the above primary delivery elements of the model, the Council's proposed scheme also contains the following features:

3. That the amount of capital held by the claimant may not exceed £6,000;
4. That the scheme for Second Adult Rebate will be discontinued;
5. That the approach for backdated awards may be amended; and
6. That the minimum amount of Benefit which will be payable may be set between £2 and £4.

3.5 Continuity with other Local Schemes

The Council has co-operated, and in some regards has assisted to substantially inform developing thinking with, and effective partnership working with appropriate surrounding Councils. There are in particular two separate groups which should be considered.

The East Midlands 3 Cities

During the early summer, the Council identified the extent to which a degree of continuity between proposed schemes could be considered between the three East Midlands Cities of Leicester, Derby and Nottingham. Although collaborative work was begun later in the summer, the three Councils were able to propose the same scheme, and with a common approach to consultation and to documentation used within the CTR consultation process.

At the Autumn of 2012, it appears that Nottingham City may be proposing to accept the DCLG Transition Grant. As the financial conditions attached to the grant mean that this is unlikely to be financially viable for Leicester City, continued partnership between the 3 cities in terms of CTR Scheme design is limited by Nottingham City's decision.

Leicestershire & Rutland

The Council has also supported effective partnership working within Leicestershire and Rutland, although there are significant differences in the financial interests under CTR between in particular the Unitary Councils and the Leicestershire District Councils within the "two tier" model of local government. The financial impact of the CTR is much more significant for Unitary Councils, where typically 90% of the cost of the CTR

can fall upon the Unitary Council. District Councils in the two tier model may face only 10% of the costs of the change, as the County Council in particular bears the major share of the cost.

Notwithstanding these major differences, the City Council has managed to play a significant and productive role in the development of strategy within the County, and many of the schemes proposed by the Leicestershire Districts have been substantially informed by the City's modelling and documentation.

As a consequence, the City's scheme which was consulted upon was therefore not only the same as that for Nottingham and Derby, but there are also significant similarities with many of the schemes published by the Leicestershire Districts.

3.6 Other Options

The DCLG have recently published a statement of intent regarding the way in which the overall CT Reduction scheme will work. The construction of the scheme is very similar to the existing Council Tax Benefits systems in terms of the construction of the means test, so a very wide range of different approaches is possible, although not necessarily desirable.

The proposed system takes account of household composition; income; allowances to take account of different household expenses; capital held; and a sliding "taper" which reduces maximum benefit as income increases.

It is certainly theoretically possible to model a potentially large number of other options, but two factors mitigate against the potential usefulness of such an exercise. Firstly, under Government rules, there is no getting away from the general principle that pensioners and other identified vulnerable households will be protected from any reduction in benefits, therefore passing the burden to working age, non-vulnerable households. No matter what approach is taken, those households bearing the charge will be of working age.

Secondly, there is a need to be aware of the risk of challenge. Councils bold enough to implement what become identified as more "unique" schemes might be argued to be at greater risk of challenge by litigants facing higher Council Tax bills.

4 Overall Impact Assessment

4.1 Overview

This section attempts to summarise the key impacts which may arise from the Council's proposed Local Scheme of support. The approach attempts to consider those impacts, where it is possible, with reference to the "Protected Characteristics" which the Council has a duty to consider.

4.2 Summary of Impacts by Household Type

Within the following table, we summarise the impacts which may be considered in relation to segments of the local population eligible to receive Council Tax Benefit and Council Tax Reduction. There are some impacts of the overall scheme which are likely to be common to all people receiving Council Tax Reduction under the Council's Local Scheme from April 2013, and those are shown at section 4.3 below.

The Council's summary of impacts shown in this section is underpinned by a variety of data sources, including:

- The research which has been completed by the Council to support the preparation of the Impact Analysis of the Council Tax Reduction scheme;
- The research completed by the Council for the individual household impacts of the CTR scheme, and to profile a detailed analysis of more than 20 different household types, explaining key impacts of the proposed changes on those households¹; and
- Other sources of appropriate external and internal research which are where referenced specifically explained with footnotes or otherwise.

Table 3: Impacts by Household Type:

The data within the following table is drawn from the Council's Revenues and Benefits records at the summer 2012.

| No. | Household Type | Equality Issue for consideration | Protected Characteristic of those affected | Potential Number |
|--|------------------------|---|--|------------------|
| Pensioner Age Claimant Households | | | | |
| 1. | Pensioner Claims (All) | None. Under Government proposals, pensioners will receive full protection from the changes. The Council has no discretion over the decision to protect pensioners | Age | 15,278 |

¹ Leicester City Council, 2012 "The Introduction of CTR: Customer Scenarios"

| No. | Household Type | Equality Issue for consideration | Protected Characteristic of those affected | Potential Number |
|---------------------------------|-----------------------------------|--|--|------------------|
| Working Age Claimant Households | | | | |
| 2. | Working Age (All) | The whole working Age population bears the proposed impacts of the scheme equally. However some groups with protected characteristics face the greatest barriers to work and as such are disproportionately represented within the claims population. This includes people with disabilities, people with responsibility for young children, and people who may struggle with English. | Age Disability Gender Race | 25,037 |
| 3. | Single Parent, up to 2 children | Single parent families have higher numbers of claimants who are female. Women who are single parents and receiving CTR may therefore disproportionately receive the impacts of payment of the tax, and of enforcement actions taken to recover unpaid tax. ² | Gender | 12,361 |
| 4. | Single parent, 3 or more children | In addition, there is some evidence that welfare reforms are likely to give greater financial impact upon households with higher numbers of children. | Disability Gender Race | |
| 5. | Couple, no children | No equality issues identified other than at 2. above. | | Not calculated |
| 6. | Couple, up to 2 children | No equality issues identified other than as 2. above. | | |
| 7. | Couple 3 or more children | There is some evidence that welfare reforms are likely to give greater financial impact upon households with higher numbers of children. Some BME households have higher numbers of children, and women are more likely to be a primary carer. | Gender Race | 1,498 |

² Warwick Business School and Coventry Women's' Voices, 2011

| No. | Household Type | Equality Issue for consideration | Protected Characteristic of those affected | Potential Number |
|-----|---|---|--|---|
| 8. | People with disability | The impact of the payment of Council Tax upon households which are dealing with disability. The barriers which people with disability have to the workplace. The requirements specific to the enforcement of unpaid tax and of goods protected from distress. | Disability | 4,225 |
| 9. | New and emergent community: People who may struggle with English | The barriers which are present to the workplace for those who do not have or who struggle with English. The issues in relation to enforcement of unpaid tax for households in which there is limited understanding of English. | Race | See below for overall ONS estimates of diversity at December 2012 |
| 10 | Pregnancy and maternity | The barriers to the workplace which may be present to women who are pregnant or have recently given birth. | Pregnancy and maternity | 17 cases currently in payment |
| 11 | Households responsible for caring for others including for children | The barriers which may be present to the workplace and with regard to those households with responsibility for caring for others including for disabled children. Estimates shown are in respect of all carers in payment. | Age, Disability | 352 Carers in payment |

There are additional protected characteristics under the Equality Act which could also be dis-proportionally represented within the claims population because of barriers they are likely to experience to work, but for which the Council currently does not have sufficient data within Revenues and Benefits records to reach any conclusions. These include gender reassignment; pregnancy and maternity; religion or belief and sexual orientation.

4.3 The claims population and protected characteristics

Additional data has also been captured to assist with the understanding of the impact of the proposed changes, accurate at December 2012. That data additionally confirms the following details:

Table 4: Protected Characteristics within claim population:

| Protected Characteristic | Numbers within claim population or households |
|--|---|
| Age and Gender: | |
| Lone Parents, up to 2 children | 5704 |
| Lone Parents, more than 2 children | 1,748 |
| Age and Disability: | |
| Households with disabled people and with children | 1,160 |
| Gender: | |
| Female Claimants | 14,687 |
| Male Claimants | 10,481 |
| Race: | |
| Overall percentage of diversity in Leicester, with reference to overall population, not claims caseload, and calculated with all groups other than White English/ Welsh/ Scottish/ Northern Irish/ British (source: ONS Census, December 2012) | 55% |

4.4 The Impacts of the proposed changes: All Households

The proposed Local Scheme seeks not to disadvantage any particular group. However, as a simple product of the profile of the overall population currently receiving Council Tax Benefit/Council Tax Reduction, some groups with protected characteristics will be disproportionately represented within the claims population because they face greater barriers to finding work. People facing Council Tax liabilities under the changes will experience negative impacts because of the requirement that they contribute towards Council Tax. People with disabilities; people with responsibility for young children (which includes greater numbers of women as the primary carer); and people who are very recent migrants to the UK and who may have little knowledge of English, all face greater barriers to the workplace.

Nonetheless the principle impacts which are faced by all claimants under the Council's proposed scheme may be summarised as follows:

- It is highly likely that the overall impact of the whole package of welfare reforms will affect some households more than others. Pensioner households, for example, continue to enjoy greater national political support for welfare, while the financial pressure of

change will most keenly be felt by working age families. **The Council's research suggests that younger families, and single younger claimants may face greater losses than older pensioner claimants;**

- Under the Council's proposed scheme, all of those in receipt of Council Tax Reduction will be required to pay something towards their Council Tax. Under current Government proposals, claimants facing such changes will not receive any additional payments. There will therefore be the issue of **how those households receiving Council Tax Reduction pay their Council Tax;**
- All of the households affected by the changes will be low income households. This is an inevitable impact of Government changes to national welfare systems. As a consequence there may be **issues of debt management, and how households avoid further debt burdens or additional costs through non-payment;**
- When Council Tax which becomes due under the Council's scheme is not paid, the Council will be obliged to collect and recover that tax. **The impacts of those enforcement measures may be disproportionately felt by people in the claims population with disabilities, people with responsibility for young children, and women.** This observation arises as a simple consequence of the fact that the claims population has higher numbers of people within it who face the greatest barriers to work. It is contended that, for different reasons, people with disabilities, people with responsibility for young children, and people who may struggle with English all face greater barriers to work;
- Some households will fall out of entitlement to Council Tax Reduction as a result of the proposed changes, **and as a consequence will also fail to receive other benefits which are payable to household receiving help with Council Tax Payments.** This includes entitlement to free school meals; assistance with the cost of dental care; and other support systems available to those in receipt of Benefits;
- The Government's reforms intend that people in work should always be better off than people in receipt of welfare. There is a presumption that, over time, greater numbers of working age claimants who are workless will enter the paid employment workplace. However it is suggested that when the UK begins to exit the recession, the recovery will most likely be centred on London and the South East. Additionally Council research confirms that the Council's population has a relatively low reading age and low numerical competency. **The location of the recovery is most likely to be centered on London, and the nature of jobs which are created may not be accessible to the Council's residents, both by location and by the type of work;**
- While, therefore, some parts of the UK may receive local economic benefits from the national recovery from the recession, most likely

located in London and the South East, Leicester is less likely to do so. As a consequence, the expansion of the number of local jobs will be more dependent on local co-ordinated efforts to stimulate regeneration and economic development.

4.5 Context to the Impacts: A Brief Reminder on National Welfare Reforms

Council Tax Reduction is only a part of wider changes to welfare reform which are being completed by the Government. As the Council considers the potentially significant impacts of proposed changes to local welfare which must be considered, a brief reminder of that national context is summarised:

- The Government is committed to the most significant review of welfare that has been seen, possibly for 30 years and arguably since national systems of welfare were originally conceived after the Second World War. While the CTR is implemented from April 2013, this is not the only change in welfare which is underway;
- All the changes which are to be made to national welfare systems cannot yet be fully assessed, and indeed some of the details are not yet known. However it might be argued that some broad principles are emerging, as follows:
 - The Government appears to be positioning future policy to apply more cuts to the welfare budget. At October 2012, indications are that in addition to the reduction in welfare spending already agreed between the DWP and Treasury that a further reduction has been agreed from the life of the next Parliament;
 - Some independent policy specialists have indicated that a prolonged period of reductions in Government spending may well now apply until 2020³;
 - Whomever follows the coalition, it is now difficult to see how further cuts cannot be envisaged, the policy choice is simply where they will be applied;
 - Current Government policy appears, in particular to be targeting cuts to households which are larger households; are longer term recipients of Welfare; are younger; or are otherwise in receipt of larger value awards;
 - Recent policy announcements from the Government appear to be significantly strengthening the position which is proposed for welfare for families in longer term receipt of welfare and for those families making life choices while on welfare. Such "life choices" includes decisions which currently

³ Tony Travers, Director, Greater London Group, London School of Economics. Conference paper to the Institute of Revenues, Rating and Valuation October 2012.

have the effect of increasing welfare payments, for example having additional children.

4.6 The Impacts by Options within the proposed Scheme

At section 3.4 above, the Council has summarised the draft scheme which has been proposed for consultation, and there are, in total; 6 variable elements to the scheme. Within the following table we describe the potential impacts of the different elements of the proposed scheme.

Table 5: Impacts of options within draft scheme:

| Element of proposed Local Scheme | No. Claims Affected | Impact of option | Equality Issue for consideration | Protected Characteristic of those affected |
|----------------------------------|---------------------|--|---|--|
| 1: 80% Maximum amount of CTR | 25,037 | Increased amounts of CT due | Debt management within household; How to pay. | Presence within the claim population of: People with responsibility for children (gender) |
| 2: Band B Cap | 1,827 | Increased amounts of CT due | Band Cap may impact upon larger households whose needs require larger properties above Band B. | Disability Race |
| 3: Capital Limit £6,000 | 266 | If rule applies, no award will be payable. | Savings are depleted | None identified in addition to 1 above |
| 4. Remove Second Adult Rebate | 2,006 | | None identified | None identified |
| 5. Remove backdating | 275 | | It may be argued that people with no familiarity with UK benefits systems are more likely to require backdating | Race |
| 6. Minimum award | 2,233 | | Non identified | None in addition to 1 above |

4.7 Adverse impacts and mitigating actions

Section 4.2 has set out the likely equality issues for the range of households affected by these Council Tax changes, and the protected characteristics most affected. Section 4.5 explores the likely equality issues arising for the various options considered for the new Council Tax Scheme and the protected characteristics most affected.

Within the defined scope of the Council Tax Scheme there are no mitigating actions that can be taken that would reduce or remove the adverse equality impacts identified above. However, there are mitigating actions that the Council and its partners could take to mitigate the extent of equality impacts predicted as a result of the implementation of the Council Tax Scheme. These are explored in greater detail in section 8 of the report.

4.8 The Financial Envelope

The Government is imposing a reduction in the funding of Council Tax Reduction at the same time as localising decision making for the scheme of awards. The reduction proposed is significant, and if the Council chooses not to pass on the cost of the cut, then that money must be found from other sources.

The overall methodology which the DCLG has proposed is summarised:

1. Take the overall estimated cost of Council Tax Benefit which the DWP will calculate for 2013/14;
2. Take the actual awards of Council Tax Benefit made by Billing Authorities during 2011/12;
3. Share the 2013/14 budget out in the proportions of spend for 2011/12;

Please note that in the above proposed calculation that the figure for the 2013/14 budget at 1 already takes account of the 10% cut. The amount of funding calculated will form part of the Council's overall funding from 2013/14 and will be cash limited (i.e. it will not vary if we have more claimants that we expect). From 2014/15 onwards, it is unclear whether the amount of funding received for the CTR will be visible as a separate component from the remainder of the Council's grant.

While the calculation removes 10% of the estimated cost at a national level, the impact locally is expected to be very different. This is for the following reasons:

The proposed approach takes no account of:

- The actual increase in Council Tax which the City Council applied in 2012/13;
- Any increase in tax which may be applied in 2013/14;

- The increase in the costs of awards under the scheme, and as claimants increase, or as claimants become eligible for more help (and to the extent that the experience in Leicester differs from the national assumptions made by the OBR, DWP and DCLG); and
- Provision for bad debt which should be calculated for this part of the Council Tax, and which is likely to be at a much higher percentage than for Council Tax Payers generally.

Based upon the assumptions made by the Council, savings of up to £4.8m would be required to compensate for the loss in grant, which is around 17% of what it is estimated that the current scheme will cost in 2013/14. The £4.8m makes no allowance for the cost of bad debt, if this was factored in then we would need to reduce the cost of the current scheme by around 25% if we chose to operate the new scheme at the level of funding provided by the new grant.

The trend analysis which begins to inform how this budget may behave from April is commenced at section 5 below.

4.9 Interim Conclusions

The interim conclusions from the Impact Analysis of the proposed Local Scheme may be summarised as follows:

- The Government's policy to "Localise" decision making in local welfare relief on Council Tax is proposed at the same time as a cut in funding. As a direct consequence of the Government's decision to protect Pensioners from the impact of change, the cost of the change is borne entirely by the Working Age part of the claim population;
- As a consequence of the way that the UK welfare systems have operated to date, the profile of people currently receiving Council Tax Benefits contains higher numbers of households in which there is no work, or in which there is low income.
- People facing the greatest barriers to work are represented in higher numbers in the claims population. That includes people with disabilities; women; people with responsibility for young children; and people who may struggle with English;
- It may therefore be argued that the implication of the proposed scheme may be borne disproportionately by these groups, simply as a product of their higher representation within the claims population;
- Under the Council's proposed scheme, all Working Age households currently receiving Council Tax Benefit and transferring to Council Tax Reduction will be required to pay towards their Council Tax. It is likely that all households, whether those over represented in the claim population or not, will face similar impacts;

- Those impacts include how the tax will be paid; the risks of and dealing with debt; the impacts of enforcement action taken for unpaid tax; and the extent to which it will be harder for people in Leicester to get back into work than it may be for people in other cities or in London;
- Nonetheless, the Council is obliged to determine whether a Local Scheme for Council Tax Reduction will be implemented, as a direct consequence of the financial determination which has been made by the DCLG, i.e. their decision to cut funding available for awards of Council Tax Reduction by at least 10%.

5 The Local Scheme: Trend Analysis and Context

5.1 Summary of section

This section brings together the analysis which is designed to demonstrate the potential impacts of the proposed local scheme for Council Tax Reduction. The Council's research is designed to blend local sources of research and information with where appropriate, the use of nationally published statistics which support key trend analysis.

5.2 Overall Approach to Impact Analysis

The overall approach which has been taken to the analysis is summarised as follows:

- At para 5.3 the Council summarises the overall claim profile, with reference to ethnic background of the household;
- At para 5.4 and 5.5 the Council explains the overall trend analysis of Council Tax Benefit and Council Tax Reduction costs, with reference to datasets made available by the DWP and DCLG;
- At para 5.6 the Council summarises key trends which can be derived from the Office of National Statistics Census;
- At para 5.7 the Council demonstrates key trends within the Council's property database, and with reference to published national datasets by the DCLG;
- At para 5.8 the Council profiles the likely weekly costs for households under proposed schemes; and
- At para 5.9 the Council explains the overall conclusions which may be drawn.

5.3 Ethnic background of Claims

The following tables demonstrate the breakdown of the claims caseload by the ethnic background. Please note that the Benefits Service have been capturing information to record ethnic background for some years now, but that response rates are still incomplete, with information held for just over 53% of the overall claims database.

Table 6: Ethnic Background of Claimants, All claimants

The City Council holds discretionary information with Revenues and Benefits records and which enables a summary of the ethnic background of all claimants, and separately of Working Age claimants. That data is summarised within the two tables below.

Of the total claims database of just over 46,000 claimants, just over 24,500 households have made a statement of their ethnic background.

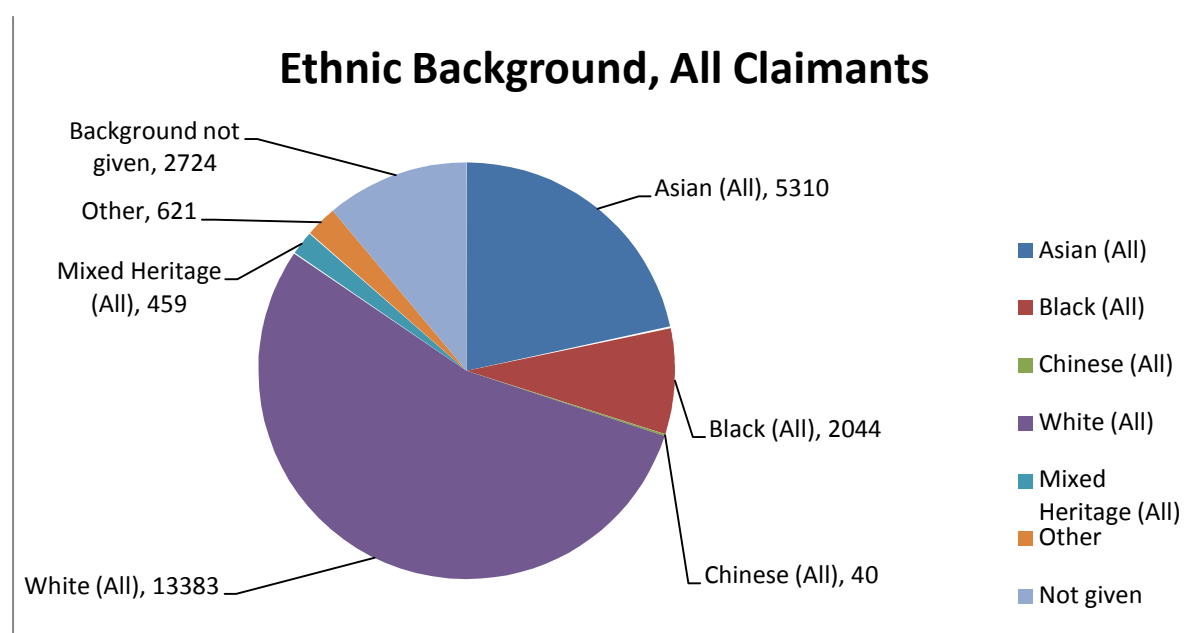
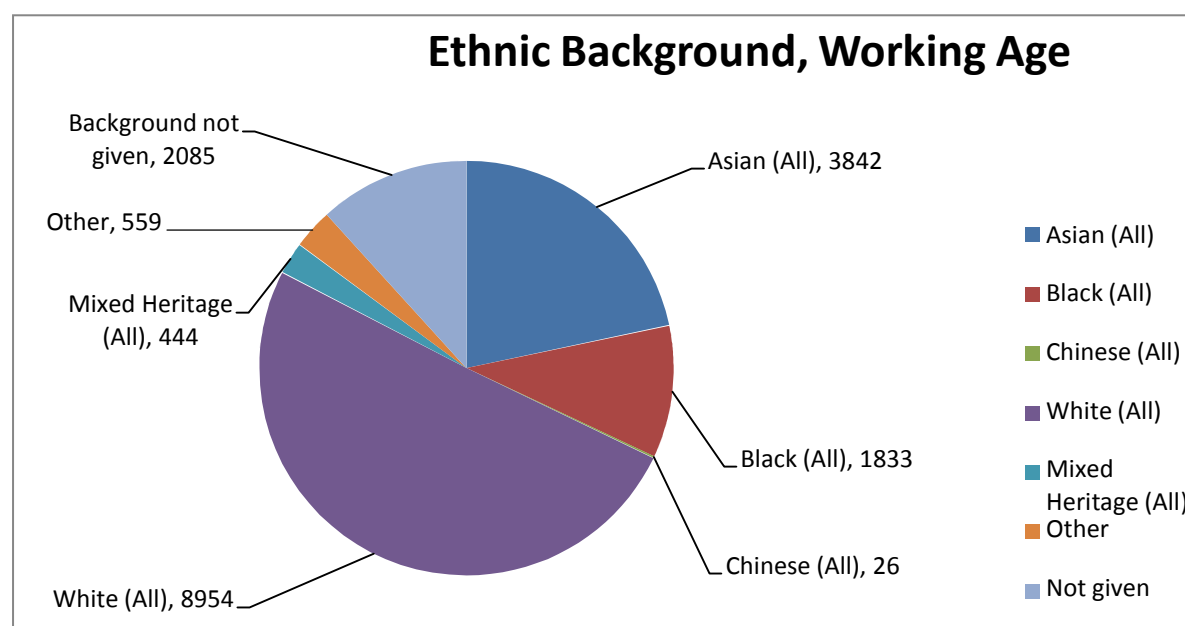


Table 7: Ethnic background of Working Age Claimants



5.4 Increase in claims, All England and Leicester

Government statistics demonstrate that the national value of awards under Council Tax Benefit has been increasing. Between 1997 and 2011, the total value of awards for Council Tax Benefit more than doubled from £2,014 to £4,299m. Within the following table, and using the Government's data, we summarise the growth and national claims and in Leicester since 2005.⁴ It must be stressed that the figures provided by the DWP and DCLG summarise simply the overall increase in Council Tax Benefit payments, which includes increases both in claimant numbers as well as the increasing cost of Council Tax.

Table 8: Overall Council Tax Benefit Spend, England and Leicester

| | Total Council Tax Benefit Spend | | | |
|---------|---------------------------------|----|-----------|------|
| | England | | Leicester | |
| | £m | % | £m | % |
| 2005-06 | 3,230 | 6 | 23.1 | 0 |
| 2006-07 | 3,385 | 5 | 24.5 | 6.1 |
| 2007-08 | 3,471 | 3 | 24 | -2 |
| 2008-09 | 3,672 | 6 | 26.2 | 9.1 |
| 2009-10 | 4,095 | 12 | 29.5 | 12.6 |
| 2010-11 | 4,299 | 5 | 31 | 5.1 |

Interim conclusions:

- While DWP projections claim that the value of awards paid for Council Tax will fall from 2013, the national trend since 1997 has been that the value of awards has increased;
- Leicester City has also seen the value of awards increase over this period;
- It is considered likely that, if current claims trends continue, that the costs of awards will continue to increase, as claims rise; as the value of the Council Tax rises; and as the costs to the scheme of protecting pensioners increases.
- Under current Government proposals, the grant which will be paid to Leicester City to help fund the CTR will be fixed at 90% of the costs of awards which has been forecast by the Government for 2013/14 for two years.

5.5 Council Tax Benefit: The Largest Councils

There are 326 Councils in England with the responsibility to administer benefit payments for Council Tax, and who must consider whether Local Schemes will apply from 2013. Data published by the DWP confirms that

⁴ DWP Research published May 2012 by DCLG within "Council Tax Reduction Funding Consultation"

the City Council is amongst the top 25 Councils who are likely to face the largest cuts under Government proposals.

While the use of the DWP's figures in this way enables easy comparisons to other Councils, the actual value of saving is likely to be an underestimate for all Councils. The proposed approach to the funding cut will calculate the 10% cut at 2011/12 levels of Council Tax Benefit, and will fail to take account of increases in the cost of Council Tax from April 2013; of increases in claims; and of the increasing cost of pensioners receiving protection from the scheme under Government rules.

Table 9: DWP Subsidised Awards, 2010/11, Largest Losers

| Council | CTB award 2010/11 | Council | CTB award 2010/11 |
|---------------|----------------------|----------------|----------------------|
| Birmingham | 101.0 | Brent | 34.7 |
| Liverpool | 61.3 | Hackney | 34.5 |
| Leeds | 54.8 | Nottingham | 32.5 |
| County Durham | 54.1 | Kirklees | 32.3 |
| Manchester | 49.1 | Ealing | 32.3 |
| Sheffield | 46.4 | Sandwell | 31.8 |
| Cornwall | 45.2 | Wirral | 31.4 |
| Bradford | 39.0 | Barnet | 30.9 |
| Bristol | 38.7 | Newham | 30.7 |
| Haringey | 37.2 | Tower Hamlets | 30.4 |
| Croydon | 36.2 | Islington | 30.3 |
| Enfield | 35.9 | Coventry | 30.2 |
| | | Leicester City | 30.2 |

Interim Conclusions:

- Most of the Councils facing the largest cuts in grant are Metropolitan and Unitary Councils administering claims caseloads in city based areas with a degree of deprivation;
- County Durham and Cornwall might be considered an exception to that conclusion, being sizeable unitary Councils recently formed under the last round of local authority re-structuring;
- Under Government proposals, the 10% cut is applied to the amount of subsidised Council Tax award;
- Two of the East Midlands Cities are within the top 25 losers. Derby's loss calculated at these figures ranks the Council at no. 71 overall, with a forecast loss of £1.8m
- It might also be considered that the Councils facing the largest cuts in grant may be most at risk of the impact of the costs of increase in Council Tax awards, and of the risk that the economic projections made by the DWP and DCLG do not materialise as quickly as they have planned;

- Five of the above 25 largest losers have a borough Mayor governance system- Bristol, Liverpool, Newham, Tower Hamlets, and Leicester.

5.6 Population profile

The proposed approach for local support of Council Tax from next April requires new approaches to financial planning and forecasting because of key changes that the Government have made. One of the key elements which Councils may now consider is the make-up of the local population, and with regard to factors including the balance between the working and pensioner populations of claimants.

Fully understanding the likely developments in the population profile now matters very much to Council because, under CTR proposals, pensioner claims groups will be fully protected from the cost of change; and increases in claims which the Council will receive may not be funded by the Government for at least two years.

The following data tables begin to describe the population analysis of the City Council.

Table 10: Working Age and Pensioner Analysis

The following table explains the Council's overall distribution of claimants between pensioner and working age⁵.

| | No. | Percentage | Value |
|-------------|------------|-------------------|--------------|
| Pension Age | 15,278 | 37.9% | 11,685,763 |
| Working Age | 25,037 | 62.1% | 18,582,262 |
| | 40,315 | 100% | 30,268,025 |

The "Split" of claims between the working and pensioner age claimants now matters to Council. While the proposed cut in grant is applied to the **whole cost** of the awards for Council Tax Benefit, under Government rules, pensioner claimants will receive full protection from the cost of change, and will continue to receive a maximum award of 100%.

The cost of the cut is therefore disproportionally borne by the working age population. A 10% cut in the overall budget becomes, in the City's case, more like a 16% increase for working age claimants, if the full costs of the saving is passed onto working age claimants.

This effect causes the most pain for those Councils with very high caseloads of pensioners and lower numbers of working age claimants. Independent research has suggested that the Councils facing the largest impacts here are districts in which there are higher numbers of pensioner

⁵ Leicester City Council, Council Tax Benefit records, 2011/12

residents, including Craven Council in Yorkshire, and East Dorset Council in the South West.⁶

However while the Council's current position on the working/pension age split is relatively advantageous, there are some trends which require consideration.

Table 11: Census 2011, Overall Age Distribution

The following table is derived from the Office of National Statistics Census data⁷. The table demonstrates the overall age profile of the population. The three east midlands cities are shown alongside the regional level summaries which can be derived from the data.

| | 0-19 | | 20-64 | | 65+ | | Total |
|-----------------|----------|--------|----------|--------|---------|--------|----------|
| Derby | 64300 | 25.85% | 146800 | 59.03% | 37700 | 15.16% | 248700 |
| Leicester | 89800 | 27.22% | 203000 | 61.53% | 37200 | 11.28% | 329900 |
| Nottingham | 79400 | 25.97% | 190700 | 62.38% | 35600 | 11.65% | 305700 |
| East Midlands | 1078200 | 23.78% | 2682100 | 59.17% | 773000 | 17.05% | 4533200 |
| England & Wales | 13430600 | 23.95% | 33422400 | 59.60% | 9223000 | 16.45% | 56075900 |

Table 12: Overall change, 2001-2011

This table draws upon the high level population changes which can be drawn by comparing the 2011 census with the data from 2001.

| | Census Total | | | |
|-----------------|--------------|----------|---------|--------|
| | 2001 | 2011 | Growth | % |
| Derby UA | 230700 | 248700 | 18000 | 7.80% |
| Leicester UA | 282800 | 329900 | 47100 | 16.65% |
| Nottingham UA | 268900 | 305700 | 36800 | 13.69% |
| England & Wales | 52360000 | 56075900 | 3715900 | 7.10% |

Interim conclusions:

- While the average rate of increase for the whole of England and Wales is just over 7%, the rate of increase in Leicester is much higher at over 16%;
- While this represents the actual rate of growth over the last ten years, the Council's Research and Intelligence Team have now completed an initial analysis of recently released ONS data and which enables forecasting for the demographic profile over the next ten years. That table is shown at 14 below.

¹ Institute of Fiscal Studies/ Rowntree Foundation, March 2012

⁷ Census 2011

Table 13: Comparison of other similar cities, young people

This table is also drawn from the ONS census. This table shows age distribution in three broad blocks, separating working age from pensionable and separately showing young people under 20.

| | 0-19 | | 20-64 | | 65+ | |
|------------|----------|--------|----------|--------|---------|--------|
| Derby | 64300 | 25.85% | 146800 | 59.03% | 37700 | 15.16% |
| Leicester | 89800 | 27.22% | 203000 | 61.53% | 37200 | 11.28% |
| Nottingham | 79400 | 25.97% | 190700 | 62.38% | 35600 | 11.65% |
| top 25 | 2617000 | 25.22% | 6318600 | 62.15% | 1363700 | 12.63% |
| England | 13430600 | 23.95% | 33422400 | 59.60% | 9223000 | 16.45% |

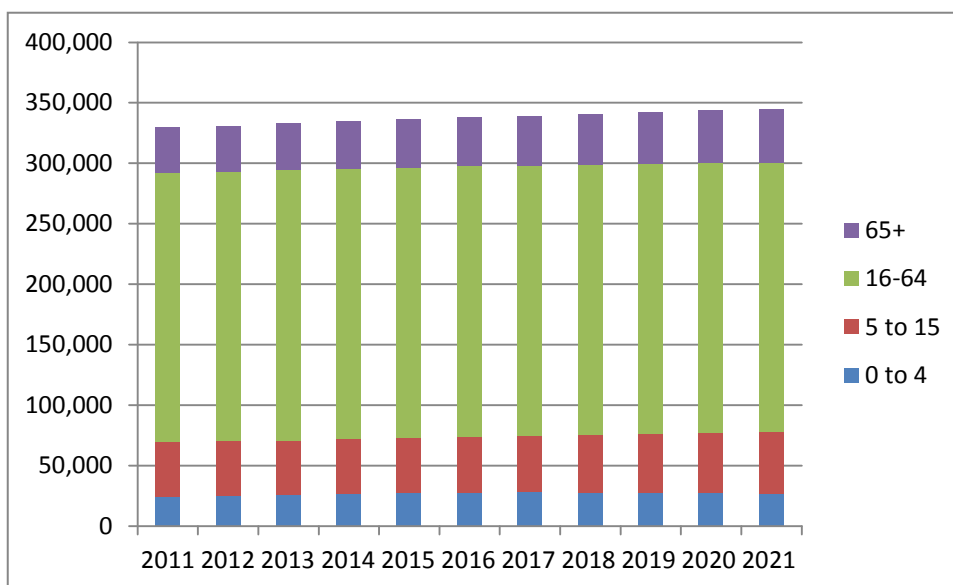
Interim Conclusions:

- The population distribution is more similar to the “top 25” peer group than to some other comparisons;
- Within the top 25 losers, Leicester is among only 5 authorities in that group with more than 27% of the population aged 0-19 (Enfield, Newham, Birmingham, and Bradford are the other Authorities);
- It might be argued that those Councils with higher numbers of young people entering the job market face greater risks of increases in claims, as young people face higher rates of unemployment at the current time. If this finding is correct, Leicester has not only a comparatively large cost of Council Tax Benefits/Support, but also an increased percentage of young people under 20.

Table 14: Population growth, ten year forecast

The Council has also now completed an initial assessment of the projections which may be inferred from the ONS release of further data during September 2011, and which supports more accurate forecasting.

It is stressed that the analysis below represents the initial analysis which has been completed by the Council’s Research and Intelligence Team. Further analysis may be completed, and therefore forecasts updated as necessary.



Interim Conclusions:

- The construction of the age ranges available within the census data mean that assumptions have to be made in order to enable analysis to help with the forecasting of Council Tax Reduction;
- In particular, the construction of Council Tax Reduction produces a priority to understand the balance between the working age and pensioner population. Within the above table, the fit to "working Age" assumes a start at 16.
- Significantly, for the profiling of Council Tax Reduction, the Council's projected balance between working age and pensioners is forecast to change over the next ten years;
- It is forecast that, over the ten year period, the working age population reduces from 67.4% of the population to 64.6; while pensioners increase from 11.3% to 12.8%;
- Council Tax Reduction, as proposed, protects pensioners from the cost of change, and places the cost of change on the Working Age claimants. If the Council Tax Reduction continues in the current form, and the population forecasts are accurate, then the burden of the cut on the working age population will increase in relative terms;
- The Council may wish to carefully monitor the profile of rising pensioner caseload, as one of the key costs of the new scheme over which the Council will have no control, i.e. that pensioner claims will continue to receive a maximum entitlement of 100%.

5.7 Council Tax Band distribution

The tables in this section have been profiled from the statistics published by the HMRC Valuation Office Agency (VOA), together with the DCLG. The VOA have previously published the data tables in full, enabling a complete analysis of Council Tax bands at both national level, and with analysis possible down to individual Billing Authority. Under current policy, tracking down the detailed spreadsheets is more difficult, but it has still be possible to complete comparisons between library data which has been obtained at March 2008 and at March 2012. The following table shows the percentage distribution at March 2012⁸.

Table 15: Summary of Council Tax Bands March 2012

| Percentage of properties by Council Tax Band | | | | | | | | | |
|--|--------|--------|--------|--------|-------|-------|-------|-------|-------|
| | A | B | C | D | E | F | G | H | Total |
| Derby UA | 51.79% | 19.06% | 14.89% | 7.64% | 3.93% | 2.05% | 0.59% | 0.05% | 100% |
| Leicester UA | 59.69% | 19.41% | 11.78% | 5.09% | 2.42% | 1.10% | 0.47% | 0.05% | 100% |
| Nottingham UA | 64.38% | 16.08% | 11.59% | 4.88% | 1.73% | 0.75% | 0.53% | 0.08% | 100% |
| | | | | | | | | | |
| England | 24.81% | 19.61% | 21.76% | 15.31% | 9.44% | 4.98% | 3.50% | 0.57% | 100% |
| East Midlands | 37.64% | 22.49% | 17.98% | 10.67% | 6.29% | 3.05% | 1.73% | 0.15% | 100% |
| "Top 25" Losers | 27.50% | 20.22% | 21.97% | 15.04% | 8.55% | 3.88% | 2.49% | 0.36% | 100% |

Interim Conclusions:

- The property databases of the East Midlands cities are skewed very heavily to Bands A and B. If all the properties within bands A and B are totalled, then Leicester and Nottingham have very similar levels of properties within these two bands, with Nottingham at 80.46% and Leicester at 79.1%;
- Council Tax valuation bands are based upon capital value at April 1991. As a direct consequence the distribution of bands varies nationally, and generally speaking property bands in London and the South East are higher than in the cities of the midlands and the north.

Table 16: Increase in Council Tax Properties, 2008-2012

The following table shows the rate of increase which has been shown in Council Tax properties between 2008 and 2012. Further analysis to demonstrate the rate of change over a longer period is not so straightforward possible because the VOA/DCLG no longer publish the full data-tables in excel format which enables both high level analysis and also down to the level of individual Billing Authority.

⁸ Department of Communities and Local Government, March 2012 Council Tax Bands

| | Change in CT Properties | | | |
|------------|-------------------------|----------|--------|-------|
| | 2008 | 2012 | Change | % |
| England | 22506624 | 23116230 | 609606 | 2.71% |
| East Mids | 1928375 | 1984730 | 56355 | 2.92% |
| Derby | 104437 | 106900 | 2463 | 2.36% |
| Leicester | 123985 | 128570 | 4585 | 3.70% |
| Nottingham | 129791 | 132620 | 2829 | 2.18% |

Interim Conclusions:

- Leicester's rate of increase in properties is above the national average, and there is an extent to which this increase has similarities with the increase in population which has also been found from ONS data above, although not at the same rate;
- A very small number of Councils (not shown) have demonstrated very significant increases in Council Tax properties over this period, and these are based around central and east London. Growth in the whole of the rest of the country is much lower, so against that backdrop the Council may consider the increase in properties broadly encouraging.

5.8 Weekly impact of proposed scheme

Once a scheme has been successfully modelled and adopted, the Council must begin the collection and enforcement stage to recover amounts of Council Tax due from households under the scheme. To assist with an analysis of the financial impact of the proposed scheme, the following tables demonstrate the weekly equivalent payment which households facing the full 20% charge would be required to make. This has been shown firstly, as the amounts due if the scheme adopted implements both a 80% maximum eligibility together with a Band B maximum, while the second table demonstrates the weekly cost of a 80% maximum eligible amount without the band B limit.

Table 17: Weekly payments, Maximum CT Reduction 80% Band B

| Band | Tax | | | |
|--------|---------|---------|---------|----------|
| | 12/13 | Max Ben | Due | per week |
| A, DPR | 808.17 | 646.54 | 161.63 | 3.11 |
| A | 969.80 | 775.84 | 193.96 | 3.73 |
| B | 1131.43 | 905.14 | 226.29 | 4.35 |
| C | 1293.07 | 905.14 | 387.93 | 7.46 |
| D | 1454.70 | 905.14 | 549.56 | 10.57 |
| E | 1777.97 | 905.14 | 872.83 | 16.79 |
| F | 2101.23 | 905.14 | 1196.09 | 23.00 |
| G | 2424.50 | 905.14 | 1519.36 | 29.22 |
| H | 2909.40 | 905.14 | 2004.26 | 38.54 |

Source: Leicester City Council

Table 18: Weekly payments, max CT Reduction 80%, no band cap

| Band | Tax | | | |
|--------|---------|---------|--------|----------|
| | 12/13 | Max Ben | Due | per week |
| A, DPR | 808.17 | 646.54 | 161.63 | 3.11 |
| A | 969.80 | 775.84 | 193.96 | 3.73 |
| B | 1131.43 | 905.14 | 226.29 | 4.35 |
| C | 1293.07 | 1034.46 | 258.61 | 4.97 |
| D | 1454.70 | 1163.76 | 290.94 | 5.60 |
| E | 1777.97 | 1422.38 | 355.59 | 6.84 |
| F | 2101.23 | 1680.98 | 420.25 | 8.08 |
| G | 2424.50 | 1939.60 | 484.90 | 9.33 |
| H | 2909.40 | 2327.52 | 581.88 | 11.19 |

Source: Leicester City Council

Interim Conclusions:

- The weekly financial impact of the 80% maximum amount together with the Band B limit produces an increasing financial impact upon those households in occupying accommodation above Band B. While there may well be only 20% of the property database above Band B in the City, the financial impacts upon those households are likely to be disproportionate;
- Some households affected may be homeowners, and in those cases the Council Tax collection rules provide for the application of a charging order for unpaid tax. However those provision cannot apply to households whom are renting properties above Band B.

5.9 Overall Conclusions

The overall findings from the impact assessment are summarised:

- The Council's analysis does not suggest that the proposed changes within the local CTR scheme will impact upon any group for whom the Council has a statutory duty under the Equality Act disproportionately, other than the natural distribution of those groups within the existing claims caseload;
- The claims caseload contains a greater incidence of people facing greater barriers to escape worklessness. In the City, the Council's research concludes that key groups which are affected in this way include people with disabilities; people with responsibility for young children; of people from ethnic minority backgrounds, particularly in which the migration to this country is relatively recent;
- The changes to the claims caseload which are possible over coming months must now be carefully managed and tracked to enable effective financial planning and control, as the old "demand led" nature of Council Tax Benefit grant payment is replaced;

- The Council's claim caseload may not behave in the way which national planners at the DWP and DCLG have concluded will be the case, and the Council's costs of Council Tax Reduction may increase through the increased cost of Council Tax; through increased claims; and through the rising cost of the pensioner claims caseload.

6 Vulnerability

6.1 Overview

This section begins to discuss a critical new element of the scheme proposed by the Government. Under Government proposals, some households will be protected from the impact of the overall cut in Council Tax Benefits, and the term "Vulnerable Groups" has been introduced to describe claim groups which will be protected, in whole or in part, from any increased liability for Council Tax as a result of the changes.

Some vulnerable groups will be specified by the DCLG, while the Council must also consider other groups which should receive protection from the changes. Currently it is believed that only pensioner households will be exempted by regulations, with decisions about other groups left to Councils. The more generous the approach to vulnerable groups, the greater the impact on the remaining working age claim population.

6.2 Overall Equality Requirements

Under the Equality Act 2010, the Council is required by law to "have due regard" to the need to :

- a) Eliminate discrimination;
- b) Advance equality of opportunity between protected groups and others;
- c) Foster good relations between protected groups and others.

Advancing equality of opportunity includes removing and minimising disadvantage, meeting the needs of protected groups which are different to others (particularly the disabled) and encouragement to participate in public life.

Protected groups are characterised by:

- Age (including children and young persons);
- Disability;
- Gender;
- Gender re-assignment;
- Pregnancy and maternity;
- Race;
- Religion or belief; and
- Sexual orientation.

The needs of pensioners under the Act will be largely addressed by legislation. The key protected group to whom the Council must “have regard” in designing the scheme is the disabled.

6.3 The Government position

The DCLG has made it clear that pensioner claim groups will be protected from the impact of the cut in CTR. The DCLG have also suggested that the definition of “pensioner” will be such that it will apply to all pensioner claim households, whether at pensionable age now, or achieving that age later on within the scheme. It is assumed, (and likely that) such protection will be full, i.e. that pensioner households will continue to receive a maximum of 100% relief, in those cases in which the household qualifies for maximum support.

It is likely that the Council will have no discretion over this protection. It is also clear that the Council will have to make on-going provision for the cost of pensioner benefit/support payments at 100%, notwithstanding DCLG grant payments at a lower rate. The initial thinking from the DCLG suggests a less than generous assessment of this cost, and which is likely to do the Council few favours as the population naturally ages, and lives longer.

In addition, the DCLG have suggested that the following groups of claimants should be considered by local authorities when determining which additional groups to classify as vulnerable:⁹

- Disabled households and claimants;
- Households identified as having risk of child poverty;
- Households falling within the “Armed Forces Covenant”, including those in receipt of War Widows allowances for example; and
- Households at risk of homelessness.

6.4 Local Options

In addition to whatever national protection is stipulated by the DCLG, the Council will therefore be obliged to consider which working age claim groups will also receive full protection because of vulnerability.

6.5 Summary of options : Vulnerable Groups

Within this paragraph, the leading options for the adoption of “Vulnerable Groups” are discussed. At the table below, the overall options are summarised for decision and ease of reference, while at the paragraphs below, each of the groups is briefly discussed.

Each group is shown together with the Council’s estimate of the number of households falling within the group, and the current cost of benefit paid to

⁹ DCLG 2012: Localising Support for Council Tax Vulnerable People, Key Local Authority Duties

the group. Adopting the group as “Vulnerable” means that the client group will be protected (fully or partially) from the cost of, and the impact of the saving in Council Tax Benefit.

While some information for profiling the cost and impact of changes below is held within Council systems (including for example the Council Tax Benefit records) other information is not so readily available. To ensure that the report gives the best information possible, it has therefore been necessary to cast a wider net, capturing data from a range of sources where appropriate.

The following table summarises the groups which the Council has identified for consideration as “vulnerable” and hence protected from cuts. It shows the current amount of benefit paid to these groups, and the impact on the savings shown in section 3 above if any given group is exempted in full, e.g. if families on Income Support with children are exempted in full, the effect is to reduce the savings quoted for each potential change to the scheme by an estimated 28%. This assumes that the claim profile of each group is the same as the claim profile for all claimants. This will not be true (e.g. some vulnerable groups are more likely to be on 100% benefit than non-vulnerable groups) but is the best estimate we can currently make. The impact of determining that more than one group is vulnerable cannot be assessed by adding figures (as some people will be in more than one group). It will be possible to profile the exact cost of vulnerable groups under the local scheme, once the preferred scheme is identified from the options at section 3 above.

Table 19: Summary of Vulnerable People

| <u>Vulnerable Group</u> | <u>Current Benefit Cost £m</u> | <u>Impact on Reduction Measures</u> |
|---|---|--|
| Disability, depending on the extent of disability required to qualify | £1m - £3.7m | Up to 28% |
| Dependent children under 5 (parent or parents on income support) | £0.9m - £3.4m | 13% |
| Other groups, including:- - care leavers - hostel leavers - claimants fleeing domestic violence - supported by Forced Marriage Unit - war widows - drug/alcohol dependent - foster carers - ex-offenders under MAPPA arrangements | £0.3m | 2% |
| Those adversely affected by specific welfare reform proposals | £2m | See below |

6.6 Explanation of potential Vulnerable Groups

Within the above table, the summary terms used include the following client groups. The detailed analysis for each of the following client groups including the high level ward analysis of the distribution of customers is shown at appendix 2.

1. People with disability:

The total maximum cost of £4m shown includes households in which:

- Disability Living Allowance at a higher rate is paid (£2.2m); or
- Disability Living Allowance at a middle rate is (£1.1m); or
- A support component of ESA is paid (£5.8k); or
- Households for which a carers allowance is paid (£0.3m).

Each of the above four client groups receives a welfare benefit which is currently payable by the DWP in respect of households in which there is a disabled person, who qualifies under the appropriate rules for that payment. In some cases the statutory test includes the completion of an assessment by an appointed qualified doctor. In all cases the assessment and qualification of the disabled person for the qualifying benefit is completed by the DWP, and not the Council.

The above tests therefore give the Council a means by which households in which there is a disabled person are present can be objectively assessed. In very general terms, a greater level of disability will be present in those households in which the higher care component as opposed to the middle component is paid.

The Council is required to consider the needs of disabled people within its proposed scheme. Under Government guidance, disabled people will face greater challenges to join the working population.

Conclusion:

It may, therefore be appropriate to consider protection for some, or all identified client groups of disabled people.

2. Households with responsibility for young children

The total maximum cost of £2.4m includes households in which:

- Income Support is payable for a couple with responsibility for young children (£0.9m); and
- Income Support is payable for a single person with responsibility for young children (£1.5m)

Again, the above potential client groups have been identified using qualification for welfare benefits administered by the DWP. Coupled with an analysis of the Council's existing records, the above clients groups give

the Council, where known, details of low income households in which there is responsibility for looking after young children.

Conclusion:

If the Council considers the protection of some or all of these groups, this might be argued to be consistent with the Council's responsibilities to take steps to mitigate against child poverty. Conversely, restricting protection to claimants in receipt of Income Support may create a disincentive to find work.

3. Protecting other groups

The above table summarises a short list of other potential groups which may be considered for protection, through vulnerability. The total maximum cost of £0.3m is distributed throughout the group as follows:

- Care leavers (£7k);
- Hostel leavers (£10k)
- Claimants fleeing domestic violence (£26k);
- War widows allowances (£2k);
- Drug and alcohol dependency (109k);
- Foster carer allowances (£68k);
- Some ex-offenders (£7k).

Conclusion:

Some of the client groups here may be considered under the Council's duties to take steps to mitigate against homelessness. The payment of any allowances for war widows may be argued to be consistent with the Council's responsibilities under the Armed Forces Covenant.

4. Welfare Transition

The total maximum cost of £2m shown includes households in which:

- Disability Living Allowance at a lower rate is paid (£1.3m); or
- Households are moving from Incapacity Benefit to ESA (£44k); or
- Households are expected to fall under the "Benefit Capping" arrangements (£0.34m); or
- Households who will lose or receive reduced benefit under reforms to working tax credit (£0.22m); or
- Households in which there is an adult aged over 50, and in which benefit is lost or reduced because of changes to working hours under new rules (£9k); or

- Payments for pregnant women who receive no SMP (£44K).

Each of the above client groups is a welfare benefit which is currently payable, but which is changing under the national welfare review. As a result of those changes which the Government has introduced, the above summary shows which groups identified may be worse off.

Conclusion:

It may be appropriate to consider transitional cases, but the Council may also wish to avoid becoming responsible for a long term cost as a consequence of changes which have been nationally determined. Should the Council wish to protect these groups, therefore, it may be appropriate to consider transitional protection given on the basis of individual application forms.

6.7 Challenge of adopted scheme

The Changes to Council Tax Benefits from April 2013 are amongst the first to be implemented of the wider, and very significant programme of welfare reform which the Government is implementing. It is no understatement that from April, the changes to welfare are the most significant which have been seen in at least 30 years.

There will consequently be a risk of legal challenge to any scheme that the Council adopts. The Council is extremely concerned about the implications if the Government in its final response to this consultation does not recognise the impact that will be caused to the City Council, and its residents. Some of that concern may be expressed by claimants affected by the local scheme from April 2013, and choosing to challenge the impact of the scheme through the courts.

6.8 Conclusion

The effective determination of vulnerable groups which will receive protection from the savings imposed will to some extent ensure that appropriate claim groups do not face the challenge of payment.

For those households which must fall within scope of payment, the Council has also begun to discuss the approaches to payment and collection which will apply from April 2013 at section 8 below.

7 CTR Schemes: A Review of Council Proposals

7.1 Overview

When the Council began the preparations for the Council Tax Reduction Scheme, very little was known about what Billing Authorities, each charged with determining the strategy on Council Tax Reduction, would conclude. However as a direct consequence of the DCLG's requirements that proposed schemes are published for local consultation, it is possible to determine emerging themes as Councils begin to publish their proposals. Through web-based research and a review of Council websites, Council proposals for local schemes can often be accessed.

While there is a wide range of different approaches which Councils have used, it is nonetheless often possible to analyse schemes and determine matters of commonality, or which are more unique. This section presents a short review of the national picture in England, and is completed based on research completed through to September.

7.2 Overall strategy: Limited Options will deliver required savings

The Institute of Fiscal Studies and the Rowntree Foundation published independent research into the Council Tax Reduction scheme in March 2012. The comprehensive research completed included findings about the schemes which might be capable of delivering the value of savings required. The report concluded that there would only be, in practice, limited options for Councils wishing to implement local schemes which recovered the cut imposed. The report considered that, if profiled at a national level, options which would be capable of delivering the scale of saving required would include:

- An across the board cut of 17%;
- Reduced maximum entitlement of 85%;
- Reduced award to maximum of a band cap at D; and
- Only "passported" claimants qualify for awards of CTR.

Some of the means which would be technically possible of delivering the savings are inconsistent with the Government's policy requirements to not dis-incentivise employment. It might be argued that the option of paying only "passported" claims is a case in point, as this proposal would dis-incentivise people in receipt of "passported" benefit from low paid or part time work. It is nonetheless interesting to note that one of the options which was raised by the report (maximum eligible CT less than 100%) has since proved to emerge as the most common way in which Councils are proposing to implement the cut in awards.

7.3 Review of draft schemes at October 2012

A sample of Council schemes published by 20th September 2012 has been reviewed, and to provide comparative information against which the Council may consider the current proposals. The sample is not statistically meaningful, in that the published schemes of Unitary Councils, and separately within the East Midlands have been prioritised. This approach has been taken in order to prioritise the analysis of schemes which are more likely to be of interest to the City Council.

Importantly, it must also be stressed that the review of other published schemes was also completed shortly before the DCLG announced plans for the CTR Transition Grant, published in October 2012.

The Overall Sample:

The total sample of schemes which have been reviewed is 55 Councils. In summary of the Council schemes reviewed:

- All Councils of the East Midlands have been reviewed. At 20th September, all of the Leicestershire Councils have proposed Local Schemes, while 4 of 9 Derbyshire Schemes have been published, and 7 of the 8 Nottinghamshire Councils published;
- Additionally, the sample of 55 includes published schemes from 19 London Boroughs and 11 Unitary Councils;
- A small sample of district based schemes outside of the East Midlands has also been profiled.

From the schemes so far published, key trends can be identified and some areas of common ground identified. The key findings are summarised within the following paragraphs.

Absorbing the cut, or passing on the cut:

- A smaller number of the published schemes propose absorbing the cut in full. Although there are two District Councils within Nottinghamshire which propose absorbing the cut in full, and one Derbyshire District proposes absorbing as part of a very wide range of options, more of the schemes published so far propose passing on all or some of the cut to working age claimants;
- Some of the schemes have also included specific recommendations on income raised from the changed provisions under Council Tax Exemptions and Discounts. However most Councils so far have not included proposals on income from Council Tax discounts and exemptions as part of the CTR consultation;
- Some Unitary Councils have proposed absorbing the cuts. Included here are the three central London Boroughs (Westminster; Kensington and Chelsea; and Hammersmith and Fulham), and one smaller outer London Boroughs (Merton);

- Outside of London, Coventry and Durham UA have proposed absorbing.

“Main” options for delivering the saving

- There are limited options in which the substantive costs of the saving may be achieved. Of those Councils proposing to adopt a local scheme, the majority have proposed maximum eligible amounts of Council Tax at less than 100%; and some have proposed that coupled with a “Band Cap”. Some Councils have proposed a “cut” in the award after completion of the calculation using the 100% maximum allowance;
- Of the Councils proposing to adopt a maximum eligible amount of Council Tax, the percentage proposed varies between 65 and 90%. Many of the schemes proposing a specific percentage are in the range of 80-90%. Some schemes propose a specific amount, while others propose the consideration of a range;
- Of the Councils also proposing a cap to the Band, there are predictably differences between London and the South East and the rest of England. In and around London, band caps at D or E have been proposed. Outside of the South East, Band A or B have been proposed.

Other Options under local schemes:

- In addition to the adoption of provisions which are designed to deliver the significant financial element of the saving, many schemes have also proposed other local options. In many cases, a degree of flexibility about this element of the proposed scheme is present;
- Many schemes make provisions for the removal of Second Adult Rebate; reduced amounts of Capital; amendments to backdating provisions; and minimum awards under local schemes;
- Some schemes also make amendments to Non-Dependant Deductions; to an increased amount of earned income which is disregarded; to the treatment of Child Benefit as income; to the treatment of maintenance payments as income; and to the treatment of self-employed claims;
- Some schemes have proposed elements which are, so far unique. One scheme has proposed the use of a cash-limited fixed amount which working age claimants will pay. Separately, another scheme proposes a “freeze” on the amounts payable to claimants which is linked to the funding award of CTR grant determined during this Autumn. Neither of these examples is within the Council’s proposed scheme, and neither do they appear within the East Midlands;
- It might be argued that the Council may derive some comfort, from the point of view of potential challenge, that current proposals are

largely in line with elements that have been commonly found within other schemes. The Council's proposed scheme does not contain any element which might be described as unique.

Vulnerable People

- Some of the schemes published have detailed proposed approaches for Vulnerable People, and some have not;
- In those cases in which an approach is proposed to Vulnerable People, the approach often mirrors DCLG advice, and may be argued to be rooted within existing approaches to Council Tax Benefit. Accordingly, the inclusion of provisions for people with disabilities, and of people with responsibility for young children are common. No schemes have so far been published with specific provision for people facing the risk of homelessness nor for people for whom the Council has responsibility under the Armed Forces Covenant;

8 Mitigation

8.1 Overview

This section summarises key steps which it is suggested must also be taken forward to enable the completion not just of a meaningful Council Tax Reduction scheme, but also that collection and enforcement policies which apply from next April are consistent with the collection requirements of this client group.

Many of the poorest households affected by this change will not be used to paying Council Tax. The last time that the UK managed a system under which the maximum local tax benefit was less than 100% was under the Community Charge, and many claimant households will not have been within the welfare systems at that time.

The key argument which applies here is that because of the disproportionate financial burden which falls on the in-scope working age population, this group may not have the means to pay in the same way as the rest of the Council Tax population, and different arrangements must be planned for.

However, the Council must also ensure that the necessary steps are taken to collect and recover sums due under the new arrangements, and using the full range of enforcement tools which are available.

8.2 Distribution of recovery activity, 2011

In support of the determination of effective approaches to the collection and recovery of tax due from next April, the Council has completed a review of recovery activity by community area, and which breaks down the recovery of unpaid Council Tax to the individual communities within the wards of the City.

Table 20: Recovery action by Community, 2012

| Community | Number | Value of CT Debt |
|------------------------------|--------|------------------|
| Abbey | 71 | £35,099 |
| Aylestone | 77 | £34,675 |
| Aylestone Park | 100 | £43,032 |
| Beaumont Leys | 240 | £114,038 |
| Belgrave | 101 | £48,316 |
| Braunstone East | 136 | £65,292 |
| Braunstone West | 166 | £88,658 |
| Castle Hill | 115 | £55,810 |
| Charnwood | 152 | £74,331 |
| City Centre and St Andrews | 278 | £117,103 |
| Clarendon Park | 60 | £24,562 |
| Crown Hills | 172 | £82,404 |
| Evington | 41 | £23,255 |
| Eyres Monsell | 153 | £73,115 |
| Hamilton | 127 | £71,566 |
| Humberstone | 72 | £30,739 |
| Latimer North | 95 | £46,474 |
| Latimer South | 75 | £33,214 |
| Mowmacre and Stocking Farm | 256 | £117,766 |
| Netherhall and Thurnby Lodge | 106 | £49,416 |
| New Parks East | 177 | £90,676 |
| New Parks West | 198 | £102,280 |
| Newfoundpool | 165 | £61,464 |
| Northfields | 141 | £68,933 |
| Rowley Fields | 77 | £29,342 |
| Rushey Fields | 76 | £35,773 |
| Rushey Mead | 50 | £24,355 |
| Saffron | 158 | £75,811 |
| South Knighton | 19 | £9,996 |
| Spinney Hill | 149 | £77,420 |
| St Matthews and St Peters | 172 | £81,915 |
| St Saviours | 79 | £38,906 |
| Stoneygate | 124 | £65,329 |
| West End | 193 | £74,269 |
| West Knighton | 74 | £39,195 |
| Western Park | 44 | £16,777 |
| | 4489 | £2,121,303 |

Source: Leicester City Council research, October 2012

8.3 Collection Policy for the new payers in the scheme

It is unlikely to be either desirable, or practical for the standard systems of enforcement which apply to the overall Council Tax debt population to be universally applied to the new CTR liability client group. However, it is also the case that some households, who already are used to paying Council Tax at low levels, must be supported to continue paying.

The standard systems can produce a Liability Order and consequent costs swiftly, and if no further response is received the routine next step would be the instruction of the Bailiff. It is likely that the use of the Bailiff should be applied only where considered appropriate in this population, rather than as a default response.

Different approaches may also be required to the management of payment arrangements for this caseload. For some households that may mean the administration of week to week payment arrangements. For others, and for whom an identified chance of return to work is made, "deferral" of liability until in work is also worthy of consideration.

Council Tax enforcement policies are the logical means by which to deal with these requirements, and it is suggested that enforcement policy will be redrafted, with specific reference to this client group, to enable:

- The completion of general policy statements about the way in which debt will be enforced, including the planned use of the Bailiff, rather than as a default measure;
- The use of longer term, and more frequent payment arrangements for this client group; and
- The use of "deferred" payment arrangements for households in which there is deemed to be a significant probability of a return to work.

8.4 Policy with regard to protected characteristics

The proposed policy for Local Council Tax Reduction does not plan to mitigate against any particular group with protected characteristics, but as we discuss at section four some groups may have greater representation within the claims population because of the barriers to work which are faced.

If Council Tax which becomes due from next April is not paid, then the Council will be obliged to take the necessary steps to collect it. Council Tax rules provide a robust framework which can be used to collect unpaid tax, which includes the issue of court Liability Orders, and the right to instruct Bailiffs.

We propose that local enforcement policies are updated to include scenario based examples with reference to such protected characteristics, and designed to show what types of enforcement are, and are not acceptable. It is to be stressed that the use of scenarios in this way is not

prescriptive, and neither exhaustive. The scenarios have been proposed to enable thinking to be developed about approaches to recovery and enforcement of unpaid tax which may, and may not be appropriate in particular circumstances.

The specific policies which may apply in the following scenarios are to be taken forward within the Council's Recovery and Enforcement policies and procedures, which are maintained by the Council's Revenues team. The policies may, importantly, be updated throughout next year as experience in relation to the payment, and non-payment of Council Tax under the revised arrangements for welfare support grows.

Examples of scenarios proposed for consideration include:

Table 21: Draft Scenarios for Collection and Enforcement Policy

| Protected Characteristic, and scenario summary | Scenarios which could be developed |
|--|--|
| Gender: Women within the claim population | <ul style="list-style-type: none">• Actions which are and are not acceptable for collection of tax from single women;• Identifying and managing recovery from vulnerable women or women who may be at risk of violence in the event of collection of tax due. |
| Gender: Pregnant women | <ul style="list-style-type: none">• Door-step collection from pregnant women, including actions to be taken to not place women under any additional stress. |
| Age: people with responsibility for young children | <ul style="list-style-type: none">• How the bailiff may, and may not proceed, when there are children in the house who may not be old enough to understand what is going on;• How to proceed when a child or minor opens the door to a bailiff. |
| Disability: Disabled people | <ul style="list-style-type: none">• Which goods may be protected from distress under local policies, for example mobility scooters. |
| Race: Emergent Community who may struggle with English | <ul style="list-style-type: none">• Making sure that a competent adult is present in the event of enforcement action. |

8.5 Policy for enforcement costs

The Council has the right to apply enforcement costs to accounts when it is necessary to apply for a Liability Order for unpaid tax at the Magistrates Court. The costs routinely applied for are significant, and will add a further cost to households in this client group that are already under financial pressure.

The logical place to manage this issue is again with local Council Tax enforcement policies. In those cases in which it becomes necessary to apply for a Liability Order, the Council may:

- Re-write existing policy statements with the needs of this client group in mind, and to enable a clear view about the time and circumstances in which, following the grant of a Liability Order, the court fees due will be waived.

8.6 Attachment to Income Support, and similar

Under existing recovery provisions, the Council may, once a Liability Order has been granted, apply for an Attachment order to Income Support. If the DCLG transfers this provision to the new Universal Credit regime, then Attachment will remain a very useful collection tool for some households.

8.7 Write-off policy, and relationship with “Hardship”

As Councils plan for the disappearance of a maximum entitlement of 100% under Council Tax Benefit, debate has begun about how to deal with “hardship”, or otherwise with identified special needs cases.

It is therefore argued that, with the specific needs of this client group in mind, write off policies may also be reviewed to include a clear statement about the time and manner by which identified liability causing hardship will be considered and approved for write-off.

8.8 Payment of Tax: Council Arrangements verses loans

The Council has existing processes which successfully encourage taxpayers facing difficulties with their payments to get in touch and to agree mutually acceptable terms for payments. Typically, the Council terms such approaches “Special Arrangements”, and staff within the Council’s collection and enforcement teams are well experienced in the negotiation of acceptable terms.

The approaches to the management of debt, particularly for new taxpayers under the Welfare Reforms need to be carefully managed so that new taxpayers will understand the appropriate, and cost effective approaches to debt and to payment of debt including:

- The ability to negotiate appropriate “Special Arrangements” with the Council;
- The role of independent financial specialists including local Credit Unions and so on; and

- The role of independent debt management specialists including the Citizens Advice Bureau, and the Money Advice services, for example.

By contrast, steps must be taken to ensure that new taxpayers facing debt are not left believing that the only choice for the payment of accounts is to engage with less cost effective private sector solutions, including for example the use of Pay-Day lenders and similar.

Approaches to be considered here include the use of targeted messages which may be included within the print runs for Council enforcement documents used in the collection of debt from those facing liability for the first time. This includes the issue of reminders, second reminders, summonses and post-court "14 day" notices.

9 Conclusions

The changes to welfare benefits which begin from this April are very significant. While the introduction of the Council Tax Reduction is amongst the first of those changes to become live from April 2013, it will not be the last.

Considered together, the cumulative impact of the changes which begin from this April is likely to impact many of the same households. The changes will be particularly keenly felt in those parts of the UK in which there are both increased levels of deprivation or household reliance upon welfare payments, and those parts of the UK in which it will be most difficult to create and sustain local jobs. Both arguments may be made in respect of Leicester.

The Council must nonetheless implement a local scheme of Council Tax Reduction, or under Government rules, the default scheme will apply.

The Council's assessment has been able to reach some conclusions about the potential impact upon some in the claims caseload with protected characteristics. It has been possible to reach conclusions in relation to the protected characteristics of Age, Disability, Gender, and Race. There is an incidence of households with these protected characteristics within the claims population, because of the barriers to work which are faced. The Council does not conclude that the remaining protected characteristics are unaffected by these changes, rather that there is insufficient data to reach conclusions.

The planned local scheme for Council Tax Reduction does not plan to impact against the interests of those with protected characteristics within the claim population. It is considered likely that all of those within the claims population will face common impacts as a consequence of the implementation of the changes to Council Tax Benefits. However, some of those with protected characteristics face the greatest barriers to work, which includes People with disabilities, women, those with responsibility for children, and people who may struggle with the English language. The groups may therefore be disproportionately represented within the claims population as a consequence of these barriers.

The mitigating steps that the Council may consider include the approaches to customer management which are deemed appropriate; the approaches to collection and recovery actions which are deemed appropriate; and the approaches to support effective budgeting and household financial management which are deemed appropriate.

The Council will also wish to closely monitor the early impacts of the changes to Council Tax, to complete any necessary additional mitigating actions which are determined appropriate. That will include the analysis and review of the operation of the steps that have been planned in mitigation, including the operation of the Council's exceptional hardship fund; the collection rates and incidence of non-payment; and the policies and procedures for the collection and recovery of this debt.

Appendix 1: Data Sources & Bibliography

"Reforming Council Tax Benefit" , ©Institute of Fiscal Studies, 2012

www.ifs.org.uk

"Unravelling Equality? A Human Rights and Equality Impact Analysis of the Public Spending Cuts on Women in Coventry", Warwick University and Coventry Women's Voices, 2011,

<http://www2.warwick.ac.uk/fac/soc/law/chrp/projectss/humanrightsimpactassessments/cwv/report/>

Department for Communities and Local Government

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government>

The National Archives, for UK legislation

www.legislation.gov.uk

Appendix 2: Detailed analysis of potential vulnerable groups

The following table provides the additional detailed information, and which underpins the summary table included at section 4.5 Above.

Please note that data contained within appendices 2 and 3 is accurate at the Summer 2012 when this modelling was originally completed.

| Ref No | Client group | No Clmts | Current Benefit award | Top three wards | No Clmts | Benefit Award |
|--------|---|----------|-----------------------|--|-------------------|-------------------------------|
| 1. | a) Middle Care Component of Disability Living Allowance | 1326 | 2,277,776 | Braunstone Park & Rowley Fields Spinney Hills New Parks | 119 107 106 | 101,382 98,697 90,386 |
| | b) High Care Component of Disability Living Allowance | 1239 | 1,119,533 | Spinney Hills Humberstone and Hamilton Braunstone Park & Rowley Fields | 119 86 87 | 107,715 96,171 81,719 |
| 2 | Support Component of ESA | 131 | 102,786 | Braunstone Park & Rowley Fields New Parks Beaumont Leys | 16 14 13 | 11,537 11,153 9,972 |
| 3 | Care leaver to 22 years of age | 6 | 6,789 | No Ward Data available | | |
| 4 | Hostel leaver | 9 | 10,183 | No Ward Data available | | |
| 5 | Suffered Domestic Violence | 50 | 56,572 | No Ward Data available | | |
| 6 | Forced Marriage Unit | 23 | 26,023 | No Ward Data available | | |
| 7 | a) IS Couple, dependent children under 5 | 1052 | 892,926 | Spinney Hills New Parks Braunstone Park & Rowley Fields | 139 83 82 | 120,379 76,320 66,429 |
| | b) IS Lone parent, dependent children under 5 | 2295 | 1,509,991 | New Parks Beaumont Leys Braunstone Park & Rowley Fields | 265 205 199 | 178,460 136,968 121,871 |
| | c) Non IS parent with children under 5 | 9,014 | 1,015,771 | No Ward Data yet | | |
| 8 | War Widows Income | 13 | 2,527 | Braunstone Park & Rowley Fields Eyres Monsell Belgrave | 3 2 1 | 970 970 970 |
| 9 | Carers | 352 | 305,434 | Spinney Hills Braunstone Park & Rowley Fields Coleman | 50 31 35 | 43,960 27,674 27,374 |
| 10 | Drug or alcohol dependency | 93 | 109,749 | No Ward Data available | | |
| 11 | a) Foster carers, currently with children placed | 60 | 67,889 | No Ward Data available | | |
| | b) Foster carers, currently no children placed | | | No Ward Data available | | |
| | c) Foster carers with adults placed | | | No Ward Data available | | |
| 12 | Armed Forces compensation | | | No data available | | |
| 13 | a) Supported floating tenancies | TBA | | No data available | | |
| | b) Troubled families | TBA | | No data available | | |
| | c) Ex offender under MAPPA | 6 | 6,789 | | | |
| 14 | a) Disability Living Allowance, low care | 1529 | 1,317,200 | Braunstone Park & Rowley Fields New Parks Spinney Hills | 128 134 118 | 106,768 105,432 104,357 |

Impact Analysis for the Council Tax Reduction Scheme

| Ref No | Client group | No Clmts | Current Benefit award | Top three wards | No Clmts | Benefit Award |
|--------|---|----------|-----------------------|---|----------------|----------------------------|
| | b) Transitioning Incapacity Benefit to ESA | 66 | 43,929 | Braunstone Park & Rowley Fields Castle Abbey | 11 7 6 | 6,047 5,284 4,269 |
| | c) Benefit cap | 411 | 339,802 | Spinney Hills Stoneygate Humberstone and Hamilton | 56 40 25 | 50,648 35,010 33,643 |
| | d) Working tax credit reform: couples with children | 200 | 226,286 | | | |
| | e) Aged 50 and over- working hours changes | 8 | 9,051 | Coleman Eyres Monsell Humberstone and Hamilton | 3 1 1 | 1,317 958 933 |
| | f) Lone pregnant women no SMP | 39 | 44,126 | | | |
| | | | | | | |
| | | | | | | |

Appendix 3: Detailed description of potential vulnerable groups

Within this section, a more detailed description of the potential vulnerable groups is provided.

| Ref No | Benefit Test? | Group | What for | Rationale |
|--------|---------------|---|--|---|
| 1 | Yes | Disability Living Allowance at higher and middle rate | A benefit paid by the DWP to support living costs of a disabled person | Equality Act, disability |
| 2 | Yes | Support component of Employment Support Allowance | A benefit paid by the DWP for people of working age with limited capability for work | Equality Act, disability |
| 3 | No | Care leaver to 22 | Young people leaving care and up to the age of 22 years | DCLG advice, duty to mitigate against homelessness |
| 4 | No | Hostel leaver | Supported hostel leavers meeting specified conditions | DCLG advice, duty to mitigate against homelessness |
| 5 | No | Fleeing domestic Violence | Adults rehoused as a result of fleeing domestic violence | DCLG advice, duty to mitigate against homelessness |
| 6 | No | Forced Marriages Unit | Adults rehoused and under the auspices of the forced marriages unit | DCLG advice, duty to mitigate against homelessness |
| 7 | Yes | IS claimant with children under 5 | A benefit paid by the DWP, and in this case for which there are dependent children under the age of five years. | DCLG advice, duty to mitigate against child poverty |
| 8 | Yes | War Widows income | Income paid for qualifying war widows | DCLG advice, duty to support Armed Forces Covenant |
| 9 | No | Carers | Carers for disabled people living in the community | Equality Act, disability |
| 10 | No | Drug and alcohol dependency | Adults in programmes supporting recovery from drug and alcohol dependency | DCLG advice, duty to mitigate against homelessness |
| 11 | No | Foster carers | Adults providing foster care facilities in the community | Locally determined as potentially appropriate |
| 12 | No | Armed forces compensation | Compensation paid in respect of injuries sustained to armed forces personnel | DCLG advice, duty to support Armed Forces Covenant |
| 13 | No | Local Social Care cases | Local cases identified by social care specialists | Locally determined as potentially qualifying |
| 14 | Yes | Transitioning benefit cases | Identified cases in which claimants are transitioning from current allowances to new schemes of relief under national welfare reform | Locally determined as potentially qualifying |

Appendix 4: Options modelled to build the draft scheme

Please Note:

All data within this appendix is accurate at the Summer 2012.

CT Reduction Example 1: Working age Maximum award less than 100%

This potential change reduces the maximum amount payable to a specified percentage of Council Tax. In other words, everyone will pay something, albeit small amounts. For each 10% of Council Tax that claimants have to pay, the Council will raise an additional £1.5m (less if protection is afforded to vulnerable groups). The implications of this change are:

Table 4: Total Savings from maximum award less than 100%

| Liabe Claim Group | Estimated Value of saving | Estimated Households |
|-------------------|---------------------------|----------------------|
| 90% | 1,560,136 | 19,189 |
| 80% | 3,201,910 | 20,376 |

CT Reduction Example 2: Maximum award set at Band limit

This table summarises the options within the CT Reduction scheme which are available for liability based upon a **maximum award of Council Tax capped at either Band D, C or B**. Under the current scheme of Council Tax Benefits which has been in place for twenty years, there is no “cap”, and households eligible through the means test qualify for a maximum of 100% relief, whether they fall in band A or band H.

It is worth noting that Leicester’s natural distribution of properties is heavily skewed towards band A. This arises as a direct result of property values in the City when the Council Tax Valuation criteria is applied, which applied a common market value for banding calculations at April 1991. There is, as a consequence, a limited cash value in this option, which cannot be altered.

Table 5: Net Savings from maximum award capped at Band

| Liabe Claim Group | Estimated Value of saving | Estimated Households |
|-------------------|---------------------------|----------------------|
| Band D and above | 95,000 | |
| Band B and above | 333,611 | 1833 |

CT Reduction Example 3: Capital Threshold less than £16,000

This table summarises the options within the CT Reduction scheme which are available for liability based upon a **reduced level of Capital**.

Under current rules, potential claimants with capital of more than £16,000 may not qualify for benefits. The table below looks at savings made by reducing this threshold. Naturally, as economic conditions have continued to degrade, household savings have commonly been amongst the first casualties, and this change may accelerate that process. There is a danger that the savings achieved from this option will reduce over time.

Table 6: Net Savings from reduced Capital limits

| Capital Limit | Estimated Value of saving | Estimated Households |
|---------------|---------------------------|----------------------|
| 15,000 | 53,577 | 127 |
| 13,000 | 155,838 | 303 |
| 11,000 | 250,764 | 472 |
| 10,000 | 302,912 | 563 |
| 9,000 | 375,334 | 704 |
| 7,000 | 655,729 | 1,168 |
| 5,000 | 1,393,595 | 2,317 |
| 3,000 | 3,411,316 | 5,077 |

CT Reduction Example 4: Increase threshold for minimum payment

This table summarises the savings which are possible if the thresholds for the minimum award of benefit are increased, i.e. that weekly benefit awards below the amounts shown are no longer payable.

Table 7: Minimum Payment Thresholds increase

| Minimum Benefit (£) | Estimated Value of saving | Estimated Households |
|---------------------|---------------------------|----------------------|
| 0.00-0.49 | 774 | 396 |
| 0.00-0.99 | 3,457 | 464 |

| Minimum Benefit (£) | Estimated Value of saving | Estimated Households |
|---------------------|---------------------------|----------------------|
| 0.00-1.99 | 14,506 | 611 |
| 0.00-2.99 | 48,752 | 866 |
| 0.00-3.99 | 90,218 | 1,093 |
| 0.00-4.99 | 164,933 | 1,413 |

CT Reduction Example 4: Working age under 35 maximum award at 50%

This table summarises the options within the CT Reduction scheme which are available for liability based upon a **maximum award of Council Tax of 50% for target households under the age of 35 and with no dependants**. Under the current scheme of Council Tax Benefits which has been in place for twenty years, there is no restriction, and households eligible through the means test qualify for a maximum of 100% relief, even if they are single adult households of working age and without disability or dependants.

A more “geared” approach to such households, and in which single adult claim groups without vulnerability can only become liable for a lesser amount of Council Tax Reduction may be argued to be less undesirable than some of the other options possible, and consistent with the return to work agenda. Such an approach is unlikely however to deliver the whole saving requirement on its own, and must be coupled with appropriate measures for the recovery of sums due. In particular, if this option is selected, option 1 will not affect these claimants.

Table 8: Net Savings from reduced maximum award for single adults under 35 years

| Liable Claim Group | Estimated Value of saving | Estimated Households |
|--------------------|---------------------------|----------------------|
| Max award at 50% | | |

CT Reduction Example 5: Increased Income Taper

This table summarises the options within the CT Reduction scheme which are available for liability based upon the application of **more aggressive tapers**, as income increases from maximum award.

Under current rules, entitlement to maximum CT Benefits degrades by a “taper” of 20% as income rises above the minimum threshold. It is possible to increase the rate at which maximum benefit degrades by increasing the operation of the taper. Whilst this option saves money, it clearly does not provide incentives for work.

Recent DCLG research¹⁰. provides a significant, and detailed analysis of the role of tapers in the possible new system. It is therefore highly desirable that this option is modelled. However there are also significant risks of this approach, mostly arising because while the CT Reduction scheme must go live for April 2013, the DWP Universal Credit system will not be finalised until October 2013. The DCLG paper makes clear the Government expectation of a positive and harmonious relationship between UC and CTR tapers.

Table 9: Net Savings from increased taper

| Liabe Claim Group | Estimated Value of saving | Estimated Households |
|--------------------------|----------------------------------|-----------------------------|
| 35% | 241,781 | 722 |

CT Reduction Example 6: Other Options

A large number of other changes are possible within the new scheme, but few deliver the value of savings which is required. Additionally, there is an extent to which, if possible, there may be a degree of security for those authorities which design schemes with significant common ground, as schemes go live from April.

Other leading options which may be considered to support the local scheme include:

Table 10: Net Savings from other changes

| Liabe Claim Group | Estimated Value of saving | Estimated Households |
|--------------------------------------|----------------------------------|-----------------------------|
| Double non-dependant deduction | 341,702 | 264 |
| Remove earnings disregard at 30hours | TBA | TBA |
| Remove second adult rebate | TBA | TBA |
| Child Benefit counted as income | TBA | TBA |
| Benefit “run-ons” | TBA | TBA |

¹⁰ Localisation of Council Tax: Taking Work Incentives into Account, May 2012

Other Options which are Disregarded

The DCLG have published a statement of intent regarding the way in which the overall CT Reduction scheme will work. The construction of the scheme is very similar to the existing Council Tax Benefits systems in terms of the construction of the means test, so a very wide range of different approaches is possible, although not necessarily desirable.

The proposed system takes account of household composition; income; allowances to take account of different household expenses; capital held; and a sliding “taper” which reduces maximum benefit as income increases.

It is certainly theoretically possible to model a potentially large number of other options, but two factors mitigate against the potential usefulness of such an exercise. Firstly, under Government rules, there is no getting away from the general principle that pensioners and other identified vulnerable households will be protected from any reduction in benefits, therefore passing the burden to working age, households. No matter what approach is taken, those households bearing the charge will be of working age.

Secondly, there is a need to be aware of the risk of challenge. Councils bold enough to implement what become identified as more “unique” schemes might be argued to be at greater risk of challenge by litigants facing tax bills.

Appendix 5: Management of the Impacts from April 2013

Within the following table, the Council suggests some of the management actions that may be considered, on a quarter by quarter basis, and as the Council Tax Reduction scheme goes live from April 2013.

| 2013, Quarter | Actions |
|----------------------|---|
| Quarter 1 | <ul style="list-style-type: none">• Determine initial reactions from new taxpayers to issue of bills and reminders;• Amendments, as necessary to proposed enforcement actions;• Determine lessons learnt from first completed recovery cycle at end of quarter 1. |
| Quarter 2 | <ul style="list-style-type: none">• Revisions to collection and enforcement policies as appropriate;• Review initial draw-down on hardship funds and similar-profile use throughout year;• Profile initial collection performance and review |
| Quarter 3 | <ul style="list-style-type: none">• Determine funding implications from first year of operation• Feed into financial planning cycle for 2014/15 |
| Quarter 4 | <ul style="list-style-type: none">• Finalise arrangements for CTR from 2014 |

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| | |
|-------------------------|---|
| Name: | The Leicester City Council Tax Discretionary Relief policy |
| Date: | 26th September 2012 |
| Author: | Revenues & Benefits Service |
| Release/Version: | Draft V1.4 |

Approvals

The following people are points of contact for the scheme and are the point of contact for the approval of the scheme within each authority

| Name | Authority | Date | Report Number |
|---------------------|---------------------------|-------------|----------------------|
| Alison Greenhill | LCC Chief Finance Officer | | |
| Executive Committee | LCC | | |
| | | | |

Distribution

This document has been distributed to:

| Name | Title | Date | Version |
|-------------|------------------------------------|-------------|----------------|
| LALAT- | Chief Accountants Group | | |
| WRPG | Welfare Reform Practitioners Group | | |
| | | | |

Revision History

| Version | Date | Summary of Changes |
|----------------|-------------|---------------------------|
| 1.0 | 30.5.2012 | First issue. |
| 1.2 | 26.9.2012 | Revision and update |
| 1.3 | 2.11.12 | Revision |
| 1.4 | 28.11.2012 | Finance revision |
| 1.5 | 15.1.2013 | Update |
| | | |

| | |
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1.0 Background

- 1.1 Leicester City Council has updated their Council Tax Discretionary Relief policy. The policy has been designed to ensure that the most vulnerable members of the community are protected in line with the requirements of the Government's localisation of benefits, under which from 1 April 2013, Councils must have in place their own local schemes which will replace the existing Council Tax Benefits system.
- 1.2 This change to local taxation and benefits systems is amongst the first of a very wide range of changes to the national welfare benefits framework which begins in earnest from 1 April 2013.
- 1.3 The Council intends to update their Council Tax Discretionary Relief policy to offset the most severe impacts of these reforms on vulnerable persons, placing particular reference to protected characteristics', who face exceptional financial hardship. The relief will reduce the Council Tax payable after taking into account eligibility for any national benefits, discounts, reliefs and exemptions. The reduction can be applied to an individual or to a defined class of cases such as in a fire or flood situation for a district of the city.
- 1.4 The Council Tax Discretionary Relief policy will operate in a similar methodology to the existing Housing and Council Tax Benefit Discretionary Housing Payments policy and will permit officers the discretion to provide discounts in council tax liability under the policy up to 100% of the remaining Council Tax liability.
- 1.5 The scheme will be locally funded but will seek a contribution from precepting authorities to offset the full cost of the schemes operation. The scheme will be subject to a budget cap each year set by the Council through its budgeting and precepting arrangements.

2.0 Legislative Framework

- 2.1 The following legislation and guidelines are relevant to this document:
 - i. The Local Government Finance Act 2012
 - ii. The Local Government Finance Act 1992 Section 13A(2)
 - iii. The Leicester City Council Tax Reduction Scheme 2012
 - iv. Child Poverty Act 2010
 - v. Equality Act 2010 (incorporating the Disabled Persons Act 1986)
 - vi. Housing Act 1996
 - vii. The Council Tax Reduction Schemes (Prescribed Requirements) (England) Regulations 2012 (DRAFT)
 - viii. The Council Tax Reduction Schemes (Prescribed Requirements) (England) Regulations 2012 Default Scheme (DRAFT)
 - ix. Social Security Act 1992
 - x. Universal Credit DRAFT Regulations 2012

3.0 Policy objectives

- 3.1 This policy aims to operate a Council Tax Discretionary Relief scheme to support local Council Tax charge payers experiencing financial hardship under section 13A Council Tax Hardship Regulations within the Local Government Finance Act 1992. These individuals or in certain circumstances can demonstrate that due to exceptional financial hardship they are unable to pay their Council Tax. The principles of the scheme are listed in appendix A
- 3.2 The relief is only be intended as short term assistance rather than a way of reducing council tax liability on a long term basis.
- 3.3 The City Council has a very broad discretion as to whether to make a Council Tax Discretionary Relief but will make its decisions in accordance with principles of good decision-making; in particular, it will act fairly and reasonably and each claim for a Council Tax Discretionary Relief will be decided on its own merits. The City Council will have regard to all the relevant circumstances.
- 3.4 If the City Council decides to award a Council Tax Discretionary Relief, it has discretion as to the amount of the award provided that the claimant's need for financial assistance arises in respect of a liability to pay their Council Tax, the amount cannot be more than the claimant's weekly liability.
- 3.5 The City Council may in the usual circumstances generally backdate an award of a Council Tax Discretionary Relief but only in respect of a period during which the claimant was entitled to Council Tax Reduction within the financial year council tax is chargeable, or where applicable Universal Credit.

4.0 Eligibility

- 4.1 In order to qualify for a Council Tax Discretionary Relief, a charge payer must:
- have a Council Tax liability, and
 - be in receipt of council tax reduction; and/or
 - Universal Credit (UC); and/or
 - require further financial assistance; and if applicable in the application
 - the property has suffered structural damage, which could not reasonably have been rectified within the normal period of exemption and is caused by an external event.
- 4.2 The fund has financial limitations and as such awards can only be made based on eligibility and having regard to the level of funding available or remaining within the Council Tax Discretionary Relief budget each financial year.

5.0 Equalities

- 5.1 The Council is committed to equality, fairness and transparency. Equality is about ensuring people are treated fairly and given fair chances. It is also about ensuring that people receive fair outcomes in the standard of service they receive from the council and equality of access to council services. This

incorporates everyone, regardless of their race, gender, gender reassignment, age, disability, pregnancy and maternity, religion or belief, sex or sexual orientation, marital or civil partnership status and/or disability, in line with the 9 protected characteristics set out in the Equalities Act 2010.

- 5.2 A number of groups have been defined under the Council Tax Reduction Scheme Equality Impact Assessment (2012) as being potentially financially vulnerable. The main groups are listed in the table below (this list is neither exhaustive nor prescriptive):

| Examples of vulnerable people |
|--|
| The applicant or member of the household or a dependent child is in receipt of the middle or higher rate of Disability Living Allowance (DLA) or the enhanced daily rate of Personal Independence Payment. |
| The applicant or a member of the household is a disabled adult living in supported living accommodation who has carers and is unable to work due to their health |
| The applicant or partner is in receipt of Employment Support Allowance (ESA) with support component |
| The applicant or household member is a care leaver up to the age of 22 years |
| The applicant or household member is deemed vulnerable through drug or alcohol dependency who are attending a rehabilitation programme |
| The applicant or household member has suffered domestic violence and is being supported by accredited local schemes to move into permanent accommodation, inclusive of forced marriages |
| The applicant or partner is a registered foster carer and has current foster child/adult placements |
| The applicant or partner is a foster carer (child or adult) and is in between foster care placements |
| The applicant or household member has dependent children under the age of 5 and is living on income support |
| Applicant and/or partner who is unable to work due to caring responsibilities. |
| The applicant or partner has parental care responsibility for non-resident children (up to 19 years old) to support family cohesion |
| The applicant or household member is a hostel leaver where they were resident in a hostel engaging with support while resident. Minimum period of hostel residency is 3 months |
| The applicant or household member has recently released from prison and under probation |

6.0 Other examples of Severe Financial Hardship

- 6.1 There may be households which for short periods of time may have exceptional circumstances or life events which lead to severe financial hardship. Examples of applicants or households who may potentially be awarded a Council Tax Discretionary Relief under exceptional circumstance are: (this list is not exhaustive)

a) recently bereaved and as a consequence benefits have been

-
- suspended which had caused a disruption to their income
 - b) terminally ill and unable to contribute to the household income
 - c) recovering from a serious illness and unable to contribute to the household income

6.2 Claims for Council Tax Discretionary Relief under this scheme should be one of last resort. Applicants will be expected to have explored and secured any lawful entitlement to other benefits, incomes and reductions in preference to claiming Council Tax Discretionary Relief. Applicants will need to ensure they are able to satisfy the Council that they have taken all reasonable steps to resolve their own situation prior to application.

7.0 Making a claim

7.1 Applications to the City Council for a Council Tax Discretionary Relief may be made in one of the following ways:

- a) by visiting or writing to the Revenues & Benefits Office, Wellington House, 22-32 Wellington Street, Leicester LE1 6HL
- b) by telephoning (0116) 252 7006
- c) by emailing housingbenefits@leicester.gov.uk
- d) by visiting our website: www.leicester.gov.uk/housingbenefit to make an on line claim.

7.2 Applications may be made by a claimant or someone else on the claimant's behalf or be their representative with authority to act on their behalf i.e. Power of Attorney.

7.3 Claims can also be made by a referral process. Please see Section 11, Referrals from other sectors.

7.4 The claimant must provide the City Council with all information requested to enable it to assess the claim, supported by documentary evidence if required.

8.0 Notice of Decision

8.1 The Council will provide a written notice of its decision to the applicant or their representative. The decision notice will set out:

- a) the amount of the award (if any).
- b) the period of the award (if any).
- c) provide a summary of the factors considered in reaching the decision.
- d) provide details of how to appeal or obtain more information about the decision.
- e) provide details of how the award (if any) will be made. This will usually be in the form of a credit on to the council tax account.

8.2 On the provision of all satisfactory requested information, a decision will be made, where practicable, within 14 working days.

9.0 Deciding whether to make an award and the amount

- 9.1 The City Council has a very broad discretion as to whether to make a Council Tax Discretionary Relief payment but will make its decisions in accordance with principles of good decision-making; in particular, it will act fairly and reasonably and each claim for a Council Tax Discretionary Relief will be decided on its own merits. The City Council will have regard to all the relevant circumstances.
- 9.2 If the City Council decides to award Council Tax Discretionary Relief, it has discretion as to the amount of the award provided that the claimant's need for financial assistance arises in respect of a liability to pay their Council Tax but the value will not exceed 100% of the Council Tax liability.
- 9.3 The Council must be satisfied that the applicant has taken reasonable steps to resolve their situation prior to making their application.
- 9.4 The applicant does not have access to other assets that could be used to pay their Council Tax.
- 9.5 The applicant's eligibility to Council Tax Reduction, any other discretionary fund or welfare benefit such as Housing Benefit entitlement/ Universal Credit and all other statutory reductions has been assessed.
- 9.6 The applicant can prove that their current circumstances are unlikely to improve in the following twelve months or a shorter period as circumstances dictates, making the payment of Council Tax impossible.
- 9.7 The Council's finances allow for a reduction to be made, on the basis that sufficient money is available in the relevant budget to meet the potential cost of any relief granted, including relief to others who might meet some criteria.
- 9.8 It is reasonable for the Council to award a reduction having regard to the interests of other local Council Tax payers who have contributed to meeting the cost of any relief granted.
- 9.9 Awards will stop immediately if the applicant or household or their representative has misrepresented or failed to disclose a material fact, fraudulently or otherwise. The authority may look to recover any overpayment of award but instances of proven fraudulent activity the council will always seek to recover any overpayment in all cases.
- 9.10 Failure to provide the information required to support an application without sufficient reason will result in the application being considered without the information. This is likely to result in the request being refused.
- 9.11 There is no entitlement to withhold payment of Council Tax pending the submission and determination of an application, or during any subsequent request for a review of the decision. If a taxpayer has overpaid Council Tax it will be refunded. A reduced payment arrangement will be considered pending

the submission and assessment of any application.

- | 9.12 Applications which relate, or potentially relate, to a class of cases (such as in a fire or flood) will be determined by the City Major following consideration and recommendation from the Director of Finance.

10.0 Payment

- 10.1 A discretionary relief award can be backdated for a period not exceeding 2 years where circumstances warrant it. This is considered to be the exception rather than the rule. It is to be applied in cases of relief for instances of fire or flood rather than exceptional financial hardship.
- 10.2 The award in general is designed to be a measure of temporary assistance, and the Council would not normally award a reduction indefinitely, although each case would be considered on its own merits.
- 10.3 The relief will normally cease at the end of a financial year unless an earlier date is specified, however an applicant is not prevented from reapplying for a further award in subsequent years.
- 10.4 Any discretionary relief awarded will usually be a percentage of the net Council Tax liability. The net charge is the amount payable following the deduction of a discount, an exemption award of any benefit, or relief for a specified period.
- 10.5 If it is subsequently identified that a reduction has been awarded as a result of false or fraudulent information, the Council reserves the right to withdraw the award and recover the resulting sum due. The council also reserves the right to prosecute the applicant for false representation.
- 10.6 The City Council may make single or periodic payments of Council Tax Discretionary Relief. Payments may be made to:
- a) the claimant;
 - b) his or her partner,
 - c) an appointee
 - d) to a third party to whom it might be most appropriate to make a payment.
- 10.7 Council Tax Discretionary Relief maybe paid using the following methods:
- by crediting the customer's Council tax /or rent account
 - payment will usually match the frequency of the Council Tax Reduction claims which are generally a one off credit
 - by electronic transfer (eg BACs) or by cheque in the form of a refund if the Council Tax account has been paid in full or is in credit.

11.0 Applications and /or Referrals from other sectors

11.1 The billing authority will accept referrals by email from:

- a) Leicester County Council and Leicestershire District Councils on behalf of Leicester City residents
- b) Leicestershire & Rutland Combined Fire Authority.
- c) Leicestershire Policy Authority.

11.2 The billing authority will accept applications from:

- a) Third sector organisations i.e. Citizens Advice Bureau, Welfare Rights.
- b) Leicester City Council internal partners
- c) to a third party to whom it might be most appropriate to make a payment.

12.0 Backdating

12.1 Applications for a discretionary relief will usually be backdated up to one calendar month from the date the written application is received where continuous good cause exists throughout the period for the delay in making the application. There will be discretionary provision for backdating for a longer period not exceeding 2 years, (per 10.1) in exceptional circumstances.

13.0 Change in circumstances

13.1 A claimant who is in receipt of a Council Tax Discretionary Relief discount must inform the City Council of any relevant changes in circumstances which may affect the continuation of the award, in particular the claimant must tell the City Council about any of the following changes for themselves or their partner:

- a) entitlement and payment of housing benefit
- b) address
- c) income and capital
- d) employment status and earnings
- e) outgoings
- f) availability of other financial assistance
- g) household composition
- h) health

This list is not exhaustive. Recipients are advised to contact the service if they require clarification. If in doubt they are advised to tell us.

13.2 Any changes must be reported to the City Council as soon as possible and may be reported by letter, telephone or email within one month.

14.0 Ceasing payment / Fraud

14.1 The City Council may cease making, or reduce the amount of, a Council Tax Discretionary Relief where:

- a) the decision to make the award was based in whole or in part on a misrepresentation;
- b) the claimant failed to disclose a material fact;
- c) the award was made as a result of an error; and
- d) the claimant failed to inform the City Council of a relevant change of circumstances.

14.2 If the City Council decides to cease making, or reduce the amount of, a Council Tax Discretionary Relief, it will notify the claimant of this decision in writing, provide reasons for the decision and inform them of their right to request a review of the decision. This will include the period in which to make the request and to whom the review request must be made.

14.3 The claimant may request a review of such a decision in accordance with paragraphs 15.

15.0 Challenge

15.1 Applicants may request the council looks again at the decision within one calendar month of the decision notice where:

- a) a) They have not been awarded Council Tax Discretionary Relief ; or
- b) Where they feel the award should be increased.
- c) They disagree with the period of the award.

15.2 Requests for review must be:

- a) submitted in writing;
- b) addressed to the Head of Revenues and Benefits
- c) Received at the Council offices within one calendar month of the date of the decision notice;
- d) Signed by the applicant or representative;
- e) Outline the grounds for review;

15.3 Applicants will not have the right of review:

- a) where their request is received by the council more than one calendar month after the date of the decision notice; unless exceptional circumstances can be shown for the delay
- b) where the council has already made a determination of a previous request for review in respect of the matter; unless significant new information is identified; putting that previous decision in doubt; or

c) for any day on which they have already received 100% discount or exemption;

- 15.4 Any request for review of the decision under this scheme will be determined within one calendar month of receipt of the request or as soon as reasonably practicable.
- 15.5 Any review will be considered on its own merits, in the light of all relevant circumstances at the time (as described in the eligibility guidelines part 4).
- 15.6 The re-determination request must give the reasons why the applicant considers the original decision should be amended, and may include new or additional information relevant to the request to change the original decision.
- 15.7 The benefit appeals officer will review the original decision and make a recommendation to the relevant portfolio holder. The outcome of the re-determination request will be notified to the applicant normally within 28 days of its receipt.
- 15.8 If a customer disagrees with the decision the only statutory avenue open to challenge such decisions is through judicial review. The High Court may be asked to consider whether the billing authority has acted within its powers.

16.0 Recovery of an overpaid Discretionary award

- 16.1 The Council may recover any overpayment of discretionary relief that has been paid by removing the discount from the Council Tax account, or by invoicing the customer where the Council Tax account is closed.

17.0 Data Sharing and Fair Processing

- 17.1 The council may use any evidence and information supplied to it in respect of Council Tax Discretionary Relief to check the eligibility of the applicant in respect of this scheme or any other welfare benefit, discounts or exemptions.
- 17.2 Leicester City Councils data sharing and fair processing detail can be found at the following web link. <http://www.leicester.gov.uk/your-council-services/council-and-democracy/key-documents/internet-disclaimer/>

18.0 Publicity

- 18.1 The Leicester City Council Tax Reduction Discretionary Payment Scheme will be publicised across the city.
- 18.2 The following methods of communication may be used:

-
- Leaflets, posters, articles in various publications.
 - Information on the Council Tax Reduction decision notices will contain publicity promoting Council Tax Discretionary Relief
 - Face to face and verbal advice when contacting the council's customer service
 - Information on the authority's website.
 - Claim forms available to download or complete online.
 - Information with council tax reminders notices where the taxpayer is in receipt of Local Council Tax Reduction.
 - Promotion to all relevant stakeholders

19.0 Policy Review

- 19.1 Council Tax Discretionary Relief Policy will be reviewed every three years or more frequently as deemed necessary. The next review will be undertaken in the financial year 2015/16.
- 19.2 Any major changes will be subject to consultation in accordance with best practice.
- 19.3 The Council Tax Discretionary Relief Policy will be published and available to view on LCC website.

20.0 Budget considerations

- 20.1 The Council Tax Discretionary Relief Policy will have a budget set each financial year for each local authority. This will be set in agreement with and with a contribution from major precipitating authorities
- 20.2 Once all available funds have been exhausted from the discretionary discount budget, no further awards will be made until a new financial year

21.0 Legislation

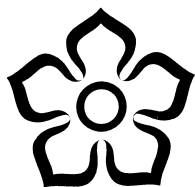
- 21.1 Awards under this scheme are made in line with the Local Government Finance Act as outlined below:
- a) Section 13A and 76 Local Government Finance Act 1992 – The award of discretionary discounts.
 - b) Section 4 Local Government Finance Act 1992 - Dwellings may be exempt from Council Tax if they fall within one of the specified classes.
 - c) Section 11 Local Government Finance Act 1992 - The amount of Council Tax payable may be subject to a discount where there is no resident, or all but one of them falls to be disregarded.

-
- d) Section 13 Local Government Finance Act 1992 - The amount may be reduced where it is occupied by a disabled person(s).

Appendix A

- **alleviating poverty**
- **encouraging and sustaining people in employment and education**
- **sustaining tenancies and preventing homelessness**
- **maintaining residents in their own homes**
- **supporting vulnerable people**
- **support those subject to other welfare reform changes including income capping**
- **safeguarding residents in their own homes**
- **helping those who are trying to help themselves**
- **keeping families together**
- **supporting domestic violence victims who are trying to move to a place of safety**
- **supporting the vulnerable or the elderly in the local community**
- **helping customers through personal and difficult events**
- **supporting young people in the transition to adult life, or promoting good educational outcomes for children and young people**

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Leicester
City Council

WARDS AFFECTED: ALL

6.4

FORWARD TIMETBALE OF CONSULTATION AND MEETINGS:

**Economic Development, Culture and
Tourism Scrutiny Commission
Council**

**16th January 2013
24th January 2013**

Report of the Director – Planning, Transportation and Economic Development

1. Summary

- 1.1 Following the consideration of an Executive Decision Report by the City Mayor on the matter of Gypsy and Traveller Sites in the City and the subsequent decision taken on the 07th January 2013, the decision has been called in and referred to the Economic Development, Culture and Tourism Scrutiny Commission on the 16th January 2013 and Full Council on 24th January 2013.
- 1.2 The Call-in was made on the grounds that ‘the residents of Beaumont Leys and Abbey Wards have raised a number of concerns that lead us to believe that the decision should be reconsidered’. This report summarises the position on the matter and gives an indication of the key documents that were considered prior to the decision by the City Mayor.

2. Recommendations

- 2.1 That Full Council formally consider the Executive Decision of the City Mayor regarding the development of new Gypsy and Traveller Sites in the City.

3. Background

- 3.1 At present the Council has only one official permanent Gypsy and Traveller site – the Council owned site at Meynells Gorse. This site has limited capacity, has no vacancies at present and a long waiting list. Unauthorised encampments have been an issue in Leicester for many years and dealing with these on an ad-hoc basis does not resolve the issue. There is a clear need for additional permanent and transit pitches in the City, a need which is significantly outstripping available provision. As a result the Council has considered how best to establish additional Gypsy and Traveller sites in the City on a number of occasions in recent decades. None of these have been successful, whilst at the same time the need for provision has continued to rise.

4. Consultation

- 4.1 After securing Government grant funding for the provision of additional, good quality sites the City Mayor agreed to consult on the possibility of developing such sites at Beaumont Way, Greengate Lane, and Redhill Way. This decision to consult followed a site assessment process whereby the suitability of nearly 350 council owned sites was considered by Officers. A shortlist of eight potential sites was identified, and on 15th November 2011 the Council's Executive decided to proceed to consultation on three of these sites. The full site assessment document and map of the sites considered as part of this process is attached at Appendix 1 and 2.
- 4.2 An extensive consultation process ran between Feb-July 2012. A summary of the consultation process and analysis of the findings can be found at Appendix 5 and at www.leicester.gov.uk/gypsyandtravellersites.

5. Scrutiny Commission

- 5.1 The proposals were considered by the Economic Development, Culture and Tourism Scrutiny Commission after the City Mayor requested that they undertake a review of the way the three sites had been identified and consider whether any other sites could be identified and delivered within the required timeframe. The final report and recommendations of the Commission are attached at Appendix 3.

6. City Mayor's Decision

- 6.1 Following the consideration of the matter by the Economic Development, Culture and Tourism Scrutiny Commission and analysis of all the material received through the consultation process officers made a number of recommendations to the City Mayor about the future of the sites. These recommendations were included in an Executive Decision Report (attached at Appendix 4).
- 6.2 After considering all the information made available by Officers the City Mayor took a formal 'Executive Decision' on the matter on the 07th January 2013. This decision is outlined at Appendix 6 and is supported by the City Mayor's Statement which is available at Appendix 7.
- 6.3 Following this decision, the Council received a formal request from Cllrs Bhavsar, Byrne, Dempster, Meghani and Westley that the matter be 'called-in' on the grounds that 'the residents of Beaumont Leys and Abbey Wards have raised a number of concerns that lead us to believe that the decision should be reconsidered'. This request was considered and accepted by the Council's Monitoring Officer.

7. Next Steps

- 7.1 Under the provisions of the Constitution (City Mayor & Executive Procedure Rule 12) the decision by the City Mayor will now be referred to the next ordinary meeting of the Economic Development, Culture and Tourism Scrutiny Commission, on 16 January 2013, and the next ordinary meeting of the Council on 24 January 2013.
- 7.2 Until the matter has been considered by Full Council no legally binding action can be taken by officers to implement the Executive Decision approved by the City Mayor on 7th January 2013.

8. Legal Implications

- 8.1 This report enables the Scrutiny Commission and Full Council to consider the Call-in of the City Mayor's Executive decisions.
- 8.2 The Scrutiny Commission may wish to consider the matter further in detail and following this also consider making any necessary comments or recommendations to the next meeting of Full Council where the matter has been referred.
- 8.3 When considering the matter called-in, Full Council may either:
 - (i) Support the Executive decision, in which case it shall be confirmed with immediate effect; or
 - (ii) Recommend a different decision to the decision maker, in this case the City Mayor.
- 8.4 A recommendation of Council that the City Mayor amend his decision(s) will require the City Mayor to accept, amend or reject what Council propose with reasons.
- 8.5 The scope of the subsequent decision by the City Mayor will be to either confirm that his decision of 7 January stands or alternatively to amend it with a new set of proposals to take forward. This decision will not be subject to a further call in.

Anthony Cross – Head of Litigation, ext. 29 6362.

9. Report Author

Andrew L Smith – Director, Planning, Transportation and Economic Development
Telephone: 0116 252 7201

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Gypsy and Traveller Site Search

Assessment of Sites

Introduction

Between June and September 2011 Council officers undertook an assessment to identify suitable sites within the City of Leicester on which new Gypsy and Traveller sites could potentially be developed. The thorough search for potential sites has involved the assessment of approximately 340 pieces of City Council-owned land in the city, and comprised a number of stages.

For any site to be developed as a Gypsy and Traveller site, a planning application will have to be submitted. This means that any proposal would need to meet the relevant planning policy requirements. These are set out in the Council's Core Strategy planning document. Of most relevance is Core Strategy policy CS9 – Gypsy and Traveller and Travelling Showpeople Accommodation. This requires any application for a Gypsy and Traveller site to meet the following criteria:

In addition to the relevant National guidance, the following considerations will be taken into account in the determination of locations for Gypsy and Traveller sites and sites for travelling Showpeople:

- a) There should be safe and convenient vehicular and pedestrian access to the site;*
- b) The site must be large enough to provide for adequate on site facilities for parking, storage, play and residential amenity dependent on the number of pitches;*
- c) There should be convenient access to schools, shops and other local facilities, preferably pedestrian, cycle or by public transport;*
- d) The site should be able to be landscaped and screened to provide privacy for occupiers and maintain visual amenity; and*
- e) It should have no significant detrimental impact upon the residential amenity of adjoining properties or neighbouring land.*

The criteria used in the sites assessment therefore reflect the criteria in policy CS9.

Sites Assessment Stages

The assessment process consisted of a number of specific stages. These are set out below:

Stage 1 – Desk-based Assessment

An initial desk-based assessment of the approximately 340 sites was undertaken, using plans, aerial photographs and Google Streetview. The sites were assessed against the following criteria, having regard to Core Strategy Policy CS9. The aim of the desk-based assessment was to eliminate only those sites that have no possibility of being developed as a Gypsy and Traveller site.

Biodiversity – Saved Local Plan policy GE02 identifies Sites of Importance for Nature Conservation (SINCS). These are defined as the major and most important reservoirs of rare, local and declining native species and the best examples of typical Leicester, Leicestershire and Rutland habitats. They may also be areas of ecological interest that provide people with the opportunity to learn about, appreciate and experience habitats and species of the natural world. Where sites fall within areas designated as SINCs they are not considered to be suitable as potential Gypsy and Traveller sites. Any sites falling within this category were therefore eliminated at this stage.

The site must be large enough to provide for adequate on site facilities – A pitch for a Gypsy or Traveller site would be required to provide space for a mobile home/chalet (if a permanent site), caravan, utility building and space for 2 cars/vans. Sites which, due to their shape or size, are unable to accommodate at least one such pitch (approx. 200sqm) are not considered to be suitable.

Safe and Convenient Access – Sites were considered in terms of their capacity, or potential, to accommodate safe and convenient access. Some sites assessed were landlocked, and could not be developed without further land being acquired (which was not considered viable in the short term). Others only had pedestrian access. Some further sites did have potential for some vehicular access but not sufficient for large cars/vans or caravans. Any sites falling into these categories were not considered to be suitable.

Landscaping/Screening and Residential Amenity – Advice on site selection set out in the Government's 'Designing Gypsy and Traveller Sites' good practice guide (DCLG, 2008) states that sites should be able to provide visual and acoustic privacy. Because the amenity blocks, mobile homes and caravans are all single storey the assessment included checking overlooking issues, as well as ensuring that sites could be physically well integrated into the existing environment and would not be exposed (e.g. a number of the sites assessed were formally designated open spaces surrounded on four sides by 2-storey residential properties). The consideration of screening included noting the potential for improving existing screening. However where there was no potential for screening/landscaping to be introduced that could reasonably provide visual and acoustic privacy, for both the existing community and potential residents of the site, the site was considered unsuitable.

Access To Facilities - The distance to local centres and the nearest primary school was also measured (along driving and walking routes – not as the crow flies). Within the City there were not considered to be any sites assessed that did not have convenient access to these services.

Stage 2 – Flooding

Stage 2 consisted of assessing all the remaining sites against the Environment Agency flood zone maps. Government Guidance set out in Planning Policy Guidance Note 25 (PPS25) states that caravans, mobile homes and park homes intended for permanent residential use will not be permitted in Areas defined in Flood Zone 3, i.e. those areas with a high probability of flooding or within the functional floodplain. Any sites located within Flood Zone 3 are therefore not considered suitable, and were eliminated at this stage.

Stage 3 – Availability

Stage 3 consisted of checking the availability of sites to be capable of being developed in the short/medium term (considered to be up to 2 years). This was done using information from the Council's Property Services. Some Council-owned land is subject to formal leasing agreements between the Council and private companies/individuals. Some of these leases can be for periods of up to 125 years. Where leases are in place which mean that the sites will not be available in the short/medium term the sites are not considered to be suitable. Other sites are not subject to leases but are in formal use, such as a functioning car park. Where these are still required these sites are not considered to be suitable, and were eliminated at this stage.

Stage 4 – Site Visits

Stage 4 consisted of undertaking site visits of all the remaining sites (approx. 70 sites). These were assessed against the same criteria used at the initial desk-based assessment stage. The site visits provided an opportunity to assess issues that were unclear from the desk-based assessment.

Stage 5 – Biodiversity/Archaeology/Built Environment

Stage 5 consisted of an assessment of the impacts of potential development on biodiversity, archaeology and the built environment – undertaken by Council officers specialising in these issues. Four sites were considered unsuitable due to their potential impact upon biodiversity.

Shortlist

Following the stages outlined above, nine sites were considered to potentially meet all of the criteria (one of these only if considered with an adjoining site).

Stage 1 - Desk Based Assessment

Abbey Meadows (adj River Soar)

ABBAY MEADOWS (ADJACENT RIVER SOAR), ABBEY PARK ROAD, BELGRAVE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-------|
| UPRN | 0005 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 21805 |
| Planning Designation | Intervention Area Science Park etc CS10 CS04 | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | None - road only used as access to Abbey Meadows | | | | | | |
| Distance To Road Network | 400m to A6 | | | | | | |
| Residential Amenity | Pitches would not fit onto shape of site | | | | | | |
| Vehicular/Ped Access | This is the access road to Abbey Meadows - not suitable for development | | | | | | |
| Distance to Facilities | 650m to local centre, 1.5km to Catherine Junior School | | | | | | |
| Suitable Site? | No | Reason | Road only - access to Abbey Meadows development site. Unsuitable for development | | | | |

Abbey Park Road (Corner)

ABBAY PARK ROAD (CORNER), BELGRAVE CIRCLE, BELGRAVE GATE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0015 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 7760 |
| Planning Designation | Highway verge - Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES46 | | | | | | |
| Potential for Screening | Highly exposed higher than road level | | | | | | |
| Distance To Road Network | 10m from A607 | | | | | | |
| Residential Amenity | Highly visible exposed site, lack of privacy, potential access issues | | | | | | |
| Vehicular/Ped Access | Difficulties of access due to roundabout and bus stop | | | | | | |
| Distance to Facilities | 140m to local centre, 520m to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site, lack of privacy | | | | |

Ambassador Road Former Railway

AMBASSADOR ROAD FORMER RAILWAY LINE (R/O), AMBASSADOR ROAD, LEICESTER

| | | | | | | | |
|--------------------------|----------------|--------|---|---------------|---|------------------|-------|
| UPRN | 0053 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 18844 |
| Planning Designation | Nature Reserve | | | | | | |
| Greenspace Designation | Nature Reserve | | | | | | |
| Biodiversity Designation | BES52 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | In use as Nature Reserve - high nature conservation value | | | | |

Ambassador Road (East)

AMBASSADOR ROAD (EAST), ADJACENT FORMER RAILWAY LINE, LEICESTER

| | | | | | | | |
|--------------------------|----------------|--------|---|---------------|---|------------------|------|
| UPRN | 0054 | Ward | Evington | Building/Land | L | Site Area (sq m) | 1098 |
| Planning Designation | Nature Reserve | | | | | | |
| Greenspace Designation | Nature Reserve | | | | | | |
| Biodiversity Designation | BES52 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | In use as Nature Reserve - high nature conservation value | | | | |

| |
|---|
| Anstey Lane (Land adj School) |
| ANSTEY LANE - LAND ADJ. BEAUMONT LEYS SCHOOL, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|------|
| UPRN | 0066 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1579 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | BES38 | | | | | | |
| Potential for Screening | Thin slither of land adjacent to school playing field | | | | | | |
| Distance To Road Network | on B5327, same as 0061 to A5630 | | | | | | |
| Residential Amenity | Overlooked | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 640m to local centre, adjacent to Beaumont Leys School, 620m to Barley Croft Primary Sch | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land - not possible to create a pitch on the site for a Gypsy and traveller site | | | | |

| |
|---|
| Anstey Lane (Land R/O Milton Crescent) |
| ANSTEY LANE (LAND R/O MILTON CRESCENT), LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|------|
| UPRN | 0069 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 8519 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES38 | | | | | | |
| Potential for Screening | Thin slither of land adjacent to residential area | | | | | | |
| Distance To Road Network | on B5327 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 690m to local centre, 150m to Beaumont Leys School, 690m to Barley Croft Primary Schoo | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land - inaccessible to cars & caravans | | | | |

Anstey Lane (Land opp Shottens Close)

ANSTEY LANE (LAND OPPOSITE SHOTTENS CLOSE), LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------------|------|---------------|---------------|---|------------------|-------|
| UPRN | 0070 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 33247 |
| Planning Designation | Local Nature Reserve and Green Space | | | | | | |
| Greenspace Designation | Green Wedge and Natural Greenspace | | | | | | |
| Biodiversity Designation | BES37 and SINC13 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Biodiversity | | | | | | |

Aylestone Meadows (Part of)

AYLESTONE MEADOWS - LANDSCAPING, ADJACENT BRITISH GAS PLAYING FIELD, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------|------|-----------|---------------|---|------------------|------|
| UPRN | 0092 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 1072 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge/Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC29 and BES79 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Biodiversity and access | | | | | | |

Aylestone Village Farm

AYLESTONE VILLAGE FARM, LAND WEST OF CONAGLEN ROAD, AYLESTONE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|-----|------------------|--------|
| UPRN | 0108 | Ward | Aylestone | Building/Land | B&L | Site Area (sq m) | 446364 |
| Planning Designation | Green Wedge, Floodplain, Conservation Area | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC28, SINC30, BES86, BES87, BES89 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Barfoot Road Open Space

BARFOOT ROAD OPEN SPACE, LITTLE GARTH, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0117 | Ward | Eyres Monsell | Building/Land | L | Site Area (sq m) | 3848 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed from all sides | | | | | | |
| Distance To Road Network | 360m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, lack of privacy. Loss of play area & formal open space | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 530m to local centre, 330m to The Newry Junior School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site, lack of privacy | | | | |

Barkbythorpe Road Landscaping

MELTON BROOK, BARKBYTHORPE ROAD, THURMASTON LANE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|------|
| UPRN | 0124 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 6874 |
| Planning Designation | Greenspace, Floodplain | | | | | | |
| Greenspace Designation | Part Natural Greenspace | | | | | | |
| Biodiversity Designation | BES34, SINC8 | | | | | | |
| Potential for Screening | Thin slither of land adjacent to Melton Brook | | | | | | |
| Distance To Road Network | 150m to A563 | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Almost all of site inaccessible to caravans - too thin | | | | | | |
| Distance to Facilities | 1.3km to local centre, 1.4km to Sandfield Close Primary School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land - not possible to create a pitch on the site for a Gypsy and traveller site | | | | |

Bath Street (Land West of)

BATH STREET (LAND WEST OF), THE GREEN, LOUGHBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0133 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 1110 |
| Planning Designation | Residential, Floodplain | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Some screening from trees but cul-de-sac location | | | | | | |
| Distance To Road Network | 700m to A6030 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 350m to local centre, 600m to Mellor Community Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Battersbee Road Open Space

BATTERSBEE ROAD OPEN SPACE, BIRDS NEST MOAT, BIRDS NEST AVENUE, LEICESTER

| | | | | | | | |
|--------------------------|--|------|-----------|---------------|---|------------------|-------|
| UPRN | 0134 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 16851 |
| Planning Designation | Greenspace, Scheduled Ancient Monument | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 270m from A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Easy access in and out of site | | | | | | |
| Distance to Facilities | 460m from local centre, 270 to Forest Lodge Primary School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

Beaumont Walk/Heard Walk Open Space

BEAUMONT WALK/HEARD WALK OPEN SPACE, OPPOSITE 86-96 ORONSAY ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|------|---------------|---------------|---|------------------|------|
| UPRN | 0154 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1828 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | BES11 | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | Innaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | 140m (on foot) to local centre, 250m to Barley Croft Primary School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Innaccessible due to no vehicular access | | | | | | |

| | | | |
|--|---|------------------|---------------|
| Greengate Lane | | | |
| GREENGATE LANE - LAND TO NORTH OF, LEICESTER | | | |
| UPRN | 0201B | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 6100 |
| Planning Designation | Green Wedge | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | Adjoins BES4 | | |
| Potential for Screening | Highly exposed and lack of screening | | |
| Distance To Road Network | 1.2km from A6 | | |
| Residential Amenity | Part that is not occupied by residences/business is overlooked, no screening | | |
| Vehicular/Ped Access | Good. New entrance required off Greengate Lane | | |
| Distance to Facilities | 1km to local centre, 1km to Glebelands Primary School | | |
| Suitable Site? | Reason | | |
| No | Unavailable - agricultural tenancy on most of site, residential and business tenancies on some properties along Greengate Lane. Also Green Wedge site in open countryside away from existing settlement. No principle of development on most of site establis | | |

| | | | |
|--|--|------------------|-------------|
| Birstall Meadows (Agricultural Land) | | | |
| BIRSTALL MEADOWS AGRICULTURAL LAND, BIRSTALL ROAD, BIRSTALL, LEICESTER | | | |
| UPRN | 0202 | Ward | Rushey Mead |
| | | Building/Land | L |
| | | Site Area (sq m) | 127018 |
| Planning Designation | Green Wedge, Local Nature Reserve, Floodplain, Riverside | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | BES19, SINC7 | | |
| Potential for Screening | - | | |
| Distance To Road Network | - | | |
| Residential Amenity | - | | |
| Vehicular/Ped Access | - | | |
| Distance to Facilities | - | | |
| Suitable Site? | Reason | | |
| No | Biodiversity | | |

| |
|--|
| Birstall Road (Land East of) |
| BIRSTALL ROAD GRAZING LAND, BIRSTALL ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|---|------------------|--------|
| UPRN | 0203 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 106551 |
| Planning Designation | Green Wedge, Local Nature Reserve, Floodplain, Rivside | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | BES18, SINC7 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| The Rally |
| THE RALLY, BONCHURCH STREET, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|--|---------------|---|------------------|-------|
| UPRN | 0216 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 37638 |
| Planning Designation | Greenspace, Riverside | | | | | | |
| Greenspace Designation | Amenity Grensace | | | | | | |
| Biodiversity Designation | BES47 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | In current use as Rally Park - improvements planned for site | | | | |

Braunstone Lane (Land adj to Police Station)

BRAUNSTONE LANE - LAND ADJACENT POLICE STATION, NARBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0262 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 1134 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land adjacent to Police Station and opposite residential area | | | | | | |
| Distance To Road Network | Inaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Inaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Inaccessible due to no vehicular access | | | | |

Braunstone Lane/Hinckley Road

BRAUNSTONE LANE/HINCKLEY ROAD -OPEN SPACE, LEICESTER

| | | | | | | | |
|--------------------------|--------------------|--------|---------------------------------|---------------|---|------------------|-------|
| UPRN | 0264 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 45947 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC20 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|---|
| Braunstone Lane East (West Side) |
| BRAUNSTONE LANE EAST, WEST OF GREAT CENTRAL WAY, NARBOROUGH ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|--------|
| UPRN | 0266 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 206663 |
| Planning Designation | Green Wedge, Local Nature Reserve, Scheduled Ancient Monument, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC30 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Foxcroft Close (Land R/O) |
| FOXCROFT CLOSE ACCESSWAY, NARBOROUGH ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------------|--------|---|---------------|---|------------------|------|
| UPRN | 0267 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 3457 |
| Planning Designation | Green Wedge, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Only useful as access | | | | | | |
| Residential Amenity | Thin slither of land | | | | | | |
| Vehicular/Ped Access | Only useful as access | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Only useful as an access to site 0542 (not wide enough as a site on its own merit). Site 0542 ruled out due to being in FZ3. This site is therefore not suitable. | | | | |

| |
|---|
| Brent Knowle Gardens |
| BRENT KNOWLE GARDENS, WINTERSDALE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0275 | Ward | Thurncourt | Building/Land | L | Site Area (sq m) | 6888 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed, no screening | | | | | | |
| Distance To Road Network | 380m to A47 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Easy access in and out of site | | | | | | |
| Distance to Facilities | 690m to local centre,300m from Thurnby Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| BROOKDALE ROAD, LAND R/O 10-40 BROOKDALE ROAD, LEICESTER |
| BROOKDALE ROAD, LAND R/O 10-40 BROOKDALE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 0299 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 465 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Innaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | Innaccessible due to no vehicular access | | | | | | |
| Suitable Site? | No | Reason | Innaccessible due to no vehicular access | | | | |

| |
|--|
| Burleys Way Corner |
| BURLEYS WAY - CORNER OF, ST MARGARETS WAY, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0306 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 1769 |
| Planning Designation | Highway verge - Greenspace, SRA | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed, no screening | | | | | | |
| Distance To Road Network | 10m from A6/A594 | | | | | | |
| Residential Amenity | Highly visible exposed site,, possible access issues. | | | | | | |
| Vehicular/Ped Access | Potentially inaccessible due to crossing | | | | | | |
| Distance to Facilities | 300m to local centre zand 960 to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| CAREYS CLOSE CAR PARK, CAREYS CLOSE, LEICESTER |
| CAREYS CLOSE CAR PARK, CAREYS CLOSE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 0331 | Ward | Castle | Building/Land | L | Site Area (sq m) | 438 |
| Planning Designation | City Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining high rise properties | | | | | | |
| Distance To Road Network | 100m from A594 | | | | | | |
| Residential Amenity | Overlooked, no screening, current car park use | | | | | | |
| Vehicular/Ped Access | Good access onto ring road | | | | | | |
| Distance to Facilities | In city centre, 1.2km to King Richard School | | | | | | |
| Suitable Site? | No | Reason | Overlooked, no screening | | | | |

CATHERINE STREET (R/O WMC), DYSART WAY, LEICESTER

CATHERINE STREET (R/O WMC), DYSART WAY, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 0343 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 313 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 440m fro A607 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | Poor access onto site | | | | | | |
| Distance to Facilities | 600m from local centre, 290m to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

CATHERINE STREET - LAND ADJACENT PUBLIC HOUSE, LEICESTER

CATHERINE STREET - LAND ADJACENT PUBLIC HOUSE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 0344 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 364 |
| Planning Designation | Community Land(open space & recreation) | | | | | | |
| Greenspace Designation | Amenity Green Space | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Innaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | Innaccessible due to no vehicular access | | | | | | |
| Suitable Site? | No | Reason | Innaccessible due to no vehicular access | | | | |

Horse & Jockey Public House, Catherine Street

HORSE & JOCKEY PUBLIC HOUSE, CATHERINE STREET, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 0346 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 508 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 710m to A607 & A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Inaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | 440m to local centre, 290m to Catherine Junior School/Infant School | | | | | | |
| Suitable Site? | No | Reason | Inaccessible due to no vehicular access | | | | |

Chapel Lane Gardens

CHAPEL LANE GARDENS, CHURCH LANE, LEICESTER

| | | | | | | | |
|--------------------------|-------------------------------|--------|---|---------------|---|------------------|------|
| UPRN | 0354 | Ward | Knighton | Building/Land | L | Site Area (sq m) | 3713 |
| Planning Designation | Greenspace, Conservation Area | | | | | | |
| Greenspace Designation | Parks & Garden | | | | | | |
| Biodiversity Designation | BES93 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity - Existing community gardens | | | | |

| |
|---|
| Charnwood Walk (Land off) |
| CHARNWOOD WALK (LAND OFF), KINGFISHER AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0360 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 3271 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 260m to A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 420m to local centre, 30m to Bridge Junior School | | | | | | |
| Suitable Site? | No | Reason | Exposure and lack of screening and accessibility issues | | | | |

| |
|---|
| Clarendon Gardens |
| CLARENDON GARDENS, CLARENDON PARK ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 0370 | Ward | Castle | Building/Land | L | Site Area (sq m) | 738 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 520m to A5199 | | | | | | |
| Residential Amenity | Highly visible and overlooked | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles (access too narrow and under residential property) | | | | | | |
| Distance to Facilities | 130m to local centre, 230m to Avenue Primary School | | | | | | |
| Suitable Site? | No | Reason | Exposure, lack of screening and inaccessible to cars and caravans | | | | |

| |
|---|
| Colebrook Close (Between) |
| COLEBROOK CLOSE (LAND BETWEEN), BUCKFAST CLOSE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 0391 | Ward | Stoneygate | Building/Land | L | Site Area (sq m) | 622 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 260m to A6030 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 810m to local centre, 440m to Maybrook Primary School | | | | | | |
| Suitable Site? | No | Reason | Exposure and lack of screening and accessibility issues | | | | |

| |
|---|
| Crafton Street East Open Space |
| CRAFTON STREET EAST OPEN SPACE, BRUNSWICK STREET, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0431 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 2419 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Trees act as natural screening but surrounding tall buildings would overlook site | | | | | | |
| Distance To Road Network | 20m from A594 | | | | | | |
| Residential Amenity | Overlooked by tall buildings, loss of formal open space, access issues | | | | | | |
| Vehicular/Ped Access | poor access, likley to be inaccessible to caravans | | | | | | |
| Distance to Facilities | 170m to local centre, 380m to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Dakyn Road/Thurncourt Road Recreation Ground |
| DAKYN ROAD/THURN COURT ROAD RECREATION GROUND, LEICESTER |

| | | | | | | | |
|--------------------------|--------------------------------------|--------|--------------|---------------|---|------------------|--------|
| UPRN | 0441 | Ward | Thurncourt | Building/Land | L | Site Area (sq m) | 108751 |
| Planning Designation | Greenspace, Floodplain | | | | | | |
| Greenspace Designation | Parks and Gardens, Football Pitches, | | | | | | |
| Biodiversity Designation | SINC22, BES54 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|---|
| De Montfort Square |
| DE MONTFORT SQUARE, NEW WALK, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0448 | Ward | Castle | Building/Land | L | Site Area (sq m) | 6402 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 140m to A6 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Poor access | | | | | | |
| Distance to Facilities | 140m to local centre, 580m to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visable exposed site | | | | |

Donaldson Road Car Parking

DONALDSON ROAD CAR PARKING, DONALDSON ROAD, ST MARKS ESTATE, LEICESTER

| | | | | | | | |
|--------------------------|--|------|---------|---------------|---|------------------|-----|
| UPRN | 0452 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 689 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A607 | | | | | | |
| Residential Amenity | Highly visible exposed site, poor access | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | 20m to local centre, 640 to Catherine Infants School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

Dorset Street (adj Junior School)

DORSET STREET (LAND ADJACENT JUNIOR SCHOOL), BRANDON STREET, LEICESTER

| | | | | | | | |
|--------------------------|--|------|---------|---------------|---|------------------|-------|
| UPRN | 0461 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 20117 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace, Play Area | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 210m from A607 | | | | | | |
| Residential Amenity | Highly visible exposed site, poor access | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | Adjacent to local centre, 320m to Catherine Infants School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

| |
|---|
| Duke Street Open Car Park |
| DUKE STREET OPEN CAR PARK, REGENT ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 0468 | Ward | Castle | Building/Land | L | Site Area (sq m) | 664 |
| Planning Designation | Primarily Office Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 80m to A594 | | | | | | |
| Residential Amenity | Conflict with adjacent high rise properties (overlooked), current use as car park | | | | | | |
| Vehicular/Ped Access | Access for vehicles to main road network | | | | | | |
| Distance to Facilities | 170m to local centre, 1.2km to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Conflict with adjacent high rise properties | | | | |

| |
|--|
| Duke Street Covered Car Park |
| DUKE STREET COVERED CAR PARK, DUKE STREET, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 0469 | Ward | Castle | Building/Land | L | Site Area (sq m) | 627 |
| Planning Designation | employment Development Proposal E01 | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 70m to A594 | | | | | | |
| Residential Amenity | Conflict with adjacent high rise properties (overlooked), current use as car park | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 70m to local centre, 1.2km to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Conflict with adjacent high rise properties | | | | |

| |
|--|
| Elston Fields Open Space |
| ELSTON FIELDS OPEN SPACE, THE FAIRWAY, SAFFRON LANE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-------|
| UPRN | 0493 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 26600 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | No screening - Highly exposed | | | | | | |
| Distance To Road Network | 190m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Access very close to A563 | | | | | | |
| Distance to Facilities | 320m to local centre, 200m to Marriott Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Evington Lane (Land fronting Golf Course) |
| EVINGTON LANE (LAND FRONTING G/COURSE), EVINGTON LANE, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 0508 | Ward | Evington | Building/Land | L | Site Area (sq m) | 11170 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC25, adjacent to BES62 and BES63 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|---|
| Farrier Lane (4 Plots of Land) |
| FARRIER LANE (4 PLOTS OF LAND), OFF STRASBOURG DRIVE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---------------------------------|---------------|---|------------------|------|
| UPRN | 0522 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1081 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Each parcel of land overlooked | | | | | | |
| Distance To Road Network | 480m to A563 | | | | | | |
| Residential Amenity | Overlooked | | | | | | |
| Vehicular/Ped Access | part of site forms accessway. Not suitable for development | | | | | | |
| Distance to Facilities | 610m to local centre, 410m to Buswells Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Each individual plot overlooked | | | | |

| |
|--|
| Farrier Lane (6 Plots of Land) |
| FARRIER LANE (6 PLOTS OF LAND), STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---------------------------------|---------------|---|------------------|------|
| UPRN | 0523 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1418 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Each parcel of land overlooked | | | | | | |
| Distance To Road Network | 480m to A563 | | | | | | |
| Residential Amenity | Overlooked | | | | | | |
| Vehicular/Ped Access | part of site forms accessway. Not suitable for development | | | | | | |
| Distance to Facilities | 610m to local centre, 410m to Buswells Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Each individual plot overlooked | | | | |

| |
|---|
| Forest Road/Larch Street (Corner of) |
| FOREST ROAD/LARCH STREET - LAND AT THE CORNER OF, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 0533 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 646 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 130m to A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Easy access in and out of site | | | | | | |
| Distance to Facilities | 30m to local centre, 330m to Green Lane Infant School/Bridge Junior School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Gilroes Farm Estate |
| GILROES FARM ESTATE, GROBY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|-----|------------------|-------|
| UPRN | 0575 | Ward | Beaumont Leys | Building/Land | B&L | Site Area (sq m) | 15117 |
| Planning Designation | Greenspace, Green Wedge, Residential | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC13, adjacent to BES37 | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A50 | | | | | | |
| Residential Amenity | Conflict with adjacent land uses (Cemetery and Hospice), access issues, biodiversity issues | | | | | | |
| Vehicular/Ped Access | Could be inaccessible to large vehicles | | | | | | |
| Distance to Facilities | 1km to local centre, 770m to Stokes Wood Primary School | | | | | | |
| Suitable Site? | No | Reason | Conflict with adjacent land uses (Cemetery and Hospice) | | | | |

| |
|--|
| Golf Course Lane |
| GOLF COURSE LANE - LAND AT, HINCKLEY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|------|
| UPRN | 0596 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 2095 |
| Planning Designation | Mainly Key Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Innaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | Innaccessible due to no vehicular access | | | | | | |
| Suitable Site? | No | Reason | Innaccessible due to no vehicular access | | | | |

| |
|---|
| Goodwood Road (Land R/O 255-423) |
| GOODWOOD ROAD - ACCESSWAY, GOODWOOD ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0597 | Ward | Evington | Building/Land | L | Site Area (sq m) | 2506 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES56 | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 990m to A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | No access at present - could potentially be created | | | | | | |
| Distance to Facilities | 970m to a local centre, 230m to Whitehall Primary | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Grayswood Drive (Land at) |
| GRAYSWOOD DRIVE OPEN SPACE, BEAUMONT LEYS, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0629 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 2751 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 740m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, poor access, loss of formal open space | | | | | | |
| Vehicular/Ped Access | poor access, issues for cars/caravans | | | | | | |
| Distance to Facilities | 610m to local centre, 520m to Heatherbrook Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Gilroes Cemetery Car Park |
| GILROES CEMETERY CAR PARK, GROBY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0653 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 6309 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES37 | | | | | | |
| Potential for Screening | Natural Screening from main road | | | | | | |
| Distance To Road Network | on A50 | | | | | | |
| Residential Amenity | Distinct and secluded | | | | | | |
| Vehicular/Ped Access | Access onto A50 | | | | | | |
| Distance to Facilities | 1500m to local centre, 1200m to Stokes Primary School | | | | | | |
| Suitable Site? | No | Reason | Not available as current use as car park | | | | |

Great Central Line - Evesham Road

GREAT CENTRAL LINE (AMENITY AREA), EVESHAM ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------------|------|-----------|---------------|---|------------------|-------|
| UPRN | 0657 | Ward | Westcotes | Building/Land | L | Site Area (sq m) | 11719 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC29 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Biodiversity | | | | | | |

Great Central Way

GREAT CENTRAL WAY (AMENITY AREA), LAND & BRIDGES, LEICESTER

| | | | | | | | |
|--------------------------|------------------------|------|-----------|---------------|---|------------------|-------|
| UPRN | 0658 | Ward | Westcotes | Building/Land | L | Site Area (sq m) | 25120 |
| Planning Designation | Greenspace, Floodplain | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Biodiversity | | | | | | |

| |
|--|
| Great Central Way (Part) |
| GREAT CENTRAL WAY, GILMORTON AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|---------------------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 0659 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 26197 |
| Planning Designation | Greenwedge, Riverside | | | | | | |
| Greenspace Designation | Green Wedge, Natural Greenspace | | | | | | |
| Biodiversity Designation | BES89, SINC29 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Gwendolen Gardens |
| GWENDOLEN GARDENS, GWENDOLEN ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0670 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 5526 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked on all sides by housing | | | | | | |
| Distance To Road Network | 770m to A6030 | | | | | | |
| Residential Amenity | Conflict with surrounding residential properties | | | | | | |
| Vehicular/Ped Access | No vehicular access onto site & footpath running through site | | | | | | |
| Distance to Facilities | 340m to local centre, 370m to Coleman Primary School | | | | | | |
| Suitable Site? | No | Reason | Narrow site with PROW running through centre of site. Unsuitable for caravans. | | | | |

| |
|--|
| Halstead Street Car Park |
| HALSTEAD STREET CAR PARK, HALSTEAD ST, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 0684 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 547 |
| Planning Designation | Greenspace, partly in Conservation Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 1290m to A6030 | | | | | | |
| Residential Amenity | Overlooked, current use as car park, poor access | | | | | | |
| Vehicular/Ped Access | poor access, issues for cars/caravans | | | | | | |
| Distance to Facilities | 600m to local centre, 380m to Spinney Hills Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

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|---|
| HALSTEAD STREET ALLOTMENTS, 9-27 (LAND R/O) HALSTEAD STREET, LEICESTER |
| HALSTEAD STREET ALLOTMENTS, 9-27 (LAND R/O) HALSTEAD STREET, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 0685 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 325 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked on all sides by housing | | | | | | |
| Distance To Road Network | 720m to A47 | | | | | | |
| Residential Amenity | Overlooked, current use as allotments | | | | | | |
| Vehicular/Ped Access | Poor access onto site and then along residential streets | | | | | | |
| Distance to Facilities | 201m to local centre, 600m to Bridge Junior School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land - not possible to create a pitch on the site for a Gypsy and traveller site | | | | |

| |
|--|
| New Bridge Street Car Park (Land adj 48 Newbridge Street) |
| NEW BRIDGE STREET CAR PARK, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|------------------------------|---------------|---|------------------|--|
| UPRN | 0706 | Ward | Castle | Building/Land | L | Site Area (sq m) | |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by housing | | | | | | |
| Distance To Road Network | 210m to A426 | | | | | | |
| Residential Amenity | Conflict with adjoining properties | | | | | | |
| Vehicular/Ped Access | Access along residential street. Possible difficulty turning onto site | | | | | | |
| Distance to Facilities | 160m to local centre, 40m to Hazel Primary School | | | | | | |
| Suitable Site? | No | Reason | Site too small (Approx 200m) | | | | |

| |
|--|
| Heacham Drive 99-103 (land between) |
| HEACHAM DRIVE 99-103 (LAND BETWEEN), BEAUMONT LEYS LANE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0710 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 1404 |
| Planning Designation | Part Residential, Part Greenspace | | | | | | |
| Greenspace Designation | Part Amenity Greenspace | | | | | | |
| Biodiversity Designation | Part BES11 | | | | | | |
| Potential for Screening | Possible overlooking to west | | | | | | |
| Distance To Road Network | 1.4km to A563 | | | | | | |
| Residential Amenity | Potential conflict with adjoining properties | | | | | | |
| Vehicular/Ped Access | Access through residential area | | | | | | |
| Distance to Facilities | 240m to local centre, 860m to Barleycroft Primary | | | | | | |
| Suitable Site? | No | Reason | Majority of site is road. Useable area of site too small and split by public footpaths. | | | | |

| |
|--|
| Highway Road 78-94 (Land R/O) |
| HIGHWAY ROAD 78-94 (LAND R/O), LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|------|
| UPRN | 0746 | Ward | Stoneygate | Building/Land | L | Site Area (sq m) | 5185 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES59 | | | | | | |
| Potential for Screening | Overlooked by housing on all sides | | | | | | |
| Distance To Road Network | Innaccessible due to no vehicular access | | | | | | |
| Residential Amenity | Conflict with surrounding residential properties | | | | | | |
| Vehicular/Ped Access | Innaccessible due to no vehicular access | | | | | | |
| Distance to Facilities | 380m to local centre, | | | | | | |
| Suitable Site? | No | Reason | No vehicular access to site. Landlocked by houses and Evington Brook to south | | | | |

| |
|---|
| Scotswood Crescent Recreation Ground |
| SCOTSWOOD CRESCENT REC GROUND, HILLSBOROUGH ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|-------|
| UPRN | 0748 | Ward | Eyres Monsell | Building/Land | L | Site Area (sq m) | 13242 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 740m to A426 | | | | | | |
| Residential Amenity | Overlooked by adjoining properties, access issues, current use as recreation ground | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 5m to local centre, 130m to Rolleston Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Holmwood Drive 25-29 (Land Opposite)

HOLMWOOD DRIVE 25-29 (LAND OPPOSITE), LAMEN ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0760 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 6056 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 270m to A50 | | | | | | |
| Residential Amenity | Highly exposed and overlooked | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 800m to local centre, 700m to Forest Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Home Farm Access & Walkways

HOME FARM ACCESS & WALKWAYS, STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0769 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 3551 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land adjacent to residential area | | | | | | |
| Distance To Road Network | Innaccessible to vehicles - too thin | | | | | | |
| Residential Amenity | Not distinct | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | Innaccessible to vehicles - too thin | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

| |
|--|
| Melton Brook - Part of Bank |
| MELTON BROOK, R/O 2-44 HUNTSMANS WAY, RUSHEY MEAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|-----|
| UPRN | 0790 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 602 |
| Planning Designation | Melton Brook | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES30 | | | | | | |
| Potential for Screening | Thin slither of land adjacent to residential area | | | | | | |
| Distance To Road Network | Innaccessible to vehicles - too thin | | | | | | |
| Residential Amenity | Not distinct | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 910m to local centre, 910m to Herrick Primary School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

| |
|--|
| Islington Street (Castle Trans) |
| ISLINGTON STREET, CASTLE TRANS-BBC SITE, AYLESTONE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--------------------|--------|--------------|---------------|---|------------------|------|
| UPRN | 0797 | Ward | Castle | Building/Land | L | Site Area (sq m) | 7088 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC26 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

JARROM STREET CAR PARK - CORNER OF, LEICESTER

JARROM STREET CAR PARK - CORNER OF, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 0805 | Ward | Castle | Building/Land | L | Site Area (sq m) | 469 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 230m to A594 | | | | | | |
| Residential Amenity | Overlooked by flats, no screening | | | | | | |
| Vehicular/Ped Access | Access via narrow streets around hospital | | | | | | |
| Distance to Facilities | 650m top city centre, 820m to Hazel Primary School | | | | | | |
| Suitable Site? | No | Reason | Overlooked by flats, no screening | | | | |

Kamloops Crescent - Open Space

KAMLOOPS CRESCENT AMENITY AREA, ST MATTHEWS, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0811 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 7134 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenty Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 490m to A47 | | | | | | |
| Residential Amenity | Highly exposed and overlooked, loss of formal amenity area, poor access | | | | | | |
| Vehicular/Ped Access | poor access, issues for caravans | | | | | | |
| Distance to Facilities | 380m to local centre, 120m to Taylor Road Primary | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| King Richards Road Land |
| KING RICHARDS ROAD & TUDOR ROAD AMENITY AREA, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0827 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 2490 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Access onto A47 | | | | | | |
| Distance to Facilities | 110m to local centre, 300m to King Richard III School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--------------------------------------|
| Hinckley Road 81-83 R/O |
| HINCKLEY ROAD 81-83 (R/O), LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 0828 | Ward | Westcotes | Building/Land | L | Site Area (sq m) | 533 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 60m from A5460/A47 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 60m to local centre, and King Richard III School | | | | | | |
| Suitable Site? | No | Reason | Public footpath splitting site, Inaccessible to vehicles | | | | |

| | | | |
|---|---|-----------------------------|----------|
| Kingscliffe Crescent - Land at | | | |
| KINGSCLIFFE CRESCENT LAND AT, LEICESTER | | | |
| UPRN | 0836 | Ward | Evington |
| | | Building/Land | L |
| | | Site Area (sq m) | 3393 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Grensapce | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Highly exposed & overlooked | | |
| Distance To Road Network | 560m to A47 | | |
| Residential Amenity | Highly exposed and overlooked | | |
| Vehicular/Ped Access | Access for caravans to main road network | | |
| Distance to Facilities | 130m to local centre, 1100m to Whitehall Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|---|--------------------|----------------------------|----------|
| Knighton Lane East Allotments | | | |
| WASH BROOK NATURE PARK, KNIGHTON LANE EAST, LEICESTER | | | |
| UPRN | 0844 | Ward | Knighton |
| | | Building/Land | L |
| | | Site Area (sq m) | 27702 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | BES91 | | |
| Potential for Screening | - | | |
| Distance To Road Network | - | | |
| Residential Amenity | - | | |
| Vehicular/Ped Access | - | | |
| Distance to Facilities | - | | |
| Suitable Site? | Reason | Biodiversity & current use | |
| No | | | |

| |
|---|
| Knighton Fields Road West Accessway - R/O 59-65 |
| KNIGHTON FIELDS ROAD WEST LAND BETWEEN 59-65, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-----|
| UPRN | 0846 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 548 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Potential for screening | | | | | | |
| Distance To Road Network | 550m to A426 | | | | | | |
| Residential Amenity | Conflict with current use | | | | | | |
| Vehicular/Ped Access | Access along residential street | | | | | | |
| Distance to Facilities | 150m to local centre, 40m to Knighton Fields Primary School | | | | | | |
| Suitable Site? | No | Reason | Available land (excluding weir) is not big enough. Also access would be required to weir | | | | |

| |
|---|
| Krefeld Way (Path) |
| KREFELD WAY (PATH), STRASBOURG DRIVE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0858 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1852 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | on A563 | | | | | | |
| Residential Amenity | Would involve loss of current footpath | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | 440m to local centre, 580m to Buswells Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Existing footpath. Thin strip of land inaccessible to vehicles | | | | |

Lanesborough Road 53 - Land North East of

LANESBOROUGH ROAD - LAND N/E OF, MELTON ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|-------|
| UPRN | 0867 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 77886 |
| Planning Designation | Residential, Green Wedge, Floodplain, Riverside | | | | | | |
| Greenspace Designation | Natural Greenspace, Green Wedge | | | | | | |
| Biodiversity Designation | BES21 BES27 SINCS | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Langley Walk (Land North of)

LANGLEY WALK - LAND AT, ABBEY LANE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 0871 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 3449 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 140m to A6 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | 790m to local centre, 660m to Wolsey House Primary School | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles. Also suffers from exposure and lack of screening | | | | |

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|--|
| Ledbury Green (Amenity Area) |
| LEDBURY GREEN - LAND AT, MORPETH AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 0877 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 4513 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 290m to A563 | | | | | | |
| Residential Amenity | Highly visible and overlooked | | | | | | |
| Vehicular/Ped Access | Access for caravans to main road network | | | | | | |
| Distance to Facilities | 250m to local centre, 360m to Mowmacre Hill Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

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|--|
| Leicester Road - Land adj Railway Line |
| LEICESTER ROAD (ADJACENT RAIL LINE), THURCASTON, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|--------|
| UPRN | 0887 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 333902 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | Part BES4, Part BES2, part none | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | on Leicester Road | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Access to part of site would be possible. Other parts would need significant improvement | | | | | | |
| Distance to Facilities | 2.3km to local centre, 750m from Glebelands Primary School | | | | | | |
| Suitable Site? | No | Reason | Agricultural tenancy on site. Also Green Wedge site in open countryside away from existing settlement. No principle of development on site established. Residential use unlikely to be accepted. | | | | |

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|--|
| Leicester Road - Land East of |
| LEICESTER ROAD - LAND EAST OF, THURCASTON, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|--------|
| UPRN | 0888 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 112135 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | Part BES4 | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | on Leicester Road | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Excellent access for vehicles to main road network | | | | | | |
| Distance to Facilities | 1.9km to local centre, 350m to Glebelands Primary School | | | | | | |
| Suitable Site? | No | Reason | Agricultural tenancy on site. Also Green Wedge site in open countryside away from existing settlement. No principle of development on site established. Residential use unlikely to be accepted. | | | | |

| |
|---------------------------------------|
| Leicester Road - Land at |
| LEICESTER ROAD, THURCASTON, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|-------|
| UPRN | 0890 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 26045 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | Part BES1 | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | on Leicester Road | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Access for caravans to main road network | | | | | | |
| Distance to Facilities | 2.3km to local centre, 750m from Glebelands Primary School | | | | | | |
| Suitable Site? | No | Reason | Agricultural lease. Green Wedge site in open countryside away from existing settlement. No principle of development on much of site established. Residential use unlikely to be accepted. | | | | |

| |
|--|
| Lockerbie Road - Land and Part of Road |
| LOCKERBIE WALK - ACCESS, DUNBLANE AVENUE, GLENEAGLES AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|--------------|--------|--|---------------|---|------------------|------|
| UPRN | 0913 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 3386 |
| Planning Designation | Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Sltc? | No | Reason | Existing well used car park serving local centre | | | | |

| |
|--|
| Loughborough Road 370 - Land adjacent |
| LOUGHBOROUGH ROAD (ADJACENT JELSONS), LAND ADJACENT 370 LOUGHBOROUGH ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|------------------------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 0932 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 17500 |
| Planning Designation | Green Wedge, Rlverside, Floodplain | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Sltc? | No | Reason | Biodiversity | | | | |

| |
|---|
| Loughborough Rd Access (adjacent River Soar) |
| LOUGHBOROUGH ROAD - ACCESS, LEICESTER |

| | | | | | | | |
|--------------------------|------------------------------------|--------|--|---------------|---|------------------|------|
| UPRN | 0935 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 1142 |
| Planning Designation | Green Wedge, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity and too thin for vehicles | | | | |

| |
|----------------------------------|
| Marlow Road (Land at) |
| MARLOW ROAD - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|--------------------|--------|--------------|---------------|---|------------------|------|
| UPRN | 0974 | Ward | Westcotes | Building/Land | L | Site Area (sq m) | 2248 |
| Planning Designation | Open Space | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC29 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Marsden Lane (2 Plots) |
| MARSDEN LANE - 2 PLOTS, ADJACENT RIVER SOAR, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|------|
| UPRN | 0977 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 4865 |
| Planning Designation | Green Wedge, Conservation Area, Floodplain, Riverside, Scheduled Ancient Monument | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC30 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|---|
| Marwood Road - Access to Shops |
| MARWOOD ROAD - ACCESS TO SHOPS, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0983 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 2164 |
| Planning Designation | Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | No screening in place | | | | | | |
| Distance To Road Network | 560m to A563 | | | | | | |
| Residential Amenity | Loss of access to local centre | | | | | | |
| Vehicular/Ped Access | Existing access to local centre - needed for local centre to function | | | | | | |
| Distance to Facilities | adjoining local centre, 250m to Woodstock Primary | | | | | | |
| Suitable Site? | No | Reason | Existing verge and access to local centre | | | | |

| |
|---|
| Mayors Walk |
| MAYORS WALK, UNIVERSITY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 0987 | Ward | Castle | Building/Land | L | Site Area (sq m) | 1330 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land adjacent to university, main pedestrian access route | | | | | | |
| Distance To Road Network | 710m to A6 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 710m to local centre, 1km to Sparkenhoe Primary School | | | | | | |
| Suitable Sltte? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

| |
|--|
| Watermead Park |
| WATERMEAD PARK, MELTON ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|--------|
| UPRN | 1010 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 392008 |
| Planning Designation | Green Wedge, Floodplain, Riverside, Local Nature Reserve, | | | | | | |
| Greenspace Designation | Green Wedge, Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC6 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Sltte? | No | Reason | Biodiversity | | | | |

| |
|--|
| Meynells Gorse |
| MEYNELLS GORSE, LAND ADJ RAILWAY, HINCKLEY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--------------------|--------|---------------------------------|---------------|---|------------------|-------|
| UPRN | 1048 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 36644 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC20 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|---|
| Milton Crescent (Land at) |
| MILTON CRESCENT - LAND AT, UPPER TEMPLE WALK, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1060 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1579 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 620m to A563 | | | | | | |
| Residential Amenity | Highly exposed and overlooked, poor access (possible issue) | | | | | | |
| Vehicular/Ped Access | poor access once off main road | | | | | | |
| Distance to Facilities | 860m to local centre, 950m to Barley Croft Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

MONTREAL ROAD - ADJACENT CHURCH COURT, DYSART WAY, LEICESTER

MONTREAL ROAD - ADJACENT CHURCH COURT, DYSART WAY, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 1064 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 485 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining properties | | | | | | |
| Distance To Road Network | 290m to A607 | | | | | | |
| Residential Amenity | Overlooked by adjacent flats, no screening | | | | | | |
| Vehicular/Ped Access | Access via fairly narrow streets | | | | | | |
| Distance to Facilities | 430m to local centre, 120m to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Overlooked by adjacent flats, no screening | | | | |

Museum Square

MUSEUM SQUARE, NEW WALK, KING STREET, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1072 | Ward | Castle | Building/Land | L | Site Area (sq m) | 2437 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 200m to A594 | | | | | | |
| Residential Amenity | Overlooked, poor access | | | | | | |
| Vehicular/Ped Access | poor access, issues for caravans | | | | | | |
| Distance to Facilities | 470m to local centre, 1200m to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Netherhall Road Shops - Access R/O

NETHERHALL ROAD - ACCESS, NETHERHALL ROAD, NETHERHALL, LEICESTER

| | | | | | | | |
|--------------------------|--|------|------------------------|---------------|---|------------------|------|
| UPRN | 1093 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 1527 |
| Planning Designation | Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining uses | | | | | | |
| Distance To Road Network | 690m to A563 | | | | | | |
| Residential Amenity | Loss of access to local centre | | | | | | |
| Vehicular/Ped Access | Current access to local centre | | | | | | |
| Distance to Facilities | adjacent local centre, 480m to Netherhall School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Short stretch of road providing access to local centre | | | | | | |

NEW PARK ROAD ALLOTMENTS, R/O 17-29 NEW PARK ROAD, LEICESTER

NEW PARK ROAD ALLOTMENTS, R/O 17-29 NEW PARK ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|------|---------|---------------|---|------------------|-----|
| UPRN | 1098 | Ward | Freeman | Building/Land | L | Site Area (sq m) | 427 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Exposed site | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Inaccessible to vehicles. Also suffers from exposure and lack of screening | | | | | | |

New Parks Crescent-Land R/O Stokes Wood Primary School

NEW PARKS CRESCENT - LAND R/O, ADJ STOKES WOOD PRIMARY, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---------------|---------------|---|------------------|------|
| UPRN | 1099 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 1449 |
| Planning Designation | Greenspace/Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES42 | | | | | | |
| Potential for Screening | Thin slither of land adjacent to school and learning disability home, | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible (need access through Park or school) - too thin | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Innaccessible | | | | |

New Parks Boulevard Corner

NEW PARKS BOULEVARD - CORNER, GROBY ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1105 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 3797 |
| Planning Designation | No allocation | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A50/A563 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Access onto A50/A563 | | | | | | |
| Distance to Facilities | 620m to local centre, 830m to Forest Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

NEW WALK 37 - LAND FRONTING, LEICESTER

NEW WALK 37 - LAND FRONTING, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 1119 | Ward | Castle | Building/Land | L | Site Area (sq m) | 410 |
| Planning Designation | City Centre, Primarily Office, Conservation Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | No vehicular access | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | No vehicular access | | | | | | |
| Distance to Facilities | No vehicular access | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

Nicklaus Road - Land at

NICKLAUS ROAD - LAND AT, NICKLAUS ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-------------------------------|--------|--|---------------|---|------------------|------|
| UPRN | 1134 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 1442 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | Most parcels are inaccessible | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Available land is split up into parcels that are too small for pitches | | | | |

| |
|---|
| OAKHAMPTON AVENUE - (LAND ADJ 18), LEICESTER |
| OAKHAMPTON AVENUE - (LAND ADJ 18), LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------------|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 1147 | Ward | Stoneygate | Building/Land | L | Site Area (sq m) | 409 |
| Planning Designation | Primarily residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | No vehicular access | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | No vehicular access | | | | | | |
| Distance to Facilities | No vehicular access | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

| |
|---|
| Oakland Avenue - Land at |
| WATERMEAD ECOLOGICAL PARK, OAKLAND AVENUE LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1148 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 13805 |
| Planning Designation | Green Wedge, Nature Reserve, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Ocean Road - Land Between |
| GERVAS ROAD - LAND AT, OFF DAKYN ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1150 | Ward | Thurncourt | Building/Land | L | Site Area (sq m) | 64183 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | BES53, SINC22 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Onslow Street - Landscaping |
| ONSLOW STREET - LAND AT, ST STEPHENS ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1154 | Ward | Stoneygate | Building/Land | L | Site Area (sq m) | 1435 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 310m to A6 | | | | | | |
| Residential Amenity | Highly exposed and overlooked | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 10m to local centre, 150m to Medway Community Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Orchardson Avenue Open Space |
| ORCHARDSON AVENUE - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 1156 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 2826 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 440m to A607 | | | | | | |
| Residential Amenity | Overlooked by and potential conflict with adjacent properties (sheltered housing and Peepul Centre) | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 440m to local centre, 300m from Catherine Junior School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site adjacent to sheltered housing and Peepul Centre | | | | |

| |
|--|
| Packwood Road (adj Church Hall) |
| PACKWOOD ROAD, CHURCH HALL - LAND ADJ, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 1169 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 988 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 600m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, potential conflict with adjoining uses | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | Adjoins local centre, 240m to Woodstock Primary | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site, potential conflict with adjoining uses | | | | |

Stokeswood Park - Samson Rd (Land R/O 1-47)

SAMSON ROAD - LAND AT REAR OF 1-47, NEW PARKS, LEICESTER

| | | | | | | | |
|--------------------------|--------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1173 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 53429 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC15 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Peebles Way/Roseneath Ave - Open Space

PEEBLES WAY - LAND AT, ROSENEATH AVENUE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1182 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 1020 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 1.6km to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Access for vehicles to main road network | | | | | | |
| Distance to Facilities | 750m local centre, 760m to Herrick Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Player Close - Land at

PLAYER CLOSE AMENITY AREA , RUSHEY MEAD, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 1196 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 653 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A607 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal amenity area | | | | | | |
| Vehicular/Ped Access | Access direct onto A607 south | | | | | | |
| Distance to Facilities | 540m to local centre, 630m to Sandfield Close Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Plymouth Drive 29 (Land adj)

PLYMOUTH DRIVE (LAND ADJ 29) , ETHEL ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 1197 | Ward | Stoneygate | Building/Land | L | Site Area (sq m) | 1353 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 260m to A6030 | | | | | | |
| Residential Amenity | Highly exposed and overlooked, footpath dividing site | | | | | | |
| Vehicular/Ped Access | poor access, issues for caravans, sloping site | | | | | | |
| Distance to Facilities | 360m to local centre, 80m to Mayflower Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site, footpath dividing site | | | | |

| |
|--|
| Prebend Street (land at) |
| PREBEND STREET (LAND AT), LONDON ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1202 | Ward | Castle | Building/Land | L | Site Area (sq m) | 1943 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 110m to A6 | | | | | | |
| Residential Amenity | Highly exposed and overlooked | | | | | | |
| Vehicular/Ped Access | Good access to main road network | | | | | | |
| Distance to Facilities | 340m to local centre, 320m to Sparkenhoe Primary | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

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|---|
| Princess Road Backways |
| PRINCESS ROAD ACCESSWAY, PRINCESS ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-----|
| UPRN | 1203 | Ward | Castle | Building/Land | L | Site Area (sq m) | 622 |
| Planning Designation | Primarily Office Area, Conservation Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | 700m to A426 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Forms backway to Princess Rd | | | | | | |
| Distance to Facilities | 340m to city centre, 1.4km to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land not suitable for a Gypsy and Traveller site | | | | |

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|--|
| Ranworth Walk - Open Space |
| RANWORTH WALK OPEN SPACE, RANWORTH WALK, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-------|
| UPRN | 1224 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 12372 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 320m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Easy access onto and off site | | | | | | |
| Distance to Facilities | 230m to local centre, 310m to Woodstock Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Ravensbridge Drive - Land at |
| RAVENSBRIDGE DRIVE (LAND AT), RAVENSBRIDGE DRIVE, ABBEYGATE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 1229 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 1095 |
| Planning Designation | Primarily Employment Area (Grade C), Floodplain, Archeological Alert Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 260m to A6 | | | | | | |
| Residential Amenity | Corner site - no current screening | | | | | | |
| Vehicular/Ped Access | Not accessible unless through adjoining land | | | | | | |
| Distance to Facilities | 700m to local centre, 500m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Part of a larger site occupied on a long lease by a car sales company. This site is inaccessible on its own. | | | | |

| |
|---|
| Richard III Road (adjacent to River Soar) |
| RICHARD III ROAD (LAND ADJ RIVER SOAR), LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---------------------------|---------------|---|------------------|------|
| UPRN | 1243 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 3463 |
| Planning Designation | Waterside, SRA, Floodplain, Riverside | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Innaccessible to vehicles - too thin | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 450m to local centre, 650m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Innaccessible to vehicles | | | | |

| |
|---|
| Westbourne Street - Land r/o 42-58 |
| WESTBOURNE STREET - PLAY AREA, ROSS WALK, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 1255 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 804 |
| Planning Designation | Residential, Floodplain | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 160m to A607 | | | | | | |
| Residential Amenity | Overlooked, poor access, loss of play area | | | | | | |
| Vehicular/Ped Access | access to main roads via side streets | | | | | | |
| Distance to Facilities | 160m to local centre, 930m to Abbey Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

ROSS WALK (CORNER OF GARFIELD STREET), LEICESTER

ROSS WALK (CORNER OF GARFIELD STREET), LEICESTER

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|-----|
| UPRN | 1258 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 334 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | 90m to A607 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 50m to local centre, 680m to Catherine Junior School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

Ross Walk (N/W side) - Landscaping

ROSS WALK - LAND, LEICESTER

| | | | | | | | |
|--------------------------|-----------------------------|--------|---|---------------|---|------------------|------|
| UPRN | 1260 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 3747 |
| Planning Designation | Greenspace, Employment, SRA | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity on part of site, rest of site is road/footpath | | | | |

| |
|---|
| Royal East Street Car Park |
| ROYAL EAST STREET CAR PARK, BURLEYS WAY, BELGRAVE GATE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------------------------|---------------|---|------------------|-----|
| UPRN | 1268 | Ward | Castle | Building/Land | L | Site Area (sq m) | 690 |
| Planning Designation | SRA, St Georges | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 140m to A594 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | access along Royal East Street and Orchard St | | | | | | |
| Distance to Facilities | in city centre, 1km to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Exposure and lack of screening | | | | |

| |
|--|
| SALTERSFORD ROAD 71 (LAND R/O), LEICESTER |
| SALTERSFORD ROAD 71 (LAND R/O), LEICESTER |

| | | | | | | | |
|--------------------------|--------------------------------------|--------|---------------------------|---------------|---|------------------|-----|
| UPRN | 1291 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 308 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Innaccessible to vehicles - too thin | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | Innaccessible to vehicles - too thin | | | | | | |
| Suitable Site? | No | Reason | Innaccessible to vehicles | | | | |

| |
|--|
| St Denys Church (Land r/o) |
| ST DENYS CHURCH (LAND R/O), SCHOOL LANE, EVINGTON, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1299 | Ward | Evington | Building/Land | L | Site Area (sq m) | 15854 |
| Planning Designation | Green Wedge, Scheduled Ancient Monument, Conservation Area | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC25 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

| |
|--|
| Scott Street Allotments |
| SCOTT STREET AMENITY LAND, 105-117 HEATHER ROAD - R/O, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|------------------------------|---------------|---|------------------|------|
| UPRN | 1301 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 1083 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by back gardens | | | | | | |
| Distance To Road Network | 500m to A50 | | | | | | |
| Residential Amenity | Infill site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - access too thin. Would need to acquire adjacent property | | | | | | |
| Distance to Facilities | 70m to Millgate School, 500m to local centre | | | | | | |
| Suitable Site? | No | Reason | Innaccessible and overlooked | | | | |

SEYMOUR STREET 6, LEICESTER

SEYMOUR STREET 6, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|-----|------------------|-----|
| UPRN | 1336 | Ward | Castle | Building/Land | B&L | Site Area (sq m) | 438 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining properties | | | | | | |
| Distance To Road Network | 310m to A6 | | | | | | |
| Residential Amenity | Highly visable site | | | | | | |
| Vehicular/Ped Access | Too small for cars and a caravan | | | | | | |
| Distance to Facilities | 340m to Sparkenhoe Primary, 40m to local centre | | | | | | |
| Suitable Site? | No | Reason | Insufficient space for a pitch, overlooked by adjoining houses | | | | |

Shady Lane (Land East of)

SHADY LANE(LAND EAST OF), GARTREE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-------------------------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1337 | Ward | Evington | Building/Land | L | Site Area (sq m) | 97022 |
| Planning Designation | Green Wedge, Part Conservation Area | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | Part SINC25 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Slater Street (Land adjacent)

SLATER STREET CAR PARK (LAND ADJ 23-25), FROG ISLAND, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|---|------------------|------|
| UPRN | 1366 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 1048 |
| Planning Designation | Primarily Employment, SRA, Waterside, Floodplain | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Soar Lane (Part of Rally)

SOAR LANE PART OF RALLY, HIGHCROSS STREET, LEICESTER LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-------|
| UPRN | 1372 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 10669 |
| Planning Designation | Greenspace, Riverside | | | | | | |
| Greenspace Designation | Amenity Greenspace, Play Area, Football Pitches | | | | | | |
| Biodiversity Designation | BES47 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity and recreation. Park of existing park - major improvements currently underway | | | | |

| |
|--|
| Soar Lane (adjacent Canal) |
| SOAR LANE AMENITY AREA ADJACENT CANAL, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 1374 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 1969 |
| Planning Designation | SRA, Waterside, Riverside | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES48 | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 260m to A50 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Adequate access on to A50 | | | | | | |
| Distance to Facilities | 560m to City centre, 690m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Mounded grass banks. Very exposed from all sides. | | | | |

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| SOUTHGATE STREET SUB-STATION, ST NICHOLAS CIRCLE, LEICESTER |
| SOUTHGATE STREET SUB-STATION, ST NICHOLAS CIRCLE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|-----|
| UPRN | 1383 | Ward | Castle | Building/Land | L | Site Area (sq m) | 310 |
| Planning Designation | Potential Development Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 200m from A594 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Would require removal of electricity sub-station | | | | | | |
| Distance to Facilities | 1.5km to Hazel Primary School, 150m from city centre | | | | | | |
| Suitable Site? | No | Reason | Insufficient parking space for vehicles | | | | |

KESWICK HOUSE, 70 ST NICHOLAS CIRCLE, PEACOCK LANE, LEICESTER

KESWICK HOUSE, 70 ST NICHOLAS CIRCLE, PEACOCK LANE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 1394 | Ward | Castle | Building/Land | L | Site Area (sq m) | 465 |
| Planning Designation | Potential Development Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjacent student accommodation | | | | | | |
| Distance To Road Network | on A594 | | | | | | |
| Residential Amenity | Conflict with adjoining uses | | | | | | |
| Vehicular/Ped Access | Potential difficulty with access as right on junction - would require further investigation | | | | | | |
| Distance to Facilities | 150m from local centre, 1.6km to Hazel Primary School | | | | | | |
| Suitable Site? | No | Reason | Existing building, no parking for vehicles. Would require demolition - but still conflict with adjoining uses | | | | |

Slater Street - Land adjacent No. 70

SLATER STREET (LAND AT), FROG ISLAND, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|------|
| UPRN | 1409 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 1162 |
| Planning Designation | SRA, Waterside, Riverside | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining gym/business units | | | | | | |
| Distance To Road Network | Inaccessible due to TPOs on site | | | | | | |
| Residential Amenity | No residential neighbours but potential conflict with adjoining business use | | | | | | |
| Vehicular/Ped Access | Inaccessible due to TPOs on site | | | | | | |
| Distance to Facilities | 650m to local centre, 230m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Tree Preservation Orders on site which prevent vehicular access | | | | |

St Margarets Way - Land at

ST MARGARETS WAY - AMENITY LAND, ADJACENT TO ABBEY PARK, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|------|
| UPRN | 1414 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 3450 |
| Planning Designation | Greenspace, RA | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Natural Screening from main road | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | No residential properties in proximity | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Innacesible to caravans. Part of Abbey Park - would need to drive caravans through Abbey Park | | | | |

Belgrave Road - Amenity Area

BELGRAVE ROAD AMENITY AREA OPPOSITE MOORGATE STREET, ST MARKS ESTATE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1417 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 1526 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | on A607 | | | | | | |
| Residential Amenity | Highly exposed and overlooked, loss of formal amenity area, poor access | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | 20m to local centre, 640 to Catherine Infants School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| Stonesby Ave Open Space |
| STONESBY AVENUE OPEN SPACE, STONESBY AVENUE, SAFFRON LANE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1450 | Ward | Eyres Monsell | Building/Land | L | Site Area (sq m) | 4626 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 350m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Very good access | | | | | | |
| Distance to Facilities | 490m to local centre, 540m to Newry Infants and Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|------------------------------|
| The Oval |
| THE OVAL,NEW WALK, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------------------|--------|---|---------------|---|------------------|------|
| UPRN | 1489 | Ward | Castle | Building/Land | L | Site Area (sq m) | 2428 |
| Planning Designation | Greenspace, Conservation Area | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | Innaccessible to vehicles | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles | | | | | | |
| Distance to Facilities | Innaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Innaccessible to vehicles. Also suffers from exposure and lack of screening | | | | |

Thomson Close 10 - Land R/O

THOMSON CLOSE 10 (LAND ADJ), RUSHEY MEAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 1498 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 595 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and overlooked infill site | | | | | | |
| Distance To Road Network | 430m to A67 south | | | | | | |
| Residential Amenity | Highly exposed and overlooked, potential access issues | | | | | | |
| Vehicular/Ped Access | poor access - need to remove traffic calming measures | | | | | | |
| Distance to Facilities | 650m to local centre and 720m to Sandfield Close Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Thurcaston Road - The Marina

LEICESTER MARINA, THURCASTON ROAD, LEICESTER

| | | | | | | | |
|--------------------------|------------------------------------|--------|--------------|---------------|---|------------------|-------|
| UPRN | 1502 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 27562 |
| Planning Designation | Green Wedge, Floodplain, Riverside | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Thurcaston Road Open Space - adj River Soar

THURCASTON ROAD - LAND ADJACENT RIVER SOAR, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|-----|
| UPRN | 1503 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 582 |
| Planning Designation | Green Wedge, Conservation Area, Floodplain, Riverside | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC5, BES25 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

THURCASTON ROAD - LAND R/O THE TALBOT LOUGHBOROUGH ROAD, LEICESTER

THURCASTON ROAD - LAND R/O THE TALBOT LOUGHBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 1505 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 460 |
| Planning Designation | Green Wedge, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | BES25 | | | | | | |
| Potential for Screening | Inaccessible to vehicles | | | | | | |
| Distance To Road Network | 220m to A6030 but inaccessible | | | | | | |
| Residential Amenity | Inaccessible to vehicles | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | 370m to local centre, 650m to Mellor Community Primary | | | | | | |
| Suitable Site? | No | Reason | Landlocked area of land adjoining River Soar | | | | |

Thurcaston Road (West River Soar)

THURCASTON ROAD - WEST RIVER SOAR, LEICESTER

| | | | | | | | |
|--------------------------|---|------|----------|---------------|---|------------------|-----|
| UPRN | 1508 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 730 |
| Planning Designation | Green Wedge, Conservation Area, Floodplain, Riverside | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Biodiversity | | | | | | |

THURCASTON ROAD (HIGHWAY LAND NEAR OLD BRIDGE), LOUGHBOROUGH ROAD, LEICESTER

THURCASTON ROAD (HIGHWAY LAND NEAR OLD BRIDGE), LOUGHBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|------|-------|---------------|---|------------------|-----|
| UPRN | 1510 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 393 |
| Planning Designation | Green Wedge, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | BES24 | | | | | | |
| Potential for Screening | Inaccessible to vehicles | | | | | | |
| Distance To Road Network | 270m to A6 but inaccessible to vehicles | | | | | | |
| Residential Amenity | Inaccessible to vehicles | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | 620m to local centre, 800m to Mellor Community Primary | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Inaccessible to vehicles | | | | | | |

Thurncourt Road - Accessway

THURNCOURT ROAD - LAND, WILLOWBROOK VIEW, LEICESTER

| | | | | | | | |
|--------------------------|--|------|------------|---------------|---|------------------|------|
| UPRN | 1521 | Ward | Thurncourt | Building/Land | L | Site Area (sq m) | 8573 |
| Planning Designation | Community and Leisure, Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 1.1km to A563 | | | | | | |
| Residential Amenity | Highly visible and overlooked | | | | | | |
| Vehicular/Ped Access | Access to the site is ok but access onto/within site is poor | | | | | | |
| Distance to Facilities | part of local centre, 350m to Thurnby Lodge Primary School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

TOWNSEND CLOSE OPEN SPACE, LEICESTER

TOWNSEND CLOSE OPEN SPACE, LEICESTER

| | | | | | | | |
|--------------------------|--|------|-------------|---------------|---|------------------|-----|
| UPRN | 1538 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 493 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining properties | | | | | | |
| Distance To Road Network | 290m to A607 | | | | | | |
| Residential Amenity | Overlooked by adjacent flats, no screening | | | | | | |
| Vehicular/Ped Access | Poor accesss - traffic calming would have to be removed | | | | | | |
| Distance to Facilities | 400m to local centre, 390m to Sandfield Close Primary School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

Trevino Drive Open Space - 10 parcels

TREVINO DRIVE OPEN SPACE, NICKLAUS ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|------|
| UPRN | 1539 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 2177 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 1km to A563 | | | | | | |
| Residential Amenity | 10 small parcels of land. Three large enough for sites but all are overlooked | | | | | | |
| Vehicular/Ped Access | Access to the site is ok but access onto/within site is poor | | | | | | |
| Distance to Facilities | 700m to local centre, 800m to Sandfield Close Primary School | | | | | | |
| Suitable Site? | No | Reason | 10 small parcels of land. Three large enough for sites but all are overlooked | | | | |

Troon Way - Landscaping adjacent Railway

TROON WAY ADJACENT RAILWAY, BARKBY ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1541 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 1295 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES29 | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 960m to A563 | | | | | | |
| Residential Amenity | Highly visible and overlooked, access would be difficult (extra land required) | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - access road would need to be created through sportsground | | | | | | |
| Distance to Facilities | 1040m to local centre, 1080m to Herrick Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

VAUGHAN WAY-RESTAURANT, VAUGHAN WAY, LEICESTER

VAUGHAN WAY-RESTAURANT, VAUGHAN WAY, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 1577 | Ward | Castle | Building/Land | L | Site Area (sq m) | 405 |
| Planning Designation | Potential Development Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | If existing building was removed, then would be overlooked by adjoining uses | | | | | | |
| Distance To Road Network | 250m to A594 | | | | | | |
| Residential Amenity | | | | | | | |
| Vehicular/Ped Access | Poor - narrow streets | | | | | | |
| Distance to Facilities | in city centre, 980m to Slater Street Primary | | | | | | |
| Suitable Site? | No | Reason | If building was removed, site would be overlooked by nearby uses | | | | |

VERNON STREET CAR PARKING, LEICESTER

VERNON STREET CAR PARKING, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 1585 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 364 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 520m to A47 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | access via narrow residential streets | | | | | | |
| Distance to Facilities | 710m to local centre, 670m to Fosse Primary school | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Vicarage Lane - Amenity Area

VICARAGE LANE AMENITY AREA, CHURCH LANE, BELGRAVE, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--------------|---------------|---|------------------|------|
| UPRN | 1591 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 6831 |
| Planning Designation | Green Wedge, Conservation Area, Riverside | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | BES25, SINC5 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Craven Recreation Ground

CRAVEN RECREATION GROUND, VICTORIA ROAD EAST, NORTHFIELDS, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-------|
| UPRN | 1596 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 16953 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | on A6030 | | | | | | |
| Residential Amenity | Highly exposed, current recreation ground | | | | | | |
| Vehicular/Ped Access | Very good access | | | | | | |
| Distance to Facilities | adjacent local centre, 780m to Merrydale Junior School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

WELFORD ROAD PART OF 99 COMMERCIAL SQUARE, WELFORD ROAD, LEICESTER

WELFORD ROAD PART OF 99 COMMERCIAL SQUARE, WELFORD ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|------|---------|---------------|---|------------------|-----|
| UPRN | 1620 | Ward | Freeman | Building/Land | L | Site Area (sq m) | 385 |
| Planning Designation | Key Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Small slither of land on roadside - highly exposed | | | | | | |
| Distance To Road Network | 350m from A6 | | | | | | |
| Residential Amenity | Small slither of land | | | | | | |
| Vehicular/Ped Access | Small slither of land - unlikely to be able to be accessed by vehicles | | | | | | |
| Distance to Facilities | 1km from local centre, 1.1km from Hazel Primary | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Site partly occupied by commercial premises. Remaining space only small slither of land and not sufficient for a pitch | | | | | | |

WHARF STREET SOUTH (LAND AT) POTTER STREET, LEICESTER

WHARF STREET SOUTH (LAND AT) POTTER STREET, LEICESTER

| | | | | | | | |
|--------------------------|--|------|--------|---------------|---|------------------|-----|
| UPRN | 1660 | Ward | Castle | Building/Land | L | Site Area (sq m) | 370 |
| Planning Designation | City Centre, SRA | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked | | | | | | |
| Distance To Road Network | 280m to A594 | | | | | | |
| Residential Amenity | No residential neighbours but potential conflict with adjoining business use | | | | | | |
| Vehicular/Ped Access | Good access to road network | | | | | | |
| Distance to Facilities | in city centre, 1.1km to Taylor Road Primary School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | If building was removed, site would be overlooked by nearby uses | | | | | | |

| |
|---|
| Brocklesby Way Open Space |
| BROCKLESBY WAY OPEN SPACE, NEW ROMNEY CRESCENT, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1768 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 5086 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Exposed | | | | | | |
| Distance To Road Network | 1.37km to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal open space | | | | | | |
| Vehicular/Ped Access | Access to the site is ok but access onto/within site is poor | | | | | | |
| Distance to Facilities | 850m to local centre, 90m to Scraftoft Valley Primary School, | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| Pankhurst Road (Land adj) |
| PANKHURST ROAD - ACCESS WAY, BEAUMONT LODGE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---------------------------|---------------|---|------------------|-----|
| UPRN | 1791 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 827 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land, main pedestrian access route | | | | | | |
| Distance To Road Network | 1.62km to A563 | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Access to the site is ok but access onto/within site for vehicles is poor | | | | | | |
| Distance to Facilities | 400m to local centre, 330m to Beaumont Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles. | | | | |

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|--|
| Kirby Frith (Landscaping Areas) |
| KIRBY FRITH (LANDSCAPING AREAS), SCUDAMORE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--------|--------|--|---------------|---|------------------|-------|
| UPRN | 1811 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 40866 |
| Planning Designation | | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | SINC17 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Most of site is Local Nature Reserve, rest is overlooked and exposed | | | | |

| |
|--|
| Bennion Road - 1960 m2 (Walkers) |
| BENNION ROAD LAND ADJACENT WALKER & SON, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|------|
| UPRN | 1857 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1317 |
| Planning Designation | Key Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining factory | | | | | | |
| Distance To Road Network | 1.7km to A563 | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Only access is through factory entrance | | | | | | |
| Distance to Facilities | 800m to local centre, 700m from Beaumont Lodge Primary | | | | | | |
| Suitable Site? | No | Reason | Exposed and requires entrance through private factory site | | | | |

Evington Lane (Land R/O 215-223)

EVINGTON LANE R/O 215-223, EVINGTON, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 1858 | Ward | Evington | Building/Land | L | Site Area (sq m) | 6453 |
| Planning Designation | Conservation Area, Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC25 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity & conservation | | | | |

Arboretum - Shady Lane

ARBORETUM SHADY LANE, SHADY LANE, GARTREE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------|--------|-----------------------------|---------------|---|------------------|--------|
| UPRN | 1859 | Ward | Evington | Building/Land | L | Site Area (sq m) | 114713 |
| Planning Designation | Conservation Area, Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC25 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity & conservation | | | | |

Groby Road - Land adjacent & R/O 335

GROBY ROAD -AMENITY AREA, GROBY ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------------|--------|-----------------------------|---------------|---|------------------|-------|
| UPRN | 1873 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 53261 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace | | | | | | |
| Biodiversity Designation | SINC14, BES40 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity & conservation | | | | |

Commercial Square 50

COMMERCIAL SQUARE 50, AYLESTONE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|-----|------------------|------|
| UPRN | 1890 | Ward | Freemen | Building/Land | B&L | Site Area (sq m) | 1318 |
| Planning Designation | Key Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 780m to A426 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Very good access | | | | | | |
| Distance to Facilities | 1.60km to local centre, 1.65km to Knighton Fields Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

ST MARKS NHO, 14-16 CATHERINE STREET, LEICESTER

ST MARKS NHO, 14-16 CATHERINE STREET, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|-----|------------------|-----|
| UPRN | 1924 | Ward | Latimer | Building/Land | B&L | Site Area (sq m) | 340 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 650m to A607 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | Poor access onto site | | | | | | |
| Distance to Facilities | 650m to local centre, 180m to Catherine Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

LAND REAR OF 80-86 HASTINGS ROAD, LEICESTER

LAND REAR OF 80-86 HASTINGS ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 1939 | Ward | CW | Building/Land | L | Site Area (sq m) | 384 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly overlooked by adjoining properties | | | | | | |
| Distance To Road Network | 480m to A6039 | | | | | | |
| Residential Amenity | Highly overlooked site | | | | | | |
| Vehicular/Ped Access | Sufficient access onto main road network | | | | | | |
| Distance to Facilities | 270m to Merrydale School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

CROSS CORNERS HOUSE, THURCASTON ROAD 2, CROSS CORNERS, LOUGHBOROUGH ROAD, LEICESTER

CROSS CORNERS HOUSE, THURCASTON ROAD 2, CROSS CORNERS, LOUGHBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------------------------------|---------------|-----|------------------|-----|
| UPRN | 2274 | Ward | Belgrave | Building/Land | B&L | Site Area (sq m) | 320 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Existing building - no parking space | | | | | | |
| Distance To Road Network | 50m to A6030 | | | | | | |
| Residential Amenity | Existing building - no parking space | | | | | | |
| Vehicular/Ped Access | No access onto site | | | | | | |
| Distance to Facilities | 270m to Mellor Primary School, 180m to local centre, | | | | | | |
| Suitable Site? | No | Reason | Existing building - no parking space | | | | |

New Parks Library - Dillon Road

FORMER NEW PARKS LIBRARY, DILLON ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|-----|------------------|-----|
| UPRN | 2284 | Ward | New Parks | Building/Land | B&L | Site Area (sq m) | 535 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | exposed | | | | | | |
| Distance To Road Network | 570m to A563 | | | | | | |
| Residential Amenity | Highly exposed | | | | | | |
| Vehicular/Ped Access | Very good access | | | | | | |
| Distance to Facilities | Adjacent to local cente, 1.05km to Forest Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

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| RUSHEY MEAD RECREATION CENTRE, 215 GLENEAGLES AVENUE, LEICESTER |
| RUSHEY MEAD RECREATION CENTRE, 215 GLENEAGLES AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------------------|---------------|-----|------------------|-----|
| UPRN | 2323 | Ward | Rushey Mead | Building/Land | B&L | Site Area (sq m) | 488 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Existing building. If demolished then would be overlooked | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Conflict with adjoining uses | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

| |
|--|
| Blackbird Rd Playing Field |
| BLACKBIRD ROAD PLAYING FIELD, HEACHAM DRIVE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-------|
| UPRN | 2410 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 51009 |
| Planning Designation | Residential, Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Exposed unless brought forward as comprehensive development with adjoining private land - but this is a large site | | | | | | |
| Distance To Road Network | 700m to A5630 | | | | | | |
| Residential Amenity | Residential properties to west | | | | | | |
| Vehicular/Ped Access | Inaccessible | | | | | | |
| Distance to Facilities | 700m to local centre, 450m to Barleycroft Primary School | | | | | | |
| Suitable Site? | No | Reason | Site would need to be brought forward with adjoining land in private ownership as there is no vehicular access to this site. | | | | |

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|---|
| ST GEORGES WAY (STRIP OF LAND), ST GEORGES WAY, WILLIAM STREET, LEICESTER |
| ST GEORGES WAY (STRIP OF LAND), ST GEORGES WAY, WILLIAM STREET, LEICESTER |

| | | | | | | | |
|--------------------------|---------------------------|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 2469 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 458 |
| Planning Designation | Primarily Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

| |
|-------------------------------------|
| Grantham Road - Land off |
| GRANTHAM ROAD - LAND OFF, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 2485 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 2180 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 740m to A563 | | | | | | |
| Residential Amenity | Highly exposed | | | | | | |
| Vehicular/Ped Access | Access for vehicles to main road network | | | | | | |
| Distance to Facilities | Adjacent to local centre, 1.09km to Scratpof Valley Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

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|---|
| Swithland Avenue - Private Road R/O |
| SWITHLAND AVENUE (PRIVATE ROAD TO THE REAR OF), LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--------------------------|---------------|---|------------------|------|
| UPRN | 2502 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 2247 |
| Planning Designation | SRA, Abbey Meadows, Riverside | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | on A6 | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Access to the site is good but no access onto/within site | | | | | | |
| Distance to Facilities | 1.08km to local centre, 1.05km to Wolsey House Primary School | | | | | | |
| Suitable Slt?e? | No | Reason | Inaccessible to vehicles | | | | |

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|--|
| Braunstone Hall |
| BRAUNSTONE HALL, BRAUNSTONE PARK, CORT CRESCENT, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|---------------------------------|---------------|-----|------------------|------|
| UPRN | 2546 | Ward | Braunstone Park & Rowley Fields | Building/Land | B&L | Site Area (sq m) | 9725 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | SINC33 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Slt?e? | No | Reason | Biodiversity | | | | |

| | | | |
|---------------------------------------|---|--------------------------|-------|
| Slater Street (Land Northside) | | | |
| SLATER STREET (ADJ RIVER), LEICESTER | | | |
| UPRN | 2624 | Ward | Abbey |
| | | Building/Land | L |
| | | Site Area (sq m) | 905 |
| Planning Designation | SRA, Waterside, Riverside, Floodplain | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | BES44 | | |
| Potential for Screening | Thin slither of land | | |
| Distance To Road Network | on A6 | | |
| Residential Amenity | Highly visable site | | |
| Vehicular/Ped Access | Innaccessible to vehicles - access road would need to be created through private land | | |
| Distance to Facilities | 780m to local centre, 260m to Slater Street Primary School | | |
| Suitable Site? | Reason | Inaccessible to vehicles | |
| No | | | |

| | | | |
|---------------------------------------|--|-----------------------------|--------|
| NEW WALK - TRIANGLE, LEICESTER | | | |
| NEW WALK - TRIANGLE, LEICESTER | | | |
| UPRN | 2629 | Ward | Castle |
| | | Building/Land | L |
| | | Site Area (sq m) | 304 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked and lack of screening | | |
| Distance To Road Network | 250m to A594 | | |
| Residential Amenity | Overlooked, no screening | | |
| Vehicular/Ped Access | Very restricted access | | |
| Distance to Facilities | 130m to city centre, 1.5km to Sparkenhoe Community Primary | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

Asfordby Street Car Parking

ASFORDBY STREET CAR PARKING, LEICESTER

| | | | | | | | |
|--------------------------|---|------|---------|---------------|---|------------------|------|
| UPRN | 2724 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 3199 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed | | | | | | |
| Distance To Road Network | 500m to A47 | | | | | | |
| Residential Amenity | Highly visible exposed site, poor access, current use as car park | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | Adjacent to local centre, 330m, to Bridge Junior School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

Aikman Avenue Land R/O

MARVIN CLOSE OPEN SPACE, LEICESTER

| | | | | | | | |
|--------------------------|--|------|-----------|---------------|---|------------------|------|
| UPRN | 2729 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 3587 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed & overlooked | | | | | | |
| Distance To Road Network | 1.48km to A563 | | | | | | |
| Residential Amenity | Highly visible and overlooked, loss of formal open space, possible access issues | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | 880m to local centre, 290m to Inglehurst Infant School | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Highly visible exposed site | | | | | | |

| |
|--|
| Bridge Road Car Park |
| BRIDGE ROAD CAR PARK, BRIDGE ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|--|
| UPRN | 2734 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked | | | | | | |
| Distance To Road Network | 700m to A47 | | | | | | |
| Residential Amenity | Overlooked but some screening | | | | | | |
| Vehicular/Ped Access | Sufficient access | | | | | | |
| Distance to Facilities | 30m to local centre, 460m to Green Lane School | | | | | | |
| Suitable Site? | No | Reason | Well used car park - still in use and unavailable | | | | |

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| BATH STREET 11 - LAND ADJACENT, LEICESTER |
| BATH STREET 11 - LAND ADJACENT, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 2740 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 416 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 650m to A563 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Sufficient access onto Loughborough Road | | | | | | |
| Distance to Facilities | 850m to Mellor Community Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| Dysart Way Open Space |
| DYSART WAY OPEN SPACE, LAND BETWEEN DYSART WAY/ TAYLOR ROAD, LEICESTER. |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 2742 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 9749 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 150m to A607 | | | | | | |
| Residential Amenity | Highly exposed and overlooked, loss of formal open space, possible access issues | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | 210m to local centre, adjoining Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|---|
| FREEHOLD STREET (LAND AT), LEICESTER |
| FREEHOLD STREET (LAND AT), LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 2750 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 342 |
| Planning Designation | Key Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | 200m to A594 | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | 340m to local centre, 540m to Taylor Road Primary School | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

| |
|--|
| Great Central Way |
| EVESHAM ROAD, GREAT CENTRAL WAY, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-------|
| UPRN | 2757 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 66470 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC | | | | | | |
| Potential for Screening | Linear site of former railway line | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | Linear site of former railway line | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles & shape of site makes development of pitches impossible | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Former railway embankment - not suitable for G&T pitches | | | | |

| |
|---|
| HAZEL STREET AMENITY AREA, LEICESTER |
| HAZEL STREET AMENITY AREA, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|------------|---------------|---|------------------|-----|
| UPRN | 2759 | Ward | Castle | Building/Land | L | Site Area (sq m) | 305 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 150m to A426 | | | | | | |
| Residential Amenity | Overlooked, no screening, loss of formal amenity area | | | | | | |
| Vehicular/Ped Access | Access along residential street | | | | | | |
| Distance to Facilities | 160m to Hazel Primary School | | | | | | |
| Suitable Site? | No | Reason | Overlooked | | | | |

| |
|---|
| Loughborough Rd 174 - (Land Adjoining) |
| LOUGHBOROUGH ROAD 174-180 (R/O), LEICESTER |

| | | | | | | | |
|--------------------------|--------------------------|--------|--------------------------|---------------|---|------------------|------|
| UPRN | 2760 | Ward | Belgrave | Building/Land | L | Site Area (sq m) | 1339 |
| Planning Designation | Greenspace/Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

| |
|---|
| St George Street - Amenity Area |
| ST GEORGE STREET AMENITY AREA, ADJ FORMER CHARLES STREET, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 2775 | Ward | Castle | Building/Land | L | Site Area (sq m) | 1209 |
| Planning Designation | SRA, Conservation Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | 50m from A594 | | | | | | |
| Residential Amenity | Highly visible exposed site, loss of formal amenity area | | | | | | |
| Vehicular/Ped Access | Good access onto A594 | | | | | | |
| Distance to Facilities | in city centre, 1.2km to Sparkenhoe Community Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|-----------------------------------|
| VAUGHAN WAY 101, LEICESTER |
| VAUGHAN WAY 101, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-----|
| UPRN | 2781 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 449 |
| Planning Designation | City Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining Highcross car park | | | | | | |
| Distance To Road Network | on A594 | | | | | | |
| Residential Amenity | Overlooked by car park/residential units | | | | | | |
| Vehicular/Ped Access | Likely to be a major issue. Little possibility of access off Vaughan Way | | | | | | |
| Distance to Facilities | adjoining city centre, 500m from Slater Street Primary | | | | | | |
| Suitable Site? | No | Reason | No vehicular access to site. Also overlooked by Highcross car park | | | | |

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|---|
| Woodstock Road |
| WOODSTOCK ROAD - LAND AT, CASHMORE VIEW, STOCKING FARM, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------|-----------------------------|---------------|---|------------------|------|
| UPRN | 2785 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 6408 |
| Planning Designation | Part Greenspace, Part No Designation | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | on A563 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | Access to the site is good but access onto/within site is poor | | | | | | |
| Distance to Facilities | 430m to local centre, adjacent to Woodstock Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Scudamore Road - Land North of

SCUDAMORE ROAD (LAND NORTH OF), KIRBY FRITH, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------|---------------|---|------------------|-------|
| UPRN | 2788 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 17050 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Natural Greenspace, Amenity Greenspace | | | | | | |
| Biodiversity Designation | SINC16 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Conduit Street/Andover Street Land

CONDUIT STREET/ANDOVER STREET (LAND AT), LEICESTER

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 2793 | Ward | Castle | Building/Land | L | Site Area (sq m) | 802 |
| Planning Designation | SRA | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked by adjoining buildings | | | | | | |
| Distance To Road Network | 100m from A6 | | | | | | |
| Residential Amenity | Overlooked by adjacent tall buildings, possible access issues | | | | | | |
| Vehicular/Ped Access | One-way system involves travelling along narrow residential streets | | | | | | |
| Distance to Facilities | 400m from city centre, 420m to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

Welford Road (Part Sidings)

WELFORD ROAD (PART SIDINGS), LAND ADJACENT COX'S MOTORS, OPPOSITE MISSION FOR THE DEAF, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 2846 | Ward | Castle | Building/Land | L | Site Area (sq m) | 747 |
| Planning Designation | Primarily employment | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | Inaccessible to vehicles | | | | | | |
| Residential Amenity | Lack of screening | | | | | | |
| Vehicular/Ped Access | Inaccessible | | | | | | |
| Distance to Facilities | Inaccessible to vehicles | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

Quakesick Spinney and Land adjacent

QUAKESICK SPINNEY AND LAND ADJACENT, SANDHILLS AVENUE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|------------------------|---------------|---|------------------|-------|
| UPRN | 2848 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 18224 |
| Planning Designation | Greenspace, Residential | | | | | | |
| Greenspace Designation | Natural Greenspace, Amenity Greenspace | | | | | | |
| Biodiversity Designation | SINC11, BES 35 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Biodiversity | | | | |

Humberstone Road - Land adjacent No. 336

HUMBERSTONE ROAD - LAND ADJACENT No. 336, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 2863 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 954 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Highly exposed and lack of screening | | | | | | |
| Distance To Road Network | on A47 | | | | | | |
| Residential Amenity | Lack of separation and screening | | | | | | |
| Vehicular/Ped Access | Access to the site is good but access onto/within site is impossible | | | | | | |
| Distance to Facilities | 190m to local centre, 140m to Green Lane Primary School | | | | | | |
| Suitable Site? | No | Reason | Inaccessible to vehicles | | | | |

Brambling Road - Land adjacent 21

BRAMBLING ROAD - LAND ADJACENT 21, LEICESTER

| | | | | | | | |
|--------------------------|------|--------|--|---------------|---|------------------|-----|
| UPRN | 2870 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 100 |
| Planning Designation | - | | | | | | |
| Greenspace Designation | - | | | | | | |
| Biodiversity Designation | - | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Approx 100sq m. Too small to be considered | | | | |

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|--|
| Laburnum Road Housing New Build Site |
| LABURNUM ROAD HOUSING BUILD SITE, LABURNUM ROAD, LEICESTER |

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|--------------------------|------|--------|--|---------------|---|------------------|------|
| UPRN | 2872 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 9599 |
| Planning Designation | - | | | | | | |
| Greenspace Designation | - | | | | | | |
| Biodiversity Designation | - | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Already built out - Local Authority New Build Council Housing site | | | | |

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|--|
| SANVEY GATE/BURGESS STREET - LAND AT, LEICESTER |
| SANVEY GATE/BURGESS STREET - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|-----------------------------|---------------|---|------------------|-----|
| UPRN | 2890 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 307 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 160m to A6 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | Sufficient access onto site | | | | | | |
| Distance to Facilities | 400m to city centre, 560m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Highly visible exposed site | | | | |

| |
|--|
| ST MARGARETS WAY - LAND AT, LEICESTER |
| ST MARGARETS WAY - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 2891 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 396 |
| Planning Designation | City Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | 120m to A594 | | | | | | |
| Residential Amenity | Overlooked by adjoining high rise properties | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 130m to city centre, 640m to Slater Street Primary School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

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| Rancliffe Gardens |
| RANCLIFFE GARDENS, RANCLIFFE CRESCENT, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------|--------|------------------------------------|---------------|---|------------------|-------|
| UPRN | 2895 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 18272 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | BES66 | | | | | | |
| Potential for Screening | - | | | | | | |
| Distance To Road Network | - | | | | | | |
| Residential Amenity | - | | | | | | |
| Vehicular/Ped Access | - | | | | | | |
| Distance to Facilities | - | | | | | | |
| Suitable Site? | No | Reason | Existing use as a Community Garden | | | | |

Gilroes Farm Cottage

GILROES FARM COTTAGE, GROBY ROAD

| | | | | | | | |
|--------------------------|---|--------|----------------------------|---------------|--|------------------|-----|
| UPRN | 2907 | Ward | Beaumont Leys | Building/Land | | Site Area (sq m) | 920 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Some screening but overlooked from rear of adjoining houses | | | | | | |
| Distance To Road Network | 140m to A50 | | | | | | |
| Residential Amenity | Overlooked, increased traffic along track to rear of houses | | | | | | |
| Vehicular/Ped Access | Access would need significant improvement | | | | | | |
| Distance to Facilities | 1.2km to local centre, 1km to Parks Primary School | | | | | | |
| Suitable Site? | No | Reason | Too small to be considered | | | | |

FOSSE ROAD SOUTH 300, NARBOROUGH ROAD, LEICESTER

FOSSE ROAD SOUTH 300, NARBOROUGH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-----|
| UPRN | 4041 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 310 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Existing building - would need to be demolished. Screening required on all sides | | | | | | |
| Distance To Road Network | 240m to A5460 | | | | | | |
| Residential Amenity | One pitch maximum - but would need to demolish existing semi detached building. Impact on adjoining property. | | | | | | |
| Vehicular/Ped Access | Potential difficulty with access as right on junction - would require further investigation | | | | | | |
| Distance to Facilities | 140m to local centre, 500m to Folville Junior School | | | | | | |
| Suitable Site? | No | Reason | Removal of existing semi detached building would have impact on adjoining property. Also likely to be access concerns. | | | | |

BRAUNSTONE LANE/BRAUNSTONE AVENUE - LAND AT JUNCTION, LEICESTER

BRAUNSTONE LANE/BRAUNSTONE AVENUE - LAND AT JUNCTION, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|---|---------------|---|------------------|-----|
| UPRN | 4125 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 454 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slither of land | | | | | | |
| Distance To Road Network | 1.1km to A5460 | | | | | | |
| Residential Amenity | Highly visable exposed site | | | | | | |
| Vehicular/Ped Access | Innaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | 1.3km to local centre, 540m to Caldecote Primary School | | | | | | |
| Suitable Site? | No | Reason | Thin strip of land inaccessible to vehicles | | | | |

HOGARTH ROAD OPEN SPACE, BRACKENFIELD CHASE, LEICESTER

HOGARTH ROAD OPEN SPACE, BRACKENFIELD CHASE, LEICESTER

| | | | | | | | |
|--------------------------|-----------------------------------|--------|--------------------------|---------------|---|------------------|-----|
| UPRN | 4133 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 455 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked and lack of screening | | | | | | |
| Distance To Road Network | 2.2km to A563 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | Good access onto Leicester Road | | | | | | |
| Distance to Facilities | 380m to Glebelands Primary School | | | | | | |
| Suitable Site? | No | Reason | Overlooked, no screening | | | | |

Martin Street - Open Space

MARTIN STREET EXTENSION, MARTIN STREET, LEICESTER

| | | | | | | | |
|--------------------------|---|------|---------|---------------|---|------------------|------|
| UPRN | 4136 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 2454 |
| Planning Designation | Residential and Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES32 | | | | | | |
| Potential for Screening | Part of site highly exposed and lack of screening, part covered in trees to provide screen for railway line | | | | | | |
| Distance To Road Network | 1.6km to A607 | | | | | | |
| Residential Amenity | Highly visible exposed site | | | | | | |
| Vehicular/Ped Access | poor access | | | | | | |
| Distance to Facilities | 1.1km to local centre, 700m to Catherine Junior School | | | | | | |
| Suitable Site? | Highly visible exposed site | | | | | | |
| No | | | | | | | |

New Walk Backways

NEW WALK BACKWAYS, NEW WALK, LEICESTER

| | | | | | | | |
|--------------------------|---|------|--------|---------------|---|------------------|------|
| UPRN | 4178 | Ward | Castle | Building/Land | L | Site Area (sq m) | 3333 |
| Planning Designation | Primarily Office Area, Conservation Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Thin slithers of land | | | | | | |
| Distance To Road Network | 180m to A6 | | | | | | |
| Residential Amenity | Highly visible exposed sites | | | | | | |
| Vehicular/Ped Access | Inaccessible to vehicles - too thin | | | | | | |
| Distance to Facilities | Average 180m to local centre, 680m to Sparkenhoe Primary School | | | | | | |
| Suitable Site? | Thin strips of land inaccessible to vehicles | | | | | | |
| No | | | | | | | |

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|----------------------------------|
| St Davids Road Open Space |
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|---|
| ST DAVIDS ROAD - OPEN SPACE, OFF RYDER ROAD, KIRBY FRITH, LEICESTER |
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|--------------------------|---|--|--|---------------|--------------------------------|------------------|-----------------------------------|
| UPRN | <input type="text" value="4181"/> | Ward | <input type="text" value="New Parks"/> | Building/Land | <input type="text" value="L"/> | Site Area (sq m) | <input type="text" value="1066"/> |
| Planning Designation | <input type="text" value="Residential"/> | | | | | | |
| Greenspace Designation | <input type="text" value="None"/> | | | | | | |
| Biodiversity Designation | <input type="text" value="None"/> | | | | | | |
| Potential for Screening | <input type="text" value="Highly exposed and lack of screening"/> | | | | | | |
| Distance To Road Network | <input type="text" value="1.3km to A563"/> | | | | | | |
| Residential Amenity | <input type="text" value="Highly visible exposed site"/> | | | | | | |
| Vehicular/Ped Access | <input type="text" value="poor access"/> | | | | | | |
| Distance to Facilities | <input type="text" value="500m to local centre, 1.8km to Braunstone Frith Primary School"/> | | | | | | |
| Suitable Site? | Reason | <input type="text" value="Highly visible exposed site"/> | | | | | |
| No | | | | | | | |

Stage 2 - Flood Zone Assessment

BEEBY ROAD, LAND AT N/W SIDE, LEICESTER

BEEBY ROAD, LAND AT N/W SIDE, LEICESTER

UPRN Ward Building/Land Site Area (sq m)

Planning Designation

Greenspace Designation

Biodiversity Designation

Flood Zone Designation

Suitable Site? Reason

No

Melton Road - Land adj The Watermead PH

MELTON ROAD GRAZING LAND, LEICESTER

UPRN Ward Building/Land Site Area (sq m)

Planning Designation

Greenspace Designation

Biodiversity Designation

Flood Zone Designation

Suitable Site? Reason

No

Weymouth Street/Catherine Street Landscaping

WEYMOUTH STREET/CATHERINE STREET LANDSCAPING, LEICESTER

UPRN Ward Building/Land Site Area (sq m)

Planning Designation

Greenspace Designation

Biodiversity Designation

Flood Zone Designation

Suitable Site? Reason

No

Beaumanor Road ex Allotments

ROBERT HALL STREET - AMENITY AREA, ABBEY LANE, LEICESTER

UPRN **1910** Ward **Abbey** Building/Land **L** Site Area (sq m) **11534**

Planning Designation **Green Wedge**

Greenspace Designation **Green Wedge**

Biodiversity Designation **BES24**

Flood Zone Designation **All Fluvial FZ3**

Suitable Site? Reason **Cannot develop G&T pitches as in FZ3**

No

Braunstone Lane East Telephone Exchange

BRAUNSTONE LANE EAST TELEPHONE EXCHANGE, NARBOROUGH ROAD, LEICESTER

UPRN **1876** Ward **Braunstone Park & Rowley Fields** Building/Land **L** Site Area (sq m) **2142**

Planning Designation **Green Wedge, Riverside, Floodplain**

Greenspace Designation **Green Wedge**

Biodiversity Designation **None**

Flood Zone Designation **All Fluvial FZ3, part of site SW shallow 1 in 200**

Suitable Site? Reason **Cannot develop G&T pitches as in FZ3**

No

Stoughton Road/Highway Road (Corner)

STOUGHTON ROAD/HIGHWAY ROAD (CORNER), LEICESTER

UPRN **1453** Ward **Stoneygate** Building/Land **L** Site Area (sq m) **3447**

Planning Designation **Residential, Conservation Area**

Greenspace Designation **None**

Biodiversity Designation **BES59**

Flood Zone Designation **25% FZ3 (Evington Brook) runs through centre of site, 75% FZ2, majority of site SW shallow**

Suitable Site? Reason **Cannot develop G&T pitches as FZ3 runs through centre of site**

No

| |
|---|
| Rowley Fields - Land at |
| ROWLEY FIELDS, EVESHAM ROAD, AYLESTONE, LEICESTER |

| | | | | | | | |
|--------------------------|---|--|---------------------------------|---------------|---|------------------|--------|
| UPRN | 1265 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 178048 |
| Planning Designation | Green Wedge, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC29 | | | | | | |
| Flood Zone Designation | Majority of site Fluvial FZ3, small area of SW shallow 1 in 200 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as majority is in FZ3 | | | | | |
| No | | | | | | | |

| |
|---|
| Rowley Fields - Land adjacent Railway |
| ROWLEY FIELDS (ADJ RAILWAY), ROWLEY FIELDS, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------------------------------------|-----------|---------------|---|------------------|-------|
| UPRN | 1264 | Ward | Aylestone | Building/Land | L | Site Area (sq m) | 13864 |
| Planning Designation | Green Wedge, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC29 | | | | | | |
| Flood Zone Designation | All Fluvial FZ3, small areas of SW shallow 1 in 200 & SW deep 1 in 200 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as in FZ3 | | | | | |
| No | | | | | | | |

| |
|---|
| Meadvale Road 54-78 - Land R/O |
| MEADVALE ROAD 54-78 - LAND R/O, LEICESTER |

| | | | | | | | |
|--------------------------|--|--------------------------------------|---------|---------------|---|------------------|------|
| UPRN | 990 | Ward | Knights | Building/Land | L | Site Area (sq m) | 7107 |
| Planning Designation | Greenspace, Conservation Area | | | | | | |
| Greenspace Designation | Parks & Garden | | | | | | |
| Biodiversity Designation | BES93 | | | | | | |
| Flood Zone Designation | All of site FZ3, majority of site SW shallow 1 in 200 & SW deep 1 in 200 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as in FZ3 | | | | | |
| No | | | | | | | |

| |
|--|
| Foxcroft Close (Land R/O) |
| FOXCROFT CLOSE (LAND R/O), ROWLEY FIELDS AVENUE, LEICESTER |

| | | | | | | | |
|--------------------------|--|--|---------------------------------|---------------|---|------------------|------|
| UPRN | 542 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 3160 |
| Planning Designation | Green Wedge, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | SINC29 | | | | | | |
| Flood Zone Designation | 2/3 of site Fluvial FZ3, 1/3 of site Fluvial FZ2 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as majority is in FZ3 (also landlocked) | | | | | |
| No | | | | | | | |

| |
|---------------------------------------|
| Martin Street Amenity Area |
| MARTIN STREET AMENITY AREA, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------------------------------------|---------|---------------|---|------------------|--|
| UPRN | 345 | Ward | Latimer | Building/Land | L | Site Area (sq m) | |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Flood Zone Designation | All Fluvial FZ3, part of site SW shallow 1 in 200 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as in FZ3 | | | | | |
| No | | | | | | | |

| |
|---|
| Braunstone Lane Pump Station |
| BRAUNSTONE LANE PUMP STATION, OPPOSITE AMY STREET, NARBOROUGH ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------------------------------------|---------------------------------|---------------|-----|------------------|-----|
| UPRN | 265 | Ward | Braunstone Park & Rowley Fields | Building/Land | B&L | Site Area (sq m) | 780 |
| Planning Designation | Green Wedge, Riverside, Floodplain | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Flood Zone Designation | All Fluvial FZ3, part of site SW shallow 1 in 200 | | | | | | |
| Suitable Site? | Reason | Cannot develop G&T pitches as in FZ3 | | | | | |
| No | | | | | | | |

Abbey Park Road - Former Allotments

ABBHEY PARK ROAD - FORMER ALLOTMENTS, ABBHEY PARK ROAD, LEICESTER

UPRN Ward Building/Land Site Area (sq m)

Planning Designation

Greenspace Designation

Biodiversity Designation

Flood Zone Designation

Suitable Site? Reason

No

Stage 3 - Availability in Short/Medium Term

Abbots Road (SW) - Land Between 32-46

ABBOTS ROAD (SW), LAND BETWEEN 32-46 ABBOTS ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|--|---------------|---|------------------|-----|
| UPRN | 21 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 931 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Old covenant relating to quarter of an acre per residential plot for the area/has been planted out with trees and shrubs to increase the amenity value | | | | |

ABBOTSFORD ROAD - CAR PARK, ABBOTSFORD ROAD, LEICESTER

ABBOTSFORD ROAD - CAR PARK, ABBOTSFORD ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 23 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 305 |
| Planning Designation | Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Currently operating as a car park | | | | |

Park View (Riding School)

PARK VIEW (RIDING SCHOOL), ANSTEY LANE, THURCASTON, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|----------------------------------|---------------|-----|------------------|-------|
| UPRN | 72 | Ward | Beaumont Leys | Building/Land | B&L | Site Area (sq m) | 75495 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long term lease to riding school | | | | |

Anstey Lane (R/O Parkview Riding School)

ANSTEY LANE (LAND R/O RIDING SCHOOL), THURCASTON, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|---------------------------------|---------------|---|------------------|------|
| UPRN | 73 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1339 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long term lease - not available | | | | |

Aylestone Road Petrol Station

AYLESTONE ROAD PETROL STATION, 200 AYLESTONE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---------------------------|--------|------------|---------------|---|------------------|------|
| UPRN | 97 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 2207 |
| Planning Designation | Primarily Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long lease | | | | |

Aylestone Road 473

AYLESTONE ROAD 473, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--------------------------------|---------------|-----|------------------|-----|
| UPRN | 104 | Ward | Aylestone | Building/Land | B&L | Site Area (sq m) | 725 |
| Planning Designation | Primarily Employment Area (Grade C), Riverside and Floodplain | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 10 year lease expiring in 2017 | | | | |

| |
|---|
| Barkby Road Allotments |
| BARKBY ROAD - FORMER ALLOTMENTS, BARKBY ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------------------------|--------|----------------------------------|---------------|---|------------------|-------|
| UPRN | 118 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | 13867 |
| Planning Designation | Employment Development Proposal E01 | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Sale of site close to completion | | | | |

| |
|---|
| Darenth Drive Telephone Exchange |
| DARENTH DRIVE TELEPHONE EXCHANGE, DARENTH DRIVE, ANSTEY LANE, LEICESTER |

| | | | | | | | |
|--------------------------|-------------|--------|---------------------|---------------|-----|------------------|------|
| UPRN | 148 | Ward | Beaumont Leys | Building/Land | B&L | Site Area (sq m) | 2077 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 99 year lease to BT | | | | |

| |
|---|
| Cobden Street Car Parking |
| COBDEN STREET CAR PARKING, ADJACENT NO 59, COBDEN STREET, LEICESTER |

| | | | | | | | |
|--------------------------|---------------------------------|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 381 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 844 |
| Planning Designation | Key Employment Area (Grade B/C) | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Let to businesses in the vicinity | | | | |

| | | | | | | | |
|---|-----|-------------------------------------|---|---------------|---|------------------|------|
| Chancel Road (Land West of) | | | | | | | |
| CHANCEL ROAD (LAND WEST OF), GLEBELANDS ROAD, LEICESTER | | | | | | | |
| UPRN | 582 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1470 |
| Planning Designation | | New Housing Development, Greenspace | | | | | |
| Greenspace Designation | | Greenspace | | | | | |
| Biodiversity Designation | | BES5 | | | | | |
| Suitable Site? | No | Reason | In Ashton Green area - existing outline permission and masterplan | | | | |

| | | | | | | | |
|--|-----|-------------------------------------|---|---------------|---|------------------|------|
| Chancel Road (Land West of) | | | | | | | |
| CHANCEL ROAD - ACCESSWAY, GLEBELANDS ROAD, LEICESTER | | | | | | | |
| UPRN | 586 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1053 |
| Planning Designation | | New Housing Development, Greenspace | | | | | |
| Greenspace Designation | | Greenspace | | | | | |
| Biodiversity Designation | | BES5 | | | | | |
| Suitable Site? | No | Reason | In Ashton Green area - existing outline permission and masterplan | | | | |

| | | | | | | | |
|---|-----|-------------------------|---|---------------|---|------------------|------|
| Glebelands Road (Land East of) | | | | | | | |
| GLEBELANDS ROAD (LAND EAST OF), NORTH OF GLEBE LODGE, LEICESTER | | | | | | | |
| UPRN | 587 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 1383 |
| Planning Designation | | New Housing Development | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | No | Reason | In Ashton Green area - existing outline permission and masterplan | | | | |

Brighton Road Telephone Exchange

BRIGHTON ROAD TELEPHONE EXCHANGE, HASTINGS ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|--------------------------------|---------------|---|------------------|------|
| UPRN | 692 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 2169 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 75 year ground lease from 1974 | | | | |

Hutchinson Street

HUTCHINSON STREET 17, LEICESTER

| | | | | | | | |
|--------------------------|------|--------|---------------|---------------|---|------------------|-----|
| UPRN | 793 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 499 |
| Planning Designation | | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 75 year lease | | | | |

HUTCHINSON STREET 17, LEICESTER

HUTCHINSON STREET 17, LEICESTER

| | | | | | | | |
|--------------------------|------|--------|---------------|---------------|---|------------------|-----|
| UPRN | 793 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 499 |
| Planning Designation | | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 75 year lease | | | | |

Longleat Close (Land North of)

LONGLEAT CLOSE - NORTH OF, BUCKLAND ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------------|--------|---|---------------|---|------------------|-------|
| UPRN | 919 | Ward | Charnwood | Building/Land | L | Site Area (sq m) | 14911 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Greenspace | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Part of highway improvement line Tailby Avenue/Catherine Street | | | | |

Malabar Road Accessway

MALABAR ROAD ACCESSWAY, R/O 22-26 MALABAR ROAD, LEICESTER

| | | | | | | | |
|--------------------------|--------------|--------|--|---------------|---|------------------|------|
| UPRN | 951 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 4284 |
| Planning Designation | Local Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Existing car park and access to local centre | | | | |

Manor Farm - Humberstone (part)

MANOR FARM (PART), HUMBERSTONE, LEICESTER

| | | | | | | | |
|--------------------------|-------------------------|--------|--|---------------|---|------------------|-------|
| UPRN | 958 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 39594 |
| Planning Designation | New Housing Development | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

| |
|--|
| MELBOURNE STREET PLAY AREA, MAYNARD ROAD, LEICESTER |
| MELBOURNE STREET PLAY AREA, MAYNARD ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|------------|--------|-------------------|---------------|---|------------------|-----|
| UPRN | 1002 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 419 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Play area on site | | | | |

| |
|--|
| New Henry Street Car Park |
| NEW HENRY STREET CAR PARK, NEW HENRY STREET, LEICESTER |

| | | | | | | | |
|--------------------------|----------------|--------|--------------------|---------------|---|------------------|------|
| UPRN | 1096 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 2097 |
| Planning Designation | Waterside, SRA | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long lease on site | | | | |

| |
|---|
| Brailsford Road - Land |
| BRAILSFORD ROAD - LAND AT, OSWIN ROAD LEICESTER |

| | | | | | | | |
|--------------------------|------------|--------|---------------------------------|---------------|---|------------------|------|
| UPRN | 1161 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 7102 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES64 | | | | | | |
| Suitable Site? | No | Reason | Sale proceeding | | | | |

| |
|--|
| Ravensbridge Drive (6,262 sqyds) |
| RAVENSBRIDGE DRIVE (OPEN STORAGE), ST MARGARETS WAY, LEICESTER |

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|------|
| UPRN | 1228 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 5257 |
| Planning Designation | Primarily Employment Area (Grade C), Floodplain, Archeological Alert Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Potential contamination issues. Only part of site not in FZ3. In use as vehicle storage area | | | | |

| |
|---|
| Regent Road Car Park |
| REGENT ROAD CAR PARK, SITE OF 3-51 REGENT ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|-----------------------------------|---------------|---|------------------|------|
| UPRN | 1238 | Ward | Castle | Building/Land | L | Site Area (sq m) | 1613 |
| Planning Designation | Primarily Office Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | No | | | | | | |
| Suitable Site? | No | Reason | Let to businesses in the vicinity | | | | |

| |
|--|
| Soar Lane 5 - Land at |
| SOAR LANE 5, HIGHCROSS STREET, LEICESTER |

| | | | | | | | |
|--------------------------|----------------|--------|--------------------|---------------|-----|------------------|------|
| UPRN | 1371 | Ward | Abbey | Building/Land | B&L | Site Area (sq m) | 2043 |
| Planning Designation | SRA, Waterside | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long lease on site | | | | |

UPPER BROWN STREET CAR PARK, LEICESTER

UPPER BROWN STREET CAR PARK, LEICESTER

| | | | | | | | |
|--------------------------|--------|-----------------------------------|--------|---------------|---|------------------|-----|
| UPRN | 1547 | Ward | Castle | Building/Land | L | Site Area (sq m) | 326 |
| Planning Designation | | City Centre, Conservation Area | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | Reason | Currently operating as a car park | | | | | |
| No | | | | | | | |

Vulcan Business Centre

VULCAN BUSINESS CENTRE, VULCAN ROAD, CHARNWOOD STREET, LEICESTER

| | | | | | | | |
|--------------------------|---------------------------|--|-----------|---------------|-----|------------------|------|
| UPRN | 1599 | Ward | Charnwood | Building/Land | B&L | Site Area (sq m) | 9647 |
| Planning Designation | Primarily Employment Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | Reason | Car parking area for tenants with long term leases | | | | | |
| No | | | | | | | |

WESTBOURNE STREET NATURE GARDEN, LEICESTER

WESTBOURNE STREET NATURE GARDEN, LEICESTER

| | | | | | | | |
|--------------------------|-------------------------|--|---------|---------------|---|------------------|-----|
| UPRN | 1643 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 435 |
| Planning Designation | Residential, Floodplain | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | Reason | Current use as a Community nature garden | | | | | |
| No | | | | | | | |

WEYMOUTH STREET - CAR PARK, LEICESTER

WEYMOUTH STREET - CAR PARK, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 1657 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 317 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Currently operating as a car park | | | | |

WILLIAM STREET 20, HUMBERSTONE ROAD, LEICESTER

WILLIAM STREET 20, HUMBERSTONE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|------------|--------|---------------|---------------|-----|------------------|-----|
| UPRN | 1671 | Ward | Spinney Hills | Building/Land | B&L | Site Area (sq m) | 489 |
| Planning Designation | Employment | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 75 year lease | | | | |

ST MARKS STREET PARKING, BELGRAVE ROAD, LEICESTER

ST MARKS STREET PARKING, BELGRAVE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 1711 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 498 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Currently operating as a car park | | | | |

| | | | | | | | |
|--|------|------------|---------------------------------------|---------------|---|------------------|------|
| Groby Rd Petrol Station | | | | | | | |
| GROBY ROAD - PETROL STATION, FREAKES GROUND, GROBY ROAD, LEICESTER | | | | | | | |
| UPRN | 1877 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 1775 |
| Planning Designation | | Greenspace | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | BES43 | | | | | |
| Suitable Site? | No | Reason | Existing petrol station on long lease | | | | |

| | | | | | | | |
|--|------|--------------------------------|----------------------------|---------------|-----|------------------|------|
| Belgrave House Museum | | | | | | | |
| BELGRAVE HOUSE, CHURCH ROAD, BELGRAVE, LEICESTER | | | | | | | |
| UPRN | 2032 | Ward | Belgrave | Building/Land | B&L | Site Area (sq m) | 1001 |
| Planning Designation | | Green Wedge, Conservation Area | | | | | |
| Greenspace Designation | | Green Wedge | | | | | |
| Biodiversity Designation | | BES25 | | | | | |
| Suitable Site? | No | Reason | Provisional 125 year lease | | | | |

| | | | | | | | |
|---|------|-----------------------|--|---------------|---|------------------|-------|
| Bendbow Rise Infant School | | | | | | | |
| BENDBOW RISE INFANT SCHOOL- SITE, BENDBOW RISE, LEICESTER | | | | | | | |
| UPRN | 2035 | Ward | Braunstone Park & Rowley Fields | Building/Land | L | Site Area (sq m) | 12498 |
| Planning Designation | | Community and Leisure | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | No | Reason | Phase 1 already completed, Phase 2 already designed and ready to implement | | | | |

Cherryleas Pupil's Referral Unit

CHERRYLEAS PUPILS REFERRAL UNIT, WESTCOTES DRIVE, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------|------|--------------|---------------|-----|------------------|------|
| UPRN | 2075 | Ward | Western Park | Building/Land | B&L | Site Area (sq m) | 6746 |
| Planning Designation | Conservation Area, Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Sale proceeding | | | | | | |

EAST WEST COMMUNITY PROJECT, 10 WILBERFORCE ROAD, LEICESTER

EAST WEST COMMUNITY PROJECT, 10 WILBERFORCE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|-----------------------------|------|-----------|---------------|-----|------------------|-----|
| UPRN | 2141 | Ward | Westcotes | Building/Land | B&L | Site Area (sq m) | 410 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | In use as Community Centre. | | | | | | |

Jarrom Street 64-82 (Car Park)

JARROM STREET CAR PARK 64-82, LEICESTER

| | | | | | | | |
|--------------------------|---|------|--------|---------------|---|------------------|-----|
| UPRN | 2186 | Ward | Castle | Building/Land | L | Site Area (sq m) | 575 |
| Planning Designation | SRA, Central Commercial Zone, Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | Reason | | | | | | |
| No | Part of highway improvement line | | | | | | |

| |
|--|
| Kingfisher Youth Centre |
| KINGFISHER YOUTH CENTRE, NESTON ROAD/BOULDER LANE, LEICESTER |

| | | | | | | | |
|--------------------------|----------------------------|--------|--|---------------|-----|------------------|-------|
| UPRN | 2198 | Ward | Freeman | Building/Land | B&L | Site Area (sq m) | 12833 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Private recreational space | | | | | | |
| Biodiversity Designation | Part BES91 | | | | | | |
| Suitable Site? | No | Reason | Current use as childrens centre/playing fields | | | | |

| |
|--|
| Western Park School |
| WESTERN PARK SPECIAL SCHOOL, WESTERN PARK, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|--------------------------|---------------|-----|------------------|-------|
| UPRN | 2394 | Ward | Western Park | Building/Land | B&L | Site Area (sq m) | 11503 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Sale of site in progress | | | | |

| |
|--|
| Hamelin Road - Former Queensmead Junior School |
| HAMELIN ROAD - FORMER QUEENSMEAD JUNIOR SCHOOL SITE, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|--|---------------|-----|------------------|-------|
| UPRN | 2411 | Ward | Braunstone Park & Rowley Fields | Building/Land | B&L | Site Area (sq m) | 15841 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

NORTHGATE STREET 2 (SITE OF), NORTHGATE STREET, LEICESTER

NORTHGATE STREET 2 (SITE OF), NORTHGATE STREET, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|---------------------------------|---------------|---|------------------|-----|
| UPRN | 2460 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 336 |
| Planning Designation | City Centre | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Part of road improvement scheme | | | | |

Troon Way - Land

THURMASTON BOULEVARD CAR PARK, TROON WAY, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|-------------------------|---------------|---|------------------|--|
| UPRN | 2471 | Ward | Rushey Mead | Building/Land | L | Site Area (sq m) | |
| Planning Designation | No allocation - adjacent to Key Employment | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 10 year lease from 2006 | | | | |

Manor Farm Housing Site

MANOR FARM HOUSING SITE, KEYHAM LANE, LEICESTER.

| | | | | | | | |
|--------------------------|--------------------|--------|--|---------------|---|------------------|-------|
| UPRN | 2479 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 77182 |
| Planning Designation | Housing Allocation | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Phase 1 under construction, Phase 2 has outline permission | | | | |

East Hamilton Housing - Phase 2

EAST HAMILTON HOUSING - PHASE 2, KEYHAM LANE, LEICESTER.

| | | | | | | | |
|--------------------------|-------------------------|--------|--|---------------|---|------------------|--------|
| UPRN | 2480 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 142192 |
| Planning Designation | New Housing Development | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

Manor Farm - Development Site

MANOR FARM - DEVELOPMENT SITE, KEYHAM LANE, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------------|--------|--|---------------|---|------------------|-------|
| UPRN | 2481 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 18272 |
| Planning Designation | Potential Development Area PS09(b)16 | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

Gipsy Lane Open Space

GIPSY LANE OPEN SPACE

| | | | | | | | |
|--------------------------|-------------|--------|------------------------|---------------|---|------------------|-------|
| UPRN | 2493 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 25561 |
| Planning Designation | Green Wedge | | | | | | |
| Greenspace Designation | Green Wedge | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long lease | | | | |

| | | | | | | | |
|---|--------|--|------------------------|---------------|---|------------------|-------|
| Laburnum Road Allotments | | | | | | | |
| LABURNUM ROAD FORMER ALLOTMENTS, LABURNUM ROAD, LEICESTER | | | | | | | |
| UPRN | 2531 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 17235 |
| Planning Designation | | Greenspace | | | | | |
| Greenspace Designation | | Allotment | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | Reason | Phase 1 completed and road layout of Phase 2 completed | | | | | |
| No | | | | | | | |

| | | | | | | | |
|---|--------|--|---------|---------------|---|------------------|-------|
| Saffron Lane Velodrome | | | | | | | |
| SAFFRON LANE VELODROME, SAFFRON LANE, AYLESTONE ROAD, LEICESTER | | | | | | | |
| UPRN | 2608 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 38050 |
| Planning Designation | | Community and Leisure | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | | |
| No | | | | | | | |

| | | | | | | | |
|---|--------|-----------------------------------|---------|---------------|---|------------------|-----|
| ABBOTSFORD ROAD (PART OF CAR PARK), ABBOTSFORD ROAD, LEICESTER | | | | | | | |
| ABBOTSFORD ROAD (PART OF CAR PARK), ABBOTSFORD ROAD, LEICESTER | | | | | | | |
| UPRN | 2721 | Ward | Coleman | Building/Land | L | Site Area (sq m) | 397 |
| Planning Designation | | Local Centre | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | Reason | Currently operating as a car park | | | | | |
| No | | | | | | | |

MARTIN STREET PLAY AREA, LEICESTER

MARTIN STREET PLAY AREA, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|-------------------|---------------|---|------------------|-----|
| UPRN | 2737 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 496 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Play area on site | | | | |

High View Close - Land at

HIGH VIEW CLOSE - LAND AT, GIPSY LANE, LEICESTER

| | | | | | | | |
|--------------------------|------|--------|-------------------------------------|---------------|---|------------------|-------|
| UPRN | 2753 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 25320 |
| Planning Designation | E13 | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Proposed sale to form business park | | | | |

Victoria Road East - Land Off

VICTORIA ROAD EAST - LAND OFF, GIPSY LANE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|------------------------------|---------------|---|------------------|------|
| UPRN | 2754 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 2795 |
| Planning Designation | None - former Primarily Residential Area | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | BES | | | | | | |
| Suitable Site? | No | Reason | Restrictive covenant on site | | | | |

| |
|------------------------------------|
| Hamilton Lane - Land at |
| HAMILTON LANE - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|------------|--------|--|---------------|---|------------------|-------|
| UPRN | 2758 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 33450 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

| |
|--|
| St George Street Car Park |
| ST GEORGE STREET (LAND AT), ST GEORGES WAY LEICESTER |

| | | | | | | | |
|--------------------------|----------|--------|-------------------|---------------|---|------------------|-----|
| UPRN | 2774 | Ward | Castle | Building/Land | L | Site Area (sq m) | 931 |
| Planning Designation | SRA, NBQ | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Leased until 2015 | | | | |

| |
|---|
| Whittier Road Allotments - Decommissioned Land |
| WHITTIER ROAD SURPLUS LAND, HEATHCOTT ROAD, SAFFRON LANE, LEICESTER |

| | | | | | | | |
|--------------------------|-------------------------|--------|--|---------------|---|------------------|-------|
| UPRN | 2784 | Ward | Freemen | Building/Land | L | Site Area (sq m) | 53340 |
| Planning Designation | New Housing Development | | | | | | |
| Greenspace Designation | Allotments | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Large development site. Gypsy and Travellers pitches could be developed but only as part of long-term comprehensive development. | | | | |

Bradgate Street (Former Lorry Park)

BRADGATE STREET, FORMER HGV PARK, ABBEY GATE, LEICESTER

| | | | | | | | |
|--------------------------|--------------------------------|--------|--------------------|---------------|---|------------------|------|
| UPRN | 2787 | Ward | Fosse | Building/Land | L | Site Area (sq m) | 3023 |
| Planning Designation | Primarily employment (Grade C) | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Long lease on site | | | | |

Vicarage Lane - Land at

VICARAGE LANE, LAND AT, VICARAGE LANE, LEICESTER

| | | | | | | | |
|--------------------------|-------------------|--------|----------------------------------|---------------|---|------------------|------|
| UPRN | 2815 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 5739 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | Parks and Gardens | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Site in use as Community Gardens | | | | |

MOON CLOSE CAR PARK, MOON CLOSE, LEICESTER

MOON CLOSE CAR PARK, MOON CLOSE, LEICESTER

| | | | | | | | |
|--------------------------|-------------|--------|-----------------------------------|---------------|---|------------------|-----|
| UPRN | 2830 | Ward | Spinney Hills | Building/Land | L | Site Area (sq m) | 323 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | Currently operating as a car park | | | | |

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|---|
| Hamilton District Centre - Land at |
| MAIDENWELL AVENUE - LAND AT, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------|--------|------------------------|---------------|---|------------------|------|
| UPRN | 2831 | Ward | Humberstone & Hamilton | Building/Land | L | Site Area (sq m) | 1960 |
| Planning Designation | Community and Leisure | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | 125 year lease | | | | |

| |
|---|
| Beaumont Lodge Farm - Ashton Green |
| BEAUMONT LODGE FARM - ASHTON GREEN, BENNION ROAD, LEICESTER ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------------------|--------|---|---------------|---|------------------|--------|
| UPRN | 2841 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 679499 |
| Planning Designation | Housing Dev Proposal, Green Wedge | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Suitable Site? | No | Reason | In Ashton Green area - existing outline permission and masterplan | | | | |

| |
|---|
| Ashton Green - Part of |
| ASHTON GREEN - PART OF, BEAUMONT LEYS LANE, BEVAN ROAD, LEICESTER |

| | | | | | | | |
|--------------------------|-----------------------------------|--------|---|---------------|---|------------------|--------|
| UPRN | 2842 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 545836 |
| Planning Designation | Housing Dev Proposal, Green Wedge | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | Part BES3 | | | | | | |
| Suitable Site? | No | Reason | In Ashton Green area - existing outline permission and masterplan | | | | |

| | | | | | | | |
|---|------|-----------------------|----------------------------------|---------------|---|------------------|------|
| De Montfort Hall Car Park | | | | | | | |
| DE MONTFORT HALL CAR PARK, UNIVERSITY ROAD, LEICESTER | | | | | | | |
| UPRN | 2862 | Ward | Castle | Building/Land | L | Site Area (sq m) | 2595 |
| Planning Designation | | Community and Leisure | | | | | |
| Greenspace Designation | | Parks and Gardens | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | No | Reason | In use. Part of De Montfort Hall | | | | |

| | | | | | | | |
|--|------|-------------|---------------------------------|---------------|---|------------------|-----|
| GREAT CENTRAL STREET - LAND AT, LEICESTER | | | | | | | |
| GREAT CENTRAL STREET - LAND AT, LEICESTER | | | | | | | |
| UPRN | 2880 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 437 |
| Planning Designation | | City Centre | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | No | Reason | Part of road improvement scheme | | | | |

| | | | | | | | |
|------------------------------|------|--------------------------------|------------|---------------|-----|------------------|------|
| Charter Street 10 | | | | | | | |
| 10 CHARTER STREET, LEICESTER | | | | | | | |
| UPRN | 2894 | Ward | Abbey | Building/Land | B&L | Site Area (sq m) | 1949 |
| Planning Designation | | Primarily employment (Grade C) | | | | | |
| Greenspace Designation | | None | | | | | |
| Biodiversity Designation | | None | | | | | |
| Suitable Site? | No | Reason | Long lease | | | | |

Ross Walk Open Space

ROSS WALK (OPEN SPACE), LEICESTER

UPRN 4142 Ward Latimer Building/Land L Site Area (sq m) 7875

Planning Designation Primarily Employment (Grade C), Greenspace, Community, SRA

Greenspace Designation Part education land

Biodiversity Designation None

Suitable Site? Reason Part of highway improvement line Loughborough Road/Abbey Lane
No

BLACKBIRD ROAD, LAND R/O 55 BLACKBIRD ROAD, LEICESTER

BLACKBIRD ROAD, LAND R/O 55 BLACKBIRD ROAD, LEICESTER

UPRN 4146 Ward Fosse Building/Land L Site Area (sq m) 430

Planning Designation Residential

Greenspace Designation None

Biodiversity Designation None

Suitable Site? Reason Only available disabled car parking for Ian Marlow Centre
No

Stage 4 - Site Visits

Abbey Park Street Car Park

ABBEY PARK STREET CAR PARK, BELGRAVE ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-----|
| UPRN | 16 | Ward | Latimer | Building/Land | L | Site Area (sq m) | 502 |
| Planning Designation | Residential | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Overlooked | | | | | | |
| Flooding | All Fluvial FZ2, 1/2 of site SW shallow 1 in 200 | | | | | | |
| Distance To Road Network | 60m to B5327, 80m to A6 | | | | | | |
| Residential Amenity | Lack of separation, removal of car parking facility | | | | | | |
| Vehicular/Ped Access | Sufficient access | | | | | | |
| Distance to Facilities | Schools and shops in close proximity | | | | | | |
| Suitable Site? | No | Reason | Site visit revealed site unavailable - well used public car park | | | | |

Allextion Garden Open Space

ALLEXTON GARDENS OPEN SPACE, ALLEXTON GARDENS, FROLESWORTH ROAD, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--------------------------------|---------------|---|------------------|------|
| UPRN | 47 | Ward | New Parks | Building/Land | L | Site Area (sq m) | 8638 |
| Planning Designation | Amenity Open Space | | | | | | |
| Greenspace Designation | Amenity Open Space | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | overlooked from all sides | | | | | | |
| Flooding | None | | | | | | |
| Distance To Road Network | 180m to A5630 | | | | | | |
| Residential Amenity | Overlooked, no screening | | | | | | |
| Vehicular/Ped Access | Access through residential area | | | | | | |
| Distance to Facilities | 480m to local centre, 610m to Braunstone Frith Infants/Primary School | | | | | | |
| Suitable Site? | No | Reason | Exposure and lack of screening | | | | |

| | | | |
|---|---|----------------------------------|-----------|
| Allextton Gardens - Land at | | | |
| ALLEXTON GARDENS - LAND AT, FROLESWORTH ROAD, LEICESTER | | | |
| UPRN | 48 | Ward | New Parks |
| | | Building/Land | L |
| | | Site Area (sq m) | 1432 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Good - screened by trees and reservoir | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 70m or 200m to A5630 | | |
| Residential Amenity | Good for most of site - access along side residential properties | | |
| Vehicular/Ped Access | Inaccessible for large vehicles. Only very narrow access - would not meet Highways standard | | |
| Distance to Facilities | 720m to local centre, 850m to Braunstone Frith Infants/Primary School | | |
| Suitable Site? | Reason | Insufficient access for vehicles | |
| No | | | |

| | | | |
|--|---|---|---------------|
| Grange Spinney | | | |
| GRANGE SPINNEY, AMBLESIDE WAY, LEICESTER | | | |
| UPRN | 56 | Ward | Eyres Monsell |
| | | Building/Land | L |
| | | Site Area (sq m) | 16851 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | BES96 | | |
| Potential for Screening | Natural vegetation (mature woodland) | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 680m to A426 | | |
| Residential Amenity | Loss of mature woodland | | |
| Vehicular/Ped Access | Access via narrow residential roads. Footpaths cross site | | |
| Distance to Facilities | 590m to local centre, 590m to Rolleston Primary School | | |
| Suitable Site? | Reason | Access via narrow residential streets. Would involve removal of mature woodland. Footpaths cross through site | |
| No | | | |

| | | | |
|--|---|------------------|--------------------------------|
| St Helens Close (Land adj 17/20) | | | |
| ST HELENS CLOSE (LAND ADJACENT 17/20), LEICESTER | | | |
| UPRN | 61 | Ward | Fosse |
| Building/Land | L | Site Area (sq m) | 10378 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Screened from main road but not from adjoining houses | | |
| Flooding | None | | |
| Distance To Road Network | 50m to B5327 250m to A6 | | |
| Residential Amenity | Site overlooked and impact of traffic along residential street | | |
| Vehicular/Ped Access | Poor - along residential streets | | |
| Distance to Facilities | 720m to local centre, 60m to Alderman Richard Hallam Primary School | | |
| Suitable Site? | No | Reason | Exposure and lack of screening |

| | | | |
|---|---|------------------|---|
| Keeper's Lodge Park | | | |
| KEEPER'S LODGE PARK, KREFELD WAY, LEICESTER | | | |
| UPRN | 67 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 24799 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace and Play Area | | |
| Biodiversity Designation | BES10 | | |
| Potential for Screening | Some screening from main road but more would be required | | |
| Flooding | Part of site SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | 0m from A5630 | | |
| Residential Amenity | Site overlooked and impact of traffic along residential street | | |
| Vehicular/Ped Access | Access from main roads unlikely to be acceptable. Access through residential street not wide enough | | |
| Distance to Facilities | 190m to local centre, 670m to Buswells Lodge Primary | | |
| Suitable Site? | No | Reason | Access a major issue. Also some overlooking from neighbouring houses. |

| | | | |
|--|--|------------------|---|
| Anstey Lane (Part of Road) | | | |
| ANSTEY LANE (PART OF ROAD), KREFELD WAY, LEICESTER | | | |
| UPRN | 68 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 39200 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | BES9 | | |
| Potential for Screening | On roadside - no screening | | |
| Flooding | Small areas of SW shallow 1 in 200 | | |
| Distance To Road Network | 0m from A5630 | | |
| Residential Amenity | Thin slither of land adjacent to road | | |
| Vehicular/Ped Access | Thin slither of land adjacent to road | | |
| Distance to Facilities | 700m to local centre, 730m to Buswells Lodge Primary | | |
| Suitable Site? | No | Reason | Thin slither of land on side of road - inaccessible and exposed |

| | | | |
|---|--|------------------|--|
| Beaumont Leys Lane (East of) | | | |
| INGOLD AVENUE, LAND AT, BEAUMONT LEYS LANE, LEICESTER | | | |
| UPRN | 144 | Ward | Abbey |
| Building/Land | L | Site Area (sq m) | 36764 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | No natural screening | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 820m to A563 | | |
| Residential Amenity | Site overlooked from all sides | | |
| Vehicular/Ped Access | Poor. Unlikely to be possible from Beaumont Leys Lane | | |
| Distance to Facilities | 330m to local centre, 320m from Woodstock Primary School | | |
| Suitable Site? | No | Reason | Poor access, also exposed and overlooked |

| | | | |
|---|---|------------------|---|
| Boston Road (Land adjacent 64) | | | |
| BOSTON ROAD - LAND ADJACENT NO. 64, LEICESTER | | | |
| UPRN | 224 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 2082 |
| Planning Designation | Employment Development Proposal E01 (Grade B) | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Existing vegetation forms screen from Boston Road | | |
| Flooding | None | | |
| Distance To Road Network | 670m to A5630 | | |
| Residential Amenity | Away from residential area but may be conflict with adjoining industrial uses | | |
| Vehicular/Ped Access | Boston Road is busy industrial road. New access would be required onto site | | |
| Distance to Facilities | 500m to local centre, 1150m to Buswells Lodge Primary School | | |
| Suitable Site? | No | Reason | Site lies within busy industrial estate and has previously been held back due to potential use as access to large site behind. Would involve introduction of residential use into high grade employment area. |

| | | | |
|--|--|------------------|--|
| Boston Road 64 (Land R/O) | | | |
| BOSTON ROAD - LAND TO THE REAR OF 64 BOSTON ROAD, BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 238 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 2205 |
| Planning Designation | Key Employment Area (Grade B) | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Screened from main road | | |
| Flooding | None | | |
| Distance To Road Network | 810m to A5630 | | |
| Residential Amenity | Distinct and separate | | |
| Vehicular/Ped Access | No access in and out of site unless combined with adjoining land | | |
| Distance to Facilities | 140m to local centre, 1290m to Buswells Lodge Primary School | | |
| Suitable Site? | No | Reason | Innaccessible to vehicles unless further land is taken |

| | | | |
|--|--|--------------------------------|---------------------------------|
| Braunstone Lane/Woodshaw Rise | | | |
| BRAUNSTONE LANE/WOODSHAW RISE - LAND AT CORNER OF, LEICESTER | | | |
| UPRN | 261 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 3503 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | No natural screening | | |
| Flooding | None | | |
| Distance To Road Network | 1.1km to A47 | | |
| Residential Amenity | In middle of residential area, very overlooked | | |
| Vehicular/Ped Access | Access could be possible onto site, although close to junction - would require further investigation | | |
| Distance to Facilities | 1.6km to local centre, 980m to Braunstone Community Primary | | |
| Suitable Site? | Reason | Exposure and lack of screening | |
| No | | | |

| | | | |
|---|--|-----------------------------|---------------------------------|
| Cort Crescent 167-191 (Land R/O) | | | |
| CORT CRESCENT - LAND R/O 167-191, LEICESTER | | | |
| UPRN | 263 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 42474 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace & Conservation Area | | |
| Biodiversity Designation | BES71 | | |
| Potential for Screening | no natural screening | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 1.5km to A47 | | |
| Residential Amenity | Highly visible exposed site, overlooked, loss of formal open space | | |
| Vehicular/Ped Access | access via narrow residential roads | | |
| Distance to Facilities | 1.5km to local centre, 1.5km to Braunstone Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|--|--|-----------------------------|-------------|
| Brewer Close (West of) | | | |
| BREWER CLOSE (WEST OF), RUSHEY MEAD, LEICESTER | | | |
| UPRN | 276 | Ward | Rushey Mead |
| | | Building/Land | L |
| | | Site Area (sq m) | 17638 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | no natural screening | | |
| Flooding | None | | |
| Distance To Road Network | 770m to A573 | | |
| Residential Amenity | Highly visible exposed site, overlooked, loss of formal open space | | |
| Vehicular/Ped Access | access via narrow residential roads | | |
| Distance to Facilities | 820m to local centre, adjacent to Sandfield Close Primary | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|---|--|-----------------------------|---------------|
| Glovers Walk (Opp Lime Grove Close) | | | |
| GLOVERS WALK OPP 9-21 LIME GROVE CLOSE, LEICESTER | | | |
| UPRN | 316 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 2427 |
| Planning Designation | No allocation | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Very little. Significant screening would be required from main road. | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 730m to A573 | | |
| Residential Amenity | Highly visible exposed site | | |
| Vehicular/Ped Access | access via narrow residential roads | | |
| Distance to Facilities | 660m to local centre, 1.1km to Woodstock Primary | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

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|--|--|---|---------------|
| Castle Hill Park | | | |
| CASTLE HILL PARK, BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 338 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 835498 |
| Planning Designation | Green Wedge, Part Floodplain, Scheduled Ancient Monument | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | BES3, BES5, BES99 | | |
| Potential for Screening | Little screening across most of site | | |
| Flooding | FZ2, parts of site SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | Nearest part of site 400m from A563 | | |
| Residential Amenity | Site previously considered. Southern edges of site overlooked. All in recreational use. Small areas of site that aren't have no vehicular access | | |
| Vehicular/Ped Access | Poor access to most areas of the park. Either through residential streets or narrow roads | | |
| Distance to Facilities | adjoins Heatherbrook Primary School | | |
| Suitable Site? | Reason | Much of site overlooked and in recreational use. Small areas of site that aren't have no vehicular access | |
| No | | | |

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|-------------------------------------|---|--|-----------|
| Cottage Farm | | | |
| COTTAGE FARM, RATBY LANE, LEICESTER | | | |
| UPRN | 417 | Ward | New Parks |
| | | Building/Land | B&L |
| | | Site Area (sq m) | 90861 |
| Planning Designation | Green Wedge | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Parts of site screened from main road | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 1220m to A47 | | |
| Residential Amenity | Parts of site distinct and separate | | |
| Vehicular/Ped Access | Difficulties identified in past - previous application withdrawn due to access difficulties | | |
| Distance to Facilities | 1180m to local centre, 2.1km to Braunstone Frith Infant and Primary School | | |
| Suitable Site? | Reason | Previous application 20061661 withdrawn due to concerns over access onto Ratby Lane. Small scale site unlikely to justify complete new junction. Potential for longer term future use as Gypsy and Traveller site as part of comprehensive development which | |
| No | | | |

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|------------------------------------|--|--|----------|
| Downing Drive (Land at) | | | |
| DOWNING DRIVE - LAND AT, LEICESTER | | | |
| UPRN | 464 | Ward | Evington |
| Building/Land | L | Site Area (sq m) | 11644 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Grenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | overlooked from all sides | | |
| Flooding | Very small areas of Fluvial FZ2 & SW shallow 1 in 200 | | |
| Distance To Road Network | 380m to A47 | | |
| Residential Amenity | Exposed and overlooked, loss of formal amenity space | | |
| Vehicular/Ped Access | Access would need to be onto site along Sedgebrook Road | | |
| Distance to Facilities | Adjacent to local centre, 300m to City of Leicester School,1340 to Whitehall Primary Schoo | | |
| Suitable Site? | Reason | Exposed and overlooked well used amenity space | |
| No | | | |

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|--|---|---|-----------|
| Fontwell Drive Play Area | | | |
| FONTWELL DRIVE LAND, GILMORTON AVENUE, LEICESTER | | | |
| UPRN | 530 | Ward | Aylestone |
| Building/Land | L | Site Area (sq m) | 1468 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Part of site could be well screened | | |
| Flooding | None | | |
| Distance To Road Network | 350m to A426 | | |
| Residential Amenity | Most of site overlooked and difficulty in accessing site through residential area | | |
| Vehicular/Ped Access | Very poor access through very narrow residential streets and no turning circle | | |
| Distance to Facilities | 1.1km to local centre, 1.5km to Eyres Monsell Primary School | | |
| Suitable Site? | Reason | Poor access through estate and overlooked | |
| No | | | |

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|---|--|--------------------------------|------------|
| Gelert Avenue (Open Space) | | | |
| GELERT AVENUE OPEN SPACE, DAKYN ROAD, LEICESTER | | | |
| UPRN | 567 | Ward | Thurncourt |
| | | Building/Land | L |
| | | Site Area (sq m) | 9917 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Park and Garden | | |
| Biodiversity Designation | BES54 | | |
| Potential for Screening | no screening | | |
| Flooding | 1/4 of site FZ3, 1/4 of site FZ2 | | |
| Distance To Road Network | 550m to A47 | | |
| Residential Amenity | Exposure and lack of screening, overlooked | | |
| Vehicular/Ped Access | access onto site should be possible but involves travelling along narrow residential roads | | |
| Distance to Facilities | 470m to local centre, 150m to Thurnby Lodge Primary School | | |
| Suitable Site? | Reason | Exposure and lack of screening | |
| No | | | |

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|---|--|---|---------------|
| Goldhill Spinney | | | |
| GOLDHILL SPINNEY, GOLDHILL, SAFFRON LANE, LEICESTER | | | |
| UPRN | 595 | Ward | Eyres Monsell |
| | | Building/Land | L |
| | | Site Area (sq m) | 9618 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES91 | | |
| Potential for Screening | No screening | | |
| Flooding | None | | |
| Distance To Road Network | 90m to A563 | | |
| Residential Amenity | Most of site overlooked and difficulty in accessing site through residential area. Would involve loss of play area | | |
| Vehicular/Ped Access | Access onto site should be possible but involves travelling along residential roads | | |
| Distance to Facilities | 270m to a local centre 270m to The Newry Primary School | | |
| Suitable Site? | Reason | In use as a park/sports pitches. Also access issues | |
| No | | | |

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|---|---|-----------------------------|---------------|
| Leicester Road 45-55 (Land r/o) | | | |
| SONNING ROAD - OPEN SPACE, FEATHERSTONE DRIVE, EYRES MONSELL, LEICESTER | | | |
| UPRN | 891 | Ward | Eyres Monsell |
| | | Building/Land | L |
| | | Site Area (sq m) | 19123 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | overlooked from all sides | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 760m to A426 | | |
| Residential Amenity | Exposed and overlooked | | |
| Vehicular/Ped Access | Very poor access through very narrow residential estate roads | | |
| Distance to Facilities | 870m to local centre, 1km to Rolleston Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

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|--|---|-----------------------------|-----------|
| Mereworth Close 1-18 (Land East of) | | | |
| MEREWORTH CLOSE 1-18 - LAND EAST OF, LEICESTER | | | |
| UPRN | 1047 | Ward | Charnwood |
| | | Building/Land | L |
| | | Site Area (sq m) | 7665 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Potential for screening | | |
| Flooding | None | | |
| Distance To Road Network | 500m to A6030 | | |
| Residential Amenity | Highly visible exposed site | | |
| Vehicular/Ped Access | Sufficient access | | |
| Distance to Facilities | 600m to local centre, 420m to Merrydale Junior School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

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|---|--|---|---------------|
| Monmouth Drive 86-176(Land R/O)-Her Ladyships Covert | | | |
| MONMOUTH DRIVE 86-176 LAND R/O, HER LADYSHIPS COVERT, LEICESTER | | | |
| UPRN | 1063 | Ward | Eyres Monsell |
| | | Building/Land | L |
| | | Site Area (sq m) | 7973 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked on all sides by backs of houses | | |
| Flooding | None | | |
| Distance To Road Network | No vehicular access | | |
| Residential Amenity | Overlooked by neighbouring properties | | |
| Vehicular/Ped Access | No vehicular access | | |
| Distance to Facilities | 380m to local centre, 380m to Rolleston Primary School | | |
| Suitable Site? | Reason | Only access via footpath - inaccessible to vehicles | |
| No | | | |

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|---|--|--|-----------|
| Montrose Road Play Area | | | |
| MONTROSE ROAD PLAY AREA, SEAFORD ROAD/WIGSTON LANE, LEICESTER | | | |
| UPRN | 1066 | Ward | Aylestone |
| | | Building/Land | L |
| | | Site Area (sq m) | 26563 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Poor screening across most of site, some parts ok but these are not accessible | | |
| Flooding | None | | |
| Distance To Road Network | 1.1km to A426 | | |
| Residential Amenity | Parts of site that are accessible are overlooked by neighbouring properties | | |
| Vehicular/Ped Access | Accessible parts of site (or that could be made accessible) are overlooked | | |
| Distance to Facilities | 1.1km to local centre, 640m to Montrose School | | |
| Suitable Site? | Reason | Parts of site that are accessible are overlooked | |
| No | | | |

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|---|---|------------------|--|
| Troon Way/Nagle Grove-Land between | | | |
| TROON WAY/NAGLE GROVE - LAND BETWEEN, LEICESTER | | | |
| UPRN | 1076 | Ward | Rushey Mead |
| Building/Land | L | Site Area (sq m) | 25609 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Grensapce | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Little screening across most of site, overlooked | | |
| Flooding | All Fluvial FZ2, Parts SW shallow 1 in 200 | | |
| Distance To Road Network | 390m to A563 | | |
| Residential Amenity | Site overlooked and impact of traffic along residential street, loss of formal open space/play area | | |
| Vehicular/Ped Access | No direct access off Troon Way. Would have to be along very narrow residential streets | | |
| Distance to Facilities | 180m to local centre, 320m to Sandfields Primary School | | |
| Suitable Site? | No | Reason | Site overlooked and impact of traffic along residential street |

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|-----------------------------------|---|------------------|--|
| New Fields Avenue | | | |
| COUNCIL DEPOT - NEW FIELDS AVENUE | | | |
| UPRN | 1127 | Ward | Braunstone |
| Building/Land | | Site Area (sq m) | 1715 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | No screening other than garden fences | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 900m to A5460 | | |
| Residential Amenity | Site overlooked from all sides | | |
| Vehicular/Ped Access | Access road inaccessible for large vehicles | | |
| Distance to Facilities | 800m to local centre, 330m to Folville Primary School | | |
| Suitable Site? | No | Reason | Overlooked from all sides. Currently in use as Council depot |

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|--|--|-------------------------------|----------|
| Woodcroft Avenue - Land R/O | | | |
| PENDLEBURY DRIVE - LAND AT, KNOWN AS DAWSON WAY, LEICESTER | | | |
| UPRN | 1183 | Ward | Knighton |
| Building/Land | L | Site Area (sq m) | 7378 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES92 | | |
| Potential for Screening | Some natural screening but significantly more would be required | | |
| Flooding | 1/4 of site Fluvial FZ3, 1/4 of site Fluvial FZ2 | | |
| Distance To Road Network | 590m to A563 | | |
| Residential Amenity | Issues with footpath crossing site | | |
| Vehicular/Ped Access | No vehicular access onto site due to footpath running through site | | |
| Distance to Facilities | 650m to local centre | | |
| Suitable Site? | Reason | No vehicular access onto site | |
| No | | | |

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|---------------------------------------|---|---|---------------|
| Sheene Road | | | |
| SHEENE ROAD - AMENITY AREA, LEICESTER | | | |
| UPRN | 1347 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 1573 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Well screened by mature vegetation | | |
| Flooding | None | | |
| Distance To Road Network | 860m to A563 | | |
| Residential Amenity | No residential use nearby but in middle of busy industrial estate | | |
| Vehicular/Ped Access | Large number of HGVs and vans around site - conflict of uses | | |
| Distance to Facilities | 600m to local centre, 1.1km to Buswells Lodge Primary | | |
| Suitable Site? | Reason | Conflict with adjoining industrial uses | |
| No | | | |

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|---|--|---|-------|
| Soar Island (North) | | | |
| SOAR ISLAND (NORTH), SOAR LANE, LEICESTER | | | |
| UPRN | 1370 | Ward | Abbey |
| | | Building/Land | L |
| | | Site Area (sq m) | 1859 |
| Planning Designation | SRA, Waterside, Riverside | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | BES48 | | |
| Potential for Screening | Some screening in place | | |
| Flooding | All FZ2 | | |
| Distance To Road Network | 330m to A50 | | |
| Residential Amenity | Adjacent to tarmac cement works | | |
| Vehicular/Ped Access | Access from Soar Lane is ok but from Soar Lane need access through adjacent site | | |
| Distance to Facilities | 630m to local centre, 650m to Slater Street School | | |
| Suitable Site? | Reason | Landlocked to south - and canal to north, east and west | |
| No | | | |

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|---|--|--|-----------|
| Conaglen Road | | | |
| CONAGLEN ROAD (LAND AT), SOAR VALLEY WAY, LEICESTER | | | |
| UPRN | 1377 | Ward | Aylestone |
| | | Building/Land | L |
| | | Site Area (sq m) | 23952 |
| Planning Designation | GE18, Riverside | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | BES88 | | |
| Potential for Screening | Some natural screening but significantly more would be required | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 640m to A426 | | |
| Residential Amenity | Access via residential street | | |
| Vehicular/Ped Access | Cannot be accessed off Soar valley Way, so would have to be via residential street | | |
| Distance to Facilities | 820m to local centre, 1.4km to Montrose School | | |
| Suitable Site? | Reason | Vehicular access is through long residential streets | |
| No | | | |

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|--|---|--------|--|---------------|---|------------------|-------|
| Glaisdale Close Open Space | | | | | | | |
| GLAISDALE CLOSE OPEN SPACE, STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER | | | | | | | |
| UPRN | 1458 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 14183 |
| Planning Designation | Part Greenspace, Part Residential | | | | | | |
| Greenspace Designation | Part Amenity Greenspace | | | | | | |
| Biodiversity Designation | Part BES11 | | | | | | |
| Potential for Screening | Some vegetation acts as screening but more required - undulating site | | | | | | |
| Flooding | Very small area of SW shallow 1 in 200 | | | | | | |
| Distance To Road Network | 1.3km from A563 | | | | | | |
| Residential Amenity | Most of site overlooked | | | | | | |
| Vehicular/Ped Access | Poor access to most of site - no access possible off Strasbourg Drive | | | | | | |
| Distance to Facilities | 330m to local centre, 1.6km to Barleycroft Primary School | | | | | | |
| Suitable Site? | No | Reason | Undulating site - not suitable for caravans, also overlooked and poor access | | | | |

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|---|--|--------|---------------------------|---------------|---|------------------|------|
| Phillips Crescent Open Space | | | | | | | |
| PHILLIPS CRESCENT - OPEN SPACE, LEICESTER | | | | | | | |
| UPRN | 1490 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 5509 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Little screening across most of site, overlooked | | | | | | |
| Flooding | Small area of SW shallow 1 in 200 | | | | | | |
| Distance To Road Network | 1.7km to A563 | | | | | | |
| Residential Amenity | Overlooked by town houses, impact on footpaths, possible access issues | | | | | | |
| Vehicular/Ped Access | Site only accessible through residential streets - access for caravans problematic. Site also crossed by numerous footpaths. | | | | | | |
| Distance to Facilities | 520m to local centre, 530m to Beaumont Lodge Primary School | | | | | | |
| Suitable Site? | No | Reason | Overlooked by town houses | | | | |

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|---------------------------------------|--|---------------------|---------------|
| Tilling Road | | | |
| TILLING ROAD, GLOVERS WALK, LEICESTER | | | |
| UPRN | 1524 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 12969 |
| Planning Designation | Greenspace and Proposed Community and Leisure Use (Not saved) | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Little screening across most of site, overlooked by adjacent flats | | |
| Flooding | None | | |
| Distance To Road Network | 640m to A563 | | |
| Residential Amenity | Overlooked by adjacent flats | | |
| Vehicular/Ped Access | Residential streets and traffic restrictions in place | | |
| Distance to Facilities | 600m to local centre, 890m to Woodstock Primary School | | |
| Suitable Site? | Reason | Overlooked by flats | |
| No | | | |

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|---|--|---------------------|---------------|
| Tilling Walk | | | |
| TILLING WALK OPEN SPACE, TILLING ROAD, BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 1527 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 6672 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Little screening across most of site, overlooked by adjacent flats | | |
| Flooding | None | | |
| Distance To Road Network | 520m to A563 | | |
| Residential Amenity | Overlooked by adjacent flats | | |
| Vehicular/Ped Access | Residential streets and traffic restrictions in place | | |
| Distance to Facilities | 440m to local centre, 1.1km to Woodstock Primary School | | |
| Suitable Site? | Reason | Overlooked by flats | |
| No | | | |

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|---|--|-----------------------------|--------|
| St Marys Avenue Triangle | | | |
| ST MARYS AVENUE TRIANGLE, VICTORIA PARK ROAD, LEICESTER | | | |
| UPRN | 1595 | Ward | Castle |
| | | Building/Land | L |
| | | Site Area (sq m) | 4776 |
| Planning Designation | Greenspace, Conservation Area | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Little screening across most of site | | |
| Flooding | None | | |
| Distance To Road Network | 500m to A6 | | |
| Residential Amenity | Highly visible exposed site with overlooking from tall buildings around site | | |
| Vehicular/Ped Access | Vehicular access onto site could be possible | | |
| Distance to Facilities | 560m to local centre, 350m to St Johns Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

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|---|---|-----------------------------|----------|
| Welford Court Open Space | | | |
| WELFORD COURT OPEN SPACE, WELFORD ROAD, LEICESTER | | | |
| UPRN | 1616 | Ward | Knighton |
| | | Building/Land | L |
| | | Site Area (sq m) | 724 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | overlooked by back gardens | | |
| Flooding | None | | |
| Distance To Road Network | 130m to A50 | | |
| Residential Amenity | Exposed and overlooked | | |
| Vehicular/Ped Access | Close to main road but access into site/turning space is poor | | |
| Distance to Facilities | 480m to local centre, 1.21km to Overdale Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

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|---|--|------------------|---------------------------------|
| Hockley Farm Road | | | |
| HOCKLEY FARM ROAD, HINCKLEY ROAD, LEICESTER | | | |
| UPRN | 1799 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 18530 |
| Planning Designation | Greenspace and Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | BES67 | | |
| Potential for Screening | overlooked from adjoining medical centre and residential properties | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 320m to A47 | | |
| Residential Amenity | Exposed and overlooked | | |
| Vehicular/Ped Access | Access difficult as on very busy road with street parking for medical centre | | |
| Distance to Facilities | 1km to local centre, 430m to 690m to Braunstone Community Primary School | | |
| Suitable Site? | No | Reason | Highly visible exposed site |

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|---|--|------------------|---------------------------------|
| Scudamore Rd (Land Fronting) | | | |
| SCUDAMORE ROAD (LAND), KIRBY FRITH, LEICESTER | | | |
| UPRN | 1810 | Ward | New Parks |
| | | Building/Land | L |
| | | Site Area (sq m) | 4901 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace and Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | No screening from road | | |
| Flooding | None | | |
| Distance To Road Network | 700m to A5630 | | |
| Residential Amenity | Some separation from residential properties | | |
| Vehicular/Ped Access | Inaccessible as site too thin for large vehicles | | |
| Distance to Facilities | 1.2km to Braunstone Frith School, 60m to local centre, | | |
| Suitable Site? | No | Reason | Too thin to accommodate pitches |

| | | | |
|--|---|-----------------------------|---------------|
| Darenth Drive - Open Space | | | |
| DARENTH DRIVE (OPEN SPACE), KREFELD WAY, LEICESTER | | | |
| UPRN | 1815 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 6179 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked from adjacent residential properties | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 360m to A563 | | |
| Residential Amenity | Exposed and overlooked | | |
| Vehicular/Ped Access | Access likely to be difficult given adjoining BT depot and bends in Darenth Drive | | |
| Distance to Facilities | 960m to local centre, adjacent Buswell Lodge Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|--|---|-------------------------------|----------|
| Woodborough Rd - land off | | | |
| WOODBOROUGH ROAD -AMENITY AREA, EVINGTON PARK, ETHEL ROAD, LEICESTER | | | |
| UPRN | 1874 | Ward | Evington |
| | | Building/Land | L |
| | | Site Area (sq m) | 1980 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natura Greenspace | | |
| Biodiversity Designation | BES60 | | |
| Potential for Screening | Some screening from main road and nearby houses | | |
| Flooding | Very small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 470m to A6030 | | |
| Residential Amenity | Backs on to houses but some screening | | |
| Vehicular/Ped Access | No vehicular access onto site | | |
| Distance to Facilities | 1.5km to local centre, 800m to Whitehall Primary School | | |
| Suitable Site? | Reason | No vehicular access onto site | |
| No | | | |

| | | | |
|--|--|--|---------------|
| Southfields Infants School | | | |
| SOUTHFIELDS INFANTS SCHOOL, SOUTHFIELDS DRIVE, LEICESTER | | | |
| UPRN | 2338 | Ward | Eyres Monsell |
| | | Building/Land | B&L |
| | | Site Area (sq m) | 6525 |
| Planning Designation | Community and Leisure | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Could potentially be well screened from road and adjoining residential properties | | |
| Flooding | Large parts of site are SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | 310m to A563 | | |
| Residential Amenity | Could be made quite distinct but traffic would be a major issue | | |
| Vehicular/Ped Access | One way system and amount of traffic using shops make the site almost inaccessible for large vans/caravans | | |
| Distance to Facilities | Adjacent to local centre, 1.5km to Samworth Academy | | |
| Suitable Site? | Reason | Access is poor due to one way system in operation and number of vehicles using adjoining shops | |
| No | | | |

| | | | |
|---|---|-------------------------------|---------|
| Neston Gardens - Land adj Railway Embankment | | | |
| NESTON GARDENS (LAND AT), LEICESTER | | | |
| UPRN | 2421 | Ward | Freemen |
| | | Building/Land | L |
| | | Site Area (sq m) | 16685 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Natural Greenspace | | |
| Biodiversity Designation | BES91 | | |
| Potential for Screening | Has potential to be well screened from railway and adjoining residential properties | | |
| Flooding | Very small areas of SW shallow 1 in 200 | | |
| Distance To Road Network | 1.5km to A563 | | |
| Residential Amenity | Could be a very distinct site if an access solution could be found | | |
| Vehicular/Ped Access | No vehicular access onto site, as Cairngorm Close is unsuitable for large vehicles | | |
| Distance to Facilities | 680m to local centre, 830m to Marriott Primary School | | |
| Suitable Site? | Reason | No vehicular access onto site | |
| No | | | |

| | | | |
|--|---|------------------|---|
| Beaumont Lodge Nature Area | | | |
| ASTILL LODGE NATURE AREA, ASTILL LODGE ROAD, LEICESTER | | | |
| UPRN | 2726 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Nature Reserve | | |
| Flooding | None | | |
| Distance To Road Network | 1.98km to A563 | | |
| Residential Amenity | Involve removal of nature reserve | | |
| Vehicular/Ped Access | Access for caravans to main road network | | |
| Distance to Facilities | Adjacent local centre, 60m from Beaumont Lodge Primary School | | |
| Suitable Site? | No | Reason | Would require removal of nature reserve |

| | | | |
|--|---|------------------|---|
| Bennion Road/Bevan Road - Land at | | | |
| BENNION ROAD/BEVAN ROAD - LAND AT, LEICESTER | | | |
| UPRN | 2728 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 9071 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked from adjoining houses, raised land if trees were removed would be even more overlooked | | |
| Flooding | Parts of site is SW shallow 1 in 200 | | |
| Distance To Road Network | 1.15km to A563 | | |
| Residential Amenity | Overlooked, raised land that would be exposed if trees were removed | | |
| Vehicular/Ped Access | Very good access | | |
| Distance to Facilities | 780m to local centre, 700m to Beaumont Lodge Primary School | | |
| Suitable Site? | No | Reason | Raised land that would be exposed if trees were removed |

| | | | |
|--|---|------------------|---|
| Copeland Avenue Amenity Area | | | |
| COPELAND AVE AMENITY AREA, STENSON RD, LEICESTER | | | |
| UPRN | 2730 | Ward | New Parks |
| Building/Land | L | Site Area (sq m) | 4208 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | BES41 | | |
| Potential for Screening | Screening would only be required from allotment side | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 290m to A50 | | |
| Residential Amenity | Generally well shielded from residential properties | | |
| Vehicular/Ped Access | Inaccessible to vehicles other than through allotment and then narrow residential roads | | |
| Distance to Facilities | 1.1km to local centre, 530m to Stokeswood Primary School | | |
| Suitable Site? | No | Reason | Innaccessible to vehicular traffic other than via allotments, If new access could be created would still be along narrow residential road |

| | | | |
|---|--|------------------|---|
| Wyvern Avenue- Land at | | | |
| WYVERN AVENUE - LAND AT, HARRISON ROAD, LEICESTER | | | |
| UPRN | 2772 | Ward | Belgrave |
| Building/Land | L | Site Area (sq m) | 17350 |
| Planning Designation | Greenspace, Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Good screening on old allotment part of site | | |
| Flooding | None | | |
| Distance To Road Network | 1.7km to A607 | | |
| Residential Amenity | Very little overlooking of site - however access would have significant impact | | |
| Vehicular/Ped Access | Inaccessible to vehicular traffic. Even if new access was built, still along narrow residential street | | |
| Distance to Facilities | 540m to local centre, adjacent Wyvern Primary School | | |
| Suitable Site? | No | Reason | Access is a major issue. Even if solution was found this would be along narrow residential street |

| | | | |
|--|--|------------------|---|
| Mundella Site - Former | | | |
| MUNDELLA (SITE), WYCOMBE ROAD, LEICESTER | | | |
| UPRN | 2809 | Ward | Charnwood |
| Building/Land | L | Site Area (sq m) | 41641 |
| Planning Designation | Community | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Part of site being developed for new residential use. Little screening from this | | |
| Flooding | Small area of SW shallow 1 in 200 | | |
| Distance To Road Network | 400m to A6030 | | |
| Residential Amenity | Exposure and lack of screening from new housing development on part of site | | |
| Vehicular/Ped Access | New access could be created | | |
| Distance to Facilities | 580m to local centre, 580m to Merrydale School | | |
| Suitable Site? | No | Reason | Exposure and lack of screening from new housing development on part of site |

| | | | |
|--|--|------------------|--|
| Beaumont Lodge Park - Pond Area | | | |
| BEAUMONT LODGE - POND AREAS, BENNION ROAD, LEICESTER | | | |
| UPRN | 2843 | Ward | Beaumont Leys |
| Building/Land | L | Site Area (sq m) | 27229 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Could potentially be screened from all sides | | |
| Flooding | None | | |
| Distance To Road Network | 1.3km to A563 | | |
| Residential Amenity | Involves drainage of site and removal of fishing lake and nature reserve | | |
| Vehicular/Ped Access | Access would be possible from either Bevan Rd or potentially Bennion Rd | | |
| Distance to Facilities | 760m to local centre, 650m to Beaumont Lodge Primary | | |
| Suitable Site? | No | Reason | In use as fishing lakes and nature reserve |

| | | | |
|--------------------------------------|--|-----------------------------|---------------------------------|
| Hamelin Road Garage Court | | | |
| HAMELIN ROAD GARAGE COURT, LEICESTER | | | |
| UPRN | 2860 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 2710 |
| Planning Designation | Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked by upper floors of adjoining property. Cannot screen these out as would affect light to neighbours. | | |
| Flooding | None | | |
| Distance To Road Network | 380m to A47 | | |
| Residential Amenity | Overlooked by adjoining 2-storey residential properties | | |
| Vehicular/Ped Access | Good access and close to A47 | | |
| Distance to Facilities | 420m to local centre, 120m to Braunstone Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|--|---|---------------------------------|------------|
| St James Road - Land to the rear of 38-40 | | | |
| ST JAMES ROAD - LAND TO THE REAR OF 38-40, LEICESTER | | | |
| UPRN | 2867 | Ward | Stoneygate |
| | | Building/Land | L |
| | | Site Area (sq m) | 578 |
| Planning Designation | Resential, Conservation Area | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Overlooked by both neighbours | | |
| Flooding | None | | |
| Distance To Road Network | 250m to A594 | | |
| Residential Amenity | Impossible to develop at present. Only option would be comprehensive development with adjoining property. | | |
| Vehicular/Ped Access | Inaccessible for large vehicles | | |
| Distance to Facilities | 110m to local centre, 330m to Medway Community Primary | | |
| Suitable Site? | Reason | Innaccessible to large vehicles | |
| No | | | |

| | | | |
|---|--|-----------------------------|---------------|
| BISHOPDALE ROAD SITE, STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER | | | |
| BISHOPDALE ROAD SITE, STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 4084 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 483 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | overlooked by existing properties | | |
| Flooding | None | | |
| Distance To Road Network | 1km to A563 | | |
| Residential Amenity | Exposed and overlooked | | |
| Vehicular/Ped Access | Access may be difficult due to size of site. Will need to be accessed via residential street | | |
| Distance to Facilities | 70m from local centre, 50m from Barleycroft Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|---|---|-----------------------------|---------------|
| Barleycroft Open Space | | | |
| BARLEYCROFT OPEN SPACE, MALHAM CLOSE, LEICESTER | | | |
| UPRN | 4188 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 10009 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Some screening in place but significantly more would be required and could be difficult | | |
| Flooding | None | | |
| Distance To Road Network | 1km to A563 | | |
| Residential Amenity | Overlooked by adjoining properties, access issues, loss of formal open space | | |
| Vehicular/Ped Access | Would need to cross well used public footpath and use narrow residential street | | |
| Distance to Facilities | 50m from local centre, adjoining Barleycroft Primary School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

| | | | |
|--|---|-----------------------------|------------------------|
| Victoria Road East Open Space | | | |
| VICTORIA ROAD EAST OPEN SPACE, VICTORIA ROAD EAST, LEICESTER | | | |
| UPRN | 4192 | Ward | Humberstone & Hamilton |
| Building/Land | L | Site Area (sq m) | 34674 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Sloping site makes it very difficult to screen from all sides. Very visible from road | | |
| Flooding | None | | |
| Distance To Road Network | on A6030 | | |
| Residential Amenity | Overlooked from two sides, loss of formal open space | | |
| Vehicular/Ped Access | Possible access off Victoria Rd East (subject to Highways considerations) | | |
| Distance to Facilities | 180m from local centre, 730m to Merrydale School | | |
| Suitable Site? | Reason | Highly visible exposed site | |
| No | | | |

Stage 5 - Biodiversity/Archaeology/Built Environment

Beaumont Leys Lane (Land at)

BEAUMONT LEYS LANE (LAND AT), KREFELD WAY, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|---|---------------|---|------------------|-------|
| UPRN | 143 | Ward | Abbey | Building/Land | L | Site Area (sq m) | 44537 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Part Parks and Gardens | | | | | | |
| Biodiversity Designation | Part BES7 | | | | | | |
| Potential for Screening | Access onto Beaumont Leys Lane would require further investigation | | | | | | |
| Flooding | Very small area of SW shallow 1 in 200 | | | | | | |
| Distance To Road Network | 100m to A563 | | | | | | |
| Residential Amenity | No residential properties in vicinity of site | | | | | | |
| Vehicular/Ped Access | Access onto Beaumont Leys Lane would require further investigation | | | | | | |
| Distance to Facilities | 390m to local centre, 600m to Mowmacre Hill Primary School | | | | | | |
| Suitable Site? | No | Reason | Site is BES and directly linked to larger green network of Beaumont Park. Short amenity grassland and established shrub veg; est. pond of wildlife value. Pluvial flooding and generally wet in winter. Issue re severance of wildlife corridor | | | | |

Featherstone Drive Open Space

FEATHERSTONE DRIVE OPEN SPACE, LEICESTER

| | | | | | | | |
|--------------------------|--|--------|--|---------------|---|------------------|-------|
| UPRN | 524 | Ward | Eyres Monsell | Building/Land | L | Site Area (sq m) | 83806 |
| Planning Designation | Greenspace | | | | | | |
| Greenspace Designation | Amenity Green Space | | | | | | |
| Biodiversity Designation | BES97 | | | | | | |
| Potential for Screening | Access via narrow residential streets. | | | | | | |
| Flooding | Very small area of SW shallow 1 in 200 | | | | | | |
| Distance To Road Network | 1.3km to A426 | | | | | | |
| Residential Amenity | Could be screened without much overlooking | | | | | | |
| Vehicular/Ped Access | Access via narrow residential streets. | | | | | | |
| Distance to Facilities | 650m to local centre, 650m to Rolleston Primary School | | | | | | |
| Suitable Site? | No | Reason | Site is BES & main park in dense residential area. Park is part of important green network and is located directly adj to Grand Union Canal. Opps for biodiversity enhancement currently being sought to improve wildlife value. | | | | |

| | | | |
|--|---|------------------|---------------------------------|
| Hinckley Rd/Hockley Farm Rd (Land) | | | |
| HINCKLEY ROAD/HOCKLEY FARM ROAD, LEICESTER | | | |
| UPRN | 756 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 20016 |
| Planning Designation | employment Development Proposal E01 | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES67 | | |
| Potential for Screening | Good access onto A47 Hinckley Road | | |
| Flooding | Parts of site are SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | on A47 | | |
| Residential Amenity | Pitches could be accommodated without being overlooked. Could potentially be well integrated | | |
| Vehicular/Ped Access | Good access onto A47 Hinckley Road | | |
| Distance to Facilities | 190m to local centre, 530m to Braunstone Community School | | |
| Suitable Site? | Reason | | |
| No | Site is BES with mature hedgerow to N boundary adj to Hinckley Rd. Pluvial flood area & will function as flood relief area as well as opps for biodiversity enhancement. Forms part of green network linking Highway Spinney/Meynells Gorse and Braunstone Pk | | |

| | | | |
|---|---|------------------|---------------------------------|
| Hockley Farm Rd 130-206 (Fronting) & Hinckley Road | | | |
| HOCKLEY FARM ROAD 130-206 (FRONTING) AND HINCKLEY ROAD, LEICESTER | | | |
| UPRN | 757 | Ward | Braunstone Park & Rowley Fields |
| | | Building/Land | L |
| | | Site Area (sq m) | 15023 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES67 | | |
| Potential for Screening | Good access onto A47 | | |
| Flooding | Very small areas of SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | on A47 | | |
| Residential Amenity | Quite distinct | | |
| Vehicular/Ped Access | Good access onto A47 | | |
| Distance to Facilities | 190m to local centre, 530m to Braunstone Community School | | |
| Suitable Site? | Reason | | |
| No | Site is BES with mature hedgerow to N boundary adj to Hinckley Rd. Pluvial flood area & will function as flood relief area as well as opps for biodiversity enhancement. Forms part of green network linking Highway Spinney/Meynells Gorse and Braunstone Pk | | |



Stage 6 - Shortlist

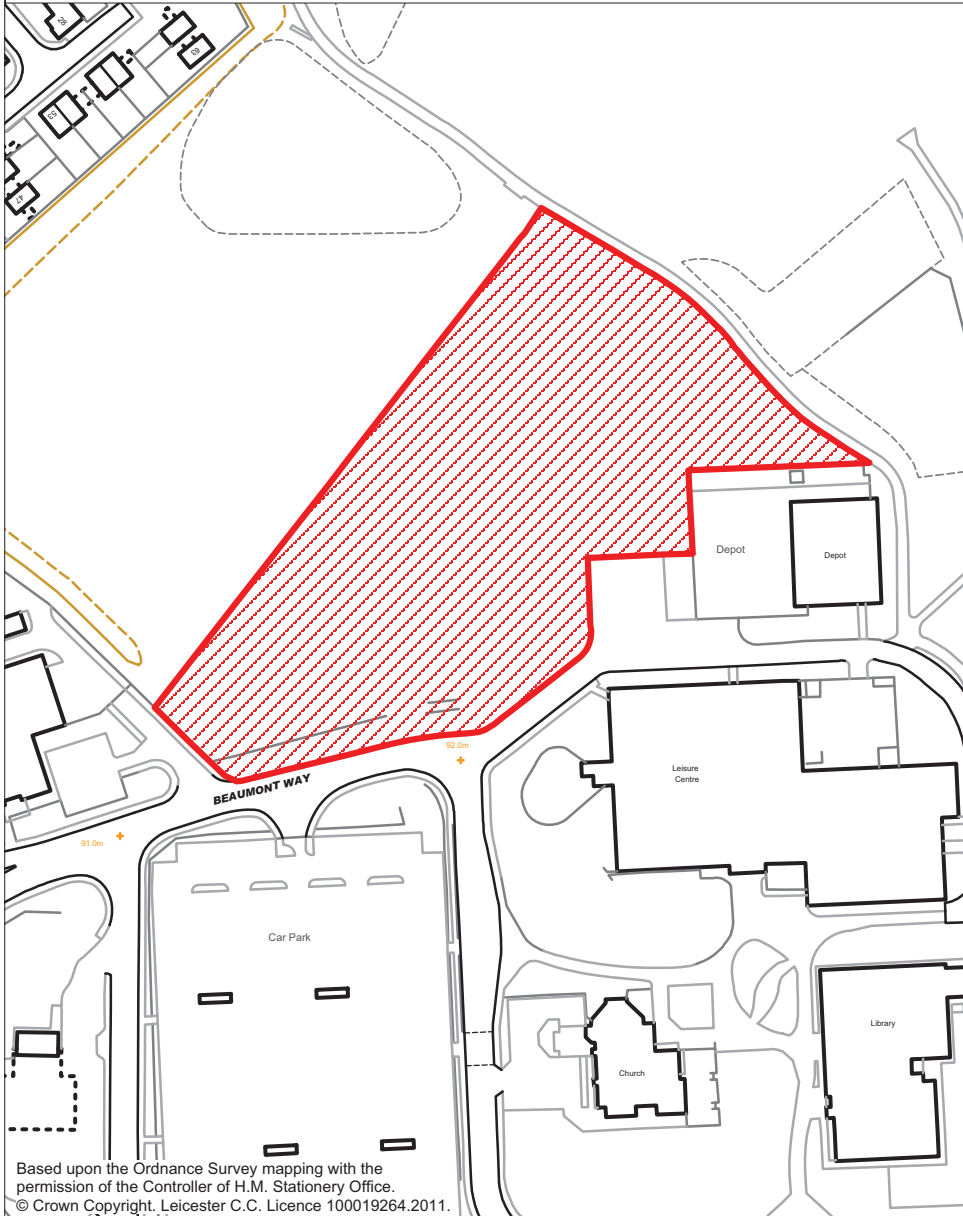
Beaumont Way

BEAUMONT WAY, BENNION ROAD, BEAUMONT LEYS, LEICESTER

| | | | | | | | |
|--------------------------|---|--------|--|---------------|---|------------------|-------|
| UPRN | 187 | Ward | Beaumont Leys | Building/Land | L | Site Area (sq m) | 12200 |
| Planning Designation | Potential Development Area PS09b (15) | | | | | | |
| Greenspace Designation | None | | | | | | |
| Biodiversity Designation | None | | | | | | |
| Potential for Screening | Very Good - Natural screening by vegetation on three sides. Additional screening only required to East and possibly small area to West. | | | | | | |
| Flooding | Very small areas of SW shallow 1 in 200 & SW deep 1 in 200. Would not prevent development. | | | | | | |
| Distance To Road Network | 750m to A563 | | | | | | |
| Residential Amenity | No residential units in proximity to site. Closest are on Pinewood Close. | | | | | | |
| Vehicular/Ped Access | Possible access off Beaumont Way. | | | | | | |
| Distance to Facilities | Adjoining local centre, 830m to Heatherbrook Primary School | | | | | | |
| Biodiversity Comments | Principle of development acceptable on this parcel of land provided that the use does not spread out further onto Beaumont Park which is an important wildlife corridor | | | | | | |
| Heritage Comments | No issues | | | | | | |
| Most Recent Use | Open space | | | | | | |
| Adjacent Uses | N - Open space, E - Council Depot and Leisure Centre, S - Beaumont Leys Local centre & car park, W - Police Station | | | | | | |
| Planning Issues | Allocated as potential development area in Local Plan. Although priority land use for site is D1 or D2, residential (C3) is acceptable subordinate land use. | | | | | | |
| Suitable Site? | Possible | Reason | Part of site adjoining Council landscaping depot could be suitable. Some screening in place already - some more required towards Police Station. | | | | |

UPRN 0187 Beaumont Way



-  Parcel of Council owned land
-  Part of site with potential for development

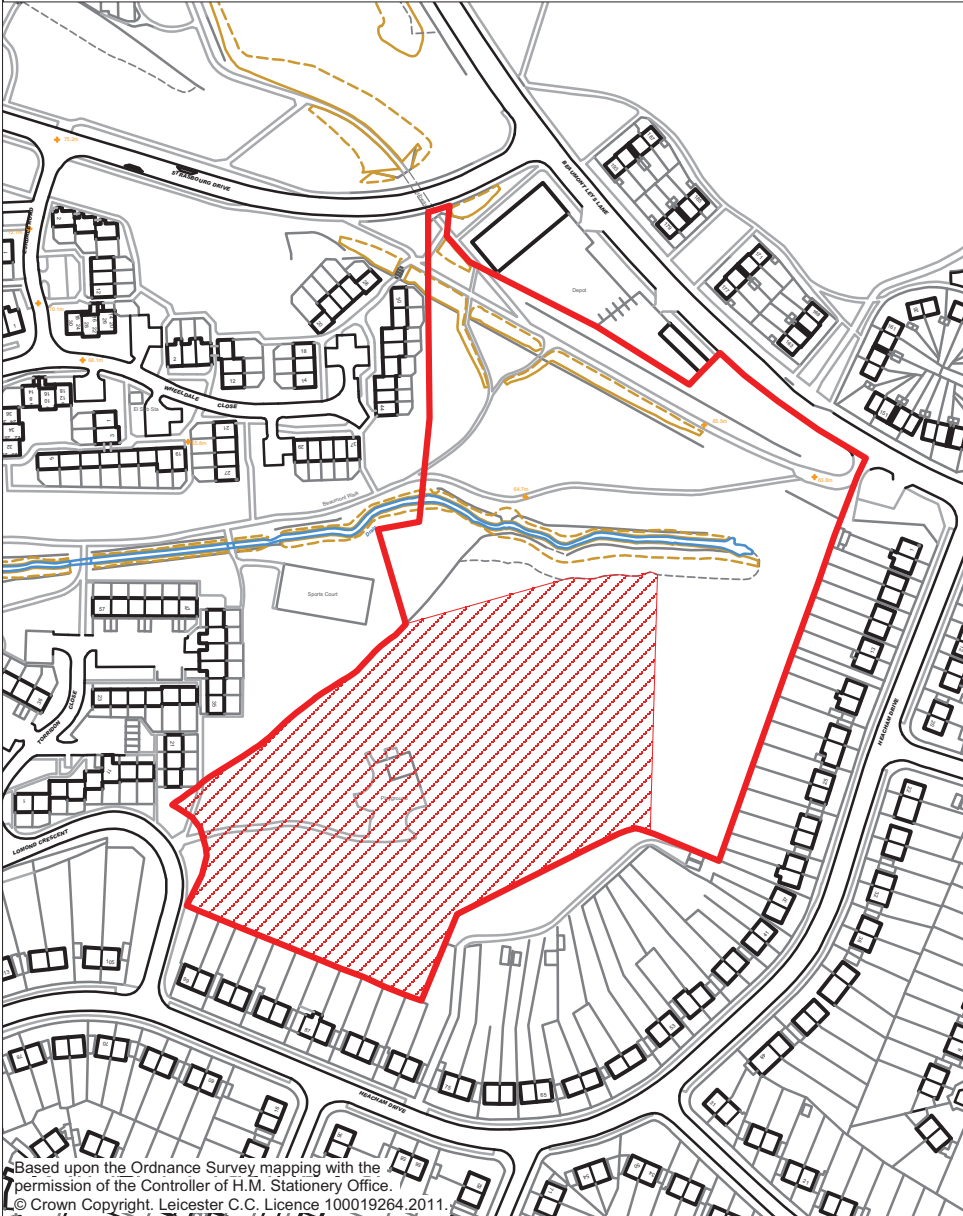


| | | | |
|--|---|--|---------------|
| Greengate Lane | | | |
| GREENGATE LANE - LAND TO NORTH OF, LEICESTER | | | |
| UPRN | 201 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 6100 |
| Planning Designation | Green Wedge | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | Adjoins BES4 | | |
| Potential for Screening | Very Good - Natural screening by vegetation on three sides. Further screening required from open land to North & to prevent encroachment. | | |
| Flooding | Very small areas of SW shallow 1 in 200 & SW deep 1 in 200. Would not prevent development. | | |
| Distance To Road Network | 1.2km from A6 | | |
| Residential Amenity | One tenanted property in close proximity to North of Greengate Lane. Three properties to South West of Greengate Lane. | | |
| Vehicular/Ped Access | New entrance required off Greengate Lane | | |
| Distance to Facilities | 1km to local centre, 1km to Glebelands Primary School | | |
| Biodiversity Comments | Principle of development acceptable provided that it is sympathetic to adjoining BES, which runs N-S along the Western boundary of the site. | | |
| Heritage Comments | Locally listed Crabtree Cottages across Greengate Lane to SW of site | | |
| Most Recent Use | Formerly residential, current tolerated Gypsy site on part of site | | |
| Adjacent Uses | N - Open space, E - Residential & Skip Hire, S - Open space and Residential to SW, W - Woodland and Open Space | | |
| Planning Issues | Allocated as Green Wedge so would be departure from adopted Core Strategy policy. However does not exceed footprint of boundary surrounding previous residential use. | | |
| Suitable Site? | Reason | Some screening already in place, although more required along Greengate Lane and to north. Some clearance required (vegetation and existing single storey residential structures). | |
| Possible | | | |

| | | | |
|---|--|--|---------------|
| Heacham Drive (land rear of 1-57) | | | |
| HEACHAM DRIVE (LAND R/O 1-57), BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 707 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 19500 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES11 | | |
| Potential for Screening | Some natural screening but significant additional screening would be required | | |
| Flooding | Parts of site are SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | 1.5km to A563 | | |
| Residential Amenity | Site backs onto houses on north side of Heacham Drive - buffer would be needed | | |
| Vehicular/Ped Access | New access needed from Lomond Crescent. Not ideal as on bend and access would be through fairly narrow residential streets. | | |
| Distance to Facilities | 280m to local centre, 900m to Barleycroft Primary School | | |
| Biodiversity Comments | BES. Adjacent areas are short amenity grassland enclosed within existing established residential area. Forms part of green network that links along the ditch and banks of network of Beaumont Walk. Wildlife habitat. | | |
| Heritage Comments | None | | |
| Most Recent Use | Open space | | |
| Adjacent Uses | N & E - open space, S - residential, W - residential | | |
| Planning Issues | Allocated as amenity greenspace. | | |
| Suitable Site? | Reason | Only suitable part of site would be adjoining Lomond Crescent. Significant amount of landscaping and screening would be required. Further investigative work required regarding access | |
| Possible | | | |



UPRN 0707 Heacham Drive (land rear of 1 - 57)

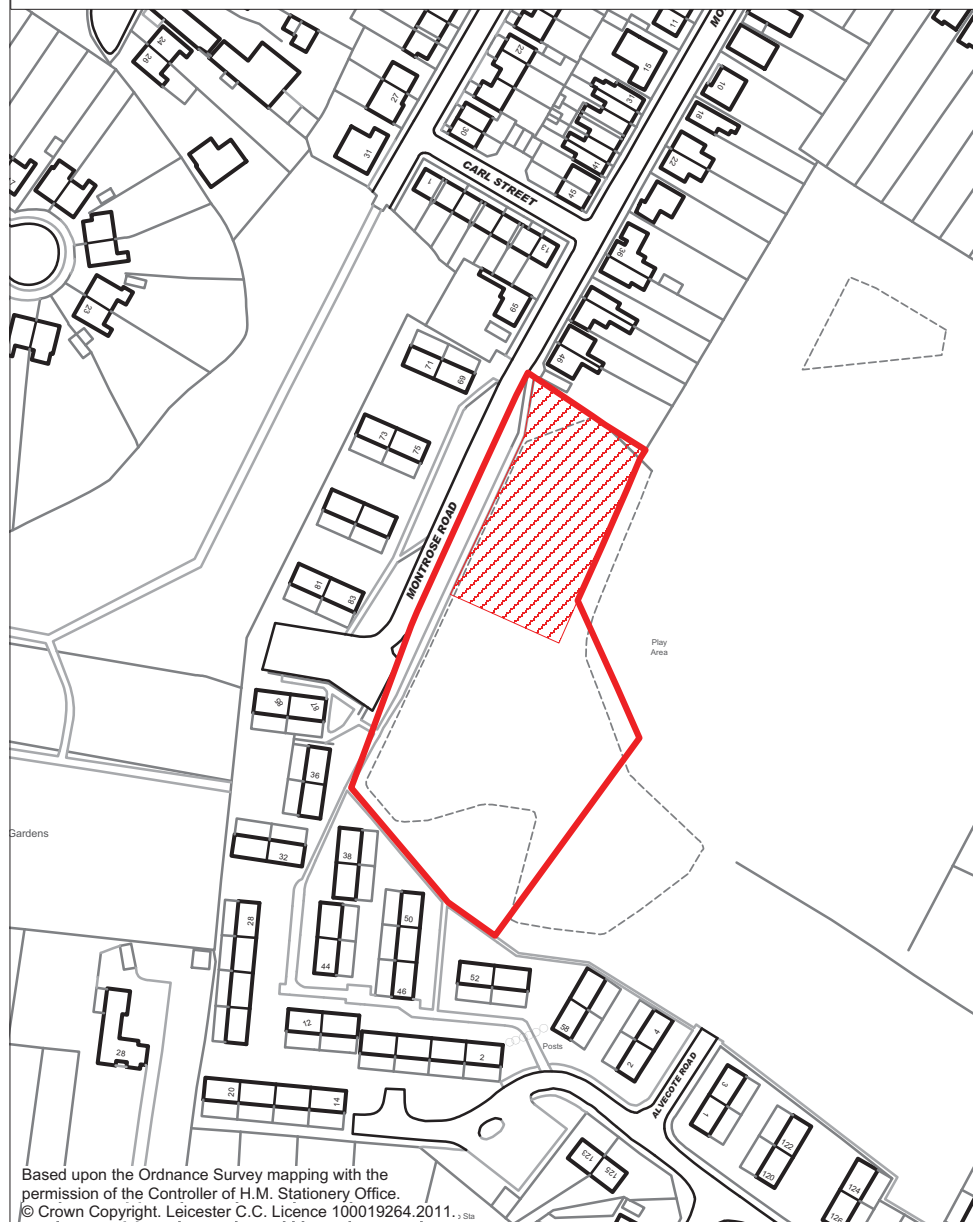
-  Parcel of Council owned land
-  Part of site with potential for development



| | | | |
|--|---|---|-----------|
| Montrose Road 46 (land adj) | | | |
| MONTROSE ROAD SOUTH - LAND ADJ TO 46, GLENHILLS BLVD, EYRES MONSELL, LEICESTER | | | |
| UPRN | 1067 | Ward | Aylestone |
| Building/Land | L | Site Area (sq m) | 1800 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Some natural screening but extra screening required on all sides. | | |
| Flooding | None | | |
| Distance To Road Network | 520m to A426 | | |
| Residential Amenity | In close proximity to accessible bungalows on Montrose Road - will need to be well screened | | |
| Vehicular/Ped Access | New access required straight off Montrose Road. | | |
| Distance to Facilities | 520m to local centre, 430m to Montrose School | | |
| Biodiversity Comments | No site designation, but does form part of green network which is directly adjacent to green space (park area) and Aylestone allotments to west and Aylestone Rec to north. Some established trees on site of wildlife value. | | |
| Heritage Comments | None | | |
| Most Recent Use | Woodland | | |
| Adjacent Uses | E - open space, S, N & W - residential, | | |
| Planning Issues | Allocated as amenity greenspace. | | |
| Suitable Site? | Reason | Could potentially be well physically integrated into area but site would need to be cleared and significant amount of screening provided. | |
| Possible | | | |

UPRN 1067 Montrose Road 46 (land adjacent)

-  Parcel of Council owned land
-  Part of site with potential for development



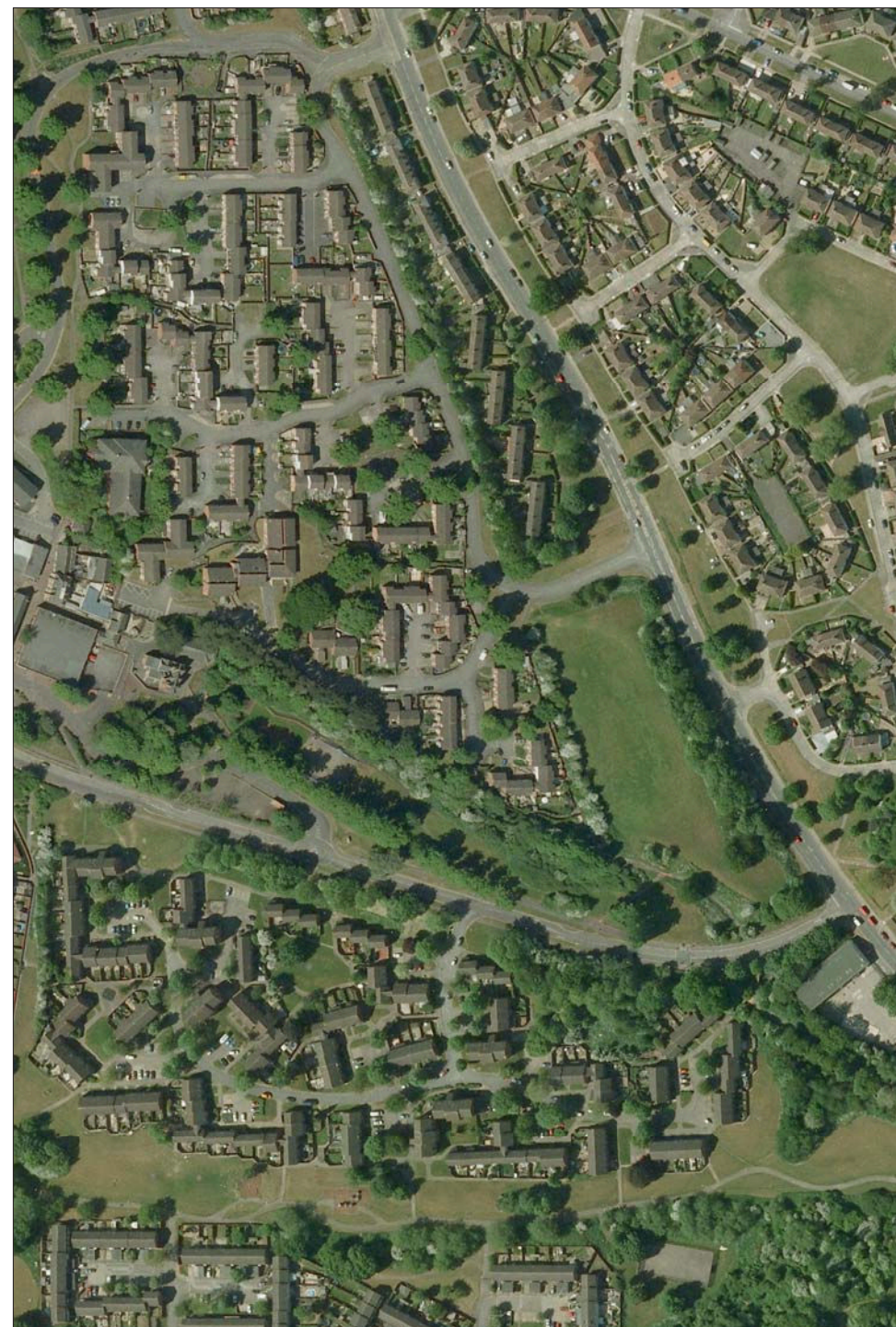
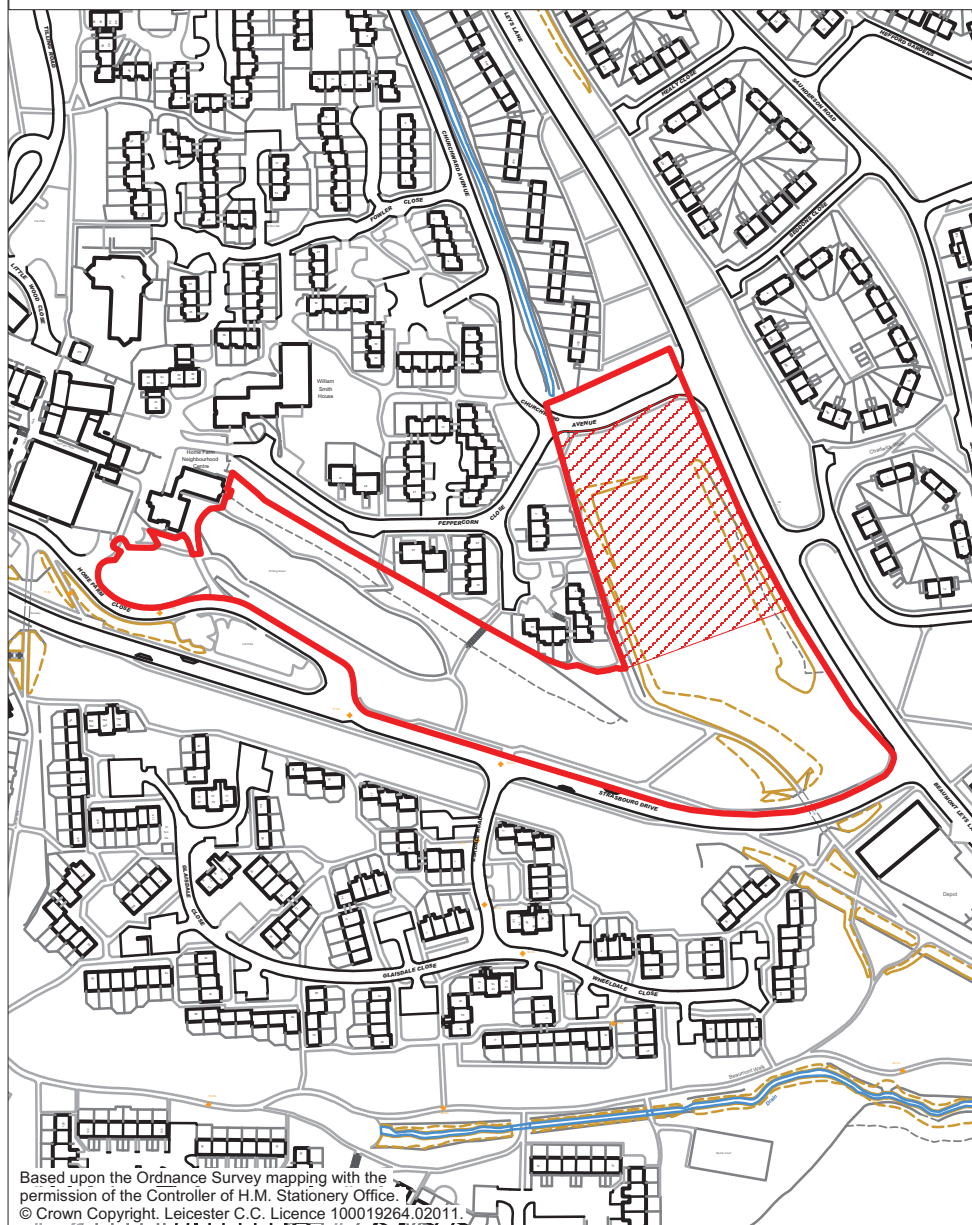
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| | | | |
|---|--|--|---------------|
| Strasbourg Drive Open Space | | | |
| STRASBOURG DRIVE OPEN SPACE, STRASBOURG DRIVE, BEAUMONT LEYS, LEICESTER | | | |
| UPRN | 1459 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 8000 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | BES12 | | |
| Potential for Screening | Some natural screening but extra screening required on all sides. | | |
| Flooding | Very small areas of SW shallow 1 in 200 & SW deep 1 in 200 | | |
| Distance To Road Network | 610m to A563 | | |
| Residential Amenity | Without significant screening would be overlooked by houses on three sides | | |
| Vehicular/Ped Access | New access required off Churchward Avenue. | | |
| Distance to Facilities | 660m to local centre, 600m to Woodstock Primary School | | |
| Biodiversity Comments | Designated as a BES. Short amenity grassland with some established hedgerows. Part of strong green network that link to east. Ecological value. | | |
| Heritage Comments | This area is directly adjacent to Home Farm, a Grade II listed building. The open land directly surrounding the listed building and to the east of the building do form part of its setting and need to be avoided | | |
| Most Recent Use | Open space | | |
| Adjacent Uses | W, N & E - residential, S - open space | | |
| Planning Issues | Allocated as amenity greenspace. | | |
| Suitable Site? | Reason | Only suitable part of site is Eastern area - but this is well used public open space. Significant amount of screening and landscaping would be required. | |
| Possible | | | |

UPRN 1459 Strasbourg Drive open space

- Parcel of Council owned land
- Part of site with potential for development





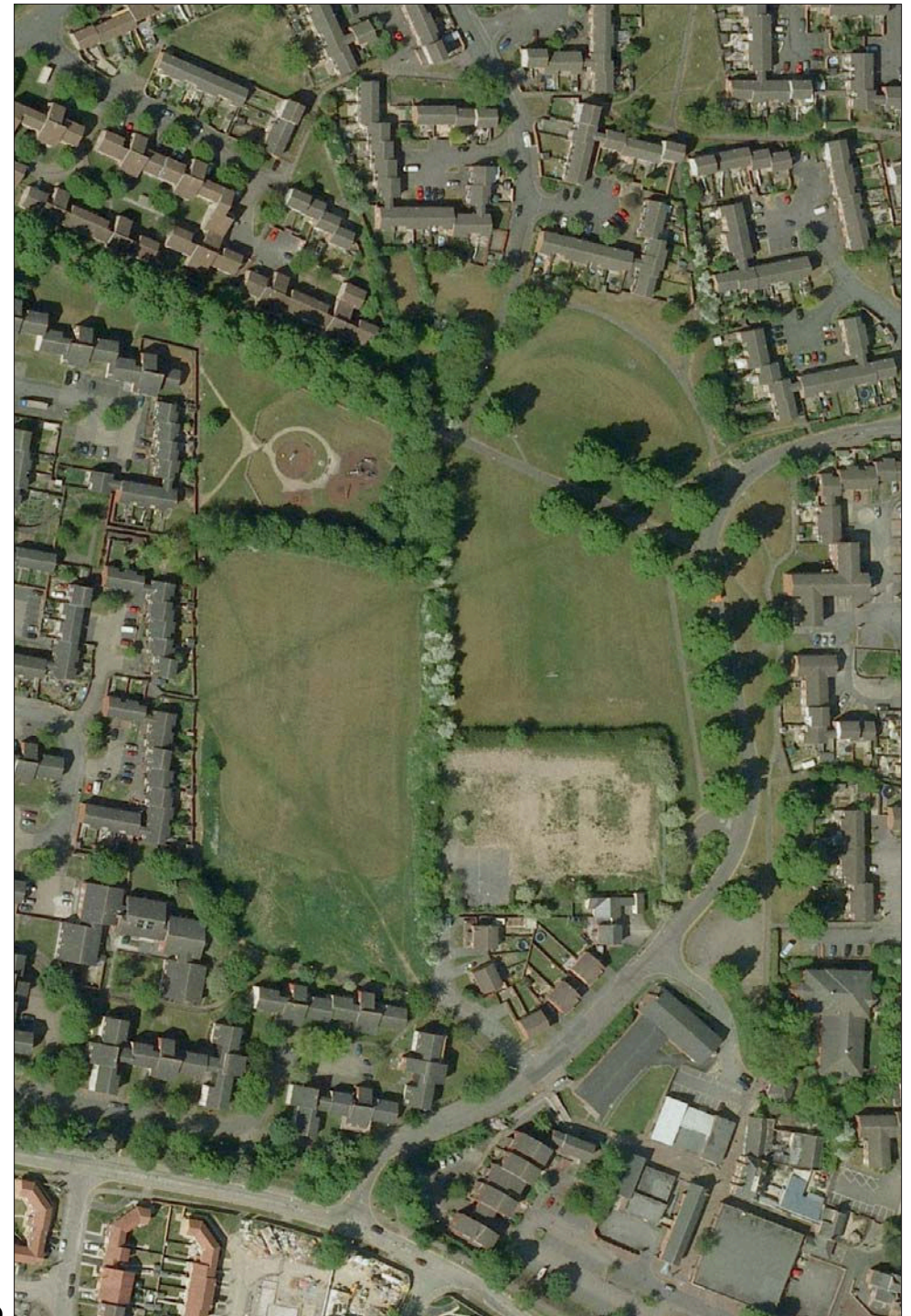
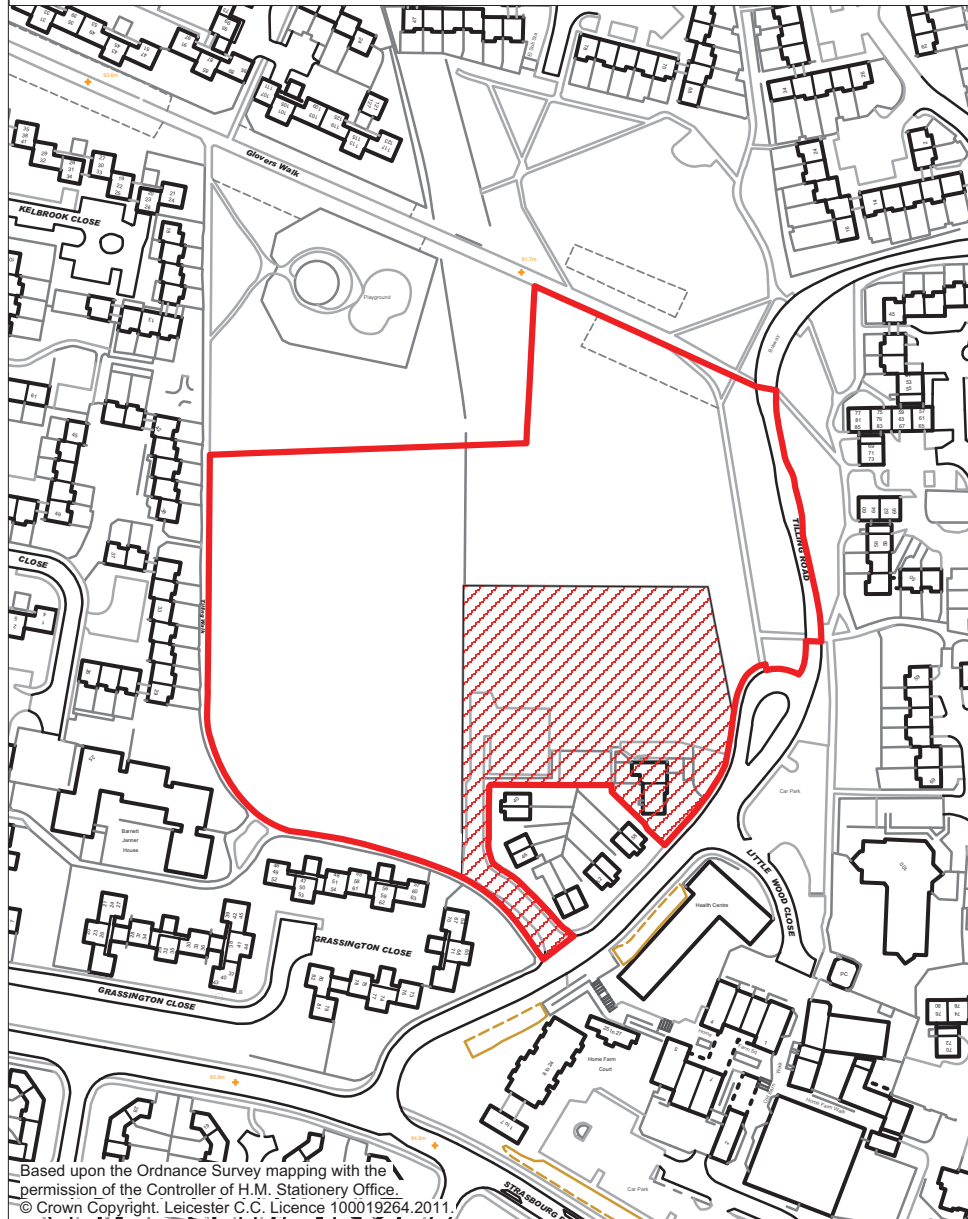
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|--|---|--|-------|
| Redhill Way | | | |
| REDHILL WAY - LAND SOUTH OF, CORAH SPORTS GROUND, LOUGHBOROUGH ROAD, LEICESTER | | | |
| UPRN | 1506 | Ward | Abbey |
| | | Building/Land | L |
| | | Site Area (sq m) | 7400 |
| Planning Designation | Green Wedge | | |
| Greenspace Designation | Green Wedge | | |
| Biodiversity Designation | BES16 | | |
| Potential for Screening | Excellent - Natural screening by vegetation on all sides. Redhill Way to north and Thurcaston Road to south provide physical separation | | |
| Flooding | Areas of SW shallow 1 in 30. Flood Zone to east of site. Would not prevent development. | | |
| Distance To Road Network | 360m to A6 | | |
| Residential Amenity | Nearest residential properties are to south across Thurcaston Road but some distance from site. | | |
| Vehicular/Ped Access | Access off Thurcaston Road. Site entrance previously used as Sports Ground entrance. | | |
| Distance to Facilities | 280m to local centre, 470m to Belgrave St Peters C of E Primary or 1km to Wolsey House P | | |
| Biodiversity Comments | BES16 & part of green network that links out of City. Site is shrub and mature trees of wildlife value. Wildlife surveys required. Part of site may have potential for flood alleviation. TPOs on land adjoining Eastern part of site. | | |
| Heritage Comments | Site is adjacent to original line of Great Central Railway (identified local heritage asset). Does not preclude development but exact location, size, design, screening etc needs to be carefully considered to respect setting of asset. | | |
| Most Recent Use | Former sports pitches, now overgrown | | |
| Adjacent Uses | N - Redhill Way, E - Open space, S - Bowling Club and residential, W - Tree-covered open space | | |
| Planning Issues | Allocated as Green Wedge so would be departure from adopted Core Strategy policy. However, impact on Green Wedge would be limited due to natural screening around site. | | |
| Suitable Site? | Reason | Well screened site. Substantial clearance of vegetation within site required, although hardstanding already in place. Ecological surveys needed. | |
| Possible | | | |

| | | | |
|---|---|--|---------------|
| Butterwick House (potentially including Goodacre House) | | | |
| TILLING ROAD DEVELOPMENT SITE (PART), TILLING ROAD, LEICESTER | | | |
| UPRN | 2058 | Ward | Beaumont Leys |
| | | Building/Land | L |
| | | Site Area (sq m) | 6062 |
| Planning Designation | None - former Primarily Residential | | |
| Greenspace Designation | None | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Very Good - Natural screening by vegetation on all sides. Site surrounded on three sides by open space. Residential adjoins to south but is screened. | | |
| Flooding | Not in any flood zone. | | |
| Distance To Road Network | 1km to A563 | | |
| Residential Amenity | 10 houses immediately to south of site. Well screened from most of these. Vehicular access past 5 of these houses only. | | |
| Vehicular/Ped Access | Access off Tilling Road (near number 40) - the entrance road is unadopted (owned by LCC). Upper end of Tilling Rd is busway only | | |
| Distance to Facilities | 120m to local centre, 930m to Buswells Lodge Primary School | | |
| Biodiversity Comments | Not a designated site, but directly adjacent to established park area with mature hedgerows. Although of some wildlife value, has potential as site - but mitigation required and buffer between existing green space/hedgerows to minimise impact. | | |
| Heritage Comments | No issues | | |
| Most Recent Use | Former Elderly Persons home - now demolished | | |
| Adjacent Uses | N - Open space, E - Open space then residential, S - Residential, W - Open space | | |
| Planning Issues | None. Unallocated site In compliance with current planning policy. | | |
| Suitable Site? | Reason | | |
| Possible | | Well screened site which, although adjoining residential properties, would not be overlooked by them. The subject land adjoins substantial Council land holdings with development potential which could be prejudiced by proposed Gypsy and Traveller site | |

| | |
|---|--|
| Goodacre House | |
| GOODACRE HOUSE, TILLING ROAD, LEICESTER | |
| UPRN | 2149 |
| Ward | Beaumont Leys |
| Building/Land | B&L |
| Site Area (sq m) | 571 |
| Planning Designation | None - former Primarily Residential |
| Greenspace Designation | None |
| Biodiversity Designation | None |
| Potential for Screening | Only suitable if combined with Butterwick House |
| Flooding | Not in any flood zone. |
| Distance To Road Network | |
| Residential Amenity | Only suitable if accessed via Butterwick House |
| Vehicular/Ped Access | |
| Distance to Facilities | |
| Biodiversity Comments | See Butterwick House |
| Heritage Comments | No issues |
| Most Recent Use | Residential |
| Adjacent Uses | See Butterwick House |
| Planning Issues | None. Unallocated site In compliance with current planning policy. |
| Suitable Site? | Reason |
| Possible | Could only be considered in conjunction with the Butterwick House site |



UPRN 2058 Butterwick House EPH & UPRN 2149 Goodacre House

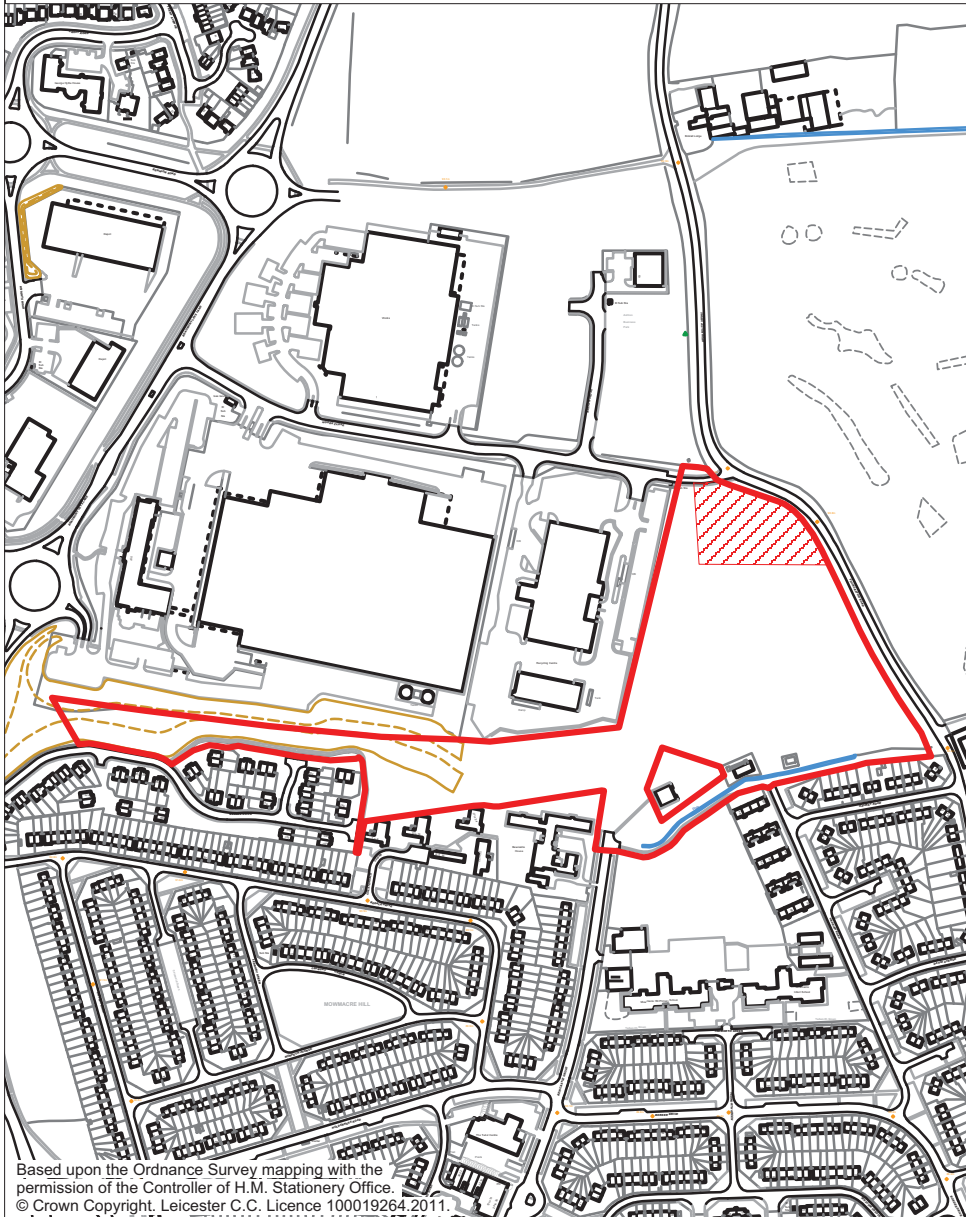
-  Parcel of Council owned land
-  Part of site with potential for development

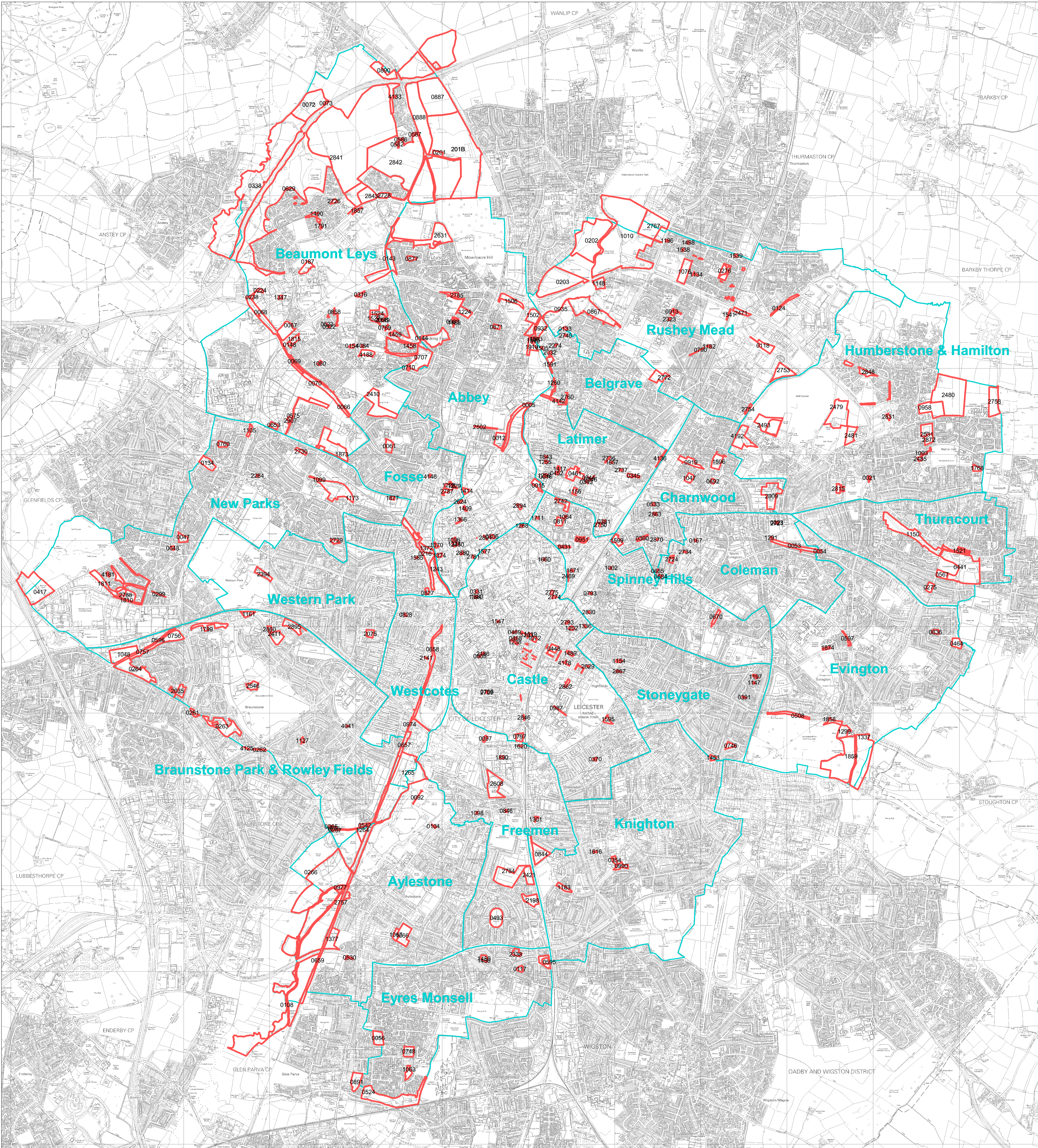


| | | | |
|---|--|--|-------|
| Thurcaston Road (north of Bedale Drive) | | | |
| THURCASTON ROAD - LAND TO THE WEST, LEICESTER | | | |
| UPRN | 2631 | Ward | Abbey |
| | | Building/Land | L |
| | | Site Area (sq m) | 5200 |
| Planning Designation | Greenspace | | |
| Greenspace Designation | Amenity Greenspace | | |
| Biodiversity Designation | None | | |
| Potential for Screening | Some natural screening by vegetation on two/three sides. Additional screening would be required. | | |
| Flooding | Very small areas of SW shallow 1 in 200 & SW deep 1 in 200. Would not prevent development. | | |
| Distance To Road Network | 750m to A563 | | |
| Residential Amenity | No adjoining residential properties. | | |
| Vehicular/Ped Access | Possible access direct off the end of Hoods Close but would need a new turning head as well. | | |
| Distance to Facilities | 310m to local centre, 100m to Mowmacre Hill Primary School | | |
| Biodiversity Comments | Not designated but forms part of good green network that links directly to green wedge and golf course at Birstall. Grassland and scrub area relatively species rich with mature hedgerow to south-east end of site. | | |
| Heritage Comments | Archaeological assessment required. | | |
| Most Recent Use | Open space | | |
| Adjacent Uses | N - Industrial, E - Golf course, S - Sports pitches then residential, W - Recycling centre | | |
| Planning Issues | Allocated as amenity greenspace. | | |
| Suitable Site? | Reason | Only suitable part of site would be to North. Could be conflict with well used sports pitches - needs further investigation. | |
| Possible | | | |

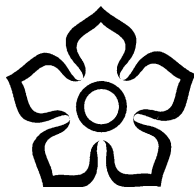
UPRN 2631 Thurcaston Road (north of Bedale Drive)

-  Parcel of Council owned land
-  Part of site with potential for development





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Leicester
City Council

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All

FORWARD TIMETABLE OF CONSULTATION AND MEETINGS:
Economic Development Culture and Tourism Scrutiny Commission

14th June 2012

Review of the process by which sites for new authorised gypsy and traveller sites within Leicester have been identified and to make recommendations

Report of Cllr Sue Waddington, chair of the Scrutiny Commission
Jerry Connolly, Scrutiny Support Officer

1. Purpose of Report

- 1.1 To review the process by which Gypsy and Traveller sites have been identified by the City Council
To make recommendations on potential sites
To report the findings to the City Mayor

2. Summary

- 2.1 The Mayor invited Cllr Waddington, chair of this Scrutiny Commission, to review:
- the way in which three sites for authorised Gypsy and Traveller sites within Leicester had been identified
 - the suitability of the sites themselves; and
 - to make recommendations on these and other possible sites which could be delivered in the timescale
- 2.2 The Commission held four hearings and took verbal and written evidence from a wide range of agencies, groups and individuals. Members of the Commission also went on a number of site visits, to assess the proposed sites, other long-listed sites and sites which had not been short or long listed.

3. Conclusions

- 3.1 The Council is to be commended for its efforts to meet its responsibilities to provide housing for distinct groups whose ethnicity and rights are set out in a wide range of anti-discrimination legislation.

- 3.2 Gypsies and Travellers suffer disproportionately high levels of homelessness, unemployment, ill-health and poor access to education and training.
- 3.3 The evidence base for the housing need was sound despite observations that information on specific gypsy and traveller housing needs should be updated, and indicates that further sites may need to be identified within the city to meet demand in the future.
- 3.4 The waiting list of 80 families for sites on the Meynell's Gorse site (reported at the Commission meeting of 11th April 2012) was much higher than Commission members might have been led to expect from the 2007 Gypsy and Traveller Accommodation Assessment (GTAA).
- 3.5 The Commission scrutinized the process by which 350 sites were identified within the city, and then examined, graded and filtered, and concluded that it was a thorough exercise of investigation, and cooperation involving the planning and housing departments.
- 3.6 In addition to considering the process by which the three sites were selected from the list of 350, the Chair and some members visited those sites, the long listed sites and some additional sites - a total of 15 sites visits (including Meynells Gorse) and met with gypsies and travellers living on authorised and unauthorised sites.
- 3.7 The members considered if the sites were suitable, taking into account their proximity to residential, leisure and commercial developments; actual and potential screening; access; size; condition; use of the sites at present; and if there are existing plans for the development of the sites for other purposes such as housing.

4. Recommendations

- 1 Redhill Way is considered suitable for use as a permanent site for up to 10 pitches. It is a large site, well screened from all angles, not too close to residential streets, and access is not a problem. There are formal and informal footpaths on the site and at least one of these should be maintained for the use of local people
- 2 Greengate Lane is considered suitable for use as a permanent site for about 6 pitches because of its size. The site is well screened, has good access, is not near existing large housing developments and is not visible from the nearest residential areas in Glebelands and Birstall. Account was taken of its proximity to the new Ashton Green development, but this was not seen as an impediment to the location of a site. The site as designated is not considered big enough for 10 pitches though there is a possibility it could be extended in the future.

- 3 Beaumont Way was not considered suitable for a site. It is much too small and exposed. It would not allow any privacy for the occupants and would be very difficult to screen. The site adjoins a public park and is opposite the leisure centre and shopping centre. These mixed uses would not be compatible with a travellers' site. The access road is also too narrow.
- 4 Of the five long listed sites, only one was considered suitable. The four others, Strasbourg Drive, Butterwick House, Heacham Drive and Montrose Road were very close to housing developments and were very exposed and would be difficult if not impossible to screen. In some cases access would be a major problem and the land was also being used for other recreational purposes. It is recommended that these sites should not now or in the future be used for traveller and gypsy sites.
- 5 We also looked at the Ratby Lane site which could be suitable but for the access problems. A new and expensive access road from the roundabout (in the county) would be required and the County Council is likely to object as they have done in the past, meaning that there would be insufficient time even if an appeal was successful to provide an access route within the two year requirement. The land is also tenanted by a farmer.
- 6 The Chair also visited five of the sites suggested by Liz Kendall MP as alternatives, in other parts of the City. Unfortunately none of these were suitable or available for development as travellers sites in the next two years, but three of them might be considered in the future as part of a comprehensive development.
- 7 However we strongly recommend that Hoods Close, Thurcaston Road, be considered as a transit site for gypsies and travellers. It is a strong contender in that it is not near residential developments and is of an appropriate size and nature to be used as a transit site for about six pitches
- 8 The land on Hoods Close is flat and there is suitable access. It has been a popular stopping off place for travellers and gypsies in the past. If this site is to be considered as a transit site, consultations will need to be carried out with the nearest residents and users of the industrial site, including Biffa, but should not require a new wide ranging consultation process.
- 9 When designing new sites it is necessary to take into account the number and size of pitches required for different family groups. Some larger and smaller pitches may be necessary. We therefore recommend that the designs already prepared for the sites be revised after consultation with the prospective tenants from the traveller and gypsy communities.
- 10 Consideration should also be given to the fact that some gypsies and travellers are horse owners and will wish to keep their horses reasonably close at hand. It

is possible and usual for land to be rented from local farmers for the horses, although horses are also tethered at the road side near the Meynell's Gorse site. While the new sites may not be big enough to accommodate horses, providing a stable on one site for use when horses are sick should be considered.

- 11 The gypsies and travellers themselves want sites located the in area of the City designated for the proposed sites. Redhill Way, Greengate Lane and Hoods Close are acceptable locations for the gypsies and travellers consulted by the Chair of the Commission. The Beaumont Way site was not acceptable to them.
- 12 In view of the hostility and difficulties that gypsies and travellers are experiencing at the moment (being moved on and being the target of some aggression etc) they have asked for a refuge (tolerated site) until the permanent ones are ready for use. It is recommended that consideration be given for a temporary site to be established in the short term. This could be on one of the selected sites while work is on-going on the others.
- 13 Good management of sites including Meynells Gorse is essential for the security and peace of mind for the tenants and the settled communities in the areas. Attention should be paid to refuse collection and disposal; the tidiness of the public areas on the sites; and the safety of children, including traffic calming measures on roads running into and through the sites. Should incidents of antisocial behaviour occur they should be treated in the same way as in other Council Housing areas in the City.
- 14 Considerable opposition to the three proposed sites has been expressed by residents living in the Beaumont Leys, Abbey and Birstall areas. Some of their objections have been related to planning restrictions on green wedge sites, which should be carefully considered by the Planning Committee, if they are presented with planning applications relating to sites in the green wedge.
- 15 If future sites are required in the City we recommend that these be located outside the areas of the sites approved in this process(Beaumont Leys and Abbey wards). However no other suitable land for sites is currently owned by the City Council which is available for use in the next two years. Therefore advance planning will be required to use council land or acquire land for sites over a longer time period. This could be part of the future planning designation process and local plan.
- 16 Future consultations about the location of gypsy and travellers sites should involve both the settled and the travelling communities in order to develop better understanding and less confrontation between different communities, perhaps through the GATE project.

- 17 We further recommend that the work of MATU is reviewed to determine how well it has performed since its establishment. The service should be scrutinised by the Adult and Housing Scrutiny Commission in the near future.
- 18 The same Commission should also consider reviewing the management and needs for improvement at Meynells Gorse and the plans for management of the new sites, with the aim of securing safe environments and appropriate health, housing, education and social services for the tenants.

5 Report

- 5.1 This Review was started at the invitation of the City Mayor, whose letter of 23rd March 2012 set out a series of requests to the Commission. They were to:

- Carry out a detailed review of the three proposed sites
- Consider any aspects of these sites which make them unsuitable
- Consider whether there are any appropriate sites in other parts of the city available within the timescale.

The full text of Sir Peter Soulsby's letter forms Appendix 1 of this report.

- 5.2 The scoping document for the Review set out some further tasks for the Commission. They included:

- the policy framework within which the proposals were prepared and brought forward,
- the processes by which sites (both long and short lists) were identified and prioritised,
- the further consultations which have taken place and the timetable for publishing the proposals and seeking planning permission
- the likely impact of creating the sites as proposed

- 5.3 There is a clear overlap between the Mayor's request for a report and the scoping of the review agreed by the Overview Scrutiny Commission. Special meetings of the Commission took place on:

28th March 2012
11th April 2012
14th May 2012
14th June 2012

- 5.4 The Review has been designed to take in as wide a range of views as possible. This included local residents and Councilors, MATU and the GATE project, Birstall Parish Council and the County Council, both through its own scrutiny

function and Birstall CC Roger Wilson. The Commission is grateful for the co-operation of the City Mayor, his direct team and a wide range of officers within the planning and housing departments.

- 5.5 The review included evidence-gathering sessions at Commission meetings on 28th March, 11th April and 14th May. The meetings were outside the normal cycle of the Economic Development, Culture and Tourism Select Commission and run as a separate series of dedicated meetings to make sure as wide a range of evidence as possible was taken, against a background of a high level of public interest.
- 5.6 Additionally, a number of visits were made to look at the proposed sites. These visits took place on Friday 20th April and Wednesday 26th April. A site visit was also made to the one authorised gypsy and traveller site within the city boundary – at Meynell's Gorse.

The schedule of visits was:

20th April 2012

- Meynell's Gorse (existing authorised site)
- Greengate Lane 0201
- Beaumont Way 0187
- Red Hill Way 1506

26th April 2012

- Hoods Close/Thurcaston Road 2631
- Strasbourg Drive Open Space 1459
- Butterwick House 2058
- Heacham Drive 0707
- Cottage farm, Ratby Lane 0417
- Montrose Road 1067

- 5.7 . Additionally, Cllr Waddington visited traveller sites in the north west of the city to take views from gypsies and travellers. On 30th May Cllr Waddington also visited five sites from the list suggested by Liz Kendall MP in Leicester South and Leicester East.
- 5.8 As a point of context a large number of documents and reports were accessed as part of the review. They are available online through the link <http://www.leicester.gov.uk/your-council-services/housing/about-us/gypsy-and-traveller-sites/downloadable-documents/>.

The references numbers against each site in 5.6 (above).

Policy framework and identification of the sites

- 5.9 The Council's Strategic approach to meeting Gypsy and Traveller needs derived from requirements under the Homelessness Act and the previous Government's approach to resolving gypsy and traveller issues that were not being resolved across the whole country.
- 5.10 That approach required councils to co-operate to review Gypsy and Traveller needs. This work was done with county and districts by consultants (who involved G and T's and to whom the findings were presented).
- 5.11 This was published and led to a statement of numbers of sites required going in the Regional Plan which in turn informed the Leicester City Council Local Development Framework Core Strategy (<http://www.leicester.gov.uk/your-council-services/ep/planning/plansandguidance/ldf/ldfcore-strategy/>)
- 5.12 The coalition government scrapped regional plans, but kept the Core Strategy. The core strategy says:

"The Accommodation Needs Assessment established a requirement for 24 residential pitches, 10 transit pitches for Gypsies and Travellers and three plots for travelling showpeople by 2012 to meet the need arising in the City, in addition to the existing provision.

"An ongoing increase in pitch provision of 3% compound growth per year for household increase and 1.5% growth per year for Travelling Showpeople is assumed. The identification of sites will be a matter for the Site Allocations and Development Management Policies."

- 5.13 The search for new authorised gypsy and traveller sites within the city boundaries was framed by a number of complex issues. These included a lack of new authorised sites, both temporary and permanent, for gypsies and travellers.
- 5.14 The unmet need for gypsy and traveller sites was identified through a [Gypsy and Traveller Accommodation Needs Assessment](#). This link is to both the full report and the executive summary which were published in March 2007. The GTAA report was the basis for the needs statement embedded in the LDF core strategy.
- 5.15 The GTAA report (Par 3.4) cited the Commission for Racial Equality report which reminded local authorities of their obligations towards Gypsies and Travellers, referencing the Race Relations Act and the identification of Romanies and Irish travellers as distinct ethnic groups under the legislation.

5.16 One outcome of the failure to provide authorised sites is the constant movement of travellers from unauthorised sites, making access to education and health services much more difficult.

5.17 Health issues included stress and stress-related illnesses caused by the uncertainty of the lifestyle on unauthorised sites and the fear of attacks on encampments by unknown assailants, probably from the settled community.

(A separate review of economic development and employment issues being undertaken by this Commission identifies young Irish/Romany travellers as having the highest NEET (not in employment, training and education) for young people in the city).

5.18 The GTAA assessment, by Birmingham University, identified a need for 24 pitches between 2006 and 2011, up to 20 further transit caravan sites and three pitches for showpeople families. Between 2011 and 2016 a further 15 permanent pitches were thought to be needed. The figures took into account the City Council's only authorised gypsy and traveller site at Meynell's Gorse

5.19 Since the publication of the report no sites had been developed, or even identified, by Leicester City Council. The lack of authorised sites had led to a number of unauthorised camps within the city. Evidence to the Commission suggested a strong connection between the lack of authorised sites and the high numbers of unauthorised sites being established.

5.20 The lack of authorised sites has also made it harder for the authorities, whether it be the police, city council agencies or MATU, the Multi-Agency Traveller Unit to take effective legal action against travellers on unauthorised sites because the GTAA had set out a needs framework for gypsies and travellers.

5.21 It should be noted that gypsies and travellers, who have been subject to widespread adverse comments, have human rights. Their position can be summed up by a report to Leics County Council Cabinet on 3rd April 2012:

"Gypsies and travellers have been present in the UK for over 500 years, but in today's society are the most deprived minority group in England. One of the most severe and detrimental forms of this disadvantage is that over a quarter of the community are homeless due to the intense shortage of legal sites on which to reside."

5.22 Recognition of those rights, and the GTAA, started the process by which a number of sites were identified. The timescale and various processes involved in the development of the proposals are summarised in Appendix 2.

5.23 Bids by the City Council and Framework HA for funds to establish authorised pitches within the city were approved in April 2011 and the search for sites started at that point. Criteria used to assess 350 Council-owned sites included:

- Flood risk
- Availability
- Site visits; and
- biodiversity/archaeology/built environment

Other criteria included:

- sites have potential to be well screened with fences and hedges to ensure privacy
- impact on neighbours
- good access to facilities including a local centre and primary school
- safe pedestrian and vehicle access onto site
- close to main road network
- sites capable of providing a satisfactory living environment for tenants
- site large enough to accommodate up to 10 family pitches
- sites are available in the short term.

5.24 This work ran until September 2011 was led by the planning and housing departments and led to the drawing up of a very long list of potential sites. These can be found on the City Council's web site through the link referenced in 5.6 above.

5.25 When considering the sites' development national guidance on site development was used. This 70-page guide, published by the Department of Communities and Local Government, set out a framework for the development of individual authorised sites for both permanent and temporary accommodation. (A link to the full document is contained in the section on key documents in section 8 below).

5.26 It has been used by City housing and planning staff to help identify, then design, possible sites, though the guidance stressed that local authorities and registered social landlords needed to take decisions on design on a "case by case basis, taking into account local circumstances such as the size, geographical and other characteristics of the site or prospective site and the particular needs of the prospective residents and their families."

GCLG Good Practice Guide Par 1.12

5.27 The guide referenced the need for easy access to health, education and other local amenities. It adds: "Easy access to local services and to, and to social

contact with other residents in the community, should help deal with the myths and stereotypes which can cause community tension and instead encourage a greater sense of community with shared interests.”

(GCLG Good Practice Guide par 3.2).

- 5.28 It offers guidance on site layout, access and orientation for permanent sites - and again says there should be consultation with the Gypsy and Traveller community and the settled community “can be particularly valuable and ensure best and most convenient use of available space.”
- 5.29 The guidance is clear that the sites are for housing rather than employment. Employment areas would need to be separate from housing. It adds: “This also applies to the inclusion of space for keeping animals.
- 5.30 “Where there is a demand for space for animals and where the site provider is satisfied that it may be reasonable and practicable to include this, a grazing area for horses and ponies could be provided to reflect the cultural use of the horse as a traditional means of transport.
- 5.33 The risk of a traveller development site flooding was one of the criteria used eliminate potential sites from the selection process. The Environment Agency has published a flood risk map for Leicester. It can be accessed through the link:

<http://maps.environment-agency.gov.uk/wiyby/wiybyController?x=458500.0&y=304500.0&topic=floodmap&ep=map&scale=8&location=Leicester,%20City%20of%20Leicester&lang=e&layerGroups=default&textonly=off#x=458024&y=303611&lg=1,&scale=8>
- 5.34 Further comments on both the generality of the Council's approach, and comments on specific site selection, were made by LE4 Action, a campaign group set up to oppose the site proposals, and Liz Kendall MP, who wrote a paper proposing that other sites in other parts of the city should have been properly considered by the City Council.
- 5.35 The LE4 Action presentation to the Commission meeting of April 16 forms Appendix 5. Also within this Appendix are notes from the Commission meeting of 12th May at the Beaumont Leys Leisure Centre which summarises a range of comments and objections from residents.
- 5.37 A special joint meeting of the Abbey and Beaumont Leys ward meeting was held on 12th March and chaired by the City Mayor. Attended by around 600 people, a significant police presence and video recording of the meeting helped to keep order.

- 5.38 A note of this meeting is contained in Appendix 5, along with a note of evidence from the LE4 Action Group, which was set up to oppose the proposals and mobilise opposition to them.
- 5.41 Some objectors raised the possibility of higher levels of criminality stemming from residents on the sites. The Commission heard evidence from Leicestershire Constabulary that levels of criminal behaviour associated with the Gypsy and Traveller communities are no greater than other similar communities.
- 5.42 One of the main objections, raised by the LE4 Action Group, County Cllr Roger Wilson and others, was that the development proposals were within green wedges, designed to protect open spaces from over-development.
- 5.46 Further information on concerns for the preservation of green wedges and the respect of existing planning frameworks can be found through the link <http://politics.leics.gov.uk/documents/s30225/G%20district%20council%20consultation%20jelson%20blaby%20appx.pdf>
- 5.47 The City Council's own strategy on the creation and preservation of Green Wedges is contained in the Core Strategy (4.4.88), which says; "In most cases green wedges...extend beyond the City boundary through green wedge allocations in adjoining districts.
- 5.48 "This gives them a strategic importance as they connect the City to the surrounding Leicestershire countryside. Their value lies as open space for leisure or recreational purposes, as land of ecological significance."
- 5.49 Green wedges are not green belts, however. They have a level of protection from development below that of Green Belt land, and this was reported in evidence to the Commission.
- 5.50 And while Green Wedges have a degree of protection, proposals can be taken in conjunction with other requirements and strategies.
- 5.51 Having received a huge amount of written material, members also visited all the short-listed sites, plus a previous major proposal by the city council which was withdrawn in 2007.
- 5.52 These consisted of eight sites which were considered suitable for development, plus the Ratby Road site and the established permanent site at Meynell's Gorse. The Chair also visited five sites proposed by Liz Kendall MP.
- 5.53 Members felt the Meynell's Gorse site needed improvements and have recommended that the Adult and Housing Scrutiny Commission review the situation.

- 5.54 Further representations were made in a detailed paper by Liz Kendall MP, who set out in clear terms the concerns of her constituents. She also presented to the May meeting of the Commission a detailed critique of the site selection process (see Appendix 7) and offered a range of alternative sites in other constituencies within the city.
- 5.55 Her proposals, and further comments from the planning department, are in the table in Appendix 8. They do not offer immediate opportunities for development, according to the officers' response which was confirmed by the Chair after her visit.
- 5.56 What has not been considered in any detail is the possibility of a privately owned authorised site through the purchase of land and the application for planning permission by a Gypsy or Traveller family.
- 5.57 This mechanism has been used to successfully produce significant numbers of permanent sites in mainly rural communities – farmers have sold land and the new purchaser has applied for planning permission.
- 5.58 Data provided by MATU say that all sites produced throughout Leicestershire since the publication of the GTAA have been generated by private proposals. No pitches are social rented housing.
- 5.59 The greatest gaps between pitch requirements and delivery are NW Leics (25) and Leicester (24). Greatest allocations have been provided within the Blaby and Harborough districts; these have produced allocations 39 and 15 respectively above the suggested GTAA requirements. Leicester and Oadby and Wigston are the only authorities not to have provided any pitches following the GTAA assessment.
- 5.60 It has been suggested that private land sites may be used to develop Gypsy and Traveller sites in Leicester, but land prices in an urban environment are much higher than rural land prices. Advice is needed by those families who would prefer to purchase suitable land.

Multi-Agency Traveller Unit (MATU)

- 5.61 MATU, the [Multi-Agency Traveller Unit](#), was set up by the City Council, Leicestershire County Council, Leicestershire Districts and Rutland County Council, with the remit, among other things, to:
- Minimize conflict between the settled, business and traveller communities by information and education
 - Protect the rights of those in the Traveller and Settled communities to enhance the quality of life.

- 5.62 MATU provided information about the level of unauthorised sites within the city of Leicester, and comparisons with other districts within Leicestershire.
- 5.63 Those statistics form Appendix 3 of this report. They show the comparatively high levels of unauthorised camps and formal action taken by MATU against gypsies and travellers within the city.
- 5.64 Since 2009 59% of all notices served and two-thirds of all summonses served involved sites within the city. Unauthorised sites within Leicester represented 31% of all such sites within the MATU area over the last three years. Most of these were in the Abbey and Beaumont Leys area.
- 5.65 North West Leicestershire experienced more unauthorised camps than Leicester, but the level of action was far lower than within Leicester. By further contrast, Oadby & Wigston Council saw just two unauthorised camps, and no eviction notices were served either there or in Rutland.
- 5.66 A breakdown of year-by-year incidents involving unauthorised sites within the city, broken down by ward, can be found in Appendix 4.

6. FINANCIAL, LEGAL AND OTHER IMPLICATIONS

6.1. Financial Implications N/A

6.2 Legal Implications N/A

7. Other Implications

| OTHER IMPLICATIONS | YES/NO | Paragraph Within Supporting information | References |
|-------------------------------|------------|--|------------|
| Equal Opportunities | YES | | |
| Policy | YES | | |
| Sustainable and Environmental | YES | | |
| Crime and Disorder | | | |
| Human Rights Act | YES | | |
| Elderly/People on Low Income | | | |

8. Background Papers – Local Government Act 1972

The Good Practice Guide for the design of gypsy and traveller sites (produced by the Department of Communities and Local Government).

<http://www.communities.gov.uk/publications/housing/designinggypsiesites>

Leicester and Leicestershire [Gypsy and Traveller Accommodation Needs Assessment](#).

Leicester City Council Local Development Framework Core Strategy

(<http://www.leicester.gov.uk/your-council-services/ep/planning/plansandguidance/ldf/ldfcore-strategy/>)

9. Consultations

- Birstall Parish Council
- Leicestershire County Council
- County Cllr Roger Wilson
- Liz Kendall MP
- LE4 Action Group
- Members and Residents within the Abbey and Beaumont Leys wards
- Gypsies and Travellers
- Multi Agency Travellers Unit (MATU)
- Planning officers within the Leicester City Council Economic Development department
- Leicestershire Constabulary
- Housing staff within Leicester City Council
- Framework Housing Association
- Community Healthy Living Project
- The GATE project

10. Report Author

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Member Support Officer

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Appendices

Appendix 1

Letter from Sir Peter Soulsby to Cllr Sue Waddington

23rd March 2012 .

Dear Sue



RE: Gypsy and Traveller Consultation

For years Leicester has experienced problems with unauthorised Gypsy and Traveller encampments and trends show that the north west of the City, in and around the Abbey and Beaumont Leys Wards particularly, is worst affected. I am in no doubt that the matter of unauthorised encampments has a significant impact on local communities, and therefore am committed to addressing the matter.

As you know, the Council is currently consulting on proposals to establish a number of small dedicated authorised Gypsy and Traveller camps in the City. These proposals have generated a significant level of public interest so far.

I have personally taken the opportunity to review the initial responses to the consultation and have carefully considered the many comments and questions raised with me so far.

Whilst I can assure you that a detailed and thorough analysis of all of the comments made through the consultation process will be conducted, I would also like to invite you and your Economic Development, Culture and Tourism Scrutiny Commission to consider the matter in more detail.

Having looked at the information generated so far it is clear to me that such a review, independent of the Executive, would provide a sound basis upon which any future decisions about the proposals for authorised encampments can be considered.

Particularly, a final decision would benefit greatly from (i) a detailed review of the three proposed sites, (ii) consideration of whether there are any aspects of these sites that make them unsuitable, and (iii) consideration of whether there are any realistic alternative sites elsewhere across the City that are available and can be delivered in the required timeframe. The latter could, if you thought it appropriate, go beyond the consideration of Council owned sites that were originally considered.

To enable such a review to take place I intend to extend the consultation for a further three months, meaning that the consultation will now end on Friday 13th July 2012. I look forward to receiving your report and recommendations. I will seek to ensure that you have the full cooperation of colleagues and all relevant Council Officers on this matter but do let me know if there is any particular information or support that you need.

Yours Sincerely,

Peter Soulsby
City Mayor

OFFICE OF THE CITY MAYOR
Peter Soulsby

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Appendix 2

Timeline for the development of proposals for gypsy and traveller sites

| | |
|------------|---|
| Feb 2006 | Government Circular 01/2006 published. Included requirement to produce Gypsy and Traveller Accommodation Needs Assessment |
| April 2007 | Gypsy and Traveller Accommodation Needs Assessment (GTAA) published – jointly with County & District Councils and Rutland. Identified level of need for new sites. |
| Mar 2009 | Regional Spatial Strategy (RSS) adopted. Requires local authorities to make provision for the minimum additional pitch requirements in their Local Development Framework documents (i.e. Core Strategy). |
| 2009/2010 | Numerous meetings throughout the year with Beaumont Leys Ward Councillors to address issues of unauthorised encampments in Beaumont Leys area and potential for additional authorised site provision. |
| Nov 2010 | Core Strategy adopted. Contains numerical requirements for Gypsy and Traveller pitches and criteria-based policy against which any planning applications can be assessed. It was anticipated that the identification of specific sites would be done through a separate Site Allocations Development Plan Document – which at that time was expected to be adopted in 2013. Core Strategy Policy was subject to Examination in Public and approved by Government-appointed Inspector. |
| Feb 2011 | Leicester and Leicestershire Sub-Regional partnership produced Local Investment Plan (LIP) – to provide strategic framework for co-ordinating and concentrating partner investment across the sub-region. The LIP included amongst its investment themes a Gypsies, Travellers and Travelling Showpeople Sites Theme. The aim of this theme is to achieve appropriate provision of good quality sites with residential and transit pitches in suitable locations, responding to the diversity of those using the sites. |
| Mar 2011 | Framework Housing Association expressed interest in applying for HCA grant funding for provision of new Gypsy and Traveller sites provision within the City. City Council support Framework bid. |
| Apr 2011 | Deadline for Homes and Communities Agency (HCA) Investment Programme 2011/2015 bids. Cabinet approved the mix/type of affordable housing being sought by the City Council, including Gypsy and Traveller provision, on 11/4/11. City Council submit bid to HCA for £270,000 for 6 authorised pitches. Framework Housing Association also submit bid for £1.3m for 15 pitches in the City. |
| Apr 2011 | Assessment of nearly 350 Council owned sites began. All sites assessed against Core Strategy criteria. Multi-stage assessment process consisted of : 1) Desk-based assessment |

| | |
|---------------------------|--|
| | <p>2) Assessment of flood risk 3) Availability assessment 4) Site visits 5) Assessment of biodiversity/archaeology/built environment</p> <p>Site visits undertaken between May and September 2011.</p> <p>Work led by Planning and Housing, with input from MATU, Property, Highways and Conservation/Archaeology officers.</p> |
| Summer 2011 | Continued complaints about unauthorised sites, and the tolerated Greengate Lane site (including from Birstall Parish Council). Meeting held by Liz Kendall MP. |
| June 2011 | In response to issues at, and complaints regarding, the tolerated Greengate Lane site, officers begin to explore means of bringing forward potential new Gypsy and Travellers sites in advance of Site Allocation document adoption date |
| 28 th Sep 2011 | Report to Planning for People not Cars Priority Board. This outlined the report that would be taken to Cabinet in November, and that a shortlist had been drawn up – without identifying the shortlisted sites |
| Nov 2011 | <p>Report taken to Cabinet identifying shortlist of 8 sites plus 7 sites with longer-term potential (as part of other comprehensive developments).</p> <p>Recommendation that sites be taken forward as planning application(s) as identifying them through Site Allocations document would take too long, as it is not expected to be adopted until end of 2013 at earliest, which would mean the immediate need for new sites could not begin to be met until after that date. In addition, if the HCA funding bid was successful the funding opportunity would be lost.</p> <p>Cabinet identified 3 preferred sites from the possible shortlist and recommended to proceed with the consultation on these only.</p> |
| 5 th Dec 2011 | Briefing with Councillors Cassidy and Dempster to discuss consultation strategy |
| Dec 2011 | Indicative site design work undertaken to inform indicative numbers of pitches and suggest possible layout and form of sites. Includes meeting with MATU to discuss initial designs and visit to authorised site in County. |
| 10 th Jan 2012 | HCA announce that both City Council and Framework Housing Association have been successful with their funding bids. |
| 23 rd Jan 2012 | Briefing by Mayor to Beaumont Leys and Abbey Councillors and the Office of Liz Kendall, MP |
| 31 st Jan 2012 | Report taken to Cabinet outlining proposals for consultation. |
| 16 th Feb 2012 | Consultation launched at public meeting organised by Liz Kendall, MP. |

Appendix 3

Unauthorised camps within Leicestershire and Rutland since 2009

| LAA area | Total no. of camps | No. of direction notices served | No. of summonses served | No. of orders served | No. of S61 evictions | %age of unauthorised sites that required formal action |
|---------------------|--------------------|---------------------------------|-------------------------|----------------------|----------------------|--|
| Leicester | 74 | 39 | 28 | 23 | 3 | 56.8 |
| Blaby | 15 | 0 | 0 | 0 | 4 | 26.7 |
| Charnwood | 23 | 2 | 1 | 1 | 1 | 13.0 |
| Hinckley & Bosworth | 23 | 4 | 1 | 1 | 3 | 30.4 |
| Harborough | 18 | 0 | 0 | 0 | 2 | 11.1 |
| Melton | 35 | 4 | 3 | 3 | 2 | 17.1 |
| NW Leics | 83 | 16 | 8 | 6 | 6 | 26.5 |
| Oadby & Wigston | 2 | 1 | 1 | 1 | 0 | 50.0 |
| Rutland | 6 | n/a | n/a | n/a | 0 | n/a |
| Totals | 279 | 66 | 42 | 35 | 21 | 31.2 |

Appendix 4

Unauthorised camps within Leicester, by Ward, between 2009 and March 2012

| WARD | NO. OF CAMPS | | | | | |
|-----------------------------------|--------------|-----------|-----------|----------|-----------|------------|
| | 2009 | 2010 | 2011 | 2012 | TOTAL | %AGE |
| ABBEY | 7 | 10 | 7 | 3 | 27 | 36.5 |
| ABBEY/BL | 2 | 0 | 0 | 0 | 2 | 2.7 |
| AYLESTONE | 1 | 3 | 3 | 0 | 7 | 9.5 |
| BEAUMONT LEYS | 1 | 8 | 13 | 1 | 23 | 31.1 |
| BELGRAVE | 0 | 1 | 0 | 1 | 2 | 2.7 |
| BRAUNSTONE PARK/ ROWLEY FIELDS | 4 | 0 | 0 | 1 | 5 | 6.8 |
| CHARNWOOD | 0 | 0 | 0 | 1 | 1 | 1.4 |
| COLEMAN | 1 | 0 | 0 | 0 | 1 | 1.4 |
| EYRES MONSELL | 0 | 1 | 0 | 0 | 1 | 1.4 |
| HUMBERSTONE/ HAMILTON | 0 | 1 | 0 | 1 | 2 | 2.7 |
| RUSHEY MEAD | 0 | 0 | 2 | 0 | 2 | 2.7 |
| WESTCOTES | 0 | 0 | 1 | 0 | 1 | 1.4 |
| TOTAL | 16 | 24 | 26 | 8 | 74 | 100 |

Source (Appendix 3 and 4): MATU

Appendix 5

LE4 Action Group note of objection and notes from meeting on 12th March

I am a member of the campaign group LE4 Action who are promoting awareness of the proposals to site three Gypsy and Traveller Sites in the north of the City. Our group is not against the provision of legal encampments per-se but we are concerned why these camps are proposed to be concentrated within a two mile radius of each other.

I have written separately to Councillor Waddington setting out my objections to the three currently proposed sites and my letter dated 11th April is included as part of the Agenda Reports Pack. I don't propose to repeat the content of that letter in full at this meeting but if you have not already read it I would ask that you please do so.

One of our principal concerns relates to the clear inconsistencies in the way in which the 350 sites have been assessed.

Two of the sites at Redhill Way and Greengate Lane are designated as green wedge and form part of the City's strategic green network and where there is a planning presumption against development. The explanatory text to saved Policy GE06 of the Local Plan says that their value lies as open space for leisure or recreational purposes, as agricultural land, as land of ecological significance and as land providing separation between existing settlements.

It also says that "The City Council will seek to protect and enhance Green Wedges and to improve non-vehicular access to them". If you examine the list of 350 sites there are a large number of instances where this designation alone has been sufficient to warrant their exclusion at the Desk-based Assessment Stage. So why have these two sites been dealt with differently?

The site at Beaumont Way is allocated in the Local Plan as a Potential Development Area with the protection of saved Policies PS09 and PS09b and is reserved for community, leisure or business uses associated with the adjacent Leicester Leys Centre.

Again, there are other sites that have been discounted as being unsuitable purely on the basis that they have existing or proposed community, leisure or business uses so why is this site any different.

These policy restrictions will be material considerations in the determination of any future planning applications on these sites.

I have attended all the public meetings including the one at Astill Lodge in February with Liz Kendall when the Mayor first publicised his proposals to around 30 or so residents.

The large turnout of residents at the abandoned meeting at the Tudor Centre, at Leicester Leys Leisure Centre and the Birstall Social Club was overwhelmingly opposed to these sites.

Of course, any site will always be controversial but it seems that these are not even popular with those that they are intended to provide for. It is interesting to note the

consultation responses from Travellers themselves which were reported to you at your meeting on the 11th April when they said;

- They had not been consulted about the site proposals and have had no input into proposals for the sites in terms of size, location, layout, amenities and numbers on the sites.
- They also had no input into the social mix of the sites. There were many different groupings of Gypsies and they had different traditions and not all would be compatible on the same site.
- They shared the concerns of local residents, that the sites would attract increased numbers of travellers to the city, that there wouldn't be enough work, and that local crime rates would increase..
- The proposals as they stand will lead to problems both on and off the sites.
- They suggested that new sites would (in an echo of other concerns by those living in settled communities) bring more gypsies to the area, there wouldn't be enough work, and that local crime rates would increase.
- The no horse rule on the proposed sites would be an absolute deal-breaker and would stop them from using any of the sites. Horses were part of their economy and their culture, and rather than giving up their horses travellers said they would revert to living on grass verges.

You have been tasked with a responsibility on behalf of your residents to carry out a detailed review of the three proposed sites, to consider whether there are any aspects of these sites that make them unsuitable and to consider any realistic alternative sites elsewhere across the City. I understand that you have visited the other five sites that were short-listed but hope that that is not indicative that you view these pretty much as a fall-back position.

Of the 350 sites there are clearly a large number that are sequentially preferable for a number of reasons. There are previously developed or brownfield sites, there are committed development sites where it is suggested pitches could come forward as part of a comprehensive development scheme and there is at least one site that has been previously considered suitable for use as a travellers site.

I would also ask why only Council owned sites have been considered. Why not privately owned, vacant sites that could be compulsory purchased? Travellers themselves have bought up parcels of land elsewhere with the express purpose of using these for pitches. Have the Council explored with them the possibility that they may already own land that could be suitable and available?

I and other residents have asked the Mayor on numerous occasions why these three sites are proposed in this one area of the City. His response has consistently been that *there is a long history of Gypsy and Traveller activity in the North West of Leicester which dates back over many generations and relates to seasonal work on farms. The ultimate decision on where these sites are to be provided should be based on a sound, transparent and comprehensive assessment not some fanciful notion that the travellers while away balmy summer evenings bringing in the sheaves. I hope you will agree.*

Appendix 6

Notes of meeting on 12th March 2012

Introduction.

This joint Abbey and Beaumont Leys ward community meeting was held to provide an effective vehicle for a high profile public event to allow for consultation on proposals to locate three new Gipsy and Traveller permanent sites in North West Leicester.

It was originally planned to have two meetings to discuss the issue, one for each ward. However, due to concerns about the safety of the large numbers of members of the public at the meeting the matter was not discussed formally at the Abbey Ward meeting.. That meeting was adjourned.

A similar meeting was scheduled for 7th March 2012 at the Christ the King Church in Beaumont Way. Following discussions with the City Mayor's Office and with Councillors from each Ward it was recognised that this venue would be too small and that meeting was also deferred.

It was subsequently agreed that a joint meeting of the wards in a suitably large venue would be the best way of meeting the requirements of communities who wished to comment on the proposals.

The Beaumont Leys Leisure Centre, with seating for 600, was selected as the biggest and most convenient location, and 12th March was set for the meeting. Around 600 members of the communities potentially affected by the proposals attended the meeting.

The site proposals

Sir Peter Soulsby, City Mayor, introduced the proposals, which outlined potential sites at:

- Greengate Lane;
- Beaumont Way; and
- Red Hill Way.

The City Mayor also outlined the following:

- There is one authorised site within the city, with 21 pitches at Meynells Gorse.
- This site is for permanent residents only and has few vacancies per year; there is a waiting list to go onto the site.
- It had been established for around 40 years with very little problems associated with the site.
- Collection of rent and community charge from travellers on the Meynells Gorse site was 93.6% - in line with collection rates across the rest of the city.
- The proposals for new sites were in response to a high number of unauthorised camps which had been set up in the city.

- Around 90 had been set up in three years between 2009 and 2011, with 70% in the North West of the city.
- Unauthorised sites were often occupied by families passing through over a short period or by local families seeking a permanent site.

It was outlined that without spaces being available on authorised sites it is legally more difficult for Police and the Council to move unauthorised sites.

It was considered that the establishment of new authorised sites – accommodating both permanent and temporary residents – would be the best option to deal with the current situation.

The sites were chosen in the area because it was the one which historically, over decades, had been most affected by unauthorised camps. Factors taken into account when identifying the potential sites included:

- Potential to be well screened to ensure privacy
- Impact on neighbours
- Impact on ecology
- Safe pedestrian and vehicle access; and
- Availability

A search of around 350 Council-owned sites had taken place within the city.

Each site would take 6-10 pitches, would be securely fenced with gate controlled access to and from the site. Each pitch would contain a small amenity building (bathroom and kitchen), mobile home or chalet if permanent and a large caravan for transit families. There would be space for a touring caravan and two cars or vans.

The sites would be managed by the City Council and Framework Housing Association. Subject to planning permission, work on the first site would start by the end of the year and take up to a year to complete. Central Government is providing £1.5m of funding for these sites.

It was confirmed that consultation on the proposals had been extended to 13th April. There had been around 600 responses so far and further information about the proposals was available online at www.leicester.gov.uk/gypsyandtravellersites

The City Mayor said he was aware that a number of representations were being made by residents of Birstall, outside the city. He recognised that these representations were equally important to those within the city because the sites would equally impact on them.

In terms of publicity, the City Mayor stated that over 5,000 leaflets had been distributed within the last week and local media had been effective in highlighting when the meeting would be taking place.

While he considered sites needed to be provided he was not necessarily convinced the proposals were the only or the best sites. It was stated that the sites were not confirmed

at these locations and that the final decision would be taken after the consultation process had been concluded.

Responses to the presentation

There were around 50 responses within the meeting. The following were among the main points made during an extensive question and answer session and the points below are summaries of the main points raised.

- The consultation period should be extended to at least six months. This was supported by other members of the audience
- Why can Gypsies and Travellers not live in houses?
- Extra provision within the city would not reduce number of illegal encampments. It might even increase the number of illegal sites as more Gypsies and Travellers would be attracted to the city by the extra sites.
- The sites would cause serious ecological damage – other sites had seen trees pulled down, horses put into neighbouring fields and rubbish was a significant problem.
- Greengate Lane is a Green Wedge.
- Animals were banned from the sites (although domestic animals would be allowed).
- The sites were too concentrated in a single area/ward (with other parts of the city ignored).
- Site would become ghettos and “no-go” areas.
- The consultation was a “sham” because decisions had already been made to develop these sites.
- The sites would have an economic impact on nearby residents - in particular affecting house prices. Would home-owners be compensated?
- Use the Government grant to install bollards down the side of roads to stop unauthorised camps.
- Sites were associated with increased local crime rates. Local shopkeepers were concerned and some were “terrified” by both current and potential future levels of crime.
- Police did not treat such crime as a priority.
- The sites, once established could each be doubled in size.
- What would happen to those Gypsies and Travellers currently on unlawful sites if those sites were developed as new legal sites?

- Local education and other resources would not be able to take the strain of extra children who would be on the sites as part of the families attracted to the area.
- There was concern about traffic and pedestrian safety on at least one of the existing temporary sites. This would include reviewing the safety of children going to local schools.
- Birstall residents needed to be further consulted.
- Why not look for one large site?
- It was asked how many sites within the city had been investigated, and there were demands, if necessary under Freedom of Information requests, for information on how the sites had been investigated and which criteria had been used to reject some sites and identify the three sites within the consultation. It was suggested the full list of sites which had been investigated be published, and the interest of those responsible for taking decisions on selection of the sites.
- There should be a zero tolerance policy to illegal camp sites.
- But moving families required somewhere for them to move to.
- Too much land on Beaumont Park was being taken up by a series of local activities, including football club, speedway track and associated parking. The site proposed there would make this worse.
- Developers of the Ashton Green project should be consulted about the site proposals for the area.
- It was questioned whether the city council and housing association would provide effective 24-hour site management. Leicestershire County Councillor Roger Wilson said he supported the comments made by Birstall residents about the proposals. He said the City Council should review its green wedge policies which ensure communities are separate and distinct to make sure they are not being compromised. Cllr Vi Dempster said that as Beaumont Leys Ward Councillors every summer we have numerous complaints every single weekend about illegal camps. When the City Mayor had asked Councillors to identify local issues illegal encampments were raised. These proposals are a genuine consultation to respond to that concern.

Jerry Connolly
19th March 2012

Appendix 7

Evidence from Liz Kendall MP

Letter to Scrutiny Commission: 14th May 2012 (extract)

As the Member of Parliament for Leicester West, my job is first and foremost to champion the views of my constituents and to ensure that these are listened to and acted upon.

Since my election in May 2010, I have worked very closely with my Councillor colleagues in Beaumont Leys and Abbey wards to press for a solution to the long standing and difficult issue of unauthorised gypsy and traveller sites, which are a major concern for many of my constituents.

When Leicester changed to the new structure of a City Mayor, the ward Councillors and I all stressed that this should be a top priority for the new administration. I am pleased that Sir Peter Soulsby has shown a willingness to take action on this issue.

However the Council's current proposals to develop authorised gypsy and traveller sites at Greengate Lane, Beaumont Way and Red Hill Way raise a number of serious questions, problems and concerns. There are three primary reasons why I believe they must be reconsidered:

- First, the proposals do not form part a comprehensive, city-wide solution for what I have always believed is a city-wide issue.
- Second, there has been insufficient consideration of viable alternative sites in other parts of the city, including sites that are not currently owned by the Council.
- Third, my constituents have raised a series of questions and objections about the proposed sites, which have yet to be adequately addressed by the Council.

On the selection process undertaken by the council, it is clear that the vast majority of sites that have been ruled out would be entirely inappropriate for the development of gypsy and traveller pitches.

However, even by the council's own selection criteria, there are serious questions about why at least 19 sites in other parts of the city have been excluded from consideration. I strongly urge members of the Scrutiny Commission to visit these sites to see for themselves whether the sites should have been ruled out of the consultation process.

Furthermore, including private sites in the selection process would have enabled the City Council to cast a much wider net, bringing additional brown field and inner city sites into play and opening up a wider variety of options. So far, no clear explanation or evidence has been provided as to why private sites have been excluded from the process.

As well as considering factors such as biodiversity, size, access, local facilities, screening and flood risk, my constituents strongly believe that additional issues should have been factored into the Council's selection process. These include the proximity between sites and existing levels of public concern about them.

Many of my constituents also believe more should have been done in the selection process to assess the impact these sites will have on the local environment, economy and public services.

The views of gypsies and travellers must also be heard as part of the consultation process. Evidence already provided to the Scrutiny Commission suggests that the Council's current proposals would not be acceptable to at least some parts of the traveller community.

I have compiled a paper highlighting the concerns of my constituents in more detail. I hope it will inform your final report for the City Mayor, which I look forward to reading. I believe that a solution, incorporating the development of much needed new gypsy and traveller sites, can be achieved. But this will only be possible if a city-wide approach is taken to tackling a city-wide problem, and if local residents' views are at the heart of the decision making process.

I would be happy to meet with you to discuss this issue further, and I thank you once again for the important work you are doing.

With best wishes,
Liz Kendall
MP for Leicester West

Further note of evidence from Liz Kendall MP (extract)

Context

Unauthorised traveller encampments are a serious and long-standing issue for our city. Since my election in May 2010, I have worked very closely with the ward Councillors of Abbey and Beaumont Leys to highlight the concerns and problems experienced by our constituents. Alongside the ward Councillors, I have listened to residents' concerns and pressed for action from the City Council.

When Leicester changed to the new structure of a City Mayor, the ward Councillors and I all stressed that this issue should be a top priority for the new administration. I am very pleased that Sir Peter Soulsby has shown a willingness to take action on this issue. However the current proposals have raised a number of very serious problems, questions and concerns.

Concentration of Sites in the North West of the City

a. The views of my constituents

Amongst my constituents' top concerns is a deep sense of unfairness that all three sites proposed in the Council's consultation are within the same part of the city. The sites are in the very communities that have been most affected with the problems associated with unauthorised encampments.

Many of my constituents feel at their wits end and extremely angry that after many years, of dealing with the consequences of unauthorised encampments, the only option they are being offered is to have all of the authorised sites situated in their local community.

It is not just residents within settled communities that have raised concerns about concentrating all of the sites in this area. There have also been objections from within the gypsy and traveller community.

This point is reflected by Mrs Walker in the Summary of Submissions from Gypsy and Traveller Families. Mrs Walker felt that the proposal to put sites so close together in such a small area had worsened relations between the settled communities and gypsies and travellers where there hadn't been problems previously.

On this point, I would also like to refer the Scrutiny Commission to the survey conducted by the Centre for Urban and Regional Studies at the University of Birmingham in April 2007 of which you are aware.

This study found considerable ethnic and cultural diversity within the gypsy and traveller community, and that whilst some of the different groups and individual families enjoy living near each other, others do not. I am therefore concerned that the City Council's current proposals fail to recognise or understand the consequences for the local gypsy and traveller population of locating the sites so closely together.

b. Effectiveness of sites in other areas

The reason given by the Council for putting all three sites in the North West of the City is that this is where the majority of unauthorised camps occur and that developing sites elsewhere would not be effective.

However, no evidence has been presented to support the contention that sites outside the North West of the city would be any less effective. Even if it was the case that travellers continued to establish unauthorised camps in one part of the city while authorised sites were vacant in another, it is my understanding that the Anti-Social Behaviour Act 2003 allows the police to compulsorily move travellers on if there is an available pitch elsewhere within the city boundary.

C Patterns of unauthorised encampments

My understanding is that the figure of 70% of unauthorised encampments in the North West of the City is based on information collected between the 26th January 2009 and the 23rd January 2012.

Many of my constituents believe that unauthorised encampments have decreased in other parts of the city over the years although there is a concentration of unauthorised encampments during the stated period on Goose Island, Aylestone Road, which is obviously outside of the North West of the city.

Whilst I am informed that there are issues with the quality of older data, I would encourage the Scrutiny Commission to look into the claim that unauthorised encampments have reduced in other wards, and if so, why?

This would obviously increase the percentage of those in Abbey and Beaumont Leys, even if the actual number of unauthorised camps in my constituency remained constant.

3 Site Selection

a. Restricting the search to Council owned land

The inclusion of private sites in the selection process would have enabled the City Council to cast a much wider net, bringing additional brown field and inner city sites into play and opening up a wider variety of options.

A stark illustration of this can be found by looking at the area of land adjacent to 11 Bath Street (UPRN 2740 relates to the Council owned land). This Council owned land was understandably ruled out of consideration as it is a highly visible, exposed site.

However, directly behind it lies a large stretch of (partially concreted) open land, which benefits from mature trees that act as a natural screen. This could be a potential site for the development of gypsy and traveller pitches. Details of the site can be seen at Appendix C (*editorial note – see the following Appendix on further site evaluations*)

I have not been able to explore the viability of acquiring this land, nor have I identified whether there are existing plans for its development. I draw attention to the private land

adjacent to UPRN 2740 simply in order to illustrate the potential for land outside of Council ownership. There may well be other similar sites, which could and should be explored.

It is often argued that the acquisition of private land for the purposes of traveller sites would be a lengthy, complex and costly process. These factors must of course be born in mind.

However, the Council should provide a full cost-benefit analysis on this option. So I would be grateful if the Commission could determine whether the Council has assessed the potential for compulsory purchase orders as well as the purchase or long term lease of land already on the market?

What would the costs be, and the timescale involved? Has the Council considered the option of using a small allocation from the capital budget in order to purchase private land? Has the Council also explored the possibility of looking at how the gypsy and traveller community themselves could help finance such an initiative?

b. Application of site selection criteria in the assessment of Council owned land

I welcome the fact that in assessing its own plots, the Council has considered issues such as biodiversity, size, access, local facilities, screening and flood risk. However, even by the City Council's own criteria,

I believe some sites may have been ruled out when they could be just as suitable (and in some cases more suitable) as the sites put forward for consultation. The way in which three of the criteria have been applied are particularly open to question.

First, privacy and screening. No formal mechanism was adopted for assessing whether a site could be adequately screened off. This issue was left to the discretion of examining officers and, having seen some of the sites, I believe the decisions that have been made are subjective and potentially open to challenge.

In addition, numerous sites have been ruled out because they are overlooked even when the overlooking properties are some distance from the potential site. Yet a decision has been taken to allow the development of the Red Hill Way site despite the fact that there are three story buildings and an elevated busy road in much closer proximity.

Second, ruling out the use of larger, planned development sites. Many of these appear to be ideal for gypsy and traveller sites. Officers say such sites would need to be part of a wider comprehensive development. However, in many cases pitches could be located at the edge of these sites without compromising the development of the wider area (indeed Officers themselves acknowledge that pitches could be established on these sites).

I would also point out that this is the exact position taken by the Council when enquiries have been made about why Greengate Lane has been included in the consultation when it is so close to the Ashton Green development.

Third, biodiversity. Numerous sites have rightly been ruled out because of their impact on biodiversity and the environment. Yet a decision has been taken to allow development on the green wedge and green stepping stones at Greengate Lane and Redhill Way, in spite of stated Council policy.

c. Omissions in Leicester City Council's criteria for site selection

My constituents strongly believe additional issues should have been factored into the Council's decision making process on site selection. These include the proximity between sites and existing levels of public concern about them.

Many of my constituents also believe more should have been done in the selection process to assess the impact these sites will have on the local environment, economy and public services (I return to this point in 4, below).

d. Potentially viable sites ruled out in the selection process

At (Appendix 9, below), you will find a list of 19 sites in other parts of the City which were ruled out during the Council's selection process. For each of these sites, I have commented as to why the decision to rule them out may be open to question.

Some of these sites have been visited by my team. Whilst we have not conducted a comprehensive search and evaluation, I believe many of these sites have the potential to be developed for gypsy and traveller pitches. I strongly urge the Commission to visit these some of these sites and provide feedback on its findings as a matter of priority.

4. Other concerns raised by my constituent

a. Economic Impact

There are very real and widespread concerns about the potential economic impact of the Council's current proposals at a time when local residents' incomes are already being squeezed and people are deeply concerned about their household budgets.

My constituents are genuinely fearful that the Council's current proposals would reduce their property values and increase their insurance premiums for their homes and their cars.

Many of my constituents feel that adequate answers have not been given about these concerns. I would encourage the Council to provide evidence on these points as soon as possible.

b. Fly-tipping and antisocial behaviour

I believe it is completely unacceptable to stereotype gypsies and travellers as being more likely to take part in crime or anti social behaviour, just as it would be unacceptable to stereotype the behaviour of any other ethnic group. Prejudice must have no place in our city.

However, many of my constituents have told me of the difficulties they have experienced with unauthorised encampments including fly tipping, bonfires and

hazardous driving and of their concerns that these problems could increase if the Council's proposals go ahead. These views must be listened to and heard.

c. Local public services

There are also widespread concerns about the impact the Council's proposals could have on the provision of local services. For example, whilst distance from the nearest school was considered in the selection process, there has been no assessment of the availability of school places.

I have been contacted by the Chair of Governors at Glebelands Primary School, who has expressed concern that the school may not be able to offer sufficient places in some year groups for the additional children that the sites could bring to the area.

Again, I do not feel that adequate evidence has been given about this important point and would request that the Commission presses the Council for further information.

d. Effectiveness of sites in reducing unauthorised encampments

Many of my constituents remain unconvinced of the impact that authorised sites will have on unauthorised encampments. They want robust and clear information on how an increase in the supply of authorised sites will reduce the occurrence of unauthorised camps.

Without this, there is space for uncertainty and in some cases, cynicism, leaving some of my constituents to draw the conclusion that the Council's proposals will have no impact on unauthorised encampments.

e. The prospect of these proposals attracting more Travellers to the City

Whilst the vast majority of traveller caravans nationally (80%) are on authorised sites that have planning permission, I understand that there are still around 3,000 caravans on unauthorised sites, which are either sites developed without planning permission or encampments on land not owned by travellers. Locally, I understand that there are 80 families on the waiting list for Meynells Gorse.

It is clear that demand for sites far outstrips supply both at a local and national level. Given this imbalance, and the lack of action taken by many other local authorities across the country, many of my constituents are concerned that Leicester City Council's proposed sites will simply increase the number of travellers to Leicester

f. The prospect of transit sites becoming permanent sites

There is a widely held concern that transit sites will quickly fill up, unintentionally becoming permanent sites, thus removing the capacity to deal with unauthorised encampments. This is a major concern for many of my constituents.

It would therefore be very helpful if the Scrutiny Commission would explore the evidence relating to this issue.

g. Planning issues

I am aware of a number of technical objections which could impede the successful navigation of these proposals through the planning process if any of them are put forward.

I understand that investigations are already underway so as to confirm whether the Redhill Way Site is protected by a covenant. There are also a number of ways in which the three proposals seem to conflict with wider planning policy and this has been effectively described by my constituent, Terry McGreal of the LE4 Action Group.

I refer you to his submission to the Economic Development, Culture and Tourism Scrutiny Commission, which can be found at Appendix F.

h. Impact on other developments

Numerous sites have been ruled out in the selection process because the Council says they should be included in wider, comprehensive development (see 3b above).

However, this same rule has not been applied to Greengate Lane, despite the fact that Ashton Green has an outline plan for the development of 3000 houses as well as the development of industrial infrastructure. I understand that Ashton Green is now at the stage in which expressions of interest are being sought, and many of my constituents have rightly asked how this development will be affected by the proposed authorised traveller sites.

I would like to know whether the Council has spoken to potential developers of Ashton Green about the impact of its proposals, and what their response has been.

i. Consultation process

Many of my constituents have expressed concerns about the way in which the consultation process has been conducted. Some of the most common issues raised are:

- The lack of collaboration with neighbouring local authorities to ensure that a mechanism was in place to allow people from the county to contribute their feedback from the outset.
- An insufficient number of residents included on the Council's direct mail distribution list.
- A lack of consultation with the Gypsy and traveller community themselves. In particular I would like to highlight the evidence given by Mrs Walker who – in addition to concerns about concentrating the sites so closely together (see 3a above) says that the Council's proposal to ban horses from the authorised sites would be a 'deal breaker' for the Gypsy and traveller community.

j. Greengate Lane has become an authorised site "site by the backdoor"

The site on Greengate Lane has long been seen by my constituents as an "authorised site by stealth". Initially, residents were informed that a family would be able to stay on

the site as a temporary measure until their situation stabilised as one of the family members was suffering from severe ill health.

From this point, there has been a widespread perception that the Council were “bringing in a site by the back door” and that local residents were not being listened too. The current proposals have simply confirmed and reinforced residents’ worst fears and their lack of trust in the process.

5 Conclusion

In this submission, I have highlighted some of the major concerns my constituents have raised about the City Council’s current proposals.

My constituents are deeply unhappy with the current proposal to put all three sites in the same area. They do not believe these proposals are the right ones to tackle unauthorised encampments and are extremely anxious about the sites, citing widely held fears including falling property values, rising insurance costs and an increase in crime and antisocial behaviour.

I was very pleased when I learnt that the City Mayor had invited the Economic Development, Culture and Tourism Scrutiny Commission to take a fresh look at this issue.

I hope the Commission’s report goes some way in answering many of the issues I have raised within this submission.

Of all the issues I have raised, the most important for me is that you reconsider both private and Council sites from across the city during your investigation. A good place to start would be by visiting some of the 19 sites I have highlighted in Appendix X.

I firmly believe that a solution, incorporating the development of much needed new Gypsy and traveller Sites, can be achieved. But this will only be possible if a city-wide approach is taken to what I believe is a city-wide problem, and that local residents’ views are at the heart of the decision making process.

In your submission to the City Mayor, you can play a vital role in helping us along this road.

Appendix 8

List of potential sites identified by Liz Kendall MP, and departmental responses and observations. Also a comment on the Ratby lane site visited by members during the second day of site visits.

Further Site Assessment Information Requested By Scrutiny

At the Economic Development, Culture and Tourism Scrutiny Commission meeting held on 14th May 2012 to discuss the City Council's proposals for potential new Gypsy and Traveller sites, further information was requested on:

- 1) 1 privately owned site & 19 Council-owned sites suggested by Liz Kendall MP
- 2) Site 0417 at Ratby Lane
- 3) Site 2631 at Hoods Close

This table summarises (without the photographs) information on

1. Potential sites identified by Ms Kendall
2. Reason for initially removing the site from further consideration
3. Ms Kendall's comments
4. Further planning team response

It also discusses the sites referred to as a privately-owned site and the Ratby Lane and Hoods Close sites.

| Site identification/ ward | Reasons for not considering further | Ms Kendall's submissions | Further departmental response |
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| Land off Bath Street Rushey Mead | N/A | This site not in council ownership could be suitable | <p>This site is located off Bath Street, adjacent to a residential estate, a factory and a number of residential units. The site has planning permission for a development of approx. 160 houses, which has been recently renewed, indicating the owners intention to proceed with development as proposed.</p> <p>For information, it has been estimated that purchasing a 0.6ha area to accommodate a site would cost approximately £1m and</p> |

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| | | | purchasing the whole site might cost up to £11m. |
| Land at Peebles Way Rushey Mead UPRN: 1182 | Not assessed | This land appears to be large enough to accommodate a pitch whilst maintaining privacy as long as the right screening was in place. Properties only directly overlook the land from the west as roads act as a break to the south and east. Mature woodland could already act as a screen. This is not dissimilar in characteristics to the Redhill Way site put forward in the consultation. | The area forms part of Appleton Park. Any development of the site would require the removal of a large area of mature woodland, of high amenity and biodiversity value. |
| Dorset Street / Brandon Street – Land adjacent Junior School UPRN: 0461 Latimer | Highly visible exposed site | Whilst this is not the strongest site for potential pitches, Brandon Street acts as a barrier between the site and the houses to the north and there only appears to be two houses to the west, which are not facing the site. The school is to the East and each of these sides could potentially be screened. | This is a large site which forms an urban park, with a children's play area and sports pitches. It appears to be well used as well as in close proximity to the school and houses. Any potential pitches would have to be located near to Dorset Street or the access road needed would take up a considerable part of the park. Screening would be required not just to the school and houses, but to the rest of the park. |
| Former allotments, Barkby Road UPRN: 0118 | Sale of site close to completion | This has the potential to be a decent site for a gypsy and traveller | The land is subject to sale for commercial use, which is anticipated to provide an estimated further 100 jobs in |

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| Rushey Mead | | pitch. I would appreciate further details on the sale of this land. As it is yet to be sold, can this decision be reversed? Perhaps only some of the land could be sold? | the area. |
| Manor Farm (part) UPRN: 0958 Humberstone & Hamilton | Large development site, Gypsy and Traveller pitches could be developed but only as part of a long term comprehensive development. | This appears to be an ideal site for Traveller pitches. I see no reason why it was ruled out. Pitches could, it seems, easily be established on some of this land immediately, without jeopardising wider development. I strongly advise the Scrutiny Commission to visit this site | The site is an allocated housing site which is to be sold to a developer for private housing development. The site was assessed as only having potential for development as a Gypsy and Traveller site as part of a long term comprehensive scheme. Gypsy and Traveller sites need to be carefully integrated into surrounding areas to minimise the potential for conflict with other users. This includes future users on large development sites like this. This is not possible at the current time on this site without firm proposals for how the rest of the site would be laid out and developed. |
| Manor Farm Housing site, Keyham Lane UPRN: 2479 Humberstone & Hamilton | Planning permission granted for an alternative scheme. | This appears to be an ideal site for traveller pitches with good access off Thurmaston Lane. I see no reason why it was ruled out. Pitches could, it seems, easily be established on some of this land immediately without jeopardising wider | This land forms part of a site which has been partially implemented for a comprehensive housing scheme. A two phase approach has already been agreed. Phase 1, the northern area has been constructed and Phase 2 has been granted permission in outline and provides no opportunity for the incorporation of a Gypsy and |

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| | | development. I strongly advise the Scrutiny Commission to visit this site | Traveller site at this advanced stage of planning. Any changes to this scheme would incur significant delays. |
| East Hamilton Housing – Phase 2 Keyham Lane UPRN: 2480 Humberstone and Hamilton | Large development site, Gypsy and Traveller pitches could be developed but only as part of a long term comprehensive development. | This appears to be an ideal site for Traveller pitches with good access off Burdock Close. I see no reason why it was ruled out. Pitches could, it seems, easily be established on some of this land immediately without jeopardising wider development. I strongly advise the Scrutiny Commission to visit this site | <p>The site is an allocated housing site which is to be sold to a developer for private housing development. The site was assessed as only having potential for development as a Gypsy and Traveller site as part of a long term comprehensive scheme.</p> <p>Gypsy and Traveller sites need to be carefully integrated into surrounding areas to minimise the potential for conflict with other users. This includes future users on large development sites like this. This is not possible at the current time on this site without firm proposals for how the rest of the site would be laid out and developed</p> |
| Manor Farm – development site, Keyham Lane UPRN: 2481 Humberstone and Hamilton | Large development site, Gypsy and Traveller pitches could be developed but only as part of a long term comprehensive development. | This appears to be a strong contender as it is on partially concreted land with the potential for complete privacy and good access from Collin Grundy Drive. I see no reason why this site was ruled out. Pitches could, it seems, easily be established on some of this land immediately without | <p>Permanent development of part of this site was considered unacceptable without firm plans for the rest of the site as it would be either highly exposed or have a major impact upon the future layout of any comprehensive scheme.</p> <p>Gypsy and Traveller sites need to be carefully integrated into surrounding areas to minimise the potential for conflict with</p> |

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| | | jeopardising wider development. I strongly advise the Scrutiny Commission to visit this site. | other users. This includes future users on large development sites like this. This is not possible at the current time on this site without firm proposals for how the rest of the site would be laid out and developed. |
| Land at Hamilton Lane UPRN: 2758 Humberstone and Hamilton | Large development site, Gypsy and Traveller pitches could be developed but only as part of a long term comprehensive development. | This appears to be an ideal site for Traveller pitches. It has excellent access from Hamilton Lane and complete privacy with good access. I see no reason why it was ruled out. Pitches could, it seems, easily be established on some of this land immediately without jeopardising wider development. I strongly advise the Scrutiny Commission to visit this site. | This site has now been disposed of to the neighbouring school for use as a play area and wildlife site. Additionally, the site is on the Historic Environment Register due to its archaeological value as an example of a “ridge and furrow” field system which is deemed to be of regional importance. The site has therefore been allocated in the local plan as being “open space” with the presumption that development would not be acceptable. |
| Whittier Road surplus land, Saffron Lane UPRN: 2784 Freemen | Large development site, Gypsy and Traveller pitches could be developed but only as part of a long term comprehensive development. | This appears to be an ideal site for Traveller pitches. I see no reason why it was ruled out. Pitches could, it seems, easily be established on some of this land immediately without jeopardising wider development. I strongly advise the Scrutiny Commission to visit this site | The site was assessed as only having potential for development as a Gypsy and Traveller site as part of a long term comprehensive scheme. Gypsy and Traveller sites need to be carefully integrated into surrounding areas to minimise the potential for conflict with other users. This includes future users on large development sites like this. This is not possible at the |

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| | | | <p>current time on this site without firm proposals for how the rest of the site would be laid out and developed.</p> <p>Additionally this site and Site UPRN 2421 are located in an area where there is a lack of capacity in the road network. Both Heathcroft and Neston Road are estimated to be at capacity for the number of dwellings served by them and significant works to improve and traffic calm these roads would be required, incurring prohibitive costs and meaning that development is unlikely to come forward in the short term (under two years).</p> |
| <p>High View Close UPRN: 2753 Humberstone & Hamilton</p> | <p>Proposed sale</p> | <p>As this site, or part of it, has potential for Gypsies and Traveller Pitches, could part of the land be held back from sale? How advanced are proposals to sell the land to form a business park</p> | <p>This is an allocated industrial site, the majority of which is to be sold for industrial uses to promote economic growth.</p> <p>In any case, the site was considered unlikely to be viable for residential purposes as it is on an old landfill site at which methane gas has been found.</p> |
| <p>West of Brewer Close UPRN: 0276 Rushey Mead</p> | <p>Highly visible exposed site</p> | <p>This site was ruled out as it was deemed highly visible however my staff have visited the site and we believe that measures could easily be taken to ensure privacy. The site is very large with a school to the west, and some houses to the north</p> | <p>This site is an urban park with a children's play area adjacent to a school. There are a number of pedestrian routes crossing the site. Screening would be required from all directions and it is unlikely that this could be achieved without the development taking on a form which is out of keeping with the open nature of the park and its existing use.</p> |

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| | | and south but none of these would be difficult to screen. This site could be reconsidered | Additionally, access would have to be taken from a residential cul-de-sac which would not be suitable for a large increase in traffic, especially larger vehicles. |
| Gelert Avenue Open Space, Dakyn Road UPRN: 0567 Thurncourt | Exposure and lack of screening | This is another large section of land with Gelert Avenue and Dakyn Road acting as a barrier to the houses on the West and South. Additional screening could be established along these roads. There is a screened off football pitch to the north and a park entrance to the East. I think it's very much open to question to rule this site out on the grounds of exposure and lack of screening alone." | <p>This site is located to the North of Gelert Road and is an area of highway verge and open space. It is very open, especially at the junction with Dakyn Road. As such, the site was deemed to be unsuitable due to the proximity of it to the highway and residential properties and that it would be difficult to ensure privacy.</p> <p>Additionally however, most of the site is at risk of flooding from the Dakyn Road flood storage area to the North. Gypsy and Traveller Sites are classified as being "Highly Vulnerable" or "More Vulnerable" to flood risk and so should not be located in areas at risk of flooding. The area of the site which is not at risk of flooding is to the West, where it is more visible and exposed at the junction of Dakyn Road and Gelert Avenue.</p> |
| Sonning Road Open Space, Featherstone Drive UPRN: 0891 Eyres Monsell | Highly visible exposed site. | My team have visited this site and we cannot work out why it was ruled out on the grounds that it is highly exposed. It is a large patch of land with good access roads. Whilst there are a | This site is considered to be a highly visible exposed site due to the number of residential properties which back on to it and the presence of a well-used play area and pedestrian route. Any site would therefore require considerable screening which isn't |

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| | | <p>small numbers of houses overlooking the site from the east, screening could easily provide for privacy</p> | <p>currently present.</p> <p>There are however two further issues with the site. Firstly, it is the site of a Saxon burial ground. The archaeological implications of this aren't currently fully known, but parts of the site have previously been used for gravel extraction, which would have removed any archaeology in the worked areas. The rest of the site is unlikely to be suitable for development without an investigation and mitigation measures are likely to be required.</p> <p>Secondly, the access to the site from Sonning Road, on the edge of the city, is not in the City Council's ownership, and so there would be additional complications to secure a right of access, which is likely to incur significant cost and time delays.</p> |
| <p>Land between Troon Way & Nagle Grove UPRN: 1076 Rushey Mead</p> | <p>Site overlooked and impact of traffic along residential street</p> | <p>This is another large stretch of land, which has been visited by my team. We fail to see how screening could not be used to preserve privacy given the limited number of houses that overlook the land. Another concern here was the impact of traffic on residential streets. It may be possible to</p> | <p>This site is an area of open space which includes a play area which is widely used by residents of the housing to the East. There are a number of well used paths along the North, West and South boundary of the site and it is proposed to upgrade these as part of a planning submission on the adjacent site.</p> <p>A Troon Way access is unlikely to be possible and the other accesses are off</p> |

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| | | <p>create and an entrance to the site from Troon way but even if this were not the case, there are multiple existing access points onto the site with fairly direct entry gained from Badminton Road. Part of this site at lease should be reconsidered and it may be appropriate for members of the commission to visit the site.</p> | <p>residential cul-de-sacs which are unlikely to be suitable for the larger vehicles which would use the site.</p> <p>Additionally, the site is at risk of flooding so residential development is unlikely to be considered acceptable and caravans are considered to be at heightened risk.</p> |
| <p>Land at Neston Gardens UPRN: 2421 Freemen</p> | <p>Lack of vehicular access to site</p> | <p>My team have visited this site and think it makes for a very good location for Gypsy and Traveller pitches. Planning officers acknowledge that this has potential to be well screened from the railway and adjoining residential properties and could be a very distinct site if an access solution could be found. Whist Cairngorm Close may be unsuitable for large vehicles, access could be gained from Cheviot Road or a purpose built access road could even be build from Heathcoat Road along the land at UPRN 2784. I</p> | <p>There is no direct access to the site by vehicle, and there is a wider issue of the road network in the surrounding residential estate being at capacity and so requiring significant works before being suitable for any future developments, especially ones which may require larger vehicles (This also applies to Site UPRN 2784). This would incur high costs and make development in the short term very unlikely.</p> |

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| | | think this site has real potential and should be visited by the Scrutiny Commission | |
| Site of Mundella School, Wycombe Road UPRN: 2809 Charnwood | Exposure and lack of screening from new housing development on part of site. | I would welcome further details on how the housing development will impact on privacy as this appears to be a good, brown field site that needs to be developed. | A Local Housing Association development of social housing has been constructed to the West of the site, and the remainder of the site has been earmarked to help deliver further social housing. The bidding process has begun with Registered Social Landlords being invited to express an interest. The development of the site is therefore well progressed. |
| Montrose Road Play Area, Saford Road/Wigston Lane UPRN: 1066 Aylestone | The accessible parts of the site are overlooked. | This is a large piece of land and it is unclear why some parts are accessible whilst other parts are not. I would welcome further explanation as the North West of this land would appear to make for a good site | <p>This site is a large area of open space which includes a number of children's play areas and other sport equipment. The part of the site to the North is therefore not easily accessible due to the locations of the play areas and sports equipment. The areas of land which are accessible, to the South of the site are immediately adjacent to existing residential properties and are overlooked and unsuitable for development.</p> <p>Access to the site would need to be via Montrose Road, and would involve the removal of mature trees.</p> |
| Land at the rear of Conaglen Road, Soar Valley Way UPRN: 1377 Aylestone | Vehicular access is through long residential streets. | This appears to be an ideal site which is large enough to be screened off from residential properties to the north and to the | Further work has been done to assess potential accesses as part of looking at options for the wider site – not all of which is in City Council ownership. Access from Soar Valley Way or Lutterworth |

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| | | <p>east. I would very much encourage detailed work to be undertaken so as to identify whether an access solution can be found.”</p> | <p>Road is unlikely to be feasible without a comprehensive scheme due to the likely cost of highway works. Access from Franklyn Road would be via the adjacent site and so would require a comprehensive scheme. Access from Conaglen Road would be the only option but there are concerns about the impact on residential properties.</p> <p>The site is also designated as part of a Local Wildlife Site due to its biodiversity value.</p> <p>A Gypsy and Traveller site in isolation, without the rest of the adjoining land coming forward for other development would be unsuitable – as the pitches would be exposed, or it would have a major impact upon the future layout of any comprehensive scheme in terms of access arrangements etc.</p> |
| <p>Victoria Road East Open Space UPRN: 4192 Humberstone & Hamilton</p> | <p>Highly Visible Exposed Site</p> | <p>Main roads act as a barrier to the north and west of this site and there are limited properties to the south and east. There may be scope to reconsider feasibility of screening?”</p> | <p>Whilst this site is located at some distance from residential properties, it is highly visible, both from the houses across Victoria Road, and from traffic and pedestrians travelling along Victoria Road and Gypsy Lane. Additionally, the main footpath to The Towers Hospital site, which is in the process of being redeveloped and converted into a residential development, runs through the site, and this</p> |

| | | | |
|--|---------|-----|---|
| | | | <p>area has been incorporated into that development as part of the open space for this new community.</p> <p>Access is also likely to be an issue with Victoria Road (A6030), a busy main road, and so the only option would be access from Gipsy Lane which would be close to a major junction.</p> |
| <p>Land off Ratby Lane UPRN: 0417 New Parks / County</p> | Access. | N/A | <p>This site is located on land to the North of Scudamore Road and West of Ratby Lane, half in the City and half in the County. It was previously ruled out due to access issues.</p> <p>Access would be very difficult to establish. There is no access from Scudamore Road, short of purchasing and demolishing an industrial premises and Ratby Lane falls within the County, so extensive negotiations are likely to be required to secure an access. There is an existing access which serves the two farms on the site, but it is not wholly within the ownership of the City Council, and the County Council are unlikely to approve its use on a bend on Ratby Lane which is heavily used by high speed vehicles.</p> <p>The local Highway Authority advise that:</p> <ul style="list-style-type: none"> • City and County policy advises against new or intensified uses of A |

| | | | |
|--|--|--|--|
| | | | <p>and B roads where the speed limit is over 40mph or there are safety concerns. (Ratby La is the B5380 with a 60mph speed limit and there has been a recent fatal accident near to this site).</p> <ul style="list-style-type: none"> • It is likely that right turns into and out of the site may need to be physically prevented to avoid queuing which would require alterations to the highway which may include widening the carriageway. • Permission has been granted in outline for a large residential and commercial development to the North of the roundabout, which is likely to increase pressure on Ratby Lane. <p>The City Council owns land to the roundabout to the North, but the County Council's permission would still be required. As the roundabout is on an embankment, the cost of any new access, which would have to be built to adoptable highways standards, would be high. Unless the pitches were built on the part of the site close to the roundabout, a long access road would also be required, which</p> |
|--|--|--|--|

| | | | |
|--|--|--|---|
| | | | would further increase costs. The access would also have an impact upon the potential future comprehensive development of the whole site. |
|--|--|--|---|

Executive Decision Report

Gypsy and Traveller Sites

Decision to be taken by: City Mayor

Decision to be taken on: insert date here

Lead director: Andrew Smith/Ann Branson



City Mayor

Useful information

■ Ward(s) affected: All

1. Summary

Between February and July 2012, extensive public consultation was undertaken by the Council on three potential Gypsy and Traveller sites in the City. These sites were chosen by the Council's Executive from a shortlist of eight following an initial officer assessment of nearly 350 Council-owned sites. The search for potential sites is necessary to deal with the high number of unauthorised encampments taking place in the City in recent years, an identified need for Gypsy and Traveller accommodation and to comply with Government Guidance.

An analysis of the consultation exercise is set out in the report.

2. Recommendations

Following analysis of the consultation exercise and site assessment exercises outlined in this report it is recommended that:

2.1) Red Hill Way and Greengate Lane sites are both suitable for either permanent or transit sites containing up to 10 pitches on each;

2.2) Beaumont Way is potentially suitable for a transit site containing up to 6 pitches;

2.3) Should additional sites still be required at this stage, a review of potential sites considered as a result of the consultation exercise indicates that sites at Hoods Close and Braunstone Lane East would be suitable for more detailed assessment and consultation, respectively as a potential transit/temporary stopping place and a temporary stopping place.

3. Supporting information including options considered:

This section sets out all information gathered during the consultation exercise to support a decision on how to proceed with the identification of Gypsy and Traveller sites.

3.1 Background

Unauthorised Gypsy and Traveller camping has been an issue in Leicester, and particularly in the north-west of the city, for many years. Between January 2009 and September 2012 115 unauthorised encampments have been recorded in the City. Repeatedly dealing with these camps on an ad hoc basis does not resolve the issue, but rather moves it from one location to another and incurs costs in cleaning up and securing sites.

At present, the City only has one authorised permanent Travellers site, at Meynells Gorse, which has capacity for 21 families. This Council-run site, which has previously been extended as far as is practicable, is full and there is currently a long waiting list.

This means that a number of local Gypsy and Traveller families cannot access an authorised permanent pitch.

The City currently has no authorised transit sites, which means that families visiting the City or passing through have nowhere authorised to park, and often end up on grass verges or open spaces, which causes conflict with the local settled community.

The lack of additional authorised sites is therefore an issue for both the Travelling and settled communities.

3.2 Planning Policy and Planning Applications

The level of need for new Gypsy and Traveller sites in the City was identified in the Leicester and Leicestershire Gypsy and Traveller Accommodation Needs Assessment (2007) and carried forward into the City Council's Core Strategy planning document. This identifies a need for 24 new permanent pitches and 10 transit pitches from 2007-2012. No sites have currently been provided during this period, and no planning applications have been received by the Council. The Core Strategy also requires a further 12 permanent pitches and 5 transit pitches between 2012 and 2026. There is therefore currently an assessed need to identify sites to accommodate 36 permanent and 15 transit pitches by 2026.

National planning guidance on Travellers sites states that enough sites to accommodate a 5-year supply of pitches should be allocated in a Development Plan. At present the City Council has no adopted Development Plan Document which allocates specific sites for Gypsy and Traveller use, although criteria are set out in the Core Strategy to assess the suitability of proposals brought forward on non-allocated sites.

It remains the City Council's intention to allocate sites to meet identified need through the Development Plan process. However experience shows that it can take upwards of 18 months from the date of adoption of a Development Plan Document until a Gypsy and Traveller site is ready for occupation (planning application, discharge conditions, develop site, etc). Sites brought forward through the Development Plan process (which would usually take at least two years to reach adoption stage) would therefore not be ready for occupation for a very significant period of time.

There is an immediate need to deliver more Gypsy and Traveller sites in Leicester. The Council's housing and planning policies are unequivocal that this need must be met. Meeting the need for sites is not simply a matter for the Council as local planning authority, and the City Council and community face the continued tension and disruption caused by unauthorised encampments.

The need can only be met when sites are delivered / developed. Sites identified in an emerging draft Development Plan are likely to be controversial, attract objections and so the weight that can be given to such sites in decision-taking, according to the National Planning Policy Framework, is likely to be limited.

In reaching a decision on which, if any, recommended Gypsy and Traveller sites are to be taken forward through the planning process, the City Mayor should take into account the Council's planning policy requirements, achieving a balance between permanent and transit sites and funding provisions alongside the consultation responses and recommendations from the Council's Scrutiny Commission.

The site(s) would be brought forward by the Council through the submission of planning applications. The decision requested from the City Mayor in this report is for the selection of appropriate locations, types and sizes of sites only. The decision on whether planning permission will or will not be granted for the sites identified in this report to be taken forward will require detailed planning applications to be made that will be advertised in accordance with Development Control requirements and thereafter the decision as to whether or not to grant planning permission will be a matter for the Council's Planning Committee.

While the sites proposed should help to deal with the immediate need, there will need to be further provision in the future to meet the needs identified in the Core Strategy, as set out above. These should be identified and allocated through the development plan process, through which proposals will be subject to public consultation and independent examination.

3.3 Type of Sites to be Provided

There are two main types of Gypsy and Traveller sites: Permanent and Transit.

Permanent sites provide residents with a permanent home and operate in a similar way to Council housing. Residents are responsible for paying rent, water, electricity and Council tax.

Transit sites can operate all year round but only provide temporary accommodation for their residents (usually no more than three months). The requirements for transit sites reflect the fact that they are not intended for use as a permanent base for an individual household and have more basic facilities (e.g. communal washing/utility facilities). Individual pitches need to be marked out and water and electricity supplied. Transit sites are also likely to require more management than permanent sites. Residents are responsible for paying rent, water and electricity.

In addition to permanent and transit sites, a third option is *Temporary Stopping Places*. These are pieces of land in temporary use as authorised short-term (usually less than 28 days) stopping places for the travelling community. They are generally used at times of peak demand (e.g. when fairs and cultural celebrations are taking place). They consist only of a barrier around the site, hardstanding (but no individually marked pitches) and a cold water supply. Portable toilet facilities need to be provided when the sites are in use, along with waste collection.

The need for new sites (up to 2012) set out in the Core Strategy can be split approximately 2/3 permanent to 1/3 transit. Analysis of the limited unauthorised encampment data (Jan 2009 – Sep 2012) available from Multi Agency Travellers Unit (MATU) estimates that alongside required new permanent pitches, a 6 pitch transit site would satisfy the remainder of demand approximately 85% of the time and a 10 pitch transit site would be enough to satisfy demand approximately 95% of the time.

3.4 Size of Sites

Full site/scheme feasibility and costings required to take forward scheme delivery will need to be undertaken on any sites approved in principle for the submission of planning applications.

In order for any of the sites to be developed to provide new Gypsy and Traveller pitches (either permanent or transit), the proposed scheme(s) has to be both financially viable (in terms of both its initial development and its long-term management) and capable of achieving full planning approval.

Government guidance suggests that sites should generally contain no more than 15 pitches, for ease of management. Initial informal discussions with operators of social rented permanent sites indicate that sites with less than around 5 pitches may struggle to be financially viable.

3.5 Funding

In January 2012, it was announced that both the City Council and Framework Housing Association had received funding towards the provision of Gypsy and Traveller pitches in the City.

Framework Housing Association has secured £1.3m of Home and Communities Agency (HCA) funds towards the provision of 15 permanent pitches in the city.

Leicester City Council has secured £270,000 of HCA funds towards the provision of 6 pitches in the city (in addition £468,000 has been allocated through the Capital Programme).

The City Council is in discussions with the HCA regarding the use of the Council's allocation towards the provision of 6 transit pitches rather than 6 permanent pitches. The HCA cannot offer the same flexibility on Framework Housing Association's allocation. HCA funding cannot be used to develop Temporary Stopping Places.

To receive the HCA funding, development is required to be completed by March 2015.

Whilst the initial capital costs of delivering transit pitches could be up to similar levels to those of delivering permanent pitches, incomes are likely to be lower as the sites will not be occupied all-year round. Revenue costs may also vary from those of permanent sites depending upon the specification and level of facilities provided.

3.6 Site Assessment Process

In the summer of 2011, Council officers undertook an assessment to identify suitable sites within the City on which new Gypsy and Traveller sites could potentially be developed. This process involved the assessment of nearly 350 areas of Council-owned land and consisted of the following stages:

Stage 1 – Desk-based assessment (including assessment of biodiversity, size of site, access, landscaping/screening, residential amenity, distance to facilities)

Stage 2 – Flooding Assessment

Stage 3 – Land Availability Assessment

Stage 4 – Site Visits (using the same criteria as Stage 1)

Stage 5 – Biodiversity/Archaeology/Built Environment Assessment

The full site assessment can be found on the City Council website at www.leicester.gov.uk/gypsyandtravellersites.

Nine sites were considered as potentially being suitable for Gypsy and Traveller sites (although two of these sites would form one larger site, so in reality there were eight potential sites).

In November 2011, the results of the site assessment process were presented to the Council's Executive. The Executive decided to proceed to public consultation on three of the shortlisted sites – Beaumont Way, Greengate Lane and Red Hill Way. Plans showing the boundaries of these three sites can be found in Appendix 1.

3.7 Summary of Consultation

The consultation period ran from 17th February 2012 to July 13th 2012. It was originally due to run for 6 weeks but was extended for a further 15 weeks in response to requests from the public. Details of the methods of consultation and where information was available from can be found in Appendix 2.

3.8 Questionnaire Responses

In total, 1500 responses were received to the questionnaire. An analysis of this can be seen in Appendix 3. The responses were split almost equally between online responses (743) and paper responses (757).

The majority of respondents were from areas near to the three proposed sites. 51% of responses were either from Birstall Wanlip or Birstall Watermead wards, 21% came from Beaumont Leys ward and 17% came from Abbey ward. Only a very small number of responses came from elsewhere in the City (6%) or elsewhere in the County (6%).

Of those that responded to the question, 71% agreed that unauthorised camping by Gypsies and Travellers is a problem in their neighbourhood (either very big or fairly big). The percentage was highest in Beaumont Leys (78%) and Birstall (72%). Only 6% of respondents said that unauthorised camping was not a problem at all.

The majority of respondents disagreed with all three of the proposed sites, and there was not a significant difference between views on the three sites (69% objecting to Beaumont Way, 77% to Red Hill Way and 85% objecting to Greengate Lane). However it is clear that the highest level of objection came on sites nearest to where the respondents came from. This can be seen in the table below:

| | | Area respondent from | | |
|---|----|----------------------|----------------|----------------|
| | | Beaumont Leys | Abbey | Birstall |
| Sites most respondents disagree or strongly disagree with (most first) | 1. | Beaumont Way | Red Hill Way | Greengate Lane |
| | 2. | Greengate Lane | Beaumont Way | Red Hill Way |
| | 3. | Red Hill Way | Greengate Lane | Beaumont Way |

In terms of possible alternative sites, the most popular answer by far was locating sites either in the countryside, or away from residential areas or individual respondents houses. This however, conflicts with some of the reasons given by respondents for objecting to the three sites proposed, which included waste/noise/pollution, impact upon green wedge and environment/countryside.

Over 50 specific sites were also suggested. Assessments of all of the specific sites are available in Appendix 4.

3.9 Petitions

Four petitions were received from:

| Group/Individual | Number of signatures |
|--------------------------------|--|
| LE4 Action Group | 713 verified signatures (Approx 2700 in total) |
| Birstall Parish Council | 183 signatures |
| Trelleborg | 48 signatures |
| Claire Bassett (Heacham Drive) | 1708 verified signatures |

The issues raised by all four petitions were discussed at Full Council during the consultation period.

Full details of all of the petitions can be found in Appendix 6.

3.10 Standard letters

The LE4 Action Group also organised the distribution of standard complaint letters via their website. Various versions were received, objecting to either:

- i) Green Wedge;
- ii) Traffic;
- iii) Location of all three sites so close together; or
- iv) Lack of information on the site assessment process.

Nearly 800 of these letters were received in total. Full details of these letters can be found in Appendix 7.

3.11 Other letters and emails

Over 150 additional letters/emails were received by the City Council during the consultation period. The most frequent issues raised in these letters were as follows:

| Issue raised | Number of people who raised issue |
|---|--|
| Management of Greengate Lane 'tolerated' site | 38 |
| Impact of traffic/insufficient access | 30 |
| Dealing with unauthorised encampments | 28 |
| All sites in one area | 27 |
| Loss of Green Wedge | 24 |

More detail of these issues and officer responses to them, can be found in Appendix 5.

3.12 Meetings

A number of meetings were held during the consultation period. These included:

- Public meeting held by Liz Kendall MP
- Public meeting at Leicester Leys Leisure Centre
- County Council meeting at Birstall Social Club
- Meeting between City Mayor and LE4 Action Group
- Meeting between City Mayor and representatives of the Travelling Community

Further details of these meetings, including issues raised, can be found in Appendix 2.

3.13 Economic Development, Tourism and Scrutiny Commission Meetings

Details of the Scrutiny process undertaken can be found in Section 4 of this report.

An officer response to the main recommendations made by the Scrutiny Commission can be found in Appendix 8.

3.14 Issues Raised during Consultation

Throughout the consultation period, through the various methods of communication used, a relatively small number of issues were raised by many different people. The main issues (listed below) have been summarised in Appendix 5, along with an officer response to each issue:

- Impact upon residential areas/"my house"
- Tolerated site at Greengate Lane
- Traffic
- Unauthorised encampments
- All of the sites are in one area of the City
- Green Wedge
- Noise, Waste, Pollution
- Environmental Impact/Impact on countryside
- Loss of property value & unable to sell house/Impact upon house insurance
- Schools and Health Facilities

- Livestock
- Travellers should travel/rewards non-conformity
- Ashton Green/Hallam Fields
- Distance to facilities
- Crime/Intimidation
- Need for Sites
- Encourages more/poor management

3.15 Peak-Season Temporary Stopping Places

After the consultation period had ended, and following meetings with both the settled and travelling communities, the City Mayor asked officers to investigate the possibility of using temporary stopping places in the peak-season for travelling (i.e. summer) as part of the solution to the issue of unauthorised encampments. Such sites are understood to have been used effectively in other parts of the country.

These sites can, for a limited period of the year during peak demand, help to address the incidence of unauthorised encampments which are always at their highest during this time of the year.

The criteria required for assessing the suitability of sites for temporary stopping place use are similar to those originally used to assess all of the 350 Council-owned sites in 2011. The only exception to this would be that temporary sites, to be used in summer months only and not involving the same level of development as transit or permanent sites, could potentially be permitted in higher-level flood zones.

When assessed against the other criteria used in the original assessment, none of the 13 sites initially discounted due to being in a high level flood zone are considered suitable for peak-season temporary stopping places. The assessment of these sites can be found in Appendix 10.

However the Hoods Close and Braunstone Lane East sites (see plans in Appendix 11), identified following suggestions made during the consultation period, are considered to have some potential as peak-season temporary stopping places.

4. Details of Scrutiny

The proposals were subject to detailed Scrutiny during the consultation period, with the City Council's Economic Development, Tourism and Scrutiny Commission commissioned to undertake a review of the way the three proposed sites had been identified, the suitability of the sites and if any other sites could be delivered within the timetable.

The key recommendations made in relation to new site provision were:

- Redhill Way is considered suitable for use as a permanent site for up to 10 pitches.
- Greengate Lane is considered suitable for use as a permanent site for about 6 pitches.
- Beaumont Way was not considered suitable for a site.
- Hoods Close should be considered as a transit site.

An officer response to the key recommendations made by the Scrutiny Commission can be found in Appendix 8.

5. Conclusions

This report sets out all the results of the consultation exercise including all of the main issues raised (and officer responses to these), as well as details of all appropriate assessments undertaken.

Having assessed all of these, it is considered that there are no technical issues that have been raised during the consultation that could not be addressed through limiting the size of the proposed sites, through appropriate design and layout, and provided that any sites developed are subject to strong and effective management.

To reflect the breakdown of need for new sites (up to 2012) set out in the Core Strategy, approximately 2/3 of new sites would need to be permanent and 1/3 transit. In addition, any pitches to be brought forward by Framework Housing Association would have to be permanent sites.

The following site-specific conclusions have also been drawn:

Red Hill Way – This site is considered suitable for either a permanent or transit site. The size of the site, its location, good access and self-contained nature suggest that it should be capable of accommodating up to 10 pitches.

Greengate Lane – This site is also considered to be suitable for accommodating up to 10 permanent or transit pitches without having a significant detrimental impact upon the small number of neighbouring residential units.

Beaumont Way – The shape of this site means that there are limits to how the available land can be used effectively. However it is considered that Beaumont Way could still be capable of accommodating up to 6 pitches. This site is considered more appropriate as a transit site due to the commercial/leisure uses nearby not lending the area to good residential amenity for permanent occupation.

The Scrutiny Commission recommended that Beaumont Way was not considered suitable for a site – due to size, exposure, lack of privacy, difficulty of screening, incompatibility with surrounding uses and width of the access road.

Other sites – Of the 50+ specific sites that were suggested by respondents to the questionnaire, two have potential and are worthy of further investigation and consultation if additional transit sites/temporary stopping places are required.

Hoods Close could be suited for short stay use in particular (its location near to the recycling centre means that residential amenity for permanent use would be limited, but it could be suitable for either transit use or as a peak-season temporary stopping place). This site was also recommended by the Scrutiny Commission as a potential transit site. A plan of the Hoods Close site can be found in Appendix 11.

Braunstone Lane East could potentially be used as a peak-season temporary stopping place. The location of this site within a high-level flood zone means that all-year round use is unlikely to be viable. However if it was only used in summer months, and there was very little permanent development on the site, then it could be considered to ease peak demand for temporary pitches. A plan of the Braunstone Lane East site can be found in Appendix 11.

6. Financial, legal and other implications

6.1 Financial implications

The City Council has secured £270,000 for the provision of 6 Gypsy and Traveller pitches and Framework Housing Association have secured £1.3 million for the provision of 15 Gypsy and Traveller pitches in the City from the Homes and Communities Agency. The City Council has also allocated £468,000 out of the Capital Programme potentially to be used with the grant funding received.

Mark Astbury - Project Accountant

6.2 Legal implications

The Functions and Responsibilities Regulations specify amongst other things the responsibility for various aspects of decision making in relation to Council functions. Consideration of planning applications is not an executive function. This report is not concerned with planning applications rather the identification of sites owned by the Council which are recommended for consideration as sites to be taken forward through the separate planning application process. Endorsement of one or more of the sites being recommended therefore does not imply that planning permission will be granted. Any planning applications submitted will be dealt with in accordance with planning legislation and the decision whether or not to grant planning permission will be a matter for the Council's Planning and Development Control Committee.

The matters referred to in this report engage the Council's public sector equality duty specified in Section 149 of the Equality Act 2010. The City Council as a Public Authority must have due regard for the need to eliminate discrimination harassment and victimisation etc., advance equality opportunity and foster good relations. This

duty applies to the protected characteristics identified in the Act. One of these characteristics is race. Romany gypsies and Irish travellers are recognised under law as a distinct ethnic minority group.

As with all non-regulatory decisions any decision taken with regard to this report is amenable to judicial review. Judicial review is the process whereby the Court reviews a decision to decide whether or not it is unlawful, irrational or unreasonable etc. Legal advice has been provided in connection with the process the Council has undertaken in terms of selecting potential sites to be taken forward through the planning application process.

Anthony Cross - Head of Litigation x 6362

6.3 Climate Change and Carbon Reduction implications

This report does not contain any significant climate change implications and therefore should not have a detrimental effect on the Council's climate change targets

Anna Dodd - Environment Manager

6.4 Equality Impact Assessment

An Equality Impact Assessment has been undertaken and can be found in Appendix 9. The main equality outcomes are:

If permanent sites are developed, this will allow Traveller families to have a permanent address and increase their access to local services which will in turn reduce inequalities over time (e.g. health, education, employment).

If transit sites are developed, this will increase access to basic amenities (such as water, electricity, waste collection) that will improve quality of life.

7. Background information and other papers:

Background information relating to the Gypsy and Traveller site identification process can be found at:

- Consultation webpages at www.leicester.gov.uk/gypsyandtravellersites

- [Cabinet Session - 15 November 2011](#). To the extent of documentation from this private meeting that has been released by the Council in connection with FOIA requests.
- Economic Development, Culture & Tourism Scrutiny Commission
- [14 June 2012 Report](#).
- Legal Services file 83979 containing in part exempt information.

8. Summary of appendices:

Appendix 1 – Location Plans of Beaumont Way, Greengate Lane and Red Hill Way

Appendix 2 – Details of consultation (including meetings held)

Appendix 3 – Analysis of questionnaire results

Appendix 4 – Alternative sites suggested

Appendix 5 – Main issues raised during consultation

Appendix 6 – Petitions received

Appendix 7 – Standard letters produced by LE4 Action Group

Appendix 8 – Officer response to Scrutiny recommendations

Appendix 9 – Equality Impact Assessment

Appendix 10 – Re-assessment of sites within high level flood zones

Appendix 11 – Location Plans of Hoods Close and Braunstone Lane East

9. Is this a private report?

No

10. Is this a “key decision”?

Yes

11. If a key decision please explain reason

The decision is significant in terms of its effects on communities living or working in two or more wards in the City.

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Executive Decision Report

Gypsy and Traveller Sites - Appendices

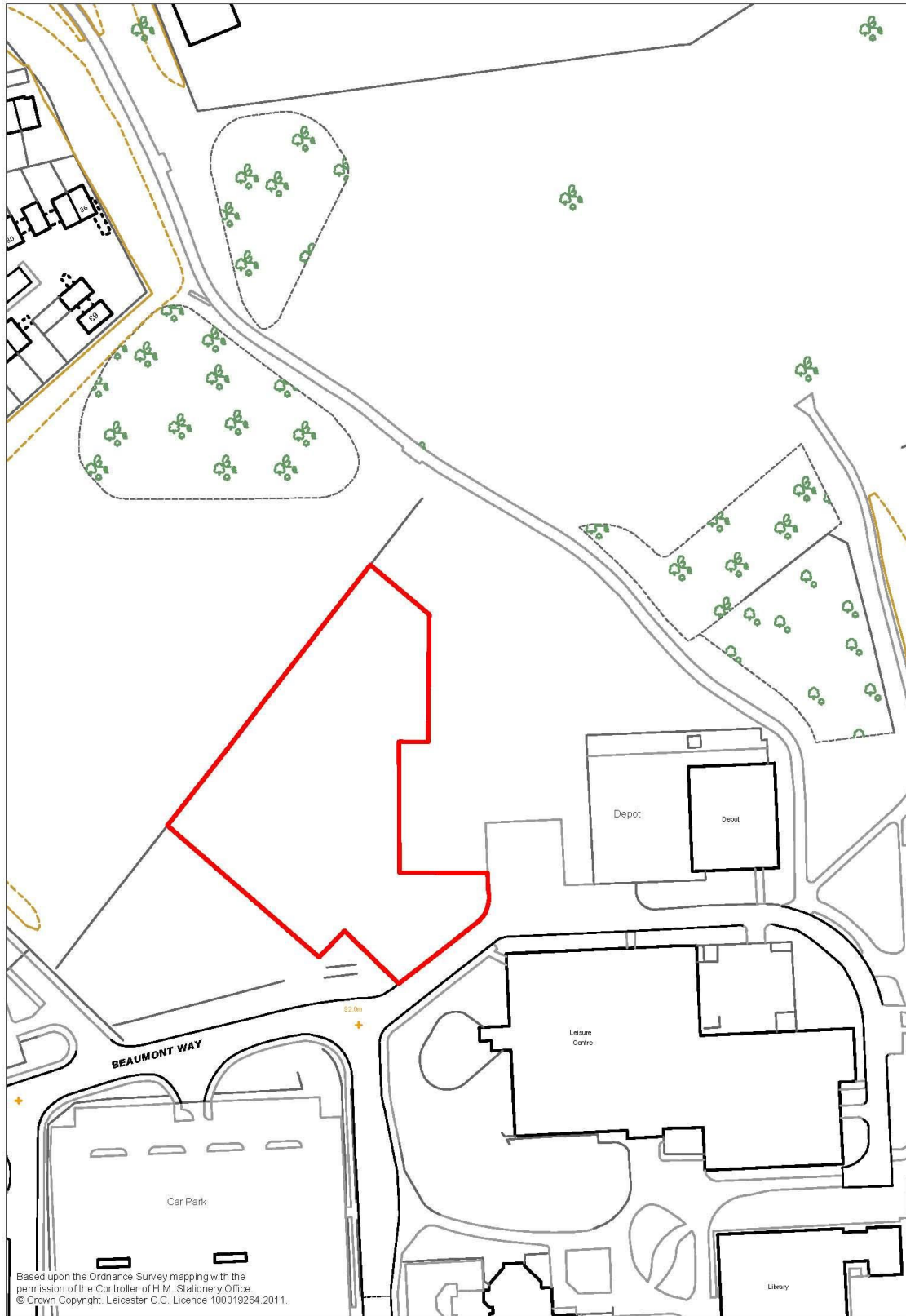
| | Title | Page |
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| Appendix 1 | <u>Location plans of Beaumont Way, Greengate Lane and Red Hill Way</u> | 2 |
| Appendix 2 | <u>Details of consultation (including meetings held)</u> | 5 |
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| Appendix 11 | <u>Location plans of Hoods Close and Braunstone Lane East</u> | 66 |



City Mayor

Appendix 1 – Location Plans of Beaumont Way, Greengate Lane and Red Hill Way

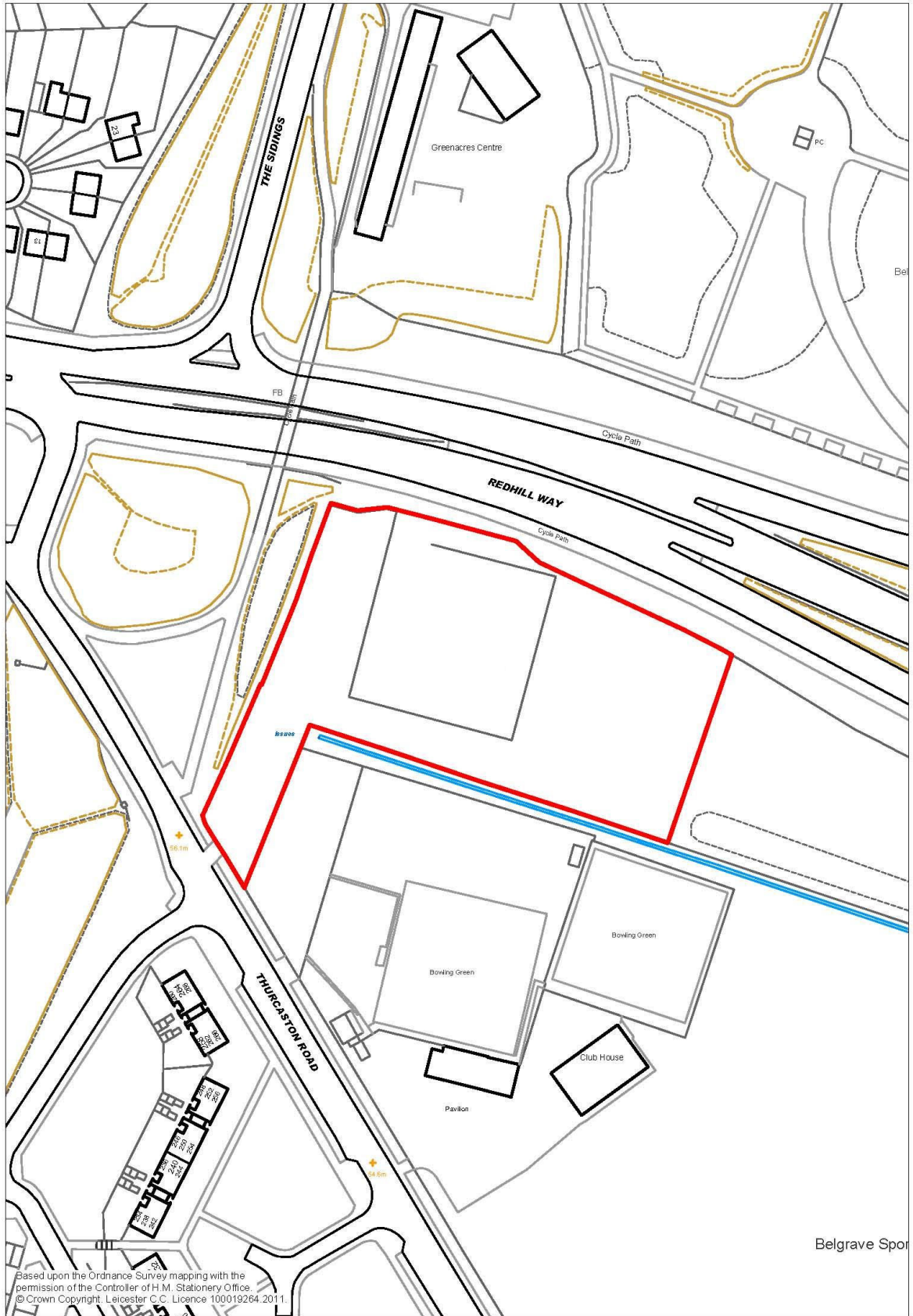
Beaumont Way Location Plan



Greengate Lane Location Plan



Red Hill Way Location Plan



Appendix 2 – Details of Consultation (including meetings held)

The consultation period ran from 17th February 2012 to 13th July 2012. It was originally due to run for 6 weeks, but was extended for a further 15 weeks.

Information on the need for new authorised sites and the details of the consultation was available in the form of a booklet and also from the City Council website at www.leicester.gov.uk/gypsyandtravellersites. A questionnaire was also available online and with the booklet at all the locations set out below. Indicative layouts of the three proposed sites were also available online and from all of the locations below. Approximately 4500 each of the paper versions of the booklets and questionnaires and approx. 1000 indicative layouts were distributed.

Venues where publicity material was available:

| |
|---|
| New Walk Centre Customer Services |
| Leicester Central Library |
| Beaumont Leys Library |
| Leicester Leys Leisure Centre |
| Multi Agency Travellers Unit (MATU) offices, Beaumont Lodge |
| Stocking Farm Community Centre |
| Tudor Centre |
| Beaumont Leys Sure Start |
| Mowmacre Housing Office |
| Beaumont Leys Housing Office |
| Mowmacre Hill Tenants Association |
| Home Farm Community Centre |
| In addition, the consultation material was available online at all City Council libraries and paper copies were made available to Birstall Parish Council |

Consultation events & dates

| | |
|---------------------------|---|
| 16 th Feb 2012 | Liz Kendall MP Meeting |
| 17 th Feb 2012 | Consultation formally launched |
| 28 th Feb 2012 | Abbey Ward meeting postponed |
| 12 th Mar 2012 | Public Meeting at Leicester Leys Leisure Centre |
| 14 th Mar 2012 | County Council public meeting at Birstall Social Club |
| 28 th Mar 2012 | Scrutiny Commission Meeting |
| 11 th Apr 2012 | Scrutiny Commission Meeting |
| 14 th May 2012 | Scrutiny Commission Meeting |
| 7 th Jun 2012 | City Mayor met with LE4 Action Group |
| 14 th Jun 2012 | Scrutiny Commission Meeting |
| 28 th Jun 2012 | Heacham Drive petition presented to Full Council |
| 3 rd Jul 2012 | City Mayor met with representatives of Travelling Community |
| 13 th Jul 2012 | End of consultation period |
| 13 th Sep 2012 | LE4 Group petition presented to Full Council |

Details of Meetings Held

(For details of Scrutiny Commission meetings, see Appendix 8).

Liz Kendall MP Meeting

The consultation was first announced at a meeting held by Liz Kendall MP, where the City Mayor gave an outline of the proposals. Invites to this meeting were sent by Liz Kendall's office to local residents who had previously expressed interest or concern regarding Gypsy and Traveller-related issues.

Leicester Leys Leisure Centre Meeting

The consultation was originally due to be discussed at the regular Abbey and Beaumont Leys ward meetings in February and March 2012. However the Abbey ward meeting had to be abandoned due to the number of people wishing to attend, so instead these two meetings were combined in a specially arranged public meeting held at Leicester Leys Leisure Centre on 12th March 2012.

The meeting was advertised widely, including in the local media and via the delivery of 3000 additional leaflets to local residents, and was attended by approximately 600 people. A range of issues were raised, and full notes of the meeting can be found on the website at www.leicester.gov.uk/gypsyandtravellers. Some of the main issues raised were as follows:

- The consultation period should be extended to at least six months
- Why can Gypsies and Travellers not live in houses?
- Extra provision within the city would not reduce number of illegal camps
- The sites would have an impact on house prices
- Use the funding to install bollards on roads to stop unauthorised camps
- Sites were associated with increased local crime rates
- The sites, once established could each be doubled in size
- Concern about traffic and pedestrian safety
- Birstall residents needed to be further consulted
- Why not look for one large site?
- There should be a zero tolerance policy to illegal camp sites

Birstall Social Club meeting

An additional meeting was organised by Leicestershire County Council and held in Birstall Social club on 14th March 2012. This was attended by officers from the City Council and approximately 200 local residents. Again, a range of issues were raised, including:

- Why are all the sites on the west side of the City?
- The Greengate Lane site is nearer to Birstall than the City.

- Greengate Lane not suitable for the extra traffic that would be generated
- If a Traveller wants a static site then they are not a traveller
- Where will the children be educated?
- There may be a tradition of Travellers in the area but why do they still need to come here now?

Meeting with LE4 Action Group

The City Mayor met with members of the group to receive their petition and discuss with them issues that they wanted to raise. Some of the key issues raised were as follows:

- The 'no horse' rule would stop some families from using the sites and may force them back onto the road
- Two of the sites are in the Green Wedge and are therefore not appropriate
- Other sequentially preferable sites should be considered
- Why have privately owned sites not been considered?
- There are inconsistencies in the way in which the 350 sites have been assessed.
- Can the funding be used for other needy groups within LE4 – e.g. elderly, homeless, special needs

Meeting with Travellers

The City Mayor and the Multi-Agency Travellers Unit met with representatives of the Travelling community to discuss their views on the proposed sites. Some of the key issues raised were as follows:

- Smaller sites are preferred by the community, rather than large sites that are occupied by a number of different families. It was thought that this would be better for cohesion and the use/management of the sites.
- It was generally considered preferable to have sites that were managed or maintained by the community themselves, rather than being done so by the Council.
- Mixing up different families and cultures generally tends to cause management problems, and often some of the behaviour of the different groups occupying shared sites cannot be managed as effectively as it could if they were sole family sites or similar.
- Provision for extended family units could be considered – as they are needed for either visiting relatives or required as younger family members come of age.
- The provision for horses/livestock is essential on the sites.
- Other areas throughout Leicester and Leicestershire could be considered by some families.

Appendix 3 –Analysis of Questionnaire Results

How Analysis Was Undertaken

1500 responses were received to the questionnaires (757 paper copies and 743 online). These have all been included in the analysis below. Not all respondents answered every question - therefore the analysis refers only to those respondents who have answered a particular question. For questions 1 and 2 the exact number of people who responded to each question can be seen next to the results of that question.

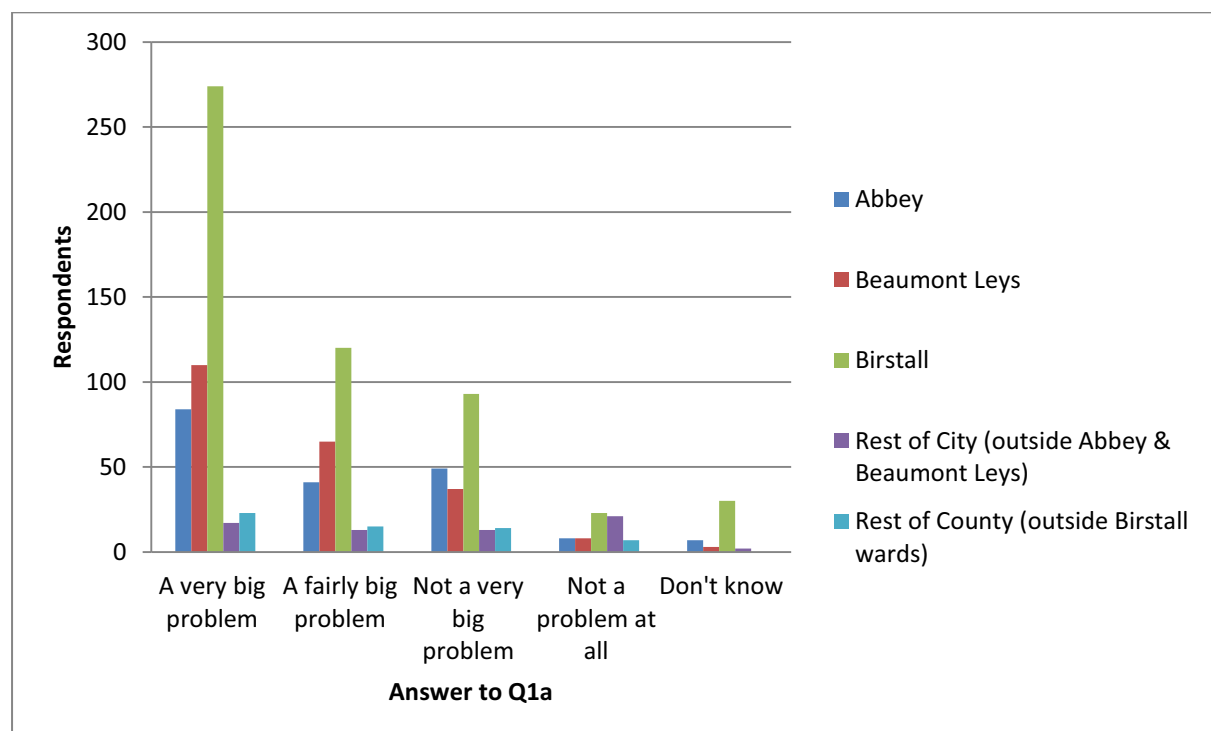
For some of the questions, the responses have been broken down by geographical area. These have been split into:

- 1) Abbey ward
- 2) Beaumont Leys ward
- 3) Birstall Wanlip and Birstall Watermead wards (combined)
- 4) Rest of the City (outside Abbey and Beaumont Leys)
- 5) Rest of County (outside the two Birstall wards)

One response was received from an agent representing the owners of a business who are located within the north-west of the city. For the purposes of this analysis, we considered this representation came from the local branch of the business rather than the agent's office. There were no other responses to the questionnaire from outside the City/County.

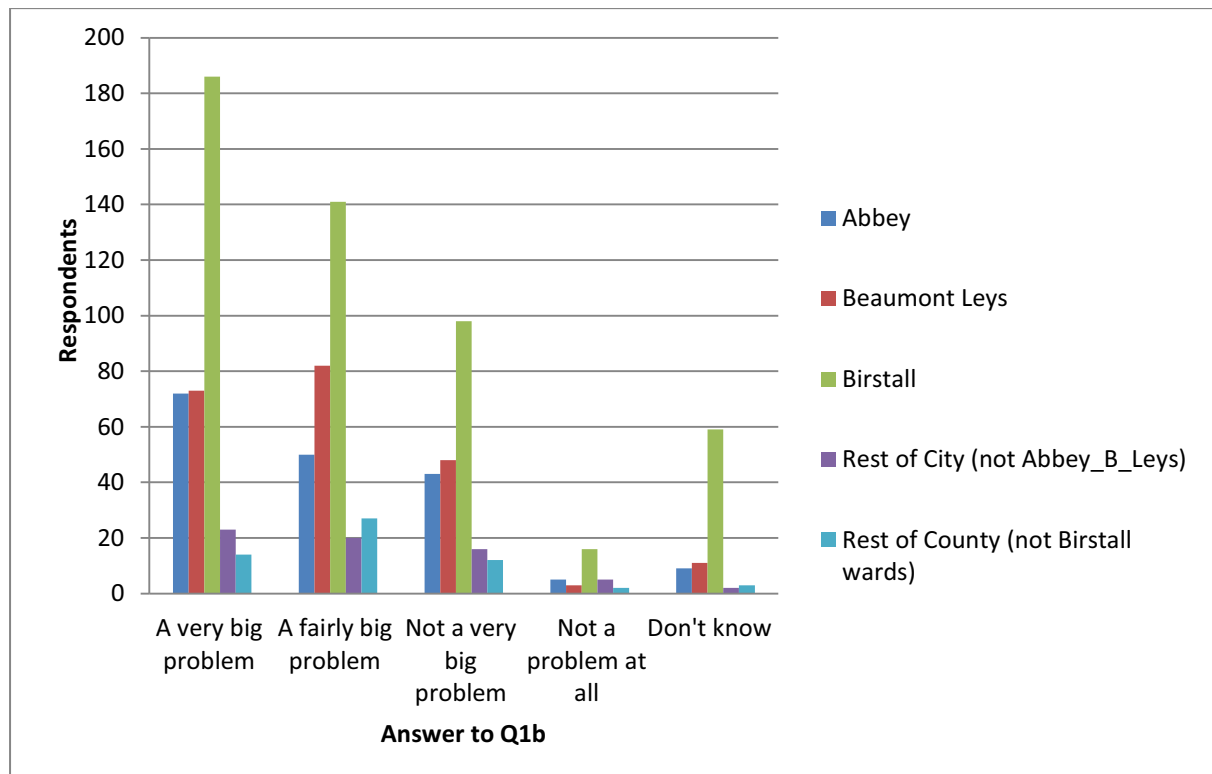
Q1.a) To what extent do you think unauthorised camping by Gypsies and Travellers is a problem in your local neighbourhood?

| Q1.a | A very big problem | A fairly big problem | Not a very big problem | Not a problem at all | Don't know | Total |
|--|--------------------|----------------------|------------------------|----------------------|------------|-------------|
| Abbey | 84 | 41 | 49 | 8 | 7 | 189 |
| Beaumont Leys | 110 | 65 | 37 | 8 | 3 | 223 |
| Birstall | 274 | 120 | 93 | 23 | 30 | 540 |
| Rest of City (outside Abbey & Beaumont Leys) | 17 | 13 | 13 | 21 | 2 | 66 |
| Rest of County (outside Birstall wards) | 23 | 15 | 14 | 7 | 0 | 59 |
| Total | 508 | 254 | 206 | 67 | 42 | 1077 |



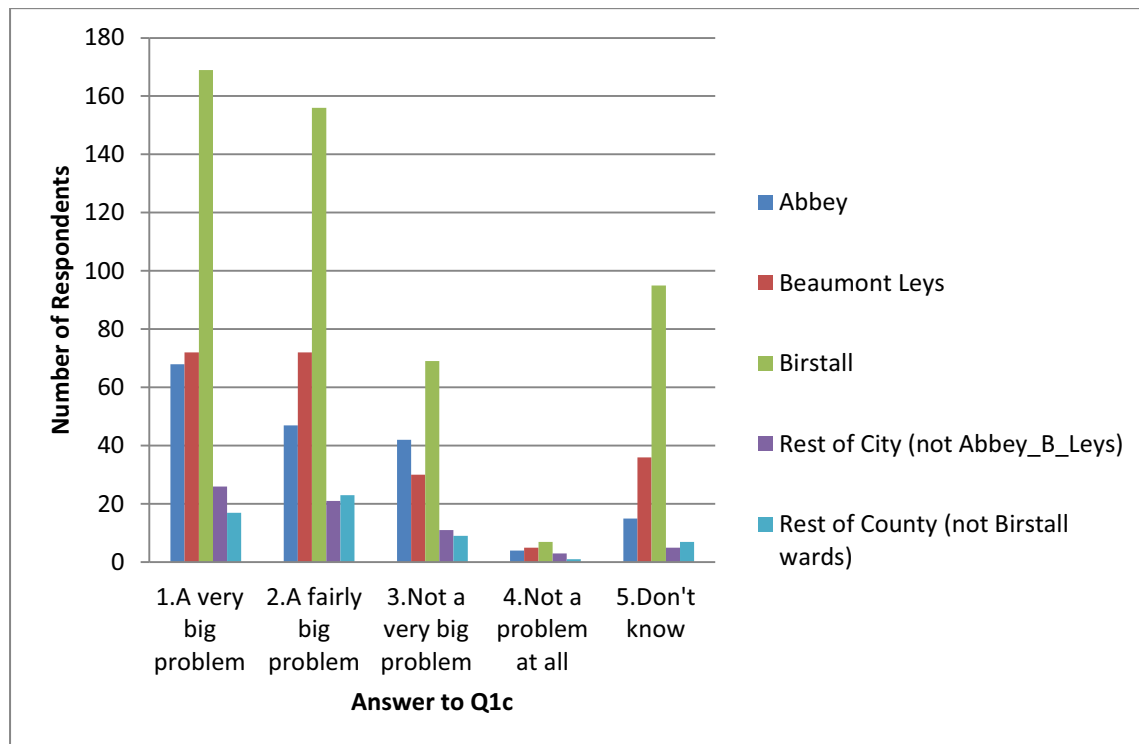
Q1.b) To what extent do you think unauthorised camping by Gypsies and Travellers is a problem in Leicester?

| Q1.b | A very big problem | A fairly big problem | Not a very big problem | Not a problem at all | Don't know | Total |
|--|--------------------|----------------------|------------------------|----------------------|------------|-------------|
| Abbey | 72 | 50 | 43 | 5 | 9 | 179 |
| Beaumont Leys | 73 | 82 | 48 | 3 | 11 | 217 |
| Birstall | 186 | 141 | 98 | 16 | 59 | 500 |
| Rest of City (outside Abbey & Beaumont Leys) | 23 | 20 | 16 | 5 | 2 | 66 |
| Rest of County (outside Birstall wards) | 14 | 27 | 12 | 2 | 3 | 58 |
| Total | 368 | 320 | 217 | 31 | 84 | 1020 |



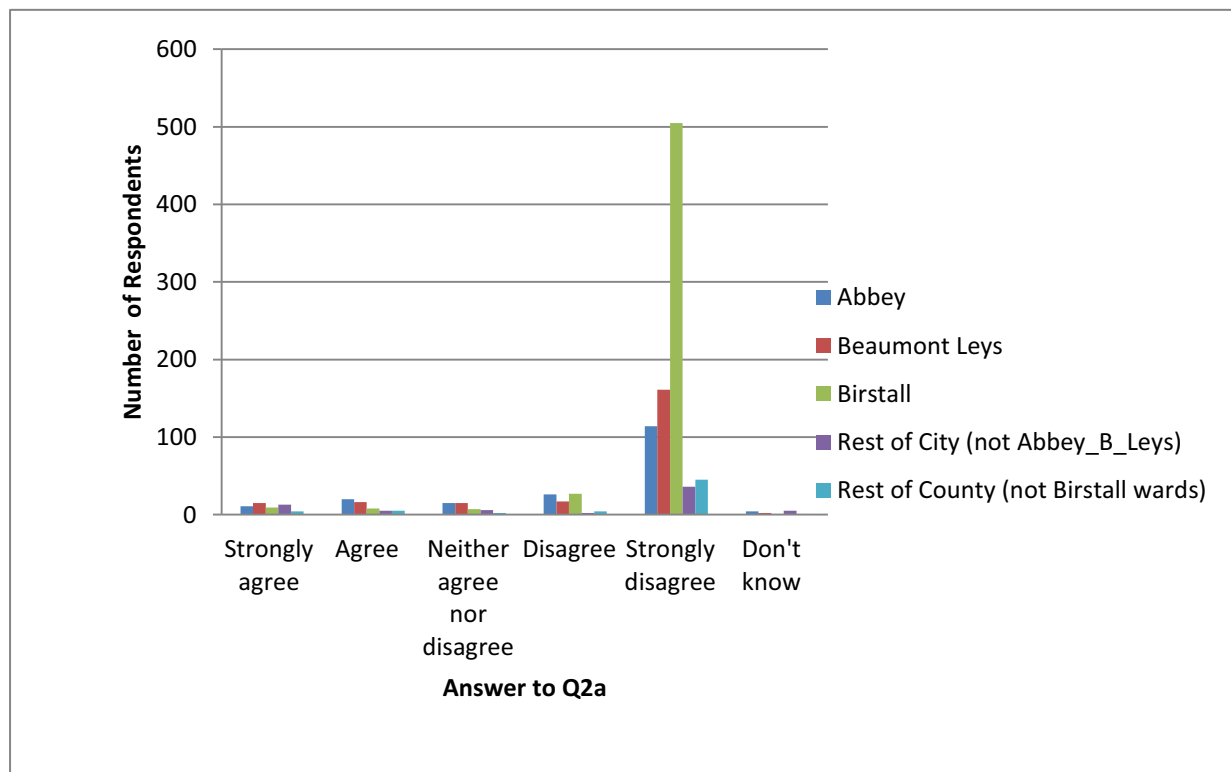
Q1.c) To what extent do you think unauthorised camping by Gypsies and Travellers is a problem nationally?

| Q1.c | A very big problem | A fairly big problem | Not a very big problem | Not a problem at all | Don't know | Total |
|--|--------------------|----------------------|------------------------|----------------------|------------|-------------|
| Abbey | 68 | 47 | 42 | 4 | 15 | 176 |
| Beaumont Leys | 72 | 72 | 30 | 5 | 36 | 215 |
| Birstall | 169 | 156 | 69 | 7 | 95 | 496 |
| Rest of City (outside Abbey & Beaumont Leys) | 26 | 21 | 11 | 3 | 5 | 66 |
| Rest of County (outside Birstall wards) | 17 | 23 | 9 | 1 | 7 | 57 |
| Total | 352 | 319 | 161 | 20 | 158 | 1010 |



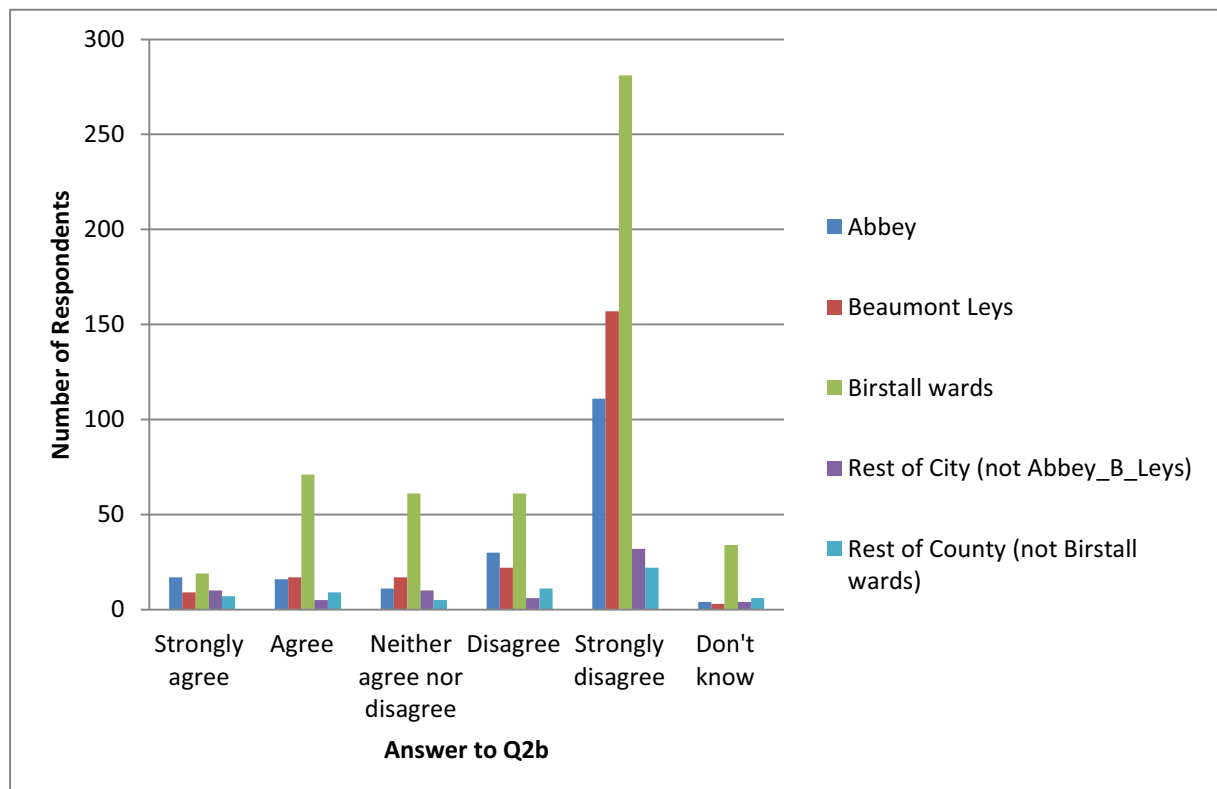
Q2.a) . To what extent do you agree or disagree that Greengate Lane would make a suitable location for an authorised Traveller site?

| Q2.a | Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know | Total |
|--|----------------|-----------|----------------------------|-----------|-------------------|------------|-------------|
| Abbey | 11 | 20 | 15 | 26 | 114 | 4 | 190 |
| Beaumont Leys | 15 | 16 | 15 | 17 | 161 | 2 | 226 |
| Birstall | 9 | 8 | 7 | 27 | 505 | 1 | 557 |
| Rest of City (outside Abbey & Beaumont Leys) | 13 | 5 | 6 | 2 | 36 | 5 | 67 |
| Rest of County (outside Birstall wards) | 4 | 5 | 2 | 4 | 45 | 1 | 61 |
| Total | 52 | 54 | 45 | 76 | 861 | 13 | 1101 |



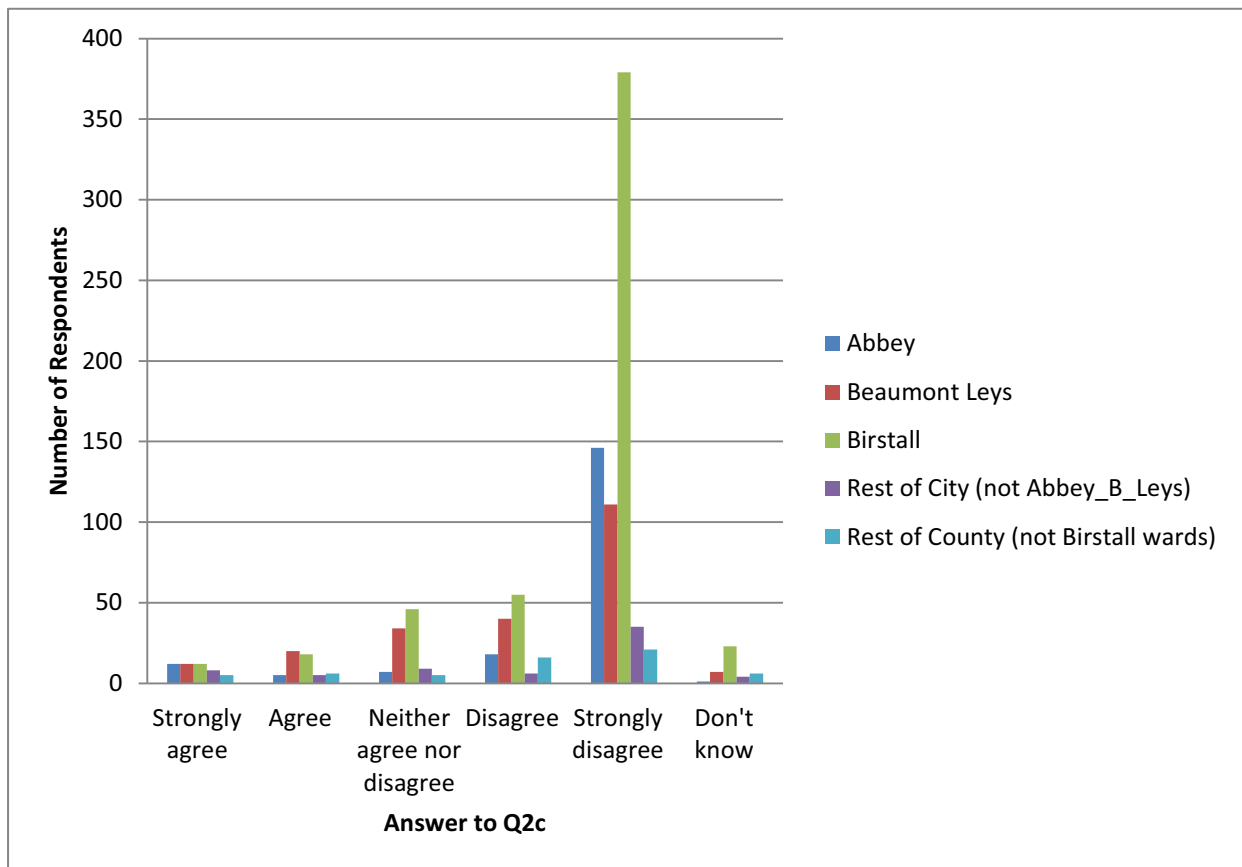
Q2.b) To what extent do you agree or disagree that Beaumont Way would make a suitable location for an authorised Traveller site?

| Q2.b | Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know | Total |
|--|----------------|------------|----------------------------|------------|-------------------|------------|-------------|
| Abbey | 17 | 16 | 11 | 30 | 111 | 4 | 189 |
| Beaumont Leys | 9 | 17 | 17 | 22 | 157 | 3 | 225 |
| Birstall wards | 19 | 71 | 61 | 61 | 281 | 34 | 527 |
| Rest of City (outside Abbey & Beaumont Leys) | 10 | 5 | 10 | 6 | 32 | 4 | 67 |
| Rest of County (outside Birstall wards) | 7 | 9 | 5 | 11 | 22 | 6 | 60 |
| Total | 62 | 118 | 104 | 130 | 603 | 51 | 1068 |



Q2.c) To what extent do you agree or disagree that Red Hill Way would make a suitable location for an authorised Traveller site?

| Q2.c | Strongly agree | Agree | Neither agree nor disagree | Disagree | Strongly disagree | Don't know | Total |
|--|----------------|-----------|----------------------------|------------|-------------------|------------|-------------|
| Abbey | 12 | 5 | 7 | 18 | 146 | 1 | 189 |
| Beaumont Leys | 12 | 20 | 34 | 40 | 111 | 7 | 224 |
| Birstall | 12 | 18 | 46 | 55 | 379 | 23 | 533 |
| Rest of City (outside Abbey & Beaumont Leys) | 8 | 5 | 9 | 6 | 35 | 4 | 67 |
| Rest of County (outside Birstall wards) | 5 | 6 | 5 | 16 | 21 | 6 | 59 |
| Total | 49 | 54 | 101 | 135 | 692 | 41 | 1072 |



Q2. Reasons for answers to questions 2a, 2b & 2c. These have been grouped into the categories below. Each respondent may have raised more than one issue.

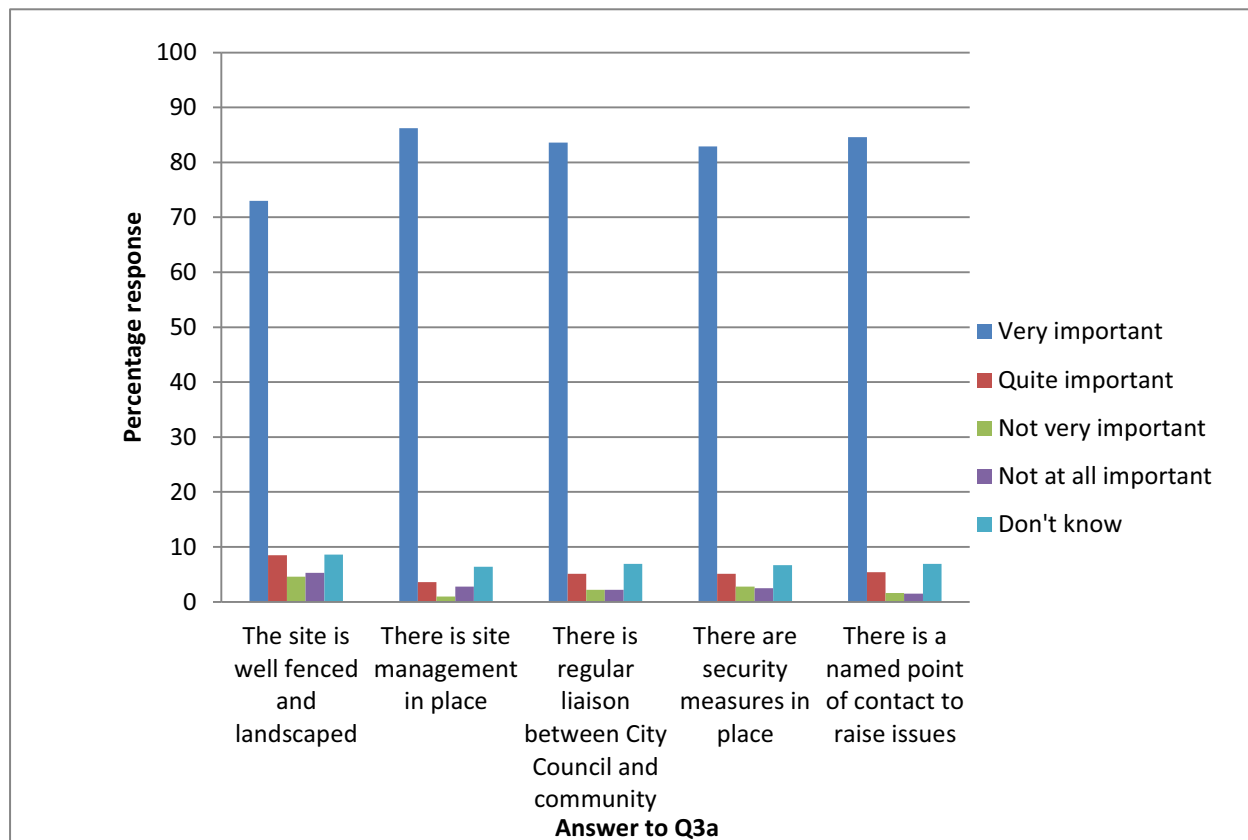
| | | Existing 'tolerated' Greengate Lane site | Traffic / Access | Waste, Noise, Pollution | Green Wedge | Environment / Countryside | Impact on residential area / "my house" | Schools / Health Facilities | Distance to facilities | House prices / insurance | All in one area | Crime / Intimidation | Travellers should travel / reward non- conformity | Ashton Green / Hallam Fields | Livestock | Other | Need for sites | Encourages more / Poor management | TOTAL |
|----------------|------------------------------|--|------------------|----------------------------|-------------|------------------------------|---|--------------------------------|---------------------------|-----------------------------|-----------------|-------------------------|---|---------------------------------|-----------|-----------|----------------|--------------------------------------|-------------|
| Greengate Lane | 1.Strongly agree | 14 | 15 | 3 | 0 | 1 | 17 | 8 | 1 | 2 | 0 | 3 | 2 | 3 | 0 | 8 | 6 | 4 | 87 |
| | 2.Agree | 18 | 4 | 2 | 0 | 3 | 18 | 0 | 2 | 0 | 0 | 0 | 1 | 2 | 2 | 4 | 1 | 0 | 57 |
| | 3.Neither agree nor disagree | 7 | 0 | 4 | 0 | 0 | 3 | 3 | 5 | 0 | 2 | 2 | 2 | 0 | 0 | 4 | 0 | 2 | 34 |
| | 4.Disagree | 12 | 16 | 3 | 7 | 4 | 14 | 4 | 1 | 3 | 4 | 5 | 3 | 5 | 2 | 2 | 2 | 5 | 92 |
| | 5.Strongly disagree | 211 | 248 | 79 | 63 | 48 | 368 | 159 | 31 | 97 | 33 | 140 | 38 | 106 | 94 | 27 | 0 | 69 | 1811 |
| | 6.Don't know | 2 | 1 | 1 | 0 | 1 | 1 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 9 |
| | uncategorised | 3 | 1 | 0 | 0 | 0 | 4 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 11 |
| | TOTAL | 267 | 285 | 92 | 70 | 57 | 425 | 176 | 40 | 104 | 39 | 150 | 46 | 116 | 98 | 46 | 9 | 81 | 2101 |
| Beaumont Way | 1.Strongly agree | 2 | 7 | 1 | 0 | 1 | 6 | 6 | 41 | 3 | 1 | 6 | 3 | 1 | 0 | 2 | 5 | 2 | 87 |
| | 2.Agree | 1 | 12 | 0 | 0 | 1 | 23 | 3 | 65 | 2 | 2 | 6 | 0 | 0 | 1 | 1 | 0 | 3 | 120 |
| | 3.Neither agree nor disagree | 1 | 8 | 2 | 3 | 2 | 7 | 7 | 38 | 3 | 2 | 6 | 3 | 1 | 6 | 0 | 3 | 1 | 93 |
| | 4.Disagree | 1 | 18 | 5 | 3 | 3 | 29 | 5 | 42 | 5 | 14 | 18 | 9 | 2 | 22 | 1 | 0 | 8 | 185 |
| | 5.Strongly disagree | 16 | 60 | 49 | 16 | 14 | 183 | 41 | 142 | 75 | 65 | 127 | 47 | 12 | 0 | 15 | 1 | 36 | 899 |
| | 6.Don't know | 0 | 0 | 0 | 0 | 0 | 3 | 0 | 3 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 |
| | uncategorised | 0 | 3 | 0 | 1 | 1 | 2 | 1 | 2 | 0 | 1 | 1 | 1 | 0 | 0 | 0 | 9 | 1 | 23 |
| | TOTAL | 21 | 108 | 57 | 23 | 22 | 253 | 63 | 333 | 88 | 85 | 164 | 63 | 16 | 29 | 19 | 18 | 51 | 1413 |
| Red Hill Way | 1.Strongly agree | 1 | 11 | 0 | 1 | 1 | 14 | 2 | 3 | 5 | 3 | 3 | 4 | 1 | 1 | 3 | 18 | 1 | 72 |
| | 2.Agree | 2 | 22 | 2 | 1 | 3 | 18 | 4 | 7 | 1 | 0 | 1 | 0 | 1 | 0 | 1 | 21 | 2 | 86 |
| | 3.Neither agree nor disagree | 2 | 12 | 6 | 1 | 0 | 11 | 5 | 6 | 4 | 4 | 2 | 0 | 1 | 0 | 0 | 6 | 2 | 62 |
| | 4.Disagree | 4 | 29 | 10 | 4 | 5 | 32 | 4 | 11 | 6 | 14 | 10 | 5 | 3 | 5 | 0 | 0 | 3 | 145 |
| | 5.Strongly disagree | 23 | 146 | 76 | 19 | 37 | 237 | 48 | 63 | 69 | 68 | 143 | 54 | 9 | 25 | 8 | 1 | 36 | 1062 |
| | 6.Don't know | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 1 | 2 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 5 |
| | uncategorised | 0 | 3 | 2 | 0 | 1 | 3 | 0 | 1 | 1 | 1 | 1 | 1 | 0 | 2 | 0 | 0 | 1 | 17 |
| | TOTAL | 32 | 223 | 96 | 26 | 47 | 316 | 63 | 91 | 87 | 92 | 160 | 64 | 15 | 33 | 13 | 46 | 45 | 1449 |

Q2.d) If you do not agree that one or more of these sites are suitable for authorised Gypsies and Travellers accommodation could you please suggest how they might be developed to make them suitable?

| Comment | Number of times comment made |
|--|-------------------------------------|
| None suitable or cannot be made suitable | 428 |
| Spread out across City/located in other areas | 225 |
| In areas further away from residential areas | 164 |
| Less sites | 89 |
| Improved security/Enforcement of management | 65 |
| Improve roads/cyclepaths/pavements/facilities | 60 |
| Environment or Environmental Health considerations | 43 |
| Improve relationships between communities | 28 |
| Other | 24 |
| Use land for affordable housing / publically funded Gypsy and Traveller sites should not be provided | 21 |
| Landscaping | 10 |

Q3. To make authorised Travellers sites acceptable, how important do you think it is that...

| % Response | The site is well fenced and landscaped | There is site management in place | There is regular liaison between City Council and community | There are security measures in place | There is a named point of contact to raise issues |
|----------------------|--|-----------------------------------|---|--------------------------------------|---|
| Very important | 73 | 86.2 | 83.6 | 82.9 | 84.6 |
| Quite important | 8.5 | 3.6 | 5.1 | 5.1 | 5.4 |
| Not very important | 4.6 | 1 | 2.2 | 2.8 | 1.6 |
| Not at all important | 5.3 | 2.8 | 2.2 | 2.5 | 1.5 |
| Don't know | 8.6 | 6.4 | 6.9 | 6.7 | 6.9 |
| Total | 100 | 100 | 100 | 100 | 100 |



Q4) Are there any other sites or locations in the City that you think might be suitable as authorised Traveller sites?

| Suggested Location (general locations) | Number of times suggested |
|--|----------------------------------|
| In countryside or away from residential areas/settled community/"my house" | 162 |
| In County or other named locations outside the City | 115 |
| Industrial or previously developed sites | 111 |
| Sites should be spread out across the city | 90 |
| Humberstone/Hamilton | 78 |
| City parks | 25 |
| Aylestone | 17 |
| Braunstone | 16 |
| South of the City | 15 |
| City Centre/Highcross | 12 |
| Evington | 12 |
| New Parks | 12 |
| Stoneygate | 10 |
| Frog Island | 10 |
| Knighton | 9 |
| Beaumont Leys | 8 |
| Highfields | 7 |
| Saffron Lane | 6 |
| Car parks | 5 |
| Rushey Mead | 5 |
| East of city | 4 |
| Eyres Monsell | 4 |
| West of city | 3 |
| Western park | 3 |
| Belgrave | 3 |

| Suggested Location (specific sites) | Number of times suggested |
|--|----------------------------------|
| New Walk Centre, Town Hall Square, Jubilee Square or near City Mayor or Councillors houses | 100 |
| Former bus depot on Abbey Park Road | 82 |
| Troon Way and/or Belgrave Road (Sainsburys sites) | 27 |
| Expand the existing site at Meynells Gorse | 12 |
| Leicester Science Park | 10 |
| Aylestone Meadows / Braunstone Lane East | 7 |
| Hoods Close | 5 |
| John Ellis playing fields | 4 |
| Ashton Green | 4 |
| Bath Street | 4 |
| Adjacent to Highcross Car Park | 4 |
| Aylestone Road | 3 |

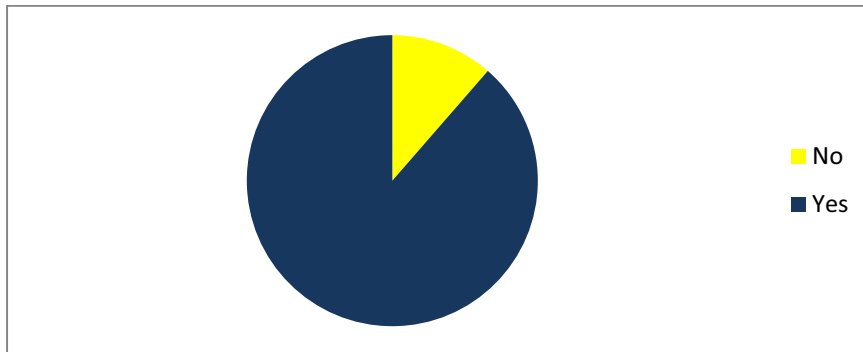
| Suggested Location (specific sites) - continued | Number of times suggested - continued |
|--|--|
| Scudamore Road | 2 |
| Parker Drive | 2 |
| Gorse Hill City Farm | 3 |
| Towers Hospital | 2 |
| King Richard Road car park | 2 |
| Bradgate St | 1 |
| Leicester Road | 1 |
| Close to speedway | 1 |
| Next to Gateway College | 1 |
| North of Sandhills Avenue | 1 |
| Gipsy Lane/Thurmaston Lane | 1 |
| Boston Road | 1 |
| Beaumont Leys Lane | 1 |
| Western Road | 1 |
| A6 London Road | 1 |
| Slater St car park | 1 |
| Tudor Road, Groby Road, Somerset Ave | 1 |
| Heathcott Rd, Glenfield Rd, Gypsum Close | 1 |
| Bennion Road | 1 |
| Goodwood Road/Evington Lane | 1 |
| Thurcaston Road, Glenfrith Way, Welford Road | 1 |
| St Augustines, Blackfriars | 1 |
| High Street | 1 |
| New Parks Boulevard | 1 |
| Shady Lane, Evington | 1 |
| Scraptoft Lane | 1 |
| Former Leicester College site | 1 |
| Great Central Street Station | 1 |
| Next to Gilroes Cemetery | 1 |
| Haymarket Theatre | 1 |
| Belgrave Road | 1 |
| Uppingham Road | 1 |
| By Walkers Factory | 1 |
| Loughborough Road | 1 |
| A6 at Red Hill Way | 1 |
| Bath Lane | 1 |
| The old road near Humberstone Heights golf club | 1 |
| City Centre Site between Space Centre/Pumping Station and A6 | 1 |
| Derelict sites between Woodgate and St Margaret's Way | 1 |
| Open space to SE of Narborough Rd between Evesham Rd/Heyworth Rd, Haddenham Rd | 1 |
| Freemans Common | 1 |

Q5) Please let us know if you have any further comments about our authorised Gypsy and Traveller site suggestions?

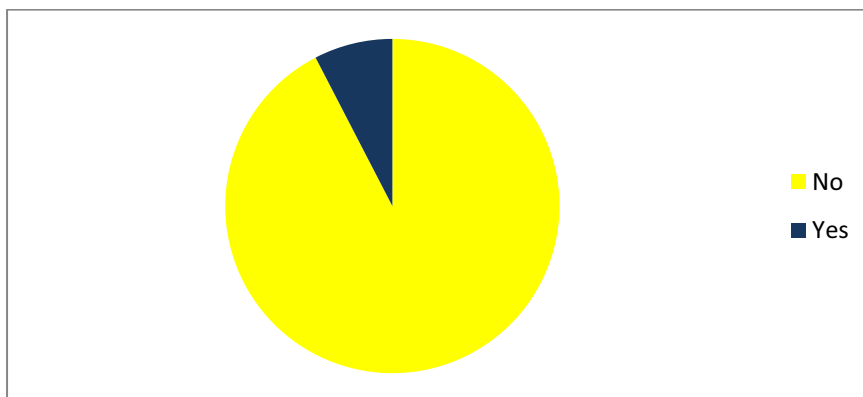
| Issue | Number of times issue raised |
|--|-------------------------------------|
| Impact on residential area / "my house" | 297 |
| Encourages more / Poor management | 173 |
| All in one area | 168 |
| Travellers should travel/ reward non-conformity | 155 |
| Crime / Intimidation | 151 |
| Waste, Noise, Pollution etc | 95 |
| Less / Larger or Smaller site(s) | 94 |
| Problem with consultation / Political Comment | 91 |
| Existing 'tolerated' Greengate Lane site | 77 |
| House prices / insurance | 75 |
| None / Not Acceptable at all | 68 |
| Schools / NHS | 52 |
| Need for sites | 51 |
| Livestock | 50 |
| Traffic / Access | 36 |
| Distance to facilities (e.g. Police Station, shops, etc) | 29 |
| Other | 26 |
| Green Wedge | 25 |
| Ashton Green / Hallam Fields | 23 |
| Environment / Countryside | 17 |

Q6) To help ensure that your responses are analysed please complete the following:

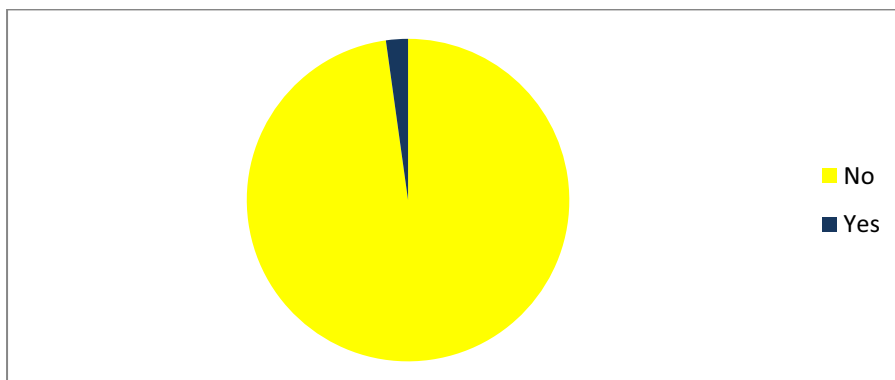
I live near the proposed sites



I am responding on behalf of a Community group

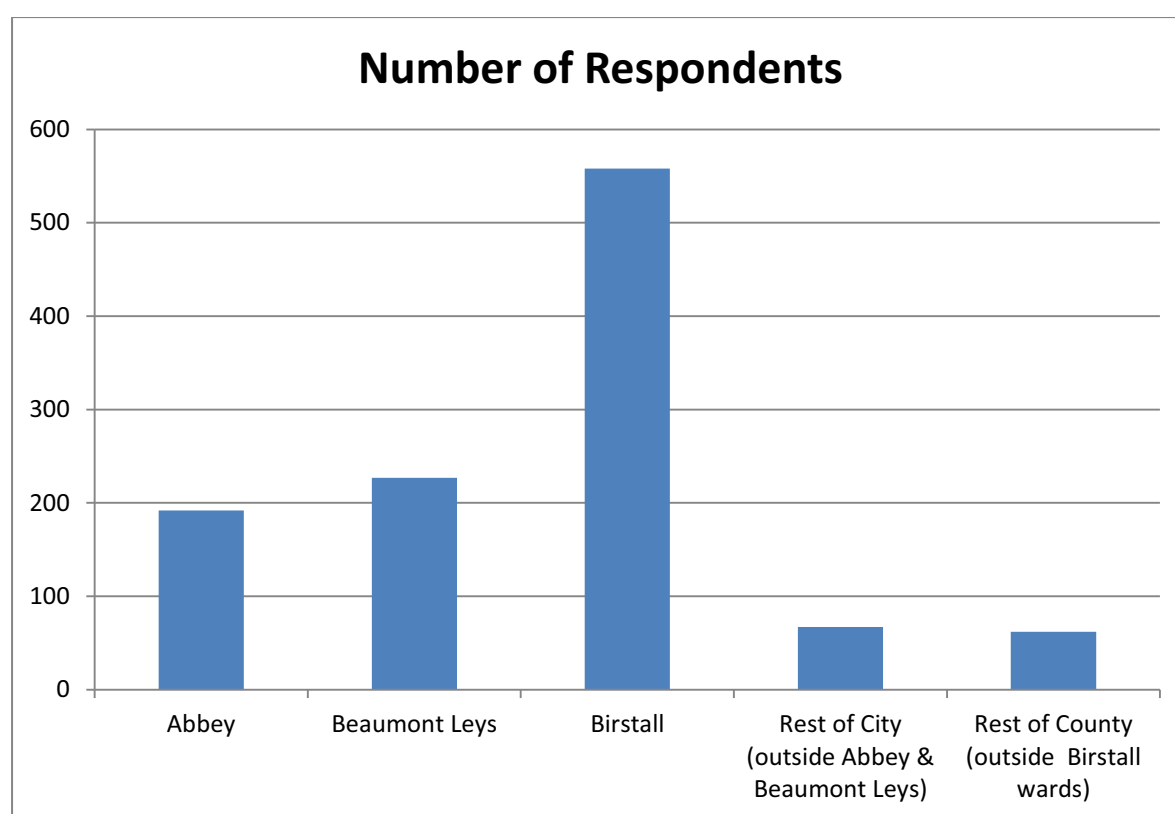


I am responding on behalf of another organisation



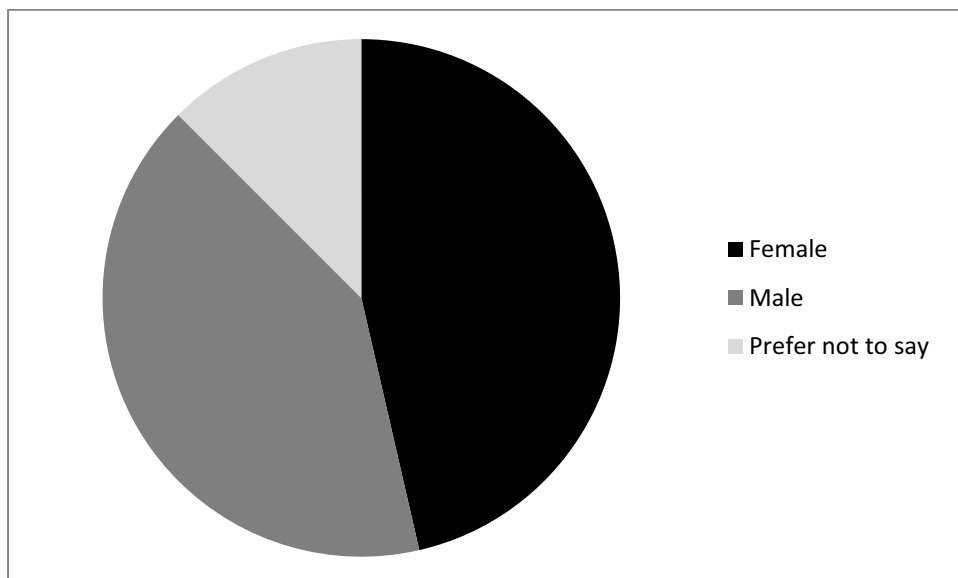
Q7) What is your postcode?

| | Number of Respondents | Percentage |
|---|-----------------------|------------|
| Abbey ward | 192 | 17.4 |
| Beaumont Leys ward | 227 | 20.5 |
| Birstall (Birstall Wanlip and Birstall Watermead wards) | 558 | 50.5 |
| Rest of City (outside Abbey & Beaumont Leys) | 67 | 6.1 |
| Rest of County (outside Birstall wards) | 62 | 5.6 |
| Total | 1106 | 100 |

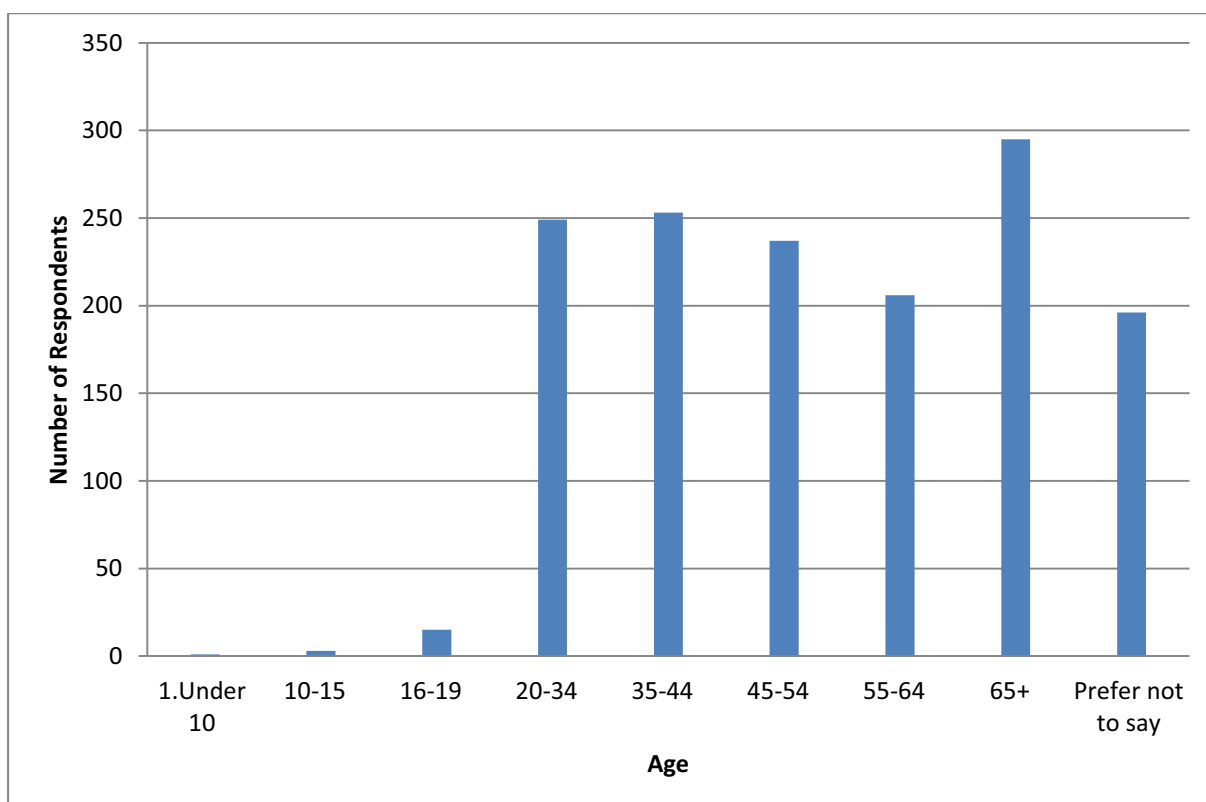


About Yourself

1) Sex

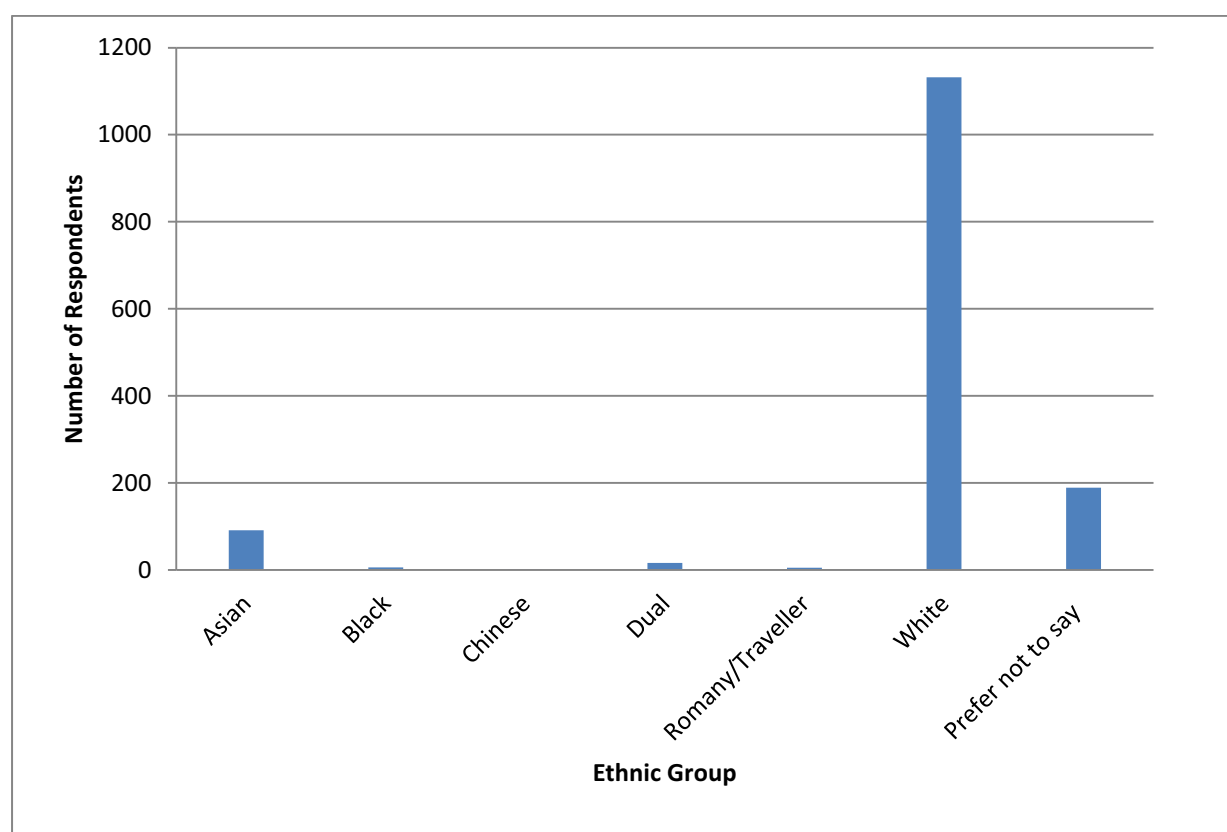


2) Age



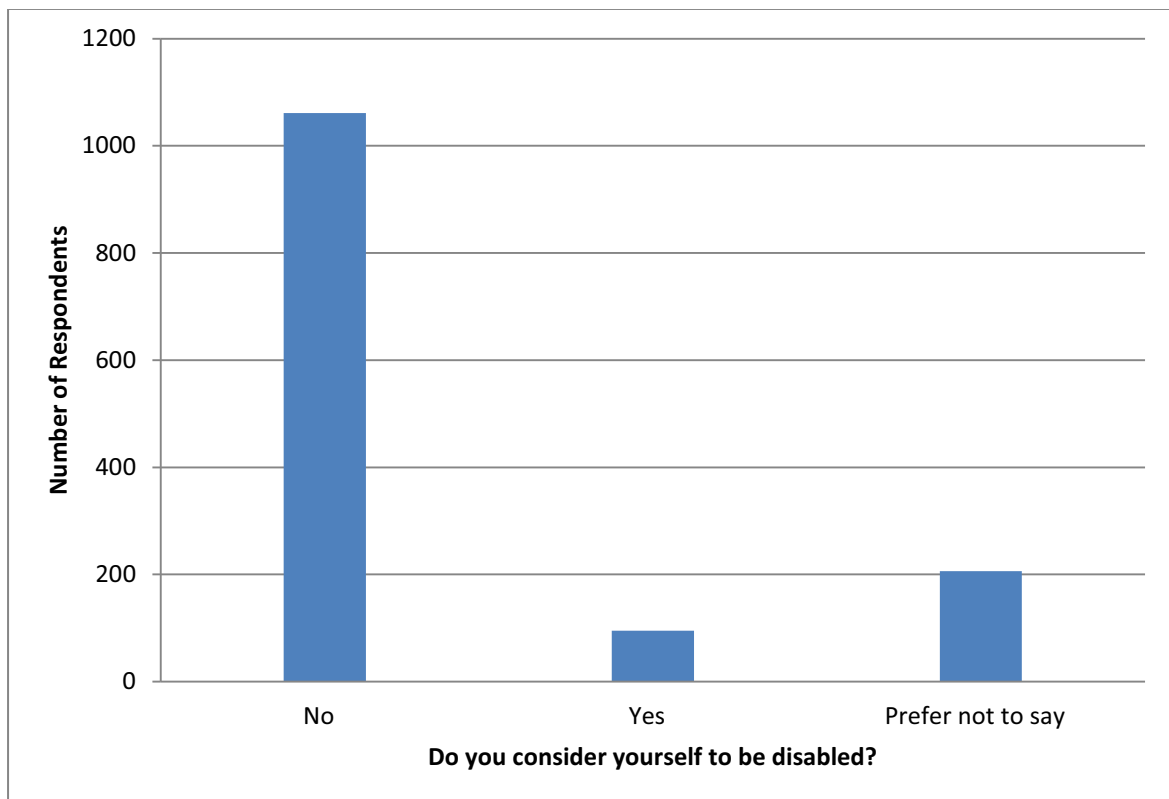
3) Ethnicity

| | Frequency | Percentage |
|-------------------|-----------|------------|
| Asian | 91 | 6.32 |
| Black | 6 | 0.42 |
| Chinese | 2 | 0.14 |
| Dual | 16 | 1.11 |
| Romany/Traveller | 5 | 0.35 |
| White | 1132 | 78.56 |
| Prefer not to say | 189 | 13.12 |
| Total | 1441 | 100 |



4) Disability

| Do you consider yourself to be disabled? | Frequency | Percentage |
|--|-----------|------------|
| No | 1061 | 77.9 |
| Yes | 95 | 7 |
| Prefer not to say | 206 | 15.1 |
| Total | 1362 | 100 |



Appendix 4 - Alternative sites suggested

Question 4 of the questionnaire asked for suggestions for any other sites or locations in the City that might be suitable as authorised Travellers sites. 25 different general areas (both inside and outside of the City) were suggested. In addition, over 50 specific sites were put forward. These specific sites have all been assessed for their suitability. A summary of the issues at each site can be found below:

| Site Suggested | Officer Assessment |
|---|---|
| New Walk Centre, Town Hall Square, Jubilee Square or near City Mayor or Councillors houses (100 suggestions) | <p>None of these locations are considered suitable for Gypsy and Traveller sites. In practical terms the sites proposed would not be financially viable and could not be delivered within the timeframe required.</p> <p>Any Council-owned land near to any Councillors houses in the City would already have been considered as part of the original assessment of 350 sites.</p> |
| Former bus depot on Abbey Park Road (82 suggestions) | <p>This site is owned by a Housing Association and has planning permission for 727 apartments, open space and parking. Development would be possible on this site, although it would require mitigation due to its location in a Flood Zone 2, which would increase development costs.</p> <p>It has been estimated that a 0.6ha parcel of this land would be valued at approximately £840,000. There is also no indication that the owner is willing to sell.</p> |
| Troon Way and/or Belgrave Road (Sainsburys sites) (27 suggestions) | <p>These two sites were in the public eye at the time of the consultation due to planning applications being prepared for a new superstore on Troon Way and associated redevelopment of the existing Sainsburys store on Belgrave Road. Both sites are privately owned, and it is highly unlikely, given the current plans, that the owner would be willing to sell.</p> |
| Expand the existing site at Meynells Gorse (12 suggestions) | <p>The current Meynells Gorse authorised site is surrounded on three sides by a road (Golf Course Lane), a railway line and the Meynells Gorse park and ride site. The only possible direction of expansion is south, where there is an area of woodland. However this area has already been assessed as part of the original 350 assessments (site number 1048). It was not considered suitable due to its high conservation value (it forms an ancient woodland).</p> <p>In addition, Government guidance recommends that Gypsy and Traveller sites should contain no more than 15 pitches. Meynells Gorse already contains 21 pitches.</p> |

| | |
|---|---|
| Leicester Science Park (10 suggestions) | This area has also been in the public eye recently due to the granting of planning permission for a supermarket (to be operated by Asda) on part of the site. The rest of the land is needed to develop high-value technology related jobs for which no alternative site exists in the city. |
| Braunstone Lane East / Aylestone Meadows (7 suggestions) | <p>No specific site boundaries were suggested, so an analysis was undertaken of the whole area along Braunstone Lane East from Narborough Road to Middleton Street. The areas to the west of Amy Street and east of Riverside Drive are residential in nature, and there is no available or suitable land. However between Amy Street and Riverside Drive there is some available, Council-owned land.</p> <p>Some of the land in this area is designated as a Local Wildlife Site (formerly a SINCC) so is therefore not considered suitable. Other parts are in use as playing fields or for other recreational uses. However there is a small area of land within the boundary of the City Council sportsground which is not used for formal sports pitches. This area lies between Braunstone Lane East and the sports pavilion. This piece of land was not included in the original assessment of 350 Council-owned sites in 2011 as it was considered to be in operational use as part of the sportsground. It is part of a Biodiversity Enhancement Site (BES) but this would not necessarily preclude appropriate development.</p> <p>Access to this site could either be shared with the existing sportsground entrance or an additional entrance could be taken directly off Braunstone Lane East. There is only limited screening in place at present (hedgerow to the east and a few mature trees to the south), but landscaping and planting could potentially be introduced (as can be seen from the area to the east of the site which is already screened to some extent). The site is 700m from the nearest local centre and 1.2km from the nearest primary school.</p> <p>The main constraint on this site (subject to considering in detail ecological factors) is that it lies within a high level flood zone. This would prevent the development of permanent Gypsy and Traveller pitches, and very likely year-round transit pitches as well.</p> |
| Hoods Close (5 suggestions) | This site was included on the original shortlist of 8 sites, following an assessment of nearly 350 pieces of Council owned land in 2011. It was considered by officers to be suitable for development as a Gypsy and Traveller site – although it is considered more appropriate as a transit site (rather than a permanent site) due to residential amenity issues relating to its location adjacent to a recycling centre. |

| | |
|--|---|
| John Ellis playing fields (4) | Within Science Park. The land is needed to develop high-value technology related jobs for which no alternative site exists within the city. |
| Ashton Green (4) | Site has outline planning permission and process of securing development partners has already begun. |
| Bath Street (4) | Site has planning permission for development of 160 houses, recently renewed. Cost of acquiring site is estimated to be £11m. |
| Adjacent to Highcross Car Park (4) | Private land overlooked by multi-storey car park. |
| Aylestone Road (3) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Scudamore Road (2) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Parker Drive (2) | Private site with permission for housing/industrial use. |
| Gorse Hill City Farm (3) | Unavailable - in use as City Farm. |
| Towers Hospital (2) | Development has already commenced on residential-led redevelopment of former hospital site. |
| King Richard Road car park (2) | Unavailable – Privately owned site in use as car park. |
| Bradgate St (1) | Unavailable - long lease on site. |
| Leicester Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Close to speedway (1) | Area around speedway forms part of Beaumont Park. |
| Next to Gateway College (1) | This land forms site number 2841 which has been assessed already. |
| North of Sandhills Ave (1) | This area forms part of Hamilton park or Hope Hamilton primary school. It is therefore not available. |
| Gipsy Lane/Thurmaston Lane (1) | The area between Gipsy Lane and Thurmaston Lane is in use as a golf course and is therefore not available. |
| Boston Road (1) | Only available site on Boston Road is being held back as an access route to large area of land behind. |
| Beaumont Leys Lane (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Western Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| A6 London Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Slater St car park (1) | Unavailable - In use as a car park. Also falls within SINC. |
| Tudor Road, Groby Road, Somerset Ave(1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |

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| Heathcott Rd, Glenfield Rd, Gypsum Close (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Bennion Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Goodwood Road/Evington Lane (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Thurcaston Road, Glenfirth Way, Welford Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| St Augustines, Blackfriars (1) | Site in private ownership with planning permission for residential development - so unavailable. |
| High Street (1) | No full-time vehicular access onto High Street. |
| New Parks Boulevard (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Shady Lane, Evington (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Scraptoft Lane (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Former Leicester College site (1) | Unclear which piece of land this refers to. All Council-owned land in the city has been assessed. |
| Gt Central St Station (1) | In private ownership. In use for industrial/commercial purposes. |
| Next to Gilroes Cemetery (1) | Either refers to land in use as a car park (so unavailable) or Site 0070 which is of high biodiversity value (SINC). |
| Haymarket Theatre (1) | Would require total demolition of theatre and shops beneath theatre, in addition to highways alterations. Not viable. |
| Belgrave Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Uppingham Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| By Walkers Factory (1) | Unclear which piece of land this refers to. All Council-owned land in this area has been assessed. |
| Loughborough Road (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| A6 at Red Hill Way (1) | Unclear which part of road this refers to. All Council-owned land in this area has been assessed. |
| Bath Lane (1) | Site in private ownership with planning permission for residential development - so unavailable. |
| Old road nr Humberstone Heights golf club (1) | Presume this refers to Thurmaston Lane. This is the access road for new housing development for Manor Farm, Keyham Lane so not suitable or available. |
| Site between Space Centre/Pump Stn/A6 (1) | Privately owned site in commercial use. |

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| Derelict sites between Woodgate and St Margaret's Way (1) | All available Council-owned land in this area, including on Bradgate Street and Ravensbridge Drive, has been assessed. |
| Open space to SE of Narborough Rd between Evesham Rd/Heyworth Rd, Haddenham Rd (1) | This site contains playing pitches in operational use. |
| Freemans Common (1) | All Council-owned land in this area has been assessed. |

Appendix 5 - Main Issues Raised During Consultation

Throughout the consultation period, through the various methods of communication used, a relatively small number of issues were raised by many different people. The main issues have been summarised below, along with an officer response to each issue.

| | Summary of Main Issue Raised | Officer Response |
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| 1. | <i>Impact upon residential areas/ “my house”</i> | |
| | <p><i>This was the most commonly raised issue in the whole consultation. Many respondents to the questionnaire stated that one or more of the sites were too close to residential areas (in general) or where the respondent lived (specifically), or that they would make the area less attractive, impact upon ‘sought-after areas,’ disrupt local peoples’ lives and affect local residents quality of life.</i></p> <p><i>A smaller number of respondents used this issue as a reason for supporting one or more of the sites, i.e. that the site(s) were located away from dense residential areas so were suitable as potential sites.</i></p> | <p>The Government good practice guide on designing Gypsy and Traveller Sites (DCLG, 2008) states that poorly located sites, with no easy access to major roads or public transport services, will have a detrimental effect on the ability of residents to seek or retain employment, attend education services and obtain access to health services and shopping facilities. It also states that consideration must be given to the relationship of sites to the surrounding community.</p> <p>As part of the original site assessment process, nearly 350 Council-owned sites were assessed against a range of criteria. This included distance to facilities (including a primary school and a local centre), residential amenity and potential for screening. The three sites that have been consulted on were considered to satisfy these criteria.</p> |
| 2. | <i>Tolerated Site at Greengate Lane</i> | |
| | <p><i>A very common concern was the lack of management at the tolerated site on Greengate Lane over the past few years, and a fear that if permanent authorised sites were built then they would all look and operate like this current site.</i></p> | <p>The current tolerated Gypsy site on Greengate Lane consists of one family, who have been allowed to remain within the boundary of the proposed authorised site for a number of years due to their personal circumstances.</p> <p>It should be noted that this tolerated site is not authorised, and is very different in appearance from what an authorised site would look like. An apparent misconception is that the current</p> |

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| | | <p>Greengate Lane site is typical in appearance and operation of what an authorised Gypsy and Traveller site would be like. However, currently, there are only very basic facilities on the site (only running water). The only landscaping that exists is what was there from the sites previous residential use, and this is the same for access arrangements. There is little hardstanding on the site which means that in poor weather the site becomes very muddy. This would be very different from an authorised site, which would have purpose-built washing facilities, defined boundaries and hardstanding. An authorised site would also be subject to management controls that the current tolerated site is not. This would include a tenancy agreement setting out specific rules in relation to, for example, the keeping of livestock, etc.</p> <p>What the concerns raised about Greengate Lane do show is that formal management, layout and access are all essential elements of any potential authorised site provision.</p> <p>While the majority of people had negative views regarding the tolerated site, some did consider the current lack of management and formal layout as reasons why the Greengate Lane site should be developed as a formal site.</p> |
| 3. | Traffic | |
| | <p><i>Traffic and access were issues raised in relation to all three of the proposed sites. In many cases this was on the assumption that there would be significant numbers of vehicles passing into and out of the sites each day.</i></p> | <p>In reality, there will not be significant numbers of vehicles passing into and out of the sites each day. The small size of all the proposed sites means that the number of journeys will be relatively low – similar to a housing development of an equivalent size.</p> <p>Council Highways Officers have assessed the proposed sites and no issues have been identified in relation to traffic that would</p> |

| | | prevent development occurring. Any mitigation measures required would be incorporated into the detailed design of any final scheme. | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| 4. | Unauthorised Encampments | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | <p>i) <u>Concerns about how the City Council deals with unauthorised encampments</u></p> <p><i>There were requests that the City Council should introduce stricter measures to deal with unauthorised encampments and that the present policy was too relaxed.</i></p> | <p>The City Council’s ability to act on unauthorised encampments is restricted due to the lack of authorised provision available. If authorised transit pitches were available, current police powers could be utilised to require Travellers to move from the roadside to a transit pitch quickly. Without these pitches being available, the speed at which the Council, working with the Multi Agency Travellers Unit (MATU) and the Police, can act is reduced. However this does not mean that the Council takes no action where unauthorised encampments occur.</p> <p>Data from MATU shows that contrary to many views expressed, enforcement action in the City is high compared to elsewhere in the sub-region (information from Jan 2009/Mar 12):</p> <table><tr><th>LAA area</th><th>Total no. of camps</th><th>No. of direction notices served</th><th>No. of summonses served</th><th>No. of orders served</th><th>No. of S61 evictions</th><th>Percentage of unauthorised sites that required formal action</th></tr><tr><td>Leicester</td><td>74</td><td>39</td><td>28</td><td>23</td><td>3</td><td>56.8</td></tr><tr><td>Blaby</td><td>15</td><td>0</td><td>0</td><td>0</td><td>4</td><td>26.7</td></tr><tr><td>Charnwood</td><td>23</td><td>2</td><td>1</td><td>1</td><td>1</td><td>13.0</td></tr><tr><td>Hinckley & Bosworth</td><td>23</td><td>4</td><td>1</td><td>1</td><td>3</td><td>30.4</td></tr></table> | LAA area | Total no. of camps | No. of direction notices served | No. of summonses served | No. of orders served | No. of S61 evictions | Percentage of unauthorised sites that required formal action | Leicester | 74 | 39 | 28 | 23 | 3 | 56.8 | Blaby | 15 | 0 | 0 | 0 | 4 | 26.7 | Charnwood | 23 | 2 | 1 | 1 | 1 | 13.0 | Hinckley & Bosworth | 23 | 4 | 1 | 1 | 3 | 30.4 |
| LAA area | Total no. of camps | No. of direction notices served | No. of summonses served | No. of orders served | No. of S61 evictions | Percentage of unauthorised sites that required formal action | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Leicester | 74 | 39 | 28 | 23 | 3 | 56.8 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Blaby | 15 | 0 | 0 | 0 | 4 | 26.7 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Charnwood | 23 | 2 | 1 | 1 | 1 | 13.0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Hinckley & Bosworth | 23 | 4 | 1 | 1 | 3 | 30.4 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

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| | <table><tr><td>Harborough</td><td>18</td><td>0</td><td>0</td><td>0</td><td>2</td><td>11.1</td></tr><tr><td>Melton</td><td>35</td><td>4</td><td>3</td><td>3</td><td>2</td><td>17.1</td></tr><tr><td>NW Leics</td><td>83</td><td>16</td><td>8</td><td>6</td><td>6</td><td>26.5</td></tr><tr><td>Oadby & Wigston</td><td>2</td><td>1</td><td>1</td><td>1</td><td>0</td><td>50.0</td></tr><tr><td>Rutland</td><td>6</td><td>n/a</td><td>n/a</td><td>n/a</td><td>0</td><td>n/a</td></tr><tr><td>Totals</td><td>279</td><td>66</td><td>42</td><td>35</td><td>21</td><td>31.2</td></tr></table> | Harborough | 18 | 0 | 0 | 0 | 2 | 11.1 | Melton | 35 | 4 | 3 | 3 | 2 | 17.1 | NW Leics | 83 | 16 | 8 | 6 | 6 | 26.5 | Oadby & Wigston | 2 | 1 | 1 | 1 | 0 | 50.0 | Rutland | 6 | n/a | n/a | n/a | 0 | n/a | Totals | 279 | 66 | 42 | 35 | 21 | 31.2 | |
| Harborough | 18 | 0 | 0 | 0 | 2 | 11.1 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Melton | 35 | 4 | 3 | 3 | 2 | 17.1 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| NW Leics | 83 | 16 | 8 | 6 | 6 | 26.5 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Oadby & Wigston | 2 | 1 | 1 | 1 | 0 | 50.0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Rutland | 6 | n/a | n/a | n/a | 0 | n/a | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Totals | 279 | 66 | 42 | 35 | 21 | 31.2 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | <p>ii) <u>Prioritise prevention of opportunities for unauthorised camping</u> A number of respondents suggested that rather than providing authorised sites, money should instead be spent on preventative measures such as bunding, bollards or barriers to stop unauthorised encampments.</p> <p>iii) <u>Providing authorised sites would not prevent unauthorised stopping.</u> It was suggested that the provision of authorised sites would not lead to a reduction in the amount of unauthorised stopping. Some questioned the wisdom of proposing permanent pitches as this would not impact upon those stopping at the roadside, while others stated that people who stopped on the roadside would continue to do so rather than pay to stop in transit sites.</p> | <p>Measures such as bunding and barriers/bollards can work at specific locations to prevent unauthorised encampments – but they would not work across a wide area such as the whole of the North West of the City. There is a clear need in the City for more authorised Travellers sites, both permanent and transit, and measures to prevent unauthorised encampments is not a viable alternative.</p> <p>As stated above, having authorised sites available to where unauthorised encampments can be moved is critical to assist the Council and the Police to deal quickly and effectively with unauthorised encampments. While there are some Travellers who pass through the City for short periods of time, there are also some who are local who remain in unauthorised camps due to the lack of authorised permanent sites available. So while some transit sites are needed, providing more permanent sites will also help to reduce the number of unauthorised encampments.</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 5. | All of the sites are in one area of the City | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | <p>Many concerns were raised that all of the proposed sites were in one area of the City, and that the historical link between Gypsies and Travellers and the north-west of the City doesn't justify all three proposed sites being in that area.</p> | <p>The site assessment process undertaken in 2011 considered nearly 350 sites across the whole of the City. After applying a range of criteria, 8 sites were considered by officers to be suitable as potential Gypsy and Traveller sites. Of these 8, 7 were in the north-west of the city. There were no other Council-owned sites</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

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| | | elsewhere in the city that were considered suitable and available in the short-term. |
| 6. | Green Wedge | |
| | <p><i>Many objectors (including 705 standard letters produced by the LE4 Action Group) raised the issue of two of the sites (Greengate Lane and Red Hill Way) being located within the Green Wedge and claimed development of these sites would be contrary to adopted planning policies.</i></p> <p><i>There was also a mistaken belief among some other respondents who believed that the two sites were designated as Green Belt land.</i></p> | <p>Two of the proposed sites do indeed fall within the Green Wedge between Leicester and Birstall. There is no Green Belt land in the City.</p> <p>Green Wedge policy has been developed in Leicestershire over the last 20+ years. They generally operate on a smaller scale to the national designation of Green Belt and penetrate towards the City Centre from the edge of the City. In most cases Green Wedges also extend beyond the City boundary through Green Wedge allocations in adjoining districts. The use of Green Wedges is not as restrictive as for Green Belt.</p> <p>Green Wedges have 4 key planning functions.</p> <ul style="list-style-type: none"> • To prevent the merging of settlements. • To guide development form. • To provide a “green lung” into urban areas • To act as a recreational resource. <p>The impacts of the proposals on the Green Wedge policy have been assessed, and officers do not consider that they would have an adverse impact upon the 4 key planning functions set out above.</p> |
| 7. | Noise, Waste, Pollution | |
| | <p><i>Many people raised ‘environmental health’ issues, such as noise, waste and pollution. Opinions on this in many cases seemed to be derived from experience of unauthorised encampments. For example, a common</i></p> | <p>Noise, waste and pollution are all issues that are commonly raised with regard to unauthorised encampments. The nature of unauthorised encampments means that there are no management policies in place, and while the City Council through the Multi</p> |

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| | <p><i>answer on this issue was “if the unauthorised sites are anything to go by...” and also “when the Gypsies have stopped in the area in the past they have left a lot of mess.” Some comments also related to the tolerated site on Greengate Lane.</i></p> <p><i>Comments on noise related to both noise from unauthorised sites (from working or shouting) and impact of noise on sites (particularly at Red Hill Way from the nearby dual carriageway). Pollution concerns related to disposal of waste and fires (smoke).</i></p> | <p>Agency Travellers Unit works hard to try to ensure that, for example, waste from unauthorised encampments is stored and collected in an efficient manner, there are not regular refuse collections.</p> <p>On authorised sites, tenants must sign up to a license agreement before they can lease a pitch. This includes a requirement to abide by site rules, including noise, fires and working from the site. Any authorised site would also have refuse collections the same as any other residential property in the city.</p> |
| 8. | Environmental Impact/Impact on countryside | |
| | <p><i>A number of concerns were raised about the environmental impact of any site development and the loss of currently open countryside. This was often combined with comments about the recent development of a large area of open land to the north of Birstall (at Hallam Fields) and the proposals for a new settlement at Ashton Green.</i></p> | <p>The concern about the loss of open space/countryside to an extent conflicts with the reply many respondents gave when suggesting alternative sites – with 162 people wishing the sites to be either ‘in the countryside or away from residential areas/settled community/”my house.”’</p> <p>Ecology issues will be considered in detail at the time of submission of any planning application(s).</p> |
| 9. | Loss of Property Value & Unable to sell house/Impact upon house insurance | |
| | <p><i>A common concern related to the potential loss of property value of homes in areas surrounding the proposed sites, and suggestions that house insurance in these areas would also rise. In some cases this was linked with concerns about increased levels of crime (see issue 15 below).</i></p> | <p>There is no national evidence available regarding the effect of permanent or transit sites on property prices. An independent study in Scotland by the Planning Exchange and the Joseph Rowntree foundation found that although there were some claims that house prices would be affected these proved hard to establish. This study said, 'a new home being built within 50 metres of the boundary of one site suggested the impact on local housing market had been minimal'; Similarly experiences in other areas do not evidence a reduction in property values near to sites</p> |

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| | <p>once operating well, although clearly on this issue every Gypsy and Traveller site is different in respect of its locality and surroundings.</p> <p>There is similarly no national evidence available on the effect of permanent or transit sites on house insurance levels.</p> <p>In terms of the local situation, Meynells Gorse has been in situ for 40 years so it is impossible to use this to judge the impact (or lack of) of a new site on an area. However we cannot identify any impact upon the adjacent residential area in terms of having property prices lower or house insurance higher than an equivalent area elsewhere.</p> <p>Land Registry data (http://www.landregistry.gov.uk) shows that there were 111 recorded house sales between March and June 2012 in just the areas covered by LE4 1, LE4 2, LE4 3 and LE4 4 postcodes (i.e. Birstall, Mowmacre Hill, the area of Beaumont Leys north of Krefeld Way and parts of Stocking Farm). Evidence also shows that the average asking price across the whole LE4 area has stayed constant since the announcement of the consultation (data from home.co.uk).</p> |
| 10. | <p>Schools and Health Facilities</p> <p><i>Many people commented that they were concerned about the impact upon schools and health facilities in the area. Often these concerns referenced the lack of schools and health facilities they originally believed would be built as part of the Hallam Fields development (see below) – but which have not materialised. Similar concerns were raised in relation to Ashton Green – i.e. that there was no certainty that the schools and health facilities proposed as part of this would actually materialise.</i></p> <p>In reality, all three of the proposed sites are small in scale and the impact upon schools and health facilities will be minimal. If permanent sites are developed, some of the likely occupiers are those Travellers already living in the City who may already have their children registered in local schools and are themselves already registered with a local GP.</p> <p>If a small scale Gypsy and Traveller site is not considered suitable due to a lack of education/health provision in the Beaumont Leys</p> |

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| | | area, this would mean no further small scale residential development could be considered in this area either. |
| 11. | Livestock | |
| | <p><i>Many comments were received responding to the fact that the publicity material produced for the consultation had stated that livestock would not be permitted on the sites, with people suggesting that this would mean that horses owned by the site residents would instead end up tethered to grass verges and roadsides.</i></p> <p><i>Some respondents suggested including space for horses within the proposed new sites. Others had concerns about the welfare of livestock in and around Gypsy and Traveller sites.</i></p> | <p>Animals, and particularly horses, have traditionally played an important role in both Gypsy and Traveller culture. Some families still own horses today – either for recreational purposes or for business (i.e. breeding and trading).</p> <p>Government guidance states that: <i>“Where there is demand for space for animals and where the site provider is satisfied that it may be reasonable and practicable to include this, a grazing area for horses and ponies could be provided, to reflect the cultural use of the horse as a traditional means of transport. However grazing may be problematic and an adequate supply of grass difficult to sustain through over use when demand is high.”</i></p> <p>Advice on the minimum amount of grazing land per horse that should be provided varies slightly but is approximately 0.5 hectare per horse. Given that the proposed sites are all less than one hectare each, the provision of facilities for permanent grazing of horses on-site is not viable, as they would have grazing land significantly below the recommended amount.</p> <p>The Scrutiny Commission recommended providing stabling for sick horses on at least one of the sites. However this could present health and safety issues, particularly with the potential for young children to be on the site. A more practical solution could be for the City Council to facilitate the leasing of Council-owned paddocks in the City to Traveller families on which any horses could be kept. The Council already leases paddocks for grazing,</p> |

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| | | and it could be possible to undertake further work to better engage the Travelling community in this process. This would enable culture and tradition to be maintained while reducing the potential for conflict between the Travelling and settled communities. It is likely that this approach would need to be combined with strict enforcement of existing Council policy on unauthorised grazing of horses. |
| 12. | <i>Travellers should travel/rewards non-conformity</i> | |
| | <p><i>A number of comments included reference to the fact that some respondents believed the term 'Travellers' suggested year-round travelling, and that the City Council should therefore not be providing permanent residential spaces.</i></p> <p><i>Others stated that the provision of authorised pitches rewards unauthorised camping and the non-payment of Council tax and rent.</i></p> | <p>English Romany Gypsies and Irish Travellers are recognised as ethnic minorities and have the same rights to race relations protection as other recognised ethnic minority groups. The terms 'Gypsies and Travellers' have slightly different but similar definitions under Housing legislation and planning guidance. However both reflect the fact that Gypsies and Travellers are people of nomadic habit of life whatever their race or origin, and this includes people who <i>on grounds only of their own or their family's or dependents' educational or health needs or old age have ceased to travel temporarily or permanently.</i></p> <p>Gypsies and Travellers staying on both permanent and transit pitches are required to pay rent, and for water and electricity. Permanent residents are also required to pay Council Tax. Without authorised pitches being available, Gypsies and Travellers are forced to move from place to place and camp in unauthorised and often unsuitable locations, where rent and other payments cannot be made.</p> |

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| 13. | <p>Ashton Green/ Hallam Fields</p> <p><i>There were a number of issues raised in relation to both Hallam Fields and Ashton Green. Some respondents were concerned about the cumulative loss of green space in the local area, and particularly of Green Wedge land. Others were concerned that some of the facilities they originally believed would be built as part of the Hallam Fields development had not materialised, and this led to some fears that a similar thing may happen at Ashton Green - which would consequently put more pressure on the existing local infrastructure. Others highlighted the increased traffic which would result from the two developments, and the impact this would have particularly on the proposed site at Greengate Lane.</i></p> <p>Hallam Fields is a large mixed use development which is currently part-developed, on land immediately to the north of Birstall on the A6, in Charnwood district. The original outline planning application submitted in April 2001 described it as “a mixed use development comprising 900 dwellings, business park (24,000 sq.m.), fire station, primary school, local centre (retail and community uses), formation of public open space. Two accesses from A6 and footbridge over A6. Demolition of 57 Harrowgate Drive to create pedestrian/cycle link. Construction of park and ride facility for 1,000 cars. Total site area 71.5ha.” Hallam Fields lies outside the City boundary, and so the City Council has had no input into what has, or has not been, provided as part of this development.</p> <p>Ashton Green is a planned sustainable urban extension within the City boundary, on Council-owned land, containing potentially up to 3000 dwellings (including sheltered and supported accommodation), employment use, retail, education facilities and associated uses including community and health facilities, energy centre, public open space and supporting highways and infrastructure on land to the north of Beaumont Leys. An outline planning application was approved in 2010.</p> <p>Ashton Green falls within land that has long been designated for development. In the Local Plan it is allocated for housing. Traffic assessments have been undertaken as part of the outline application for Ashton Green and, subject to some improvements, the network is considered sufficient to be able to cope with the proposed development. It is not considered that the development of a small Gypsy and Traveller site on Greengate Lane would have a significant impact upon this.</p> |
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| | <i>There was also some concern that the location of an authorised site on Greengate Lane would make the development of Ashton Green less appealing to both developers and potential occupants. There were also some responses submitted from the new residents of Hallam Fields concerned about the impact of the potential Greengate Lane site on the local area.</i> | The consultation on the proposed Gypsy and Traveller sites has been undertaken at a time when the City Council was in the process of seeking a major developer/infrastructure partner to work with to prepare a long-term delivery strategy for the Ashton Green site. Interested parties were therefore aware of the proposals for up to three Gypsy and Travellers sites in the north west of the City, and this has not deterred interest. |
| 14. | Distance to facilities | |
| | <p><i>A number of responses referenced distances to facilities. This category was considered to include shops and other services, but not residences (comments on this are covered under issue 1 above).</i></p> <p><i>Locating a site close to facilities was seen as a positive by some and a negative by others, and there was also some split based on the type of facility. For example, a lot of people considered the fact that the proposed Beaumont Way site was next to the Beaumont Leys police station was a positive, but its close proximity to the Beaumont Leys shopping centre and leisure centre/car park was generally seen as a negative. Conversely, a number of people considered that the Greengate Lane proposed site was too far away from the shopping centre. The main concern with regard to the Red Hill Way site was its proximity to the Great Central railway and local sports clubs.</i></p> | <p>The Government good practice guide on designing Gypsy and Traveller Sites (DCLG, 2008) states that poorly located sites, with no easy access to major roads or public transport services, will have a detrimental impact effect on the ability of residents to seek or retain employment, attend education services and obtain access to health services and shopping facilities. It also states that consideration must be given to the relationship of sites to the surrounding community.</p> <p>As part of the original site assessment process, nearly 350 Council-owned sites were assessed against a range of criteria. This included distance to facilities (including a primary school and a local centre). The three sites that have been consulted on were considered to satisfy these criteria.</p> |
| 15. | Crime/intimidation | |
| | <i>A common response was that the development of Travellers sites would lead to an increase in crime and intimidation in the local area. Many people suggested</i> | As part of the Scrutiny process undertaken, a request was made to Leicestershire Police to see if there was any evidence to support the broad allegation that Gypsies and Travellers are |

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| | <i>that there was an increase in burglaries when unauthorised encampments were in their local area. There were also references to 'aggressive' door-to-door selling by Gypsies and Travellers.</i> | associated with high levels of criminality. The Police responded by stating that "Examination of our records would lead us to the opinion that the level of crime and other demand for policing services associated with fixed sites is broadly similar to that of an equivalent community." |
| 16. | <i>Need for sites</i> | |
| | <i>Although not one of the main reasons given in responses, the need for sites was raised by a number of people. In general, these were people in support of one or more of the sites, who believed that introducing authorised sites would lead to a reduction in the number of unauthorised encampments, or that it would allow Gypsies and Travellers to maintain their culture and traditions. There were also a smaller number of people who referred to there being no need for additional sites.</i> | There is a clear identified need for additional permanent and transit Gypsy and Traveller sites in the City. This is evidenced in the number of unauthorised encampments that occur, the current waiting list for Meynells Gorse and the new pitch requirements set out in the Core Strategy. |
| 17. | <i>Encourages more/poor management</i> | |
| | <i>A small number of respondents believed that providing more sites would encourage more Travellers to the City, and this was often combined with concerns that the sites would not be managed sufficiently to prevent this. This concern related to both the provision of transit and permanent pitches, and appeared to be based in some cases on a belief that current enforcement of unauthorised camps was not effective enough.</i> | <p>As stated above, there is a clear need for both permanent and transit pitches in the City. Local Gypsies and Travellers who cannot access a local authorised site are regularly stopping in unauthorised encampments and those passing through the City are doing the same but for shorter periods of time. Any permanent sites provided would be allocated on a needs basis, and Gypsies and Travellers from elsewhere would not just be able to turn up and be provided with a pitch when there is already a very long waiting list.</p> <p>Good management would be a key element of any new site. Unlike the current tolerated site, and on unauthorised encampments, formal management structures would be in place and this would include restrictions on visitors to the sites, etc.</p> |

Appendix 6 – Petitions Received

A number of petitions were received by the City Council during or after the consultation period. All but one related directly to one or more of the three sites being proposed. The other related to a site at Heacham Drive that had been considered during the initial site assessment process, but had not subsequently been proposed as a Gypsy and Traveller site. The petition submitted by the LE4 Action Group was divided into four differently worded parts. The petitions were as follows:

Claire Bassett - 1708 verified signatures objecting to 'the proposed Travellers site on the land to the north side of Heacham Drive/Lomond Crescent'

Birstall Parish Council – 183 signatures objecting to “the proposal to create a permanent traveller’s site at Greengate Lane Birstall on the following grounds:

- The site is too close to a major residential area
- The site is too close to schools and could have a negative impact on school rolls
- Use of the site will worsen the existing traffic problems at all points along Greengate Lane notably the junction with Loughborough Road outside Highcliffe School
- That the site will have a detrimental effect on the proposed development at Ashton Green as it will be too close to the proposed community hub
- The site will deter both developers and house buyers from Ashton Green
- Because of the above the site will require proper management and enforcement which has not been a feature so far
- That the proposed site is in a green wedge where development would be against the spirit and creation of the green wedge

And we urge the City Council to make further efforts to identify brownfield and other sites for the proposed use.”

Trelleborg Industrial – 48 signatures objecting to 'Leicester City Council's proposed Gypsy and Traveller sites on Greengate Lane, Beaumont Way and Red Hill Way'

LE4 Action Group – 554 verified signatures objecting to ‘Leicester City Council’s proposed Gypsy and Traveller sites on Greengate Lane, Beaumont Way and Red Hill Way’.

LE4 Action Group – 142 verified signatures “vehemently opposing LCC plans to build gypsy/travellers’ sites on Greengate Lane, Red Hill and Beaumont Way. Furthermore we request the ‘temporary’ encampment at the top of Greengate Lane be removed”

LE4 Action Group – 12 verified signatures objecting to “the proposal to create a permanent traveller’s site at Greengate Lane Birstall on the following grounds:

- The site is too close to a major residential area
- The site is too close to schools and could have a negative impact on school rolls
- Use of the site will worsen the existing traffic problems at all points along Greengate Lane notably the junction with Loughborough Road outside Highcliffe School
- That the site will have a detrimental effect on the proposed development at Ashton Green as it will be too close to the proposed community hub
- The site will deter both developers and house buyers from Ashton Green
- Because of the above the site will require proper management and enforcement which has not been a feature so far
- That the proposed site is in a green wedge where development would be against the spirit and creation of the green wedge

And we urge the City Council to make further efforts to identify brownfield and other sites for the proposed use.”

LE4 Action Group – 5 verified signatures objecting to “Leicester City Councils proposed Gypsy and Travellers sites in LE4.”

Appendix 7 - Standard letters produced by LE4 Action Group

The LE4 Action Group is a local residents group that formed to stand against the three proposed sites. They produced some standard letter templates and uploaded them to their website. The following numbers were received by the City Council:

- 705 standard letters raising issues mainly relating to loss of Green Wedge.

An example of this can be seen on the next page.

The main issues arising out of this letter are as follows:

1. Almost all of the Ashton Green development is on land outside of the Green Wedge. This development will therefore not destroy a large part of the Green Wedge.
2. The Charnwood Borough Council Green Wedge review focusses on the Green Wedge that falls within Charnwood borough. The references to section 5.117 of this document therefore do not apply to the site on Greengate Lane.
3. The copy of the report which sets out the near 350 sites assessed has been available on the City Council website since April 2012.
4. The references to Policy H14 in the Leicestershire, Leicester & Rutland Gypsies and Travellers Accommodation Needs Assessment appear to be from the North West Leicestershire Local Plan 1991-2006. The relevant planning policy for new Gypsy and Traveller pitches in the City is Core Strategy Policy CS9, adopted in 2010.

When sending acknowledgements to these 705 letters, both Council officers and MATU staff received a number of phonecalls stating that the person named on the letter did not live at the address stated. Other acknowledgements sent out by officers were returned as "addressee unknown."

- 23 standard letters objecting to traffic issues
- 21 standard letters wishing to see the full site assessment document (many received after the full document was placed on the City Council website in April 2012)
- 22 standard letters objecting to all of the sites being proposed within one area of the City

Standard Letter from LE4 Action Group regarding Green Wedge

Please accept this letter as a formal complaint against the City Councils total disregard to the safeguard of our green wedge and green stepping stones.

The proposed site at Greengate Lane is within what is referred by the Charnwood Borough Council and Leicester City Council, as the "Green Wedge".

I refer you to the Charnwood Borough Council Green Wedge Review February 2011 and sections therein. Please refer initially to section 2.6 which emphasises the purposes of the "Green Wedge" which should be allocated in association with planned urban extensions.

The Ashton Green development will destroy a large part of the "Green Wedge".

Section 5.117 details the existing area described as small parcels of land and section 5.121 defines the original intended function of the "Green Wedge" as follows :

- To ensure clear separation between Leicester urban areas and adjacent settlements
- To secure open views of countryside from within the City and neighbouring settlements
- To safeguard the rural, open aspect of approaches in to the City viewed from the North West
- To provide for public access, recreation, nature conservation and other green and open uses in a location accessible to a wide area.

The proposed site at Greengate Lane is clearly against maintaining the function of the depleting "Green Wedge".

The visual impact and visual intrusion of all 3 sites comprising environmentally incongruous brick built structures, vehicles and tarmac would be severely negative.

In addition there would be the prospect of light pollution affecting all 3 of the neighbouring communities.

The 3 proposed sites are therefore, inconsistent with all environmental constraints bar water and are certainly inconsistent with local recreational use by neighbouring communities.

We cannot comment on whether any brown field locations are available and have been ignored as we have not been supplied with a copy of the City Councils report which finds Greengate Lane, Beaumont Way and Red Hill as the most suitable sites within Leicester City for additional Gypsy and Traveller Sites.

Referring to the Leicestershire, Leicester & Rutland Gypsies and travellers Accommodation Needs Assessment (2006-16), proposed sites (planning policy H14) amongst other points will only be permitted where it would not be detrimental to the character and appearance of either countryside or the settlement concerned, it would not be detrimental to the amenities of nearby residential properties and it incorporates a satisfactory means of vehicular access.

We submit that the City Council has not met elements of its own criteria for the choice of sites in its application.

Appendix 8 – Officer Response to Scrutiny Recommendations

The proposals were subject to detailed Scrutiny during the consultation period, with the City Council's Economic Development, Tourism and Scrutiny Commission detailed to undertake a review of the way the three proposed sites had been identified, the suitability of the sites and if any other sites could be delivered within the timetable. The final report of the Scrutiny Commission, included 18 recommendations. These recommendations, and officer comments where appropriate, are set out below:

| | Scrutiny Recommendations | Officer Response |
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| 1. | <i>Redhill Way is considered suitable for use as a permanent site for up to 10 pitches. It is a large site, well screened from all angles, not too close to residential streets, and access is not a problem. There are formal and informal footpaths on the site and at least one of these should be maintained for the use of local people</i> | <p>In terms of layout and location, Red Hill Way could be suitable for a permanent or transit site for up to 10 pitches.</p> <p>It is hoped that the footpath running E-W to the south of the site could be retained for the use of local people. This will be considered in the detailed design if this site is taken forward for development.</p> |
| 2. | <i>Greengate Lane is considered suitable for use as a permanent site for about 6 pitches because of its size. The site is well screened, has good access, is not near existing large housing developments and is not visible from the nearest residential areas in Glebelands and Birstall. Account was taken of its proximity to the new Ashton Green development, but this was not seen as an impediment to the location of a site. The site as designated is not considered big enough for 10 pitches though there is a possibility it could be extended in the future.</i> | <p>Greengate Lane is capable of accommodating up to 10 pitches using standard pitch sizes. However a smaller number of pitches could be possible on the site – provided that suitable fencing and landscaping was included to prevent encroachment.</p> <p>Financial viability is also an important consideration when looking at smaller numbers of social rented pitches. Indications are that less than 5 pitches is unlikely to be viable in terms of social rented provision.</p> |
| 3. | <i>Beaumont Way was not considered suitable for a site. It is much too small and exposed. It would not allow any privacy for the occupants and would be very difficult to screen. The site adjoins a public park and is opposite the leisure centre and shopping centre. These mixed uses would not be compatible with a travellers' site. The access road is also too narrow.</i> | <p>In terms of size, this site is not significantly smaller than Greengate Lane – although the shape is not as amenable to a layout that makes efficient use of that space. The non-residential uses around the site may impact upon residential amenity, so if this site was to be brought forward it would be better suited for transit provision rather than permanent occupation.</p> <p>The access road has been assessed by Highways officers and is</p> |

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| | | considered to be of a sufficient standard. |
| 4. | <i>Of the five long listed sites, only one was considered suitable. The four others, Strasbourg Drive, Butterwick House, Heacham Drive and Montrose Road were very close to housing developments and were very exposed and would be difficult if not impossible to screen. In some cases access would be a major problem and the land was also being used for other recreational purposes. It is recommended that these sites should not now or in the future be used for traveller and gypsy sites.</i> | - |
| 5. | <i>We also looked at the Ratby Lane site which could be suitable but for the access problems. A new and expensive access road from the roundabout (in the county) would be required and the County Council is likely to object as they have done in the past, meaning that there would be insufficient time even if an appeal was successful to provide an access route within the two year requirement. The land is also tenanted by a farmer.</i> | <p>This site is not considered suitable in the short-term due to access constraints.</p> <p>There is no direct access possible from Scudamore Road, short of purchasing and demolishing industrial premises. The existing access which serves the two farms on the site joins Ratby Lane (which is a high-speed road) on a sharp bend, and intensification of use of A and B roads where the speed limit is over 40mph or there are safety concerns would be contrary to both City and County policy.</p> <p>Access could potentially be taken off the roundabout to the North, but as the roundabout is on an embankment, the cost of any new access, which would have to be built to adoptable highways standards, would be prohibitively high.</p> |
| 6. | <i>The Chair also visited five of the sites suggested by Liz Kendall MP as alternatives, in other parts of the City. Unfortunately none of these were suitable or available for development as travellers sites in the next two years, but three of them might be considered in the future as part of a comprehensive development.</i> | - |
| 7. | <i>However we strongly recommend that Hoods Close, Thurstaston Road, be considered as a transit site for gypsies and travellers. It is a strong contender in that it is not near residential developments and is of an appropriate size and nature to be used as a transit</i> | The Hoods Close site was included on the original shortlist of eight sites that met all of the criteria assessed against, and is still considered by officers to be suitable, although this is likely to be for a transit pitch only. |

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| | <i>site for about six pitches</i> | This is because the Biffa environmental permit specifies that no odour should be detectable beyond the boundaries of their adjoining site, but our Environmental Health team frequently receive complaints from local residents about odour. Whilst this is not likely to be harmful to health, it would have an impact upon the amenity of the site |
| 8. | <i>The land on Hoods Close is flat and there is suitable access. It has been a popular stopping off place for travellers and gypsies in the past. If this site is to be considered as a transit site, consultations will need to be carried out with the nearest residents and users of the industrial site, including Biffa, but should not require a new wide ranging consultation process.</i> | - |
| 9. | <i>When designing new sites it is necessary to take into account the number and size of pitches required for different family groups. Some larger and smaller pitches may be necessary. We therefore recommend that the designs already prepared for the sites be revised after consultation with the prospective tenants from the traveller and gypsy communities.</i> | The designs prepared for the consultation were indicative, aimed at visualising what a site would look like within the locations proposed. We would envisage that these would be amended following the consultation, and after discussion with prospective tenants, depending on what decisions are taken. However, in line with the Government's Designing Gypsy and Traveller Sites design guide (2008), while discussion with the local Gypsy and Traveller community will be useful, developers also need to consider future as well as current or prospective residents. |
| 10. | <i>Consideration should also be given to the fact that some gypsies and travellers are horse owners and will wish to keep their horses reasonably close at hand. It is possible and usual for land to be rented from local farmers for the horses, although horses are also tethered at the road side near the Meynell's Gorse site. While the new sites may not be big enough to accommodate horses, providing a stable on one site for use when horses are sick should be considered.</i> | See section on horses in Appendix 5. |
| 11. | <i>The gypsies and travellers themselves want sites located the in area of the City designated for the proposed sites. Redhill Way,</i> | - |

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| | <i>Greengate Lane and Hoods Close are acceptable locations for the gypsies and travellers consulted by the Chair of the Commission. The Beaumont Way site was not acceptable to them.</i> | |
| 12. | <i>In view of the hostility and difficulties that gypsies and travellers are experiencing at the moment (being moved on and being the target of some aggression etc) they have asked for a refuge (tolerated site) until the permanent ones are ready for use. It is recommended that consideration be given for a temporary site to be established in the short term. This could be on one of the selected sites while work is on-going on the others.</i> | <p>The current site at Greengate Lane is a tolerated site that was allowed nearly five years ago as a temporary measure until a more permanent solution could be found for one family who had personal reasons why they could no longer travel. Because the site is tolerated and not an authorised site, no facilities have been provided and the general environment of the site is poor. This has led to the current tolerated site being one of the most complained about issues during the recent consultation period. It has also led to confusion as many people believe that an authorised site looks like what is currently at Greengate Lane, and this has undoubtedly increased the opposition to the current proposals for authorised sites.</p> <p>Any proposal for a further tolerated site would run a similar risk. There would also be a risk that if permanent sites were not developed then this tolerated site, like the one currently at Greengate Lane, would become an inadequate long-term solution without the management, facilities and formal layout provided on an authorised site.</p> <p>The timescale for the HCA funding means that all sites that gain planning permission would have to be constructed during the same period. The timescale does not allow for one site to be developed after any others are completed.</p> |
| 13. | <i>Good management of sites including Meynells Gorse is essential for the security and peace of mind for the tenants and the settled communities in the areas. Attention should be paid to refuse collection and disposal; the tidiness of the public areas on the sites; and the safety of children, including traffic calming measures on roads running into and through the sites. Should incidents of</i> | <p>These details would all be considered when drawing up the detailed design of any sites.</p> <p>The need for good management strengthens the argument as to why authorised sites are much more preferable than tolerated ones.</p> |

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| | <i>antisocial behaviour occur they should be treated in the same way as in other Council Housing areas in the City.</i> | |
| 14. | <i>Considerable opposition to the three proposed sites has been expressed by residents living in the Beaumont Leys, Abbey and Birstall areas. Some of their objections have been related to planning restrictions on green wedge sites, which should be carefully considered by the Planning Committee, if they are presented with planning applications relating to sites in the green wedge.</i> | All relevant planning considerations, including Green Wedge designations, will be taken into account when determining planning applications. |
| 15. | <i>If future sites are required in the City we recommend that these be located outside the areas of the sites approved in this process(Beaumont Leys and Abbey wards). However no other suitable land for sites is currently owned by the City Council which is available for use in the next two years. Therefore advance planning will be required to use council land or acquire land for sites over a longer time period. This could be part of the future planning designation process and local plan.</i> | - |
| 16. | <i>Future consultations about the location of gypsy and travellers sites should involve both the settled and the travelling communities in order to develop better understanding and less confrontation between different communities, perhaps through the GATE project.</i> | - |
| 17. | <i>We further recommend that the work of MATU is reviewed to determine how well it has performed since its establishment. The service should be scrutinised by the Adult and Housing Scrutiny Commission in the near future.</i> | - |
| 18. | <i>The same Commission should also consider reviewing the management and needs for improvement at Meynells Gorse and the plans for management of the new sites, with the aim of securing safe environments and appropriate health, housing, education and social services for the tenants.</i> | - |

Appendix 9 – Equality Impact Assessment**Equality Impact Assessment for strategies, policies, plans & needs assessment frameworks****Name of strategy, policy, plan or needs assessment framework**

Identification of potential new authorised Gypsy and Travellers sites

This EQIA has been produced prior to a decision being made on which, if any, sites will be taken forward as planning applications. Final approval of these sites will be dependent on planning permission being obtained.

Step 1 Strategy/policy/plan/needs assessment framework context**Question: 1**

1a. What does the strategy/policy/plan/needs assessment framework cover? What are its aims and objectives?

The aim of the project is to identify and potentially bring forward for development new authorised Gypsy and Traveller site(s) in the City. The urgency in bringing this piece of work forward is the high level of need identified in the City for new authorised Gypsy and Traveller provision. This high level can be seen in the Council's 2007 Gypsy and Traveller Accommodation Needs Assessment. The assessed level of need is as follows:

| Date | Residential pitches | Transit pitches |
|-----------|---------------------|-----------------|
| 2007-2012 | 24 | 10 |
| 2016 | 27 | 11 |
| 2021 | 31 | 13 |
| 2026 | 36 | 15 |

The high level of need manifests itself in the high number of unauthorised encampments that occur in the City. There have been 74 unauthorised camps recorded between March 2009 and March 2012.

At present, there is only one authorised site in the City, the Council-run Meynells Gorse which opened in 1973 and now contains 21 pitches.

In 2011, Council officers assessed nearly 350 pieces of Council-owned land against a range of criteria, covering issues such as residential amenity, access, biodiversity, flooding, availability, potential for screening and distance to facilities. The aim was to identify any sites which had potential as authorised Gypsy and Traveller sites. Eight sites were considered to have potential in the short term, and consultation was undertaken between February and July 2012 on three of these sites.

1b. Who does the strategy/policy/plan/needs assessment framework affect? How?

The proposal will set out provision of permanent pitches for the Gypsy and Traveller community who wish to reside in the city, and/or transit pitches for those Gypsies and Travellers who only wish to reside in the city for short periods of time. The permanent sites will provide families with a permanent address (required to access many public services and secure employment), and access to amenities not available on unauthorised sites (such as clean drinking water, bathroom facilities, electricity, as well as hard surfaces to park their caravans on). Transit sites will provide Gypsies and Travellers access to the above amenities not available on unauthorised sites – these are usually grass verges along roads.

The proposed sites will be located within or near the city's existing settled communities on currently available council-owned land. Residents living near identified possible locations for these new sites have expressed opposition to pitches being located within their areas.

1c. How well does the strategy/policy/plan/needs assessment framework take into account the changing demographic profile of the city and the needs of new/emerging communities?

The proposals are in response to the growing need for Gypsy and Travellers sites in the City. This is based on information in the 2007 GTAA, the current waiting list at Meynells Gorse and the high number of unauthorised encampments that occur. The GTAA is currently being updated and a revised version should be completed in 2013.

1d. What equality issues does the strategy/policy/plan/needs assessment framework need to address based on existing research or other service information available for the intended target audience? Outline the issues to consider for each of the protected characteristics below (where relevant for the target audience).

The issues below refer to the Gypsy and Traveller community. Their identity as a racial group ensures that they are protected by the provisions of the 2010 Equality Act as applied to racial discrimination.

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| Age | <p>The most pressing issue for children is access to education, particularly as a result of disruption caused by evictions from unauthorised sites.</p> <p>Constant evictions affect teenagers as they are less likely to access further education, training or apprenticeship opportunities.</p> <p>Elderly members of the community reside within their extended family network and are adversely affected by the disruption of moving, particularly when in receipt of health and care services.</p> |
| Disability | <p>If accommodation is unsuitable for disabled family members, the family may be forced to give up their traditional way of life.</p> |
| Gender reassignment | |
| Pregnancy and maternity | <p>The lack of adequate amenities on unauthorised sites adversely affect the health and access to care of pregnant and nursing women and young babies.</p> |
| Race | <p>The courts have confirmed that Romany Gypsies, Irish Travellers, Scottish Gypsies and Scottish Travellers are protected ethnic groups as set out in the 2010 Equality Act. They have their own customs and traditions that are strongly family oriented, socially and economically, with the majority being self-employed.</p> |

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| Religion or belief | For Catholic Gypsies, constant evictions interrupts and delays the process of children preparing for their First Communion. |
| Sex (gender) | Women are likely to be adversely affected as a result of the combination of family responsibilities, gendered expectations, experiences of domestic violence, rates of poverty and lack of education. |
| Sexual orientation | |
| In addition to the above equality implications, there are Human Rights implications for the Gypsy and Traveller community – mainly the right to family life and home, right to freedom of thought and expression based on their customs and traditions, as set out in Articles 8, 9 and 10 of the 1998 Human Rights Act. Their cultural traditions include living in caravans (mostly modern but some have horse drawn caravans), in an extended family unit, and often with horses (used for pulling their 'Vardo'). | |

Date completedAugust 2012.....

Step 2 Consultation

Question: 2

2a. What consultation has taken place on the proposed strategy/policy/plan/needs assessment framework? When, where and who with?

Consultation on three proposed sites started in February 2012 and continued until July 2012. The main method of consultation was via a questionnaire that was available online. Paper copies were also available from all public buildings in the Beaumont Leys area, as well as New Walk Centre and the Central library. Birstall Parish Council were also provided with copies of the questionnaire.

In addition, a public meeting was held at Leicester Leys leisure centre in March 2012, and was attended by over 600 people. Council officers were also present at a further public meeting hosted by Leicestershire County Council in Birstall attended by over 200 people.

Smaller meetings have been held with members of the Gypsy and Travelling community, including residents of the Meynells Gorse site, where they had the opportunity to discuss the proposals.

2b. What potential impacts did consultation stakeholders identify?

Feedback from the settled community resulted in a number of issues being raised, including: the three proposed sites were all in one area of the city, concerns about the impact on the environment, impact upon viability of the Ashton Green development, impact upon house

prices and insurance, impact upon traffic, local health facilities and schools, and about increased levels of crime.

Feedback from the Gypsy and Travelling community indicated that: new sites could ease overcrowding on Meynells Gorse and provide recently married couples with a plot of their own. However, smaller sites would provide a better quality of life, allowing an extended family to stay together and also take responsibility for its maintenance – a warden would not be required for their management enabling such sites to be more cost effective. They would also be more easily integrated within established communities, providing less opportunity for conflict. Transit sites are long overdue and much in need. There was concern expressed about the Council's 'no horse rule' as horses are an integral part of Gypsy life. Some local authorities provide paddocks and stables for horses.

2c. What positive impacts were identified? For people with which protected characteristics?

Feedback from the Gypsy and Traveller community presented these positive impacts: new sites could ease overcrowding on Meynells Gorse and provide recently married couples with a plot of their own. Smaller sites would provide a better quality of life mainly through improved amenities and sanitation, and an address enabling better access to services and employment, education for their children, and a legal place to park their caravan which they still want to live in. Transit sites would enable extended family members to visit, provide improved amenities while continuing to maintain travelling traditions.

2d. What negative impacts were identified? For people with which protected characteristics?

Negative impacts were mainly identified by the settled/established communities: the three proposed sites were in one area of the city, impact on the environment, impact upon viability of the Ashton Green development, impact upon house prices and insurance, impact upon traffic, local health facilities and schools, increased levels of crime. It should be noted that many of these adverse impacts are not supported by evidence and tend to be stereotypes presented by the media in response to anti-Gypsy and Traveller sentiment.

The Gypsy and Traveller households consulted indicated that the proposed larger sites would require a warden to maintain, and their preference was for smaller sites that they would be responsible for managing. They felt that the site designs presented in the consultation did not adequately reflect their preferences for site lay outs, and location. They also commented that there are different groupings of Gypsies with different traditions and that they would not be compatible if placed together on one site.

2e. Did stakeholders indicate how positive impacts could be further promoted? How?

Gypsy and Travellers who responded identified the possibility of smaller sites than were being proposed, to further increase their quality of life. They also commented on the 'no horse rule' and expressed their preference to keep their horses with them.

2f. Did stakeholders indicate how negative impacts could be reduced or removed? How?

A large number of local residents in the area (including from Birstall) believed in not providing sites at all. Without additional authorised pitches, this would effectively restrict Gypsies and Travellers to unauthorised camps only from which they would continue to be evicted, experiencing the adverse impacts resulting from that action, and excluding their ability to live within these areas and have access to the range of amenities, services and facilities enjoyed by all except this community. Others suggested providing one large site rather than potentially up to three, as well as spreading the sites out across the City. Alternative sites for pitches in other areas were identified.

2g. Did potential service users identify any equality outcomes arising from the proposed strategy/policy/plan/needs assessment framework? If yes, what are they?

A number of respondents questioned the idea of providing more social accommodation in an area of the City which already has a large proportion of social housing.

The Gypsy and Traveller community expressed their preference for maintaining their social and cultural traditions and identity over 'assimilation' within mainstream communities. Some commented on how consultation on the proposals has caused bad relations between themselves and local residents where there had been no problems previously. There is hope that the new sites will enable myths to be dispelled and understanding of their way of life promoted.

Date completedAugust 2012.....

The Council's Public Sector Equality Duty:

The council must pay due regard to its Public Sector Equality Duty which requires us to eliminate discrimination; advance equality of opportunity (in people's ability to access our services); and foster good relations between different groups of people. Where there are not good relations (as exemplified by the views of the established/settled community against the Gypsy and Traveller community), the council must have due regard to the need to tackle prejudice and promote understanding.

Step 3 Proposed strategy/policy/plan/needs assessment framework

Question 3

| How will the proposed strategy/policy/plan/needs assessment framework impact on people affected because of their protected characteristics? Tick the potential impact of those likely to be affected by their protected characteristic. | | | | |
|---|------------------------|-------------------------------------|--|-------------------------------|
| | No impact ¹ | Positive impact ² | Negative impact ³ | Impact not known ⁴ |
| Age | | Children & older people | Evidence vs perception of negative impacts – older people fear of crime | |
| Disability | | Importance of support | | |
| Gender reassignment | | No info | | |
| Pregnancy and maternity | | Importance of access to health care | | |
| Race | | Maintain culture/custom & tradition | Lack of acceptance of cultural traditions by established white & BME community – separation between them & traveller communities | |

¹ The proposal has no impact (positive or negative) on the group sharing a protected characteristic.

² The proposal addresses an existing inequality experienced by the group sharing a protected characteristic (related to employment, provision of services or facilities).

³ The proposal disadvantages one or more of the group sharing a protected characteristic.

⁴ There is insufficient information available to identify if the group sharing a protected characteristic will be affected by the proposal.

| How will the proposed strategy/policy/plan/needs assessment framework impact on people affected because of their protected characteristics? Tick the potential impact of those likely to be affected by their protected characteristic. | | | | |
|---|------------------------|--|------------------------------|-------------------------------|
| | No impact ¹ | Positive impact ² | Negative impact ³ | Impact not known ⁴ |
| Religion or belief | | Dependent upon which community (some strong Irish Catholic); don't integrate with other Travellers | | |
| Sex (gender) | | Women as carers; men in terms of employment opportunities | | |
| Sexual orientation | | No info | | |

Question 4

| |
|--|
| For those likely to receive a positive impact, describe the likely positive impact for each group sharing a protected characteristic. How many people are likely to be affected? |
| These impacts are covered by the response to Q2b above |

Question 5

| |
|--|
| 6a. For those likely to receive a negative impact, describe the likely negative impact for each group sharing a protected characteristic. How many people are likely to be affected? |
| Many of the comments received had negative perceptions of the impact of the proposals, rather than being based on actual evidence. For example, fear of an increase in the local crime rate was a common comment – however evidence provided by Leicestershire Police to the Council's Scrutiny Committee during the consultation period stated that “the level of |

crime and other demand for policing services associated with fixed (Gypsy and Traveller) sites is broadly similar to that of an equivalent community”.

All three proposed sites are in the North West of the City and some residents have expressed their concern about them disproportionately being in their area. The objective planning assessment had identified these sites based on available council land across the city.

However, the Gypsy and Traveller community have existed in this area for hundreds of years, but whereas previously they lived on farmers’ fields while carrying out seasonal work, as development has increased and farming work lost this has no longer been possible and they have had to live where they could, often on verges and other unauthorised sites. As stated above, the number of Gypsies and Travellers pitches currently in the city is low (21 permanent pitches in Meynells Gorse) compared to the number of households in the area, and the number of unauthorised encampments over the past few years has been high (74 between Jan 2009/Mar 2012).

6b. How can these negative impacts be reduced or removed?

Negative perceptions can be reduced through continuing to work with partner organisations to challenge negative stereotypes of Gypsy and Traveller communities.

Question 6

What data/information/analysis have you used to inform your equality impact findings?

The Leicester and Leicestershire Gypsy and Traveller Accommodation Needs Assessment (2007), the current waiting list at Meynells Gorse, unauthorised encampment data and findings from the Gypsy and Traveller sites consultation undertaken between February and July 2012.

Question 7

7a. Does the proposed strategy/policy/plan/needs assessment framework include any equality outcomes? If yes, what are they?

If permanent sites are developed, this will allow Traveller families to have a permanent address and increase their access to local services which will in turn reduce inequalities over time (e.g. health, education, employment).

If transit sites are developed, this will increase access to basic amenities (such as water, electricity, waste collection) that will improve quality of life

7b. What indicators will you use to measure the successful delivery/achievement of these equality outcomes?

- 1) Reduced numbers of Traveller families on the City Council waiting list for accommodation;
- 2) Reduced number of unauthorised encampments
- 3) Reduced turnover of those on permanent sites
- 4) Increased level of satisfaction with quality of life

Date completedAugust 2012.....

EIA Action Plan

Please list all the equality objectives, actions and targets that result from the Equality Impact Assessment. These should be included in the relevant service plan for performance management purposes.

| Equality Objective | Action required | Target | Officer responsible | By when? |
|---|-----------------------------|---|---------------------|----------|
| Review EIA findings in light of updated Traveller Accommodation Needs Assessment | Address any actions arising | Have an up to date understanding of accommodation need within the Gypsy & Traveller communities | | 2013 |
| Continue to work with the Travellers' Unit to promote the Gypsy and Traveller Equality (GATE) project | | Challenging negative stereoytpes of the Gypsy & Traveller communities | | Ongoing |
| For report of final decision, review EIA findings to ensure that they are up to date | | | | |

Appendix 10 – Re-Assessment of Sites within High Level Flood Zones

After the consultation period had ended, and following meetings with both the settled and travelling communities, the City Mayor asked officers to investigate the possibility of using temporary stopping places in the peak-season for travelling (i.e. summer) as part of the solution to the issue of unauthorised encampments. Such sites are understood to have been used effectively in other parts of the country.

The criteria required for assessing the suitability of sites for temporary stopping place use are similar to those originally used to assess all of the 350 Council-owned sites in 2011. The only exception to this would be that temporary sites, to be used in summer months only and not involving the same level of development as transit or permanent sites, could potentially be permitted in higher-level flood zones.

Officers therefore undertook assessments of the 13 sites previously discounted due to being within a high level (i.e. Level 3) flood zone. These can be seen below. When assessed against the other criteria used in the original assessment, none of the 13 sites initially discounted due to being in a high level flood zone are considered suitable for peak-season temporary stopping places.

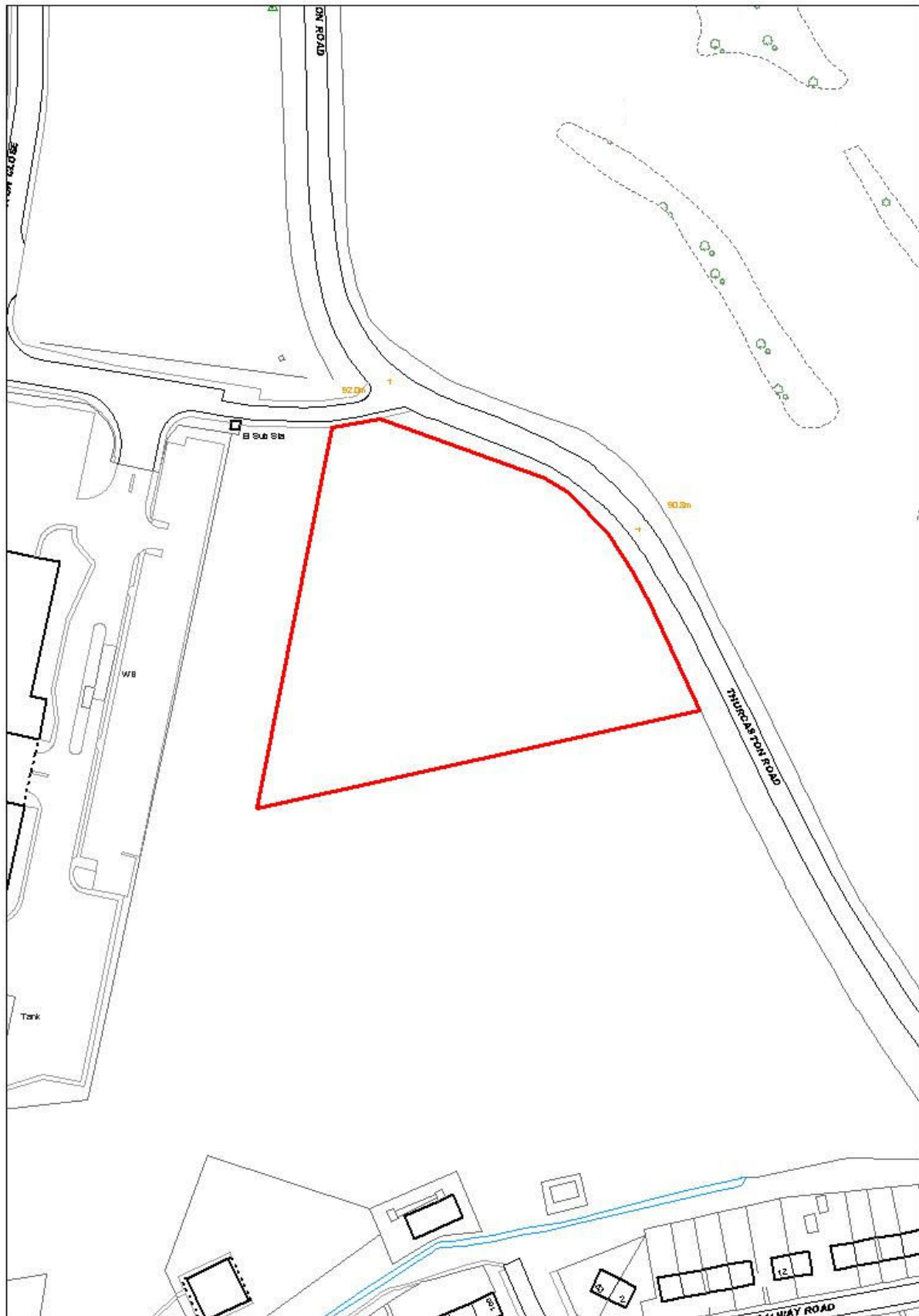
| Site Type | LCC Ref | Site Name | Ward | Building/Land | Site Area (sq m) | Planning Designation | Greenspace Designation | Biodiversity Designation | Potential for screening | Flooding | Distance to road network | Residential Amenity | Access | Distance to facilities | Most recent use | Adjacent uses | Availability | Possible? | Reason |
|--------------|---------|--|-------------------|------------------|------------------|---|------------------------|--------------------------|--|----------|--------------------------|--|--|---|--------------------------|--------------------------------|---|-----------|---|
| Flood Zone 3 | 12 | Former Allotments, Abbey Park Road | Abbey | L | 17351 | Intervention Area, Science Park, Floodplain | None | BES, adjoins SINC | Could be screened from Abbey Park Road. Significant screening would be required to north and west from residential properties. | FZ3 | 420m to A6 | Some overlooking of northern and southern parts of site from adjoining residential development | Possible from Abbey Park Road or via new residential cul-de-sac (Discovery Road) | 1.27km to Wolsey House Primary School, 1.45km to local centre | Vacant former allotments | Residential, canal | Unavailable | No | Land to be used for housing development as part of Abbey Meadows regeneration project. |
| Flood Zone 3 | 167 | Beeby Road, Land at N/W side, Leicester | Coleman | L | 391 | Residential | None | None | vegetation on site could be used for screening to north but would have to be removed from east to allow vehicular access onto site | FZ3 | 488m to A47 | Likely to be overlooked by houses both backing onto site and from other side of Beeby Road | Only a short distance from A47 but Beeby Road itself is narrow residential street with on-street parking on both sides. Caravan manoeuvring would be difficult in this location. | 485m from Green Lane School, 125m from local centre | Amenity area | Residential, brook, industrial | Potentially available | No | Site is very small (less than 400 sq m) and would only accommodate a couple of families at most. There are mature trees on the site which would probably have to be removed. Vehicle manoeuvring is an issue as it is unlikely that more than one caravan would be able to drive onto the site and then turn round within the site. Reversing onto the site via the narrow Beeby Road access is not viable. |
| Flood Zone 3 | 265 | Braunstone Lane Pump Station | Braunstone | B & L | 780 | Green wedge, Riverside, Floodplain | Green wedge | - | - | FZ3 | - | - | - | - | Pump station | - | Unavailable - not City Council owned land | No | Site is not owned by the City Council and is therefore unavailable. |

| Site Type | LCC Ref | Site Name | Ward | Building/Land | Site Area (sq m) | Planning Designation | Greenspace Designation | Biodiversity Designation | Potential for screening | Flooding | Distance to road network | Residential Amenity | Access | Distance to facilities | Most recent use | Adjacent uses | Availability | Possible? | Reason |
|--------------|---------|---|-------------------|---------------|------------------|------------------------------------|------------------------|--------------------------|---|----------|--------------------------|---|--|---|-----------------|--|-----------------------|-----------|--|
| Flood Zone 3 | 345 | Martin Street Amenity Area | Latimer | L | 2448 | Greenspace | Amenity greenspace | None | Western part of site contains some mature trees but significantly more screening would be required which would change character of area. Vegetation on Eastern part of site could screen this part of site. | FZ3 | 860m to A607 | Eastern part of site overlooked by two storey residential properties to rear. | Access from site either onto Martin Street or Harrington Street. | 580m to Catherine junior School, 610m to local centre | Open space | Residential, Industrial, Sports pitches | Potentially available | No | Eastern part of site is overlooked and unsuitable for caravans. Western part of site is overlooked from three sides from the road and is constrained in size by mature trees around edge of site and electricity sub-station within site - likely to limit number of families that could be accommodated to around three or possibly four. |
| Flood Zone 3 | 542 | Foxcroft Close (land R/O) Rowley Fields Avenue | Braunstone | L | 3160 | Green Wedge, Riverside, Floodplain | Green wedge | SINC | - | FZ3 | - | - | - | - | - | - | - | No | Site falls within an area designated as a SINC (Now re-named Local Wildlife Sites). Site not therefore suitable for biodiversity reasons. |
| Flood Zone 3 | 990 | Meadvale Road 54-78-Land R/O | Knighton | L | 7107 | Greenspace, Conservation Area | Parks and Gardens | BES | Vegetation provides screening to south. Site is open from the footpath to the north and to the east. Any screening would have to respect setting in Conservation Area. | FZ3 | 400m from A5199 | Some overlooking from end houses on northern side of Kenwood Road | Access would either have to be taken off Kingsmead Road, which would involve the construction of a bridge over the brook (and removal of significant amount of mature trees), or off Kenwood Road, which is a long residential street. | 350m to Overdale School, 860m to local centre | Park | Residential. Religious, cemetery, playground | Potentially available | No | Access from Kingsmead Road would involve removal of large number of mature trees and construction of bridge over brook, for a peak-season site only. The eastern part of the site can only be accessed via the long residential Kenwood Road and would be overlooked by two storey houses on the end of that road. |
| Flood Zone 3 | 1264 | Rowley Fields (adj railway), Rowley Fields | Aylestone | L | 13864 | Green Wedge, Riverside, Floodplain | Green wedge | SINC | - | FZ3 | | - | - | - | - | - | - | No | Site falls within an area designated as a SINC (Now re-named Local Wildlife Sites). Site not therefore suitable for biodiversity reasons. |
| Flood Zone 3 | 1265 | Rowley Fields, Evesham Road, Aylestone | Braunstone | L | 178048 | Green wedge | Green wedge | SINC | - | FZ3 | | - | - | - | - | - | - | No | Site falls within an area designated as a SINC (Now re-named Local Wildlife Sites). Site not therefore suitable for biodiversity reasons. |

| Site Type | LCC Ref | Site Name | Ward | Building/Land | Site Area (sq m) | Planning Designation | Greenspace Designation | Biodiversity Designation | Potential for screening | Flooding | Distance to road network | Residential Amenity | Access | Distance to facilities | Most recent use | Adjacent uses | Availability | Possible? | Reason |
|--------------|---------|---|--------------------|------------------|------------------|--------------------------------|------------------------|--------------------------|---|----------|--------------------------|--|--|--|---------------------------------------|--|--|-----------|--|
| Flood Zone 3 | 1453 | Stoughton Road/High way Road (corner) | Stoneygate | L | 3447 | Residential, Conservation Area | None | BES | Site is covered in mature trees. Could be used for screening purposes, although any development would require removal of large number of trees. | FZ3 | on A6030 | Would not be overlooked but would require removal of significant number of mature trees | Could be taken off A6030 Stoughton Road | 1.1km to St Thomas More Primary School, 160m to local centre | Woodland & brook | Residential | Potentially available | No | Would involve the removal of a large number of mature trees for peak-season only use. Also potential problems with area to be used due to brook running through middle of site |
| Flood Zone 3 | 1876 | Braunstone Lane East Telephone Exchange, Narborough Road | Braunstone | B & L | 2142 | Green wedge | Green wedge | None | Some existing screening to south but further screening required to other three sides | FZ3 | 380m to A5460 | If suitable screening was provided, amenity would be adequate. | Direct off Braunstone Lane East | 1.1km to Caldecote Community Primary School, 1.1km to local centre | Telephone Exchange | Residential, commercial | Unavailable - site is on a long-term lease | No | Site is on a long term lease and is therefore unavailable. |
| Flood Zone 3 | 1910 | Robert Hall Street, Abbey Lane | Abbey | L | 11534 | Green Wedge | Green Wedge | BES24 | Limited requirement for screening due to secluded nature of most of the site | FZ3 | 310m to A6 | Potential conflict with houses on Robert Hall Street in terms of access onto site. | Access through narrow residential estate roads only - and then only single width path into site. No possibility of widening this to required standard. No possibility of access direct from Thurstaston Road | 640m to Wolsey House Primary School, 1.2km to local centre | Amenity area/Vacant former allotments | Open space, residential, recycling centre (under construction) | Potentially available | No | The only possible access to the site is via narrow residential street (Robert Hall Street) |
| Flood Zone 3 | 2736 | Weymouth Street/Catherine Street Landscaping | Latimer | L | 825 | Residential | None | None | Significant screening would be required all around the site | FZ3 | 620m to A607 | Both halves of site would be overlooked by end houses on Weymouth Street and buildings across Catherine Street | Access would either have to be direct from Catherine Street or along narrow residential Weymouth Street | 460m to Catherine Junior School, 370m to local centre | Amenity area | Residential, commercial, religious | Potentially available | No | The site is split into two distinct parts divided by Weymouth Street. Each site could accommodate a couple of families at the most. The site is very overlooked by the two properties at the end of Weymouth Street and from the tall buildings on the eastern side of Catherine Street. |
| Flood Zone 3 | 2767 | Melton Road, Land adjacent to Watermead PH | Rushey Mead | L | 66120 | Green Wedge | Green Wedge | None | Already screened from south, some additional screening on other three sides required | FZ3 | 120m to A607 | No residential dwellings in vicinity | Access could be taken off Alderton Close | 840m to Sandfield Close Primary School, 840m to local centre | Recreation | Restaurant, Watermead country park | Unavailable - site is on a long-term lease | No | Site is on a long term lease and is therefore unavailable. |

Appendix 11 – Location Plans of Hoods Close and Braunstone Lane East

Hoods Close Location Plan



Braunstone Lane East Location Plan



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Gypsy and Traveller sites in and around Leicester

Introduction

The only existing provision for an authorised Gypsy and Traveller 'permanent' site in the City is at Meynells Gorse. There is a very long waiting list for this site. There are no authorised 'transit' sites in or immediately adjacent the City. Nor are there permitted 'stopping places'.

I am intensely aware of the problems, the complaints and the expense caused by unauthorised encampments - especially those that have occurred in the Beaumont Leys and Abbey wards - over a number of decades. (In the City, over 115 such encampments in the period from Jan 2009 to Sept 2012).

Although there may be appropriate land opportunities outside of the city boundary that are less built up and have access to more open land for accommodating livestock, it is unlikely in the short term that the County Council and neighbouring districts will provide adequate alternatives to at least some additional sites in the City.

In coming to my decisions I have been mindful of the necessity to do so taking full account of all relevant considerations and no account of irrelevant matters.

In their report to me following the public consultation Council Officers have set out the background to these issues and the planning policies that I must consider. They have also described the different types of sites and the availability of funding. I have very carefully considered the summary and analysis of consultation; considered the letters and petitions and reviewed the alternative sites suggested. I have particularly considered the Equality Impact Assessment and arguments put to me about the environmental impact - most particularly in relation to the Council's adopted policies regarding the 'green wedge'.

During this process, amongst other discussions, I have attended a public meeting to hear concerns and answer questions; have met with representatives of residents within the City boundary and from Birstall and have met with local MPs Liz Kendall and Stephen Dorrell. I have also met with some travellers. I have sought to give equal weight to representations regardless of whether they happen to come from inside or outside of the city's boundary.

I have been particularly grateful for the thorough work undertaken by the City Council's Economic Development, Culture and Tourism Scrutiny Commission chaired by Councillor Sue Waddington. Their evidence sessions, deliberations and report have been particularly useful in reviewing the adequacy of the process of site assessment and consultation and in shaping my views on the suitability of particular sites and on related issues.

I am aware that any proposals I now approve will need to be subject to full consideration by the City Council's Planning Committee and am also aware that the Committee may take a different view from mine about the planning and environmental issues.

I have asked officers to ensure that all the relevant background and advice papers on this matter have been made available to the public. I am assured that this has been done.

Conclusions and Decisions

I am convinced that –

- 1 There is overwhelming evidence that additional sites are needed now within the city boundary to provide both 'permanent' and 'transit' pitches and that there is also a case for identifying one or more 'temporary stopping places' for very short term peaks of demand.
- 2 There is a compelling case for new 'permanent' sites to be comparatively small – ten or less pitches – minimising their impact on the neighbourhood; reducing the levels of management input required and meeting the stated preferences of travellers themselves.
- 3 Although the most pressing immediate need is for sites in the North West of the City, the Council should also look again at finding further smaller sites elsewhere in the City and should redouble its efforts to persuade surrounding districts and the County Council to identify and make available appropriate sites.
- 4 In seeking to identify potential 'temporary stopping places' the Council should look at established good practice elsewhere and re-examine sites that might be suitable for short term use (perhaps up to 14 or 28 days) in particular seasons. This could, for example, include those susceptible to occasional flooding that might have been ruled out as permanent or transit sites.

With regard to particular sites, I am in broad agreement with the Scrutiny Commission and do not accept all of the recommendations of council officers -

- 5 For the reasons given by the Scrutiny Commission and contrary to the recommendation from officers, I do not intend to proceed with a proposed site on Beaumont Way and would intend that the Council gives a firm commitment not to use that site for these purposes.

- 6 I agree with the Scrutiny Commission, that the site at Greengate Lane is acceptable only as a comparatively small development with a maximum of 6 'permanent' pitches. I intend that the council should give a firm commitment to develop and manage the site in such a way that disturbance is minimised and that it cannot be extended.
- 7 I also agree with the Scrutiny Commission that the Redhill Way site is suitable for development of a site of 10 'permanent' pitches. Here too I intend that the council should give a firm commitment to develop and manage the site in such a way that disturbance is minimised and that it cannot be extended.

I am aware that, taken together, these sites, if approved by the Planning Committee, would still fall a significant way short of the immediate and anticipated needs and would be most unlikely, by themselves, to relieve all of the issues of unauthorised encampments. However I also recognise that any further proposed sites will also need to be subject to public consultation.

I therefore intend to instruct officers that over the next 3 months they should -

- 8 Hold further discussions with the County Council and neighbouring district councils encouraging them to identify and bring forward appropriate sites for gypsy and traveller encampments in the Leicester area.
- 9 Consider how sites in other ownerships across the whole city that might be capable of providing comparatively small (six to ten pitches) developments can be brought forward and report to me on appropriate processes.
- 10 Explore and, if appropriate, bring forward proposals for the Hoods Close and Ratby Lane areas considered by the Scrutiny Commission, about which, I would then commission further consultation before deciding whether to progress them.
- 11 Invite discussions with those in the gypsy and traveller communities who might themselves wish to identify, develop and manage sites – as has been done successfully in some other parts of the country.

I note officer advice on this matter but will also instruct them to -

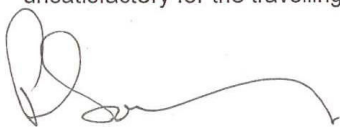
- 12 Seek to identify a site or sites where stopping can be tolerated while new sites are being developed.

There are two additional issues that were raised by the Economic Development Scrutiny Commission that I intend to ask their colleagues on the Adults and Housing Scrutiny Commission to consider and make recommendations –

13 The management and maintenance of the existing site at Meynells Gorse – about which some concerns and questions have been raised.

14 The structure, priorities and effectiveness of the Multi Agency Travellers Unit and whether any changes are needed to respond to new needs.

I realise that my decisions in this matter will not please all of those who have objected to the original proposals. I do however hope that all will acknowledge that the process of consultation and consideration has been open and transparent and that, while these proposals are not a panacea, they are at least an important contribution towards providing an alternative to the illegal encampments that have for decades been such a problem in parts of our city - and that are equally unsatisfactory for the travelling communities themselves.

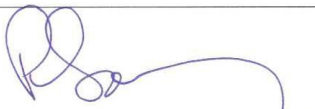
A handwritten signature in black ink, consisting of a large loop followed by a long, sweeping horizontal stroke that ends in a small hook.

Peter Soulsby

City Mayor

7th January 2013

**RECORD OF DECISION BY CITY MAYOR OR INDIVIDUAL
EXECUTIVE MEMBER**

| | | |
|-----|---|--|
| 1. | DECISION TITLE | Gypsy and Traveller Sites In and Around Leicester |
| 2. | DECLARATIONS OF INTEREST | None |
| 3. | DATE OF DECISION | 7 January 2013 |
| 4. | DECISION MAKER | City Mayor |
| 5. | DECISION TAKEN | The City Mayor's full decision is appended. |
| 6. | REASON FOR DECISION | <p>The search for potential sites is necessary to deal with the high number of unauthorised encampments taking place in the City in recent years, an identified need for Gypsy and Traveller accommodation and to comply with Government Guidance. Between February and July 2012, extensive public consultation was undertaken by the Council on three potential Gypsy and Traveller sites in the City. These sites were chosen by the Council's Executive from a shortlist of eight following an initial officer assessment of nearly 350 Council-owned sites.</p> <p>An analysis of the consultation exercise and the officer recommendations arising from it is set out in the report published on 18 December 2012.</p> |
| 7. | a) KEY DECISION Y/N? b) If yes, was it published 5 clear days in advance? y/n | a) Y b) Y |
| 8. | OPTIONS CONSIDERED | Further detail in relation to the options is set out in the report. |
| 9. | DEADLINE FOR CALL-IN <ul style="list-style-type: none"> 5 Councillors not on Cabinet can ask for the decision to be called-in. Notification of Call-In with reasons must be made to the Monitoring Officer | 14 January 2013 |
| 10. | SIGNATURE OF DECISION MAKER (City Mayor or where delegated by the City Mayor, name of Executive Member) |  |

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REPORT OF THE AUDIT & RISK COMMITTEE

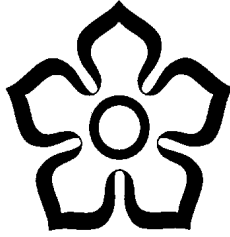
7.1 **ANNUAL REPORT OF THE AUDIT & RISK COMMITTEE TO COUNCIL FOR THE FINANCIAL YEAR 2011-12**

The Chair of the Audit & Risk Committee submits the annual report of the Audit and Risk Committee setting out what the Committee has achieved over the financial year 2011-12.

A copy of the report is attached.

Council is recommended to receive the report.

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Leicester
City Council

WARDS AFFECTED:
ALL

FORWARD TIMETABLE OF CONSULTATION AND MEETINGS:

Council

24th January 2013

Annual Report of the Audit & Risk Committee to Council for the financial year 2011-12

Report of the Director of Finance

1 PURPOSE OF REPORT

- 1.1 To present to the Council the annual report of the Audit and Risk Committee setting out what the Committee has achieved over the financial year 2011-12.
- 1.2 There is no specific requirement for such a report. However, best practice is for the Audit and Risk Committee to be able to demonstrate its effectiveness in overseeing the City Council's control environment and this is reflected in the Committee's terms of reference. This report was approved by the Committee at its meeting on 4th December 2012.

2 RECOMMENDATIONS

- 2.1 The Council is recommended to receive this report.

3 SUMMARY

- 3.1 The Audit and Risk Committee has considered a wide range of business in fulfilment of its central role as part of the Council's system of corporate governance and internal audit and control. It has conducted its business in an appropriate manner through a programme of meetings and has fulfilled the expectations placed upon it.

4 REPORT

- 4.1 During the year under review, the Committee's terms of reference were reviewed to ensure compliance with best practice. Changes were minor (reflecting the fact that they were substantially re-written in 2010) and primarily these reflected the impact on the Committee of the change to a Mayoral system of governance. The changes were agreed by the Committee on 13th July 2011 and the Council on 15th September 2011.

- 4.2 The Committee is well established and is making an important contribution to the effectiveness of the City Council's internal control and corporate governance frameworks and is a central component of the Council's system of internal audit.

Achievements of the Committee

- 4.3 During the financial year 2011-12, the Committee met on six occasions, their agreed schedule of meetings is for at least three meetings a year.
- 4.4 Attached at Appendix 1 is a summary of the Committee's work for the period under review.
- 4.5 Key outcomes from the Committee's work:

The role of the Committee

- The Committee has continued to keep its own terms of reference under review to ensure compliance with best practice.
- Members received briefings on a number of relevant topics, including the characteristics of an effective audit committee. The intention was to help them discharge this important function.

Internal Audit

- The Committee considered the Internal Audit plan and monitored its delivery and outcomes during the year. The Committee requested the attendance of officers to discuss in more depth specific issues raised by Internal Audit reports. This has helped to maintain the profile of the Committee and its role in promoting adherence to procedures and improved internal control. The Committee received regular updates on the abortive project to develop a shared internal audit service with the County Council.

Fraud

- The Committee maintained an effective overview of the Council's measures to combat fraud and financial irregularity. Specifically, the Committee:
 - Considered and approved the Council's Anti-Fraud, Bribery and Corruption Policy and Strategy, including specific reference of the requirements of the Bribery Act 2010, plus other measures to manage the risk of fraud
 - Considered the annual counter-fraud report, which brought together the various strands of counter-fraud work in 2011-12 with examples of the types of work carried out by the teams involved
 - Considered specific investigation matters and their implications for the Council's whistle-blowing (public interest disclosure) policy.

External audit

- The Committee considered the external auditor's plans and progress and the outcomes of this work. The Committee participated in the

government's consultation on the new external audit arrangements for local authorities.

Risk Management

- The Committee confirmed the Corporate Business Continuity Management and Risk Management Strategies and maintained a regular overview of the risk management arrangements including the Council's Strategic and Operational risk registers and the insurance Loss Reduction Fund.

Corporate Governance

- The Committee fulfils the responsibilities of 'those charged with governance' for the purposes of the City Council's compliance with the CIPFA *Code of Practice for Internal Audit in Local Government in the United Kingdom 2006*.
- The Committee maintained its oversight of the Council's corporate governance arrangements. These include the Council's assurance framework, which was approved by the Committee to include changes reflecting the importance of information assurance plus the role of the City Mayor. The Committee considered the annual corporate governance report and approved the draft Annual Governance Statement.
- This annual report to Council is also part of the governance arrangements, through giving a summary of the Committee's work and contribution to the good governance of the City Council and demonstrating the associated accountability.

Financial reporting

- The Committee received and approved the Council's statutory Statement of Accounts for 2010-11 and associated external audit reports. It approved the Council's letter of representation, by means of which the City Council gives assurance to the external auditor; there were no significant items that were not reflected in the Council's accounting statements.

Effectiveness of Committee's work

- 4.6 One of the core objectives of the Committee is to support the Council's corporate governance responsibilities in relation to internal control. Table 1 and the accompanying graph demonstrate that the proportion of audits where *little or no assurance* was given has decreased in 2011-12, as has the percentage of *partial* and *little or no assurance* combined. The majority of audits resulted in a substantial assurance level, which is reflected in the large proportion of schools audits in 2011-12 giving this assurance level.
- 4.7 The Committee retains the right to 'call to account' officers responsible for those areas where little or no assurance can be given. The Committee has also requested that Internal Audit closely monitor delivery of management's action plan to repair any breakdown in control environment and report their findings back to the Committee at an agreed future date. This has happened

Audit and Risk Committee: Draft Annual Report to Council for 2011-12

on several occasions during the year in question. In terms of the effectiveness of the Committee the overall trend is positive.

- 4.8 The work of the Committee is also reflected in the 'Annual Governance Report' of the external auditor. In this statement they have confirmed that their audit opinion will be 'unqualified' and that the Council has 'secured economy, efficiency and effectiveness in its use of resources'.

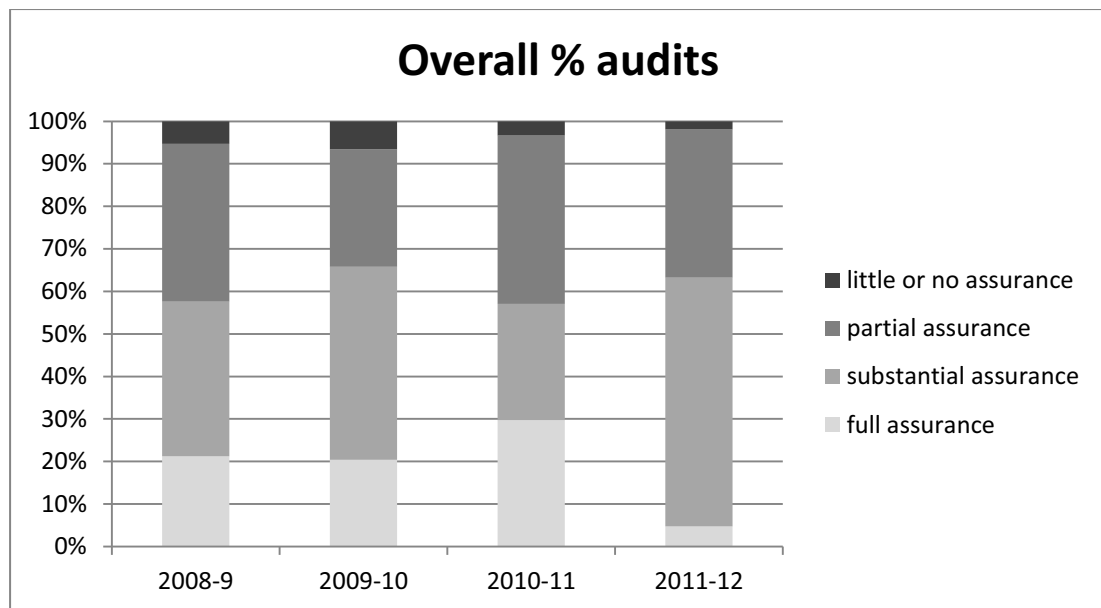
Table 1: Levels of assurance in Internal Audit final reports 2008-9 to 2011-12

| | 2008-9 | 2009-10 | 2010-11 | 2011-12 |
|--|------------|-----------|-----------|-----------|
| Audit reviews (excluding schools) | | | | |
| full assurance | 10 | 5 | 9 | 5 |
| substantial assurance | 30 | 38 | 29 | 40 |
| partial assurance | 56 | 42 | 43 | 26 |
| little or no assurance | 6 | 2 | 3 | 2 |
| not assessed ¹ | 17 | 9 | 11 | 17 |
| Total | 119 | 96 | 95 | 90 |
| Schools (FMSiS)² | | | | |
| full assurance | 22 | 26 | 27 | |
| substantial assurance | 25 | 31 | 2 | |
| partial assurance | | | 1 | |
| little or no assurance | 2 | 8 | 0 | |
| not assessed | | | 0 | |
| Total | 49 | 65 | 30 | |
| School (KYB)³ | | | | |
| full assurance | | | 0 | 0 |
| substantial assurance | | | 2 | 22 |
| partial assurance | | | 4 | 11 |
| little or no assurance | | | 1 | 0 |
| not assessed | | | 0 | 0 |
| Total | | | 7 | 33 |

¹ Some audit work is purely advisory or is based on the accuracy of, for example, grant claims and does not involve an assessment of the strength of controls in the activity in question. No level of assurance is given for these.

² FMSiS (Financial Management Standard in Schools): a process of independent assessment against mandatory national criteria set by the Department for Education. The scheme was abandoned by the DfE late in 2010 and since then Internal Audit has been undertaking KYB school audits (see below).

³ KYB: traditional financial audits of schools using the *Keeping Your Balance* good practice guidance issued jointly by Ofsted and the Audit Commission as a basis.



4.9 The Committee considered at its meeting on 17th June 2012 the annual review of the effectiveness of the system of internal audit, as required by the Accounts and Audit Regulations 2011. This review found that for 2011-12 the Audit and Risk Committee met all of the main indicators of being an effective audit committee as set out by CIPFA⁴. The criteria include:

- Regular meetings
- Sufficient independence of other functions
- Constructive meetings, conducted freely and openly and without political influence
- Properly approved terms of reference with a sufficient spread of responsibilities for internal and external audit, governance and risk management
- Playing a sufficient part in the management of Internal Audit including approval of audit plans, review of Internal Audit performance and the outcomes of audit work plus management's responses to it
- Maintaining a proper overview of the relationship with and the work of the external auditor.

4.10 As in the previous year, the Audit and Risk Committee made further good progress in developing its role and effectiveness in improving the overall control framework of the Council. There were some changes in the membership of the Committee in May 2011, most significantly, a new Chair of the Committee was appointed. However, because of other commitments, she was replaced by a new Chair with effect from the September 2011 meeting. Both of these Chairs demonstrated their commitment to and understanding of the Committee's work.

⁴ Chartered Institute of Public Finance and Accountancy: *Audit Committees: Practical Guidance for Local Authorities*, 2005.

- 4.11 Annual changes in membership are to be expected but can hinder the development of expertise and knowledge acquired by members. As a result, and given the complexities of the Committee's business, meetings of the Committee (since the start of 2011-12) are preceded by a briefing or training session on a particular topic with relevance to that evening's agenda. Overall, during 2011-12, the Committee's membership was such as to ensure that the Committee had a positive effect on the Council's control environment.

Conclusions

- 4.12 It is the view of the Head of Internal Audit and Risk Management and the Director of Finance that during the municipal year 2011-12 the Audit and Risk Committee made a significant contribution to the good governance of the City Council. Through its work, it has reinforced the Council's systems of internal control and internal audit and has given valuable support to the arrangements for corporate governance, legal compliance and the management of risk.
- 4.13 However, there remains a need to support members with relevant training and briefings on the Committee's responsibilities for internal and external audit, risk management and internal control and governance. As this is quite a task and often takes the whole of the year for which Members are appointed to this Committee, it is recommended that this particular Committee would benefit from longevity of membership, extending beyond the normal annual appointment. At the very least, it is recommended that the Chair should be retained or replaced by a previous Committee member to ensure the Committee can be fully effective from its very first meeting of the year.

5 FINANCIAL, LEGAL AND OTHER IMPLICATIONS

5.1 Financial Implications

An adequate and effective Audit and Risk Committee is a central component in the governance and assurance processes intended to help ensure that the Council operates efficiently, cost effectively and with integrity. Its support for the processes of audit and internal control will help the Council as it faces the financially challenging times ahead.

5.2 Legal Implications

The Audit and Risk Committee also aids the fulfilment by the Council of its statutory responsibilities under the Accounts and Audit Regulations 2011 for monitoring the Council's system for internal control. It is an important part of the way the duties of the Director of Finance are met as the responsible financial officer under s151 of the Local Government Act 1972.

5.3 Climate Change Implications

This report does not contain any significant climate change implications and therefore should not have a detrimental effect on the Council's climate change targets.

6 Other Implications

| OTHER IMPLICATIONS | YES/NO | Paragraph references within supporting information |
|-------------------------------|---------------|---|
| Equal Opportunities | No | |
| Policy | No | |
| Sustainable and Environmental | No | |
| Crime and Disorder | Yes | 4.5 – references to fraud |
| Human Rights Act | No | |
| Elderly/People on Low Income | No | |
| Corporate Parenting | No | |
| Health Inequalities | No | |
| Risk Management | Yes | The whole report concerns the audit, risk management and governance process, a main purpose of which is to give assurance to Directors and this Committee that risks are being properly identified and managed appropriately by the business. |

7 BACKGROUND PAPERS – LOCAL GOVERNMENT ACT 1972

Minutes of the Audit and Risk Committee 15th June, 13th July, 28th September, 16th November 2011, 8th February, 14th March 2012.

8 CONSULTATIONS

City Barrister and Head of Standards
Corporate Risk Manager (now Head of Internal Audit and Risk Management)

9 REPORT AUTHOR

Steve Jones, Audit Manager, Internal Audit, Financial Services, extension 29 7447.

Summary of work of the Audit and Risk Committee – financial year 2011-12

| Theme | Activity | Outcomes |
|---|--|---|
| Internal Audit planning and performance | Internal Audit progress monitoring | Regular reports on the progress made in delivering the Internal Audit plan. |
| | Annual Internal Audit Report 2010-11 | Annual review of Internal Audit service delivery and performance. |
| | Proposal for a shared Internal Audit service with the County Council | Updating the Committee on developments in this significant proposal for the future provision of the internal audit service. (Note, however, that the shared service project was subsequently abandoned, in March 2012.) |
| | Annual Internal Audit Plan 2012-13 | Consultation to seek the Committee's views on the programme of Internal Audit work for the next financial year, 2011-12, and approval of the plan. |
| Fraud and irregularity (prevention, detection, investigation) | Counter-Fraud Annual Report 2010-11 | Annual review of the Council's counter-fraud activity, comprising the Corporate Counter-fraud team, the Revenues and Benefits investigation team and Trading Standards, including service delivery and performance. |
| | Consideration of 'top ten risks' of fraud (CLG guidance) | Review of the CLG's 'top ten risks' (actually concerns rather than risks) of fraud and the Council's performance against the associated best practice. |
| | Update on the National Fraud Initiative (NFI) | Update on progress in investigation of potential fraud as identified through the NFI data provided by the Audit Commission. |
| | Review of the Anti-Fraud, Bribery and Corruption Policy and Strategy | Approval of update policy and strategy, with specific reference to the Bribery Act 2010 and consideration of the Council's whistle-blowing (disclosure) policy. |
| | Preventing and Detecting Housing Benefit and Tenancy Fraud | Consideration of arrangements to prevent and detect housing fraud such as illegal sub-letting of Council houses plus the arrangements for reporting housing benefit fraud. |
| | Consideration in private session of specific investigation matters | Consideration of individual investigations matters including the control mechanisms in place and associated policies including the Council's whistle-blowing (disclosure) policy. |
| External Audit planning and performance | Relationship between the Committee and the external auditor | Consideration of and training for Members on the Committee's relationship with the external auditor, with particular reference to the Committee's designation as 'those charged with governance' for the Council. |
| | External Audit Planning | Approval of the external audit plan for the audit of the 2010-11 accounts. |
| | External Audit fees for 2011-12 | Approval of the external audit fees for 2011-12. |
| | <i>Future of Local Public Audit consultation</i> | Consideration of and contribution to the Council's response to the government's consultation on the reform of the external audit regime for local authorities. |

Summary of work of the Audit and Risk Committee – financial year 2011-12

| Theme | Activity | Outcomes |
|-------------------------------|--|--|
| Audit and Inspection Findings | Outcomes from Audit Work (internal and external) | Regular reports setting out the findings from all internal and external audit reports and inspection reports, and progress made in implementing recommendations arising from the reports. |
| | Annual Audit Letter 2010-11 (external audit) | Consideration of the external auditor's summary report on the external audit of the City Council's accounts and financial performance in 2010-11. |
| | Certification of Claims and Returns 2010-11 (external audit) | Outcome of external audit work on grant claims and returns. |
| | Annual Governance Report 2010-11 (external audit) | Consideration of the external auditor's Annual Governance report arising from the external audit of the 2010-11 accounts. |
| | Summary of Internal Audit Conclusions 2010-11 | Omnibus edition of above report covering the last financial year. This also gives Internal Audit's overall opinion on the effectiveness of the City Council's system of internal control. |
| | Follow-up reports on management action following previous Internal Audit reports: <ul style="list-style-type: none"> De Montfort Hall Passenger Transport services | Updates from Service Directors on work done to address the findings and recommendations in Internal Audit reports. |
| Governance | Annual Corporate Governance Report | Annual review of the policies and procedures that form the Council's corporate governance framework. |
| | Assurance Framework | Consideration of the basis for conducting the requisite review of the system of internal control. Updated to take account of City Mayor and to make more specific reference to information assurance alongside the other audit and risk processes. |
| | Annual Governance Statement and Review of the System of Internal Control | Annual review as required by the Accounts and Audit Regulations. Approval of the Council's statutory Annual Governance Statement prior to formal signature and publication. |
| | Audit and Risk Committee – Annual Report to Council | Summary of the Committee's work in the previous municipal year. |
| | Revised terms of reference for the Audit and Risk Committee | Update so as to reflect changes in terminology and to maintain best practice particularly in external audit matters and the monitoring of management action in response to internal audit recommendations. |
| | Consideration of the involvement of Members in work areas falling within the Committee's remit | Discussion of the involvement of Committee members in Committee-related work and further training of Members in aspects of audit, risk and governance processes. |

Summary of work of the Audit and Risk Committee – financial year 2011-12

| Theme | Activity | Outcomes |
|----------------------------|---|---|
| Financial Reporting | Statutory Statement of Accounts 2010-11 | Approval of the published financial statements for the previous financial year. |
| | Letter of Representation for 2010-11 financial statements | Approval of the letter giving assurance to the external auditor that there were no significant items that were not reflected in the accounting statements. |
| Control Strategies | Risk Management and Insurance Services updates | Regular updates on the identification and management of the Council's strategic and operational risks and associated matters. |
| | Assurance Framework (also included under Governance, above) | Consideration of the basis for conducting the requisite review of the system of internal control. |
| | Corporate Business Continuity Management Strategy 2012 | Approval of this crucial part of the Council's risk and governance process. |
| | Corporate Risk Management Strategy 2012 | Approval of this crucial part of the Council's risk and governance process. |
| | Risk Management – Loss Reduction Fund | Approval of this important component of the Council's risk management process. |
| | Housing Benefits – Risk-Based Verification | Approval of revised approach to Housing Benefit claims as required by the Department of Works and Pensions (DWP) to help safeguard against fraud and error. |
| Training and Presentations | Briefings or presentations on the Committee's role and responsibilities, its training needs, its relationship with the external auditor, and internal audit planning. | Introduction or refreshers for Members on aspects of the remit of the Committee. |