

Sheffield Plan – Post Submission Revised Monitoring Framework

Strategic Objectives	Sub Objectives	Policies	Indicators	Source	Target	Trigger	Frequency of monitoring
A fair, inclusive and healthy city	To develop and grow the city in a way which is fair and inclusive, maximising the benefits for disadvantaged communities and vulnerable people – meaning the gap is closed between the wealthiest and poorest areas of the city.	Part 1 Policies and Allocations SP1; SP3; SP2; SA1; CA1; CA1 to CA6; SA2; SA3; SA4; SA5; SA6; SA7; SA8; SA9; H1; and T1. Part 2 Policies NC1; NC2; NC3; NC4; NC5; NC7; NC8; NC9; NC10; NC11; NC13; NC14; NC15; NC16; EC1; EC2; EC3; EC4; EC5;	Indices of multiple deprivation (IMD)	Department for Housing, Communities and Local Government	Decrease in the number of Lower Super Output Areas identified as within the 10% most deprived areas.	Significant increase in the number of Lower Super Output Areas within the 10% most deprived areas.	5 years
			% of residents 16 or over who are economically active but are unemployed (by ward).	Nomis	Reduction in the number of wards where unemployment of economically active residents exceeds 3%.	Significant increase in the number of wards where unemployment of economically active residents exceed 3%	5 years

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		EC7; EC8; VC1; VC2; VC3; CO1; and CO3.					
	To develop the city in ways which improve the health and wellbeing of all Sheffield's residents, and which reduce health inequalities.	Part 1 Policies and Allocations SP1; T1; BG1; D1; and IN1.	Net change in total area of open space.	Sheffield City Council	Net increase in open space	Net loss in open space.	5 years
Number of affordable homes completed by tenure.			Sheffield City Council	Deliver 3,003 additional affordable homes on allocated sites (equivalent to 177 per annum).	Failure to deliver policy compliant affordable housing either on site or as a contribution on 20% of allocated sites that receive planning permission.	Annually	
		Part 2 Policies ES5; ES6; NC1; NC3; NC4; NC8; NC11; NC12; NC13; NC14; NC15; CO1; GS1; GS7; DE3; and DE4.	Loss of community facilities	Sheffield City Council	No net loss of community facilities	Significant net loss of community facilities over 5 years.	5 years
Amount of developer contributions paid through the Community Infrastructure Levy (CIL) and other developer contributions.			Sheffield City Council	Increasing receipt and spending of CIL contributions on community facilities over 5 years	Decrease in CIL receipts and spending on community facilities over 5 years.	Quarterly/Annually	

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			Life expectancy at birth (male and female)	Office for Health Improvement and Disparities	Increased life expectancy.	Significant decrease in life expectancy.	5 years
			Number of planning permissions for takeaways within/ more than 400m from a secondary school	Sheffield City Council	No takeaways permitted within 400m of a secondary school	5 or more takeaways permitted within 400m of a secondary school.	Annually
	To provide places that meet the needs of people with protected characteristics.	Part 1 Policies and Allocations SA1; H1; and D1.	Number of new residential units which are wheelchair adaptable and wheelchair accessible.	Sheffield City Council	All developments of 50 units or more comply with M4(2) accessibility requirements.	More than 10% of units within developments of 50 units or more do not meet M4(2) accessibility requirements.	Annually
		Part 2 Policies NC1; NC4; NC5; NC8; NC11; NC13; NC17; EC7; CO1; CO3; DE3; DE4	Number of new Gypsy and travelling show peoples' pitches/plots.	Sheffield City Council	Meet pitch/plot requirements within Gypsy and Travellers Accommodation Assessments (GTAA)	Failure to deliver additional pitch/plots during a five-year period.	Annually

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An environmentally sustainable city	To make Sheffield net zero carbon by 2030.	Part 1 Policies and Allocations	Percentage of new homes generating onsite renewable energy.	Sheffield City Council	Increased % of new homes generating onsite renewable energy year on year.	No trigger - Monitor only	Annually	
		Part 2 Policies	SP1; T1; and D1.	Amount of renewable and low carbon energy generated	Renewable Energy Planning Database (BEIS)	Increased contribution to the City's energy mix from renewable energy.	Failure to increase contribution to the City's energy mix from renewable energy over a five period.	Annually
			ES1; ES2; ES3; ES4; NC1; CO1; CO2; GS1; and GS7.	Per capita carbon emissions.	Department for Energy Security and Net Zero	Reduction in per capita emissions	No reduction in the per capita emissions	5 years
				Installation of rapid charging points.	Department for Transport	Increase in rapid charging points over a 5-year period.	No increase in rapid charging points over a 5-year period.	5 years
	To create a city that makes efficient use of natural resources, mitigates climate change, and is resilient to likely future changes to our climate (including	Part 1 Policies and Allocations	New waste management facilities by type.	Sheffield City Council	Increase in waste management facilities.	No increase in waste management facilities over 5-year period	5 years	
		SP1; D1; and IN1. Part 2 Policies	Number of permissions granted contrary to the advice of the Environment Agency on	Sheffield City Council	No permissions granted contrary to the advice of the Environment Agency.	More than 10% of permissions (where Environment Agency is consulted) are granted contrary to advice of the	Annually	

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	increased risk of flooding).	ES1; ES2; ES3; ES4; ES7; ES8; NC1; NC9; GS1; GS4; GS7; GS9; GS10; and GS11.	flood risk grounds.			Environment Agency.	
	To protect and enhance Sheffield's water resources, and minimise the pollution of water, air and soil.	Part 1 Policies and Allocations SP1	Number of main river sections which have a 'high' or 'good' ecological status.	Environment Agency	Increase in number of main river sections which have a 'high' or 'good' ecological status	Significant reduction in the number of main river sections which have a 'high' or 'good' ecological status	5 years
Part 2 Policies ES5; ES6; NC1; GS4; GS10		Mean nitrogen dioxide emissions and mean particulate (PM10) concentrations.	Department for Environment Food and Rural Affairs (UK Air) / Sheffield City Council	Reduction in the number of monitoring sites exceeding annual nitrogen dioxide concentrations. Reduction in average PM10 particulates measured within monitoring sites	Increase in the number of monitoring sites exceeding annual nitrogen dioxide concentrations. Increase in average PM10 particulates measured within monitoring sites	5 years	
		Installation of rapid charging points.	Department for Transport	Increase in rapid charging points	No increase in rapid charging points	5 years	

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					over a 5-year period	over a 5-year period	
			Contaminated land remediation schemes delivered through new development	Sheffield City Council	No target – Monitor only	No trigger - Monitor only	5 years
Thriving neighbourhoods and communities	To create a housing market that works for everyone, and which provides quality, choice and affordability.	Part 1 Policies and Allocations SP1; SA1 to SA9; and H1.	Population change	Sheffield City Council	Increase in line with housing trajectory.	No trigger - Monitor only	Annually
			Average house price	Nomis	No target – Monitor only	No trigger - Monitor only	Annually
		Part 2 Policies NC1; NC2; NC3; NC4; NC5; NC6; NC7; and NC8.	Numbers of different house types completed (studios, apartments, houses, bungalows, by number of bedrooms).	Sheffield City Council	Provide a range of units in accordance with policies NC4, NC5.	Housing dominated by type (apartment/ studio or houses) and size of housing.	Annually
			Number of applications for HMOs granted permission in the area covered by the	Sheffield City Council	Zero HMOs granted in the area covered by the Article 4 Direction.	Significant number of HMO's granted in the area covered by the Article 4 Direction.	Annually

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			Article 4 Direction.				
			Purpose-Built Student Accommodation completions by bed space and cluster.	Sheffield City Council	Achieve PBSA bedspaces of between 1.8 and 2.0 students to 1 bedspace. Reduce % of studio flats in the housing stock to the national average.	10% increase in the over-supply of bedspaces to students over a five-year period. No reduction in the % of studio flats in the housing stock.	Annually
	To ensure Sheffield has an adequate supply of residential development land so the city can meet its requirement for new housing.	Part 1 Policies and Allocations SP1; SP2; SA1 to SA9; and H1.	Number of new homes completed.	Sheffield City Council	2,040 net additional homes delivered per year (as per part a) of Policy SP1).	Failure to meet requirements within the Housing Delivery Test (as set out in national policy).	Annually
Number of years' supply of deliverable housing sites.			Sheffield City Council	Maintain a minimum five-year supply of deliverable homes.	Failure to maintain levels of supply required within national policy.	Annually	
Number of dwellings granted permission on small windfall sites.		Sheffield City Council	3,400 units (identified within the trajectory)	Failure to meet delivery of small windfall sites as identified within the trajectory.	5 years		

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		NC9; and NC10.	Number of dwellings granted permission on large windfall sites, within and outside Broad Locations for Growth	Sheffield City Council	4,625 units (identified within the trajectory)	Failure to meet delivery of large windfall sites as identified within the trajectory.	5 years	
			Average density of residential developments completed (by location type).	Sheffield City Council	Achieve an average of housing density from sampled developments in accordance with Policy NC9	No trigger - Monitor only	Annually	
	To significantly increase the supply of affordable housing, accessible market housing and specialist housing for older people, disabled people and other vulnerable groups, particularly in places of greatest need.	Part 1 Policies and Allocations SP1		Number of affordable homes completed (by tenure).	Sheffield City Council	Deliver 3,003 additional affordable homes on allocated sites (equivalent to 177 per annum).	Failure to deliver policy compliant affordable housing on 20% of allocated sites that receive planning permission.	Annually
				Part 2 Policies NC3; NC4; and NC5	Number of new residential units which are wheelchair adaptable and wheelchair accessible.	Sheffield City Council	Achieve accessibility requirements within parts a) and b) of Policy NC4 within a sample of new housing developments.	20% of sampled developments do not deliver required wheelchair adaptable or accessible homes.

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	To provide sites for Gypsies and Travellers in appropriate locations to meet the current needs and to guide the provision of additional pitches if further need arises.	Part 1 Policies and Allocations	Number of new permanent pitches/ plots available in the City.	Sheffield City Council	Increased number of pitches/ plots within the city.	Reduction in the number of pitches/ plots over a five-year period	Annually
		SP1, SA6 and H1	Delivery of allocation SES03 for travelling showpeople's plots	Sheffield City Council	Delivery of plots within SES03 during the plan period.	Plots undelivered within the plan period.	Annually
		Part 2 Policies	Number of unauthorised and illegal encampments or developments, and enforcement actions carried out within the City.	Sheffield City Council	Reduction in the number of unauthorised and illegal encampments or developments and enforcement carried out.	No trigger – Monitor	Annually
	NC7						
	To create neighbourhoods that work for everyone, with a mix of housing and access to a range of local facilities, services and open	Part 1 Policies and Allocations	Numbers of different house types completed (studios, apartments, houses, bungalows, by	Sheffield City Council	Residential schemes granted permission in accordance with Policy NC5.	Significant number of residential schemes granted permission which are not in accordance with Policy NC5.	Annually
		SP1; SP3; SA1 to					

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	space, offering all residents the best life chances.	SA9; T1; and IN1.	number of bedrooms).				
		Part 2 Policies	Number of vacant retail units within District Centres.	Sheffield City Council	No increase in vacant retail units within District Centres.	Significant increase in vacant retail units in District Centres.	Annually
		NC1 to NC7; NC10; NC11; NC13; NC15; NC16; CO1; GS1; and DC1.	Net change in the total area of open space.	Sheffield City Council	Net increase of 2% in open space across the city by 2039.	2% net loss of open space across City over a five-year period.	5 years
			Number of community centres, leisure centres and libraries.	Sheffield City Council	Net increase in the number of community centres, leisure centres and libraries.	Significant net loss in the number of community centres, leisure centres and libraries.	5 years
A strong economy	To enable more and, particularly, better quality jobs to be created in the city's economy in order to raise average incomes and build a future based on Sheffield's competitive advantages (in the areas of advanced manufacturing;	Part 1 Policies and Allocations SP1; SP3; SA1 to SA9. Part 2 Policies EC1 to EC8; VC1;	Amount of new employment land completed by type (hectares).	Sheffield City Council	In accordance with Policy SP1 deliver an average of 12.8 hectares of employment land per year (2.9 hectares of office development and 8.6 hectares of industrial development and 1.3 hectares for large scale logistics.	Failure to achieve delivery target over a 5-year period.	Annually

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	education, learning and knowledge; creative and digital industries; advanced technology; research and innovation; health, wellbeing and medical technology and services; sports science and outdoor leisure).	VC2; and VC3.	Employment by Occupation	NOMIS	Increase in employment within groups C, J, M, P and R (manufacturing; information / communication, professional, scientific, and technical; education; and arts, entertainment and recreation)	No trigger – Monitor only.	5 years
	To ensure there is a sufficient range of locations, land and premises available for new businesses and those relocating from within the city and elsewhere that are of a high quality and suitable for the needs of modern businesses	Part 1 Policies and Allocations SP1; SP3; SA1 to SA9.	Employment land supply by type and location.	Sheffield City Council	Maintain a 5-year supply of suitable and available employment sites over the plan period.	Supply of suitable and available employment sites falls below 5 years in 3 consecutive years.	Annually
		Part 2 Policies EC1 to EC8; VC1; VC2; and VC3.	Amount of new employment land completed by type (hectares).	Sheffield City Council	In accordance with Policy SP1 deliver 12.8 hectares of employment land per year (2.9 hectares of office development and 8.6 hectares of industrial development and	Failure to achieve delivery target over a 5-year period.	Annually

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					1.3 hectares for large scale logistics.		
	To support the growth and development of the city's universities, colleges and training providers to enable an increase in the skills and capacity of the workforce.	Part 2 Policies EC7 and EC8	Number of major employment generating schemes approved with local employment including number of jobs or training places where known.	Sheffield City Council	All major employment generating developments comply with Policy EC7	No target - monitor	Annually
Number of university and college places			Further Educational Establishments	Increase in the number of university and college places	No target - monitor	Annually	
A vibrant City Centre	To build a resilient City Centre that supports a strong economy and offers a diverse range of employment opportunities for all.	Part 1 Policies and Allocations SP1; SP2; SP3; and SA1 (CA1 to CA6).	Amount and percentage of new retail/leisure floorspace developed the City Centre Zone.	Sheffield City Council	Increase in amount and percentage of retail/leisure floorspace within the City Centre.	Significant reduction in the amount and percentage of retail/leisure floorspace within the City Centre.	Annually
			Amount and percentage of new	Sheffield City Council	Decrease the percentage of retail/leisure	Significant increase in the percentage of retail/leisure	Annually

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		Part 2 Policies EC2; VC1; VC2; and VC3.	retail/leisure floorspace developed outside 'town centres'		floorspace outside 'town centres'	floorspace outside 'town centres'.	
			Percentage of new office space developed in the City Centre and in the City Centre Office Zone.	Sheffield City Council	65% or more of new office floorspace within the City Centre.	Less than 55% of new office floorspace developed within the City Centre.	Annually
			Annual percentage of non-commercial (Use Class E) uses on ground floor frontages in the Central Primary Shopping Area.	Sheffield City Council	Maintain the current percentage of non-commercial uses on ground floor frontages in the Central Primary Shopping Area.	Significant increase in percentage of non-commercial uses on ground floor frontages in the Central Primary Shopping Area.	Annually
			Commercial Property vacancy rate within the City Centre.	Sheffield City Council	Maintain a vacancy rate of commercial properties below 20% (vacancy rates in 2022 were 25%)	Vacancy rate of commercial properties exceed 30%	5 years
	To create a clear sense of place for	Part 1 Policies	Publication of Approved	Sheffield City Council	No target	No trigger	Annually

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	the city by shaping distinctive and inclusive neighbourhoods in which a diverse demographic of people can live, work and play.	and Allocations SA1; CA1 to CA6; H1; and D1. Part 2 Policies NC3; NC5; NC9; NC13; NC15; VC1; VC2; VC3; and DC1.	Design Codes (standards)			Monitor delivery of design codes (or their equivalent)	
			Sheffield Design Review Panel Annual Reports	Sheffield City Council	No target	No trigger Monitor recommendations by the Design Review Panel, references to policy and planning application decisions.	Annually
	To deliver enhanced connectivity and accessibility for the City Centre through integrated and sustainable transport for everyone in the community.	Part 1 Policies and Allocations SA1; CA1 to CA6; T1; and IN1. Part 2 Policies C01 and C02.	Transport modal split ('cordon count' within the City).	South Yorkshire Mayoral Combined Authority	Reduction in vehicle use within 'cordon counts' over 5 consecutive years.	Increase in vehicle use within 'cordon counts' over 5 consecutive years.	Annually

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	To establish a sustainable and environmentally friendly City Centre.	Part 1 Policies and Allocations SP1; SA1; CA1 to CA6; and T1; . Part 2 Policies ES1; ES2; ES3; ES4; ES5; CO1; CO2; GS1; GS5; GS6; and GS7.	Provision of active travel infrastructure within the Central Area	Sheffield City Council	Net increase in miles of active travel infrastructure within the Central Area	No net increase in miles of active travel infrastructure within the Central Area.	5 years
			Cycle counts (Pinstone Street and Division Street)	Sheffield City Council	Increase in cyclists recorded on these cycle count routes	Decrease in cyclists recorded on these cycle count routes	5 years.
	To bring the outdoors to the City Centre, creating attractive high-quality spaces and places that facilitate health and wellbeing for all.	Part 1 Policies and Allocations SP1; CA1 to CA6; D1; GS1; DE1; DE2; DE3; and IN1.	Areas of accessible open space within the Central Area	Sheffield City Council	Net increase of open space within the Central Area	Significant net loss of open space within the Central Area	Annually

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		Part 2 Policies GS1; GS7; DE1; DE2; and DE3.					
A connected City	To create an integrated and sustainable transport network that promotes and enables walking, cycling and public transport, in order to reduce congestion, support district centres, improve air quality and safety, and enable healthier lifestyles.	Part 1 Policies and Allocations SP1; SA1; CA1 to CA6; SA2 to SA9; T1 and IN1.	Transport modal split ('cordon counts' within the City).	South Yorkshire Mayoral Combined Authority	Reduction in vehicle use within 'cordon counts' over 5 consecutive years.	Increase in vehicle use within 'cordon counts' over 5 consecutive years.	Annually
			Number of Travel Plans agreed.	Sheffield City Council	All applications for significant trip generating developments are accompanied by a Travel Plan.	A significant number of developments that generate significant trips are not accompanied by a Travel Plan	Annually
		Part 2 Policies CO1; CO2.	Provision of transport infrastructure identified within the Council's Infrastructure Delivery Plan (IDP).	Sheffield City Council	'Essential' and 'Required' transport infrastructure delivered as necessary.	No target. Monitor delivery of 'Essential' and 'Required' transport infrastructure.	Annually
			Provision of transport infrastructure identified within	Sheffield City Council	All transport infrastructure within policies SP1, SA1 and T1 delivered.	No target – monitor. Delays or failure to deliver identified infrastructure will	Annually

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			policies SP1; SA1; and T1.			be addressed in co-operation with other relevant authorities.	
			Sheffield Station Passenger data (entries and exits)	Office or Rail and Road	Increased passenger entries and exits at Sheffield Station.	Significant reduction in passenger entries and exits at Sheffield Station. Review should determine causes for this decline.	Annually
	To locate new development where it minimises the distances that people and goods need to travel, by mixing land uses to increase opportunities for people to make single journeys that serve several purposes.	Part 1 Policies and Allocations SP1; SP2; SP3; SA1 to SA9. Part 2 Policies NC1; NC2; NC10; NC11; NC13.	Transport modal split ('cordon counts' within the City).	South Yorkshire Mayoral Combined Authority	Reduction in vehicle use within 'cordon counts' over 5 consecutive years.	Increase in vehicle use within 'cordon counts' over 5 consecutive years.	Annually
	To create a digitally connected city with comprehensive	Part 2 Policies	Percentage of of new non-residential	Sheffield City Council	All new non-residential buildings to have	More than 5% of new non-residential buildings without	Annually

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	broadband coverage, including in rural areas, and to make efficient use of telecommunications infrastructure.	CO3	buildings with gigabit-capable, full fibre connections		gigabit-capable, full fibre connections	gigabit-capable, full fibre connections	
A green city	To safeguard and enhance Sheffield's unique natural landscape setting of valleys, woodlands, trees, rivers, wetlands, geological assets, urban green spaces and open countryside, in order to: <ul style="list-style-type: none"> • provide excellent opportunities for outdoor recreation; • improve health and well-being; • protect and enhance biodiversity; and • mitigate climate change. 	Part 1 Policies and Allocations	Net change in the total area of open space by type.	Sheffield City Council	2% net increase in the total area of open space by type.	2% net decrease in the total area of open space by type.	5 Years
		SP1 and BG1.	Number of Green Flag awarded open spaces	Sheffield City Council	Increase in the number of Green Flag awarded open spaces	If a decrease occurs. Any land use related issues should be identified.	Annually
		Part 2 Policies NC15; GS1; GS2; GS3; GS4; GS5; GS7; GS8; and GS10.	Number, area and net change in Local Wildlife /Geological Sites	Sheffield City Council	Increase in area designated as a local wildlife / geological site	Monitor Any decrease should be investigated, and land use implications considered.	Annually

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	To achieve a minimum 10% net increase in biodiversity across the city as a whole.	Part 2 Policies GS6	Percentage of new developments providing at least 10% Biodiversity Net Gain (BNG) along with the amount and type of BNG provided through development.	Sheffield City Council (Biodiversity Report)	In accordance with Policy GS6 achieve greater than 10% BNG where applicable.	A minimum of 10% BNG is not being achieved (established within the Biodiversity Report).	5 years
	To make efficient use of land by maximising the use of previously developed land and promoting higher density development in accessible locations.	Part 1 Policies and Allocations SP1 and SP2. Part 2 Policies NC9	Number of new homes completed on previously developed (brownfield) land.	Sheffield City Council	85% of new homes delivered on previously developed land (over the plan period 2022 – 2039)	Failure to meet 85% target over 5 consecutive years.	Annually
			Number of tall buildings developed outside the Tall Building Areas	Sheffield City Council	No tall buildings permitted outside the Tall Buildings Areas.	Significant % of tall buildings permitted outside the tall buildings areas.	Annually

Strategic Objectives	Sub Objectives	Policies	Indicators	Source	Target	Trigger	Frequency of monitoring
			within the Central Area.				
			Number of planning applications refused due to non-compliance with Policies D1 and/or DE1 to DE8.	Sheffield City Council	Consistent reference to design policies within reasons for refusal. Reasons for refusal upheld at appeal.	Monitor If policies are not used, review and determine reason.	5 years
	To achieve inclusive design of buildings, streets and public spaces so that they can be easily accessed and used by everyone.	Part 1 Policies and Allocations D1 Part 2 Policies NC4; DE2; DE3; and DE4.	Number of new homes that are wheelchair adaptable (M4(2)) and accessible (M4(3))	Sheffield City Council	All sampled residential development achieves a minimum adaptability and accessibility standard of M4(2). At least 2% of new homes in developments of 50 or more new homes to meet accessibility standard M4(3).	20% of sampled developments do not deliver required wheelchair adaptable or accessible homes.	Annually

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	To protect, conserve and enhance buildings, landmarks and areas that are attractive, distinctive and/or of heritage or archaeological value.	Part 1 Policies and Allocations D1 Part 2 Policies	% and number of heritage assets at risk on national register	Historic England	Reduction in the % of heritage assets at risk on the national register.	Monitor - No trigger. Any removal or addition to the at-risk list should be noted and any land use related issues identified.	Annually
DE1; DE2; DE6; and DE9		% of locally listed heritage assets at risk	Sheffield City Council	Reduction in the % of locally listed assets at risk.	Monitor – No trigger. Any removal or addition to the at-risk list should be noted and any land use related issues identified.	Annually	
		Number of planning applications refused due to non-compliance with Policies D1 and/or DE1; DE2; DE6 and DE9.		Consistent reference to heritage/character policies within reasons for refusal. Reasons for refusal upheld at appeal.	Monitor – No trigger If policies are not used, review and determine reason.	Annually	