

## 13. Monitoring Framework

- 13.1 Monitoring this Plan's policies and land use proposals are critical to meeting MK Council's adopted *Core Strategy* targets and achieving our aspirations for creating a successful and prosperous regional city centre.
- 13.2 MK Council is responsible for monitoring the effectiveness of local planning documents. The Council's main tool is the *Annual Monitoring Report (AMR)*, as required under Regulation 48 of the *Planning and Compulsory Purchase Act 2004*. It contains information on progress of the Local Development Framework (LDF) and the extent to which the policies in the LDF and the Local Plan are being implemented. The *CMK Alliance Plan*, once adopted by MK Council, would form part of the LDF.
- 13.3 If, for some reason in due course, this Plan was not formally adopted by MK Council, it would still carry weight as a material consideration in MK Council planning decisions commensurate with the degree to which the public has been consulted and have supported the content.
- 13.4 The tables below set out more specific indicators to assist MK Council in monitoring progress on the Alliance Plan. Table 5 summarises the policies and suggests key indicators of progress. It is acknowledged that a number of indicators are subject to factors outside of the control of MK Council and the CMK Alliance, such as the effect of the present recession on the economic environment for investment and the demand for housing and commercial property, and demographic trends.
- 13.5 Table 6 tracks the quantum and distribution of land uses that are being welcomed by this Plan. These enable a 'checks and balance' approach to what has been developed and what has not, and whether the desired broader mix of uses is being achieved across the centre.
- 13.6 Policy SS4 highlights the need for MK Council to actively manage the *CMKAP's* flexible approach to land uses in order to ensure the spatial strategy is achieved and the quantum of development as set out in the adopted *Core Strategy* is being accommodated. Where applications are approved for uses that do not meet the indicative uses on the Proposals Plan (Figure 16) and associated schedule (Table 4), it is anticipated that the Council will ensure reciprocal or replacement land uses are allocated to other appropriate sites.
- 13.7 Monitoring the indicators will not only show whether the vision for the centre is being achieved by the policies in the *CMKAP*, but monitoring will also reveal where policies may need to be reviewed. MK Council's AMR will also demonstrate whether, on balance, the Plan needs fundamental review. As the targets are mostly markers of progress in general direction - navigational aids, so to speak - review of this Plan is likely to be needed only if there is consistent failure to meet targets by a significant margin.
- 13.8 The CMK Alliance Steering Group is committed to the successful implementation of the *CMKAP*. Following the adoption of the Plan, the Steering Group will meet annually to review progress and monitor results, under the auspices of the CMK Town Council.

	Policy	Indicator	Target	Target Date
G1	Public Realm Infrastructure	Loss of items of classic CMK infrastructure including trees	0%	
		Schedule of items of classic CMK infrastructure in need of urgent maintenance or repair	0%	
G2	Heritage Buildings & Public Art	Local list of heritage buildings and public art prepared		Q1 2013
		Local list reviewed		Q1 2018
G3	Landscaping & Open Space	Retention of the quantity and quality of public and semi-public open spaces	100%	
G4	Campbell Park	Number of users at different times of day, different days of the week and at different seasons	n/a	
G5	Green Frame	Incidence of reported crime on bridge and underpass linkages to and from surrounding grid squares	0%	
G6	Mixed Use	Variance from indicative land use proposals in the Plan	less than 20%	
G7	Active Frontages	Proportion of new blocklet frontages facing the public realm that are active frontages	>80%	
		Proportion of new ground floor developments along Boulevards and Gates that are in non-residential use class A1, A2, A3, B1, C1, D1, D2 or sui generis	>80%	
		Proportion of frontage of new development along Boulevards, Gates and Streets that provides continuous weather protection at the same level as the adopted pavement	100%	
G8	Block Structure	Proportion of developments which create a finer grain of development	>80%	
		Proportion of developments which removed a public route without providing an equivalent alternative	0%	
G9	Design of Buildings	Additions to Local List of heritage assets	n/a	

**Table 5: Monitoring Indicators**

	Policy	Indicator	Target	Target Date
G10	Residential Development	Proportion of completed residential units that are 1-bed	<40%	
		Proportion of completed residential units that are 3-bed	>5%	
		Proportion of permitted residential development which is affordable	30%	
		Proportion of permitted residential development that include communal facilities, such as shared open space, and leases that promote the engagement of residents in management arrangements	100%	
G11	Exceptional Developments	Breaches of the severe tests to be passed before an exceptional development may occur	0%	
SS1	Sites reserved for major opportunities	Progress toward securing major opportunities of strategic value to CMK on B4 and F1	n/a	annual update
SS2	Primary Shopping Area	Increasing quantity and spread of pedestrian footfall, dwell time and spend, by independent survey	n/a	
	Small Retail Units Market Hall	Increase in small retail units (under 100 m2 Gross Floor Area) in the Primary Shopping Area; Progress toward realising a covered Market Hall	n/a	by 2015
	Leisure, Culture and Community facilities in the Primary Shopping Area	Number of facilities completed with D1 and D2 use classes within the Primary Shopping Area	1	by 2018
SS3	Midsummer Blvd East Inset Area Action Plan	Completion of the Inset Area Action plan by the CMK Alliance		by 1Q 2014
SS4	Leisure, Culture and Community facilities within CMK	Net change in use classes D1 and D2 within CMK and percentage that are not-for-profit	1	by 2018
T2	Public Transportation	Progress toward delivering a second transport hub/interchange in the Primary Shopping Area	n/a	by 2018
		Progress toward delivering an intra-CMK shuttle service		by 2018
T3	Cycling	Progress toward delivering a cycle hub in station square		by 2015

SITE	DWELLINGS DENSITY (dw/ha)	RETAIL A1 / A2 (m2) Leisure A3 (m2)	B1 OFFICES (m2)	RESIDENTIAL nos. of dwellings	OTHER COMMERCIAL (m2)	OTHER NON COMERCIAL (m2)	Public MSCPs	Other use options shown on Fig 15	OTHER USES	Class A1/A2 /A3	Class B1	Class C3 (no. of dwellings)	Other	Original land use transferred to/from which sites?	Application Number	DCC Date of Approval
A1.3						31,500		B1,C1	major leisure centre							
A1.4			44,500				600		Network Rail							
A2.2			22,500					C1 ,D1/D2								
A2.3			8,000		24,000			B1, C3	hotel and conference centre							
A3.1							500		additional multi-storey car park for train station							
A3.2			26,500					C1 ,D1/D2								
A3.3						7,500		B1, C1, C3	exhibition / community uses							
A4.1		15,000							ice rink; additional retail space (under construction)							
B3.1			2,500					C3								
B3.2			5,000					C3								
B3.3	250		3,500	80				D1/D2								
B4.1			6,000		17,500				strategic site (hotel / conference centre / university)							
B4.2-B4.3	250		15,000	150		15,000			strategic site (headquarters / university)							
B4.4	250		9,000	140												
C3.2			4,000					C3, D1/D2	CBX3 final building							
C3.2-3.3 S	250		7,000	70				C3, D1/D2								
C4.2	250			90		1,000		B1	community medical centre							
C4.3	250			90				B1								
C4.4	250			100				B1								
D1.1						6,000		B1	hall and civic rooms							
D1.2	250			100				D1/D2								
D3.3		19,500				5,000		C3	community and/or cultural uses							
D3.4		20,500				5,000		C3	market hall plus community/cultural uses							
D4.1	250			100				B1								
D4.4		8,000						C1, D1/D2								
D4.4							300									

Table 6: Monitoring Land Use

