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FROM [REDACTED]

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26<sup>th</sup> November 2020

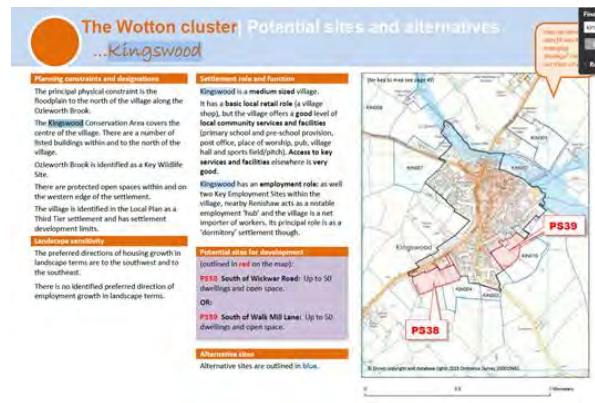
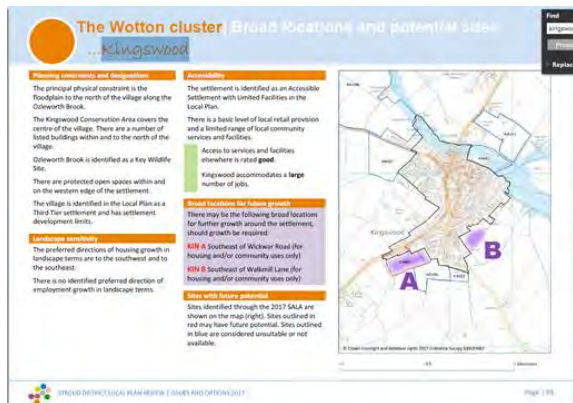
**Bloor Homes**  
**BY EMAIL ONLY**

Dear [REDACTED]

**REF: EDUCATION LANDSCAPE REVIEW – KINGSWOOD**

The purpose of this letter is to undertake a review of the Educational landscape within the vicinity of Kingswood, Gloucestershire, in order to establish a) what capacity currently exists, b) what the future capacity is likely to be, and c) whether existing schools could potentially expand to accommodate additional growth.

This Educational landscape review is undertaken whilst taking in to consideration two potential developments (preferred options) in Kingswood allocated in the emerging Stroud District Local Plan Review<sup>1</sup> (November 2019): Land South of Wickwar Road (PS38) and Land South of Walk Mill Lane (PS39):



In order to establish what the expected child yield will be, the size of the developments will be assessed against Gloucestershire County Council's ("GCC's") child yield multipliers. These

<sup>1</sup> <https://www.stroud.gov.uk/environment/planning-and-building-control/planning-strategy/stroud-district-local-plan-review>

figures, from their recently published Pupil Product Ratio<sup>2</sup> (“PPR”) document, have been challenged by EFM due to the way they were formulated, and the large increase in the Primary pupil yield for the area, which is not reflective of many parts of the county. However, it is not the purpose of this document to challenge the child yield, but I mention this so that you are aware that there have been issues raised with regards to the validity of their workings.

The GCC child yield formula can be seen below in Table 1:

	<b>Un-weighted</b>	<b>Weighted</b>
<b>Total Number of Pre School Children</b>	0.30	0.30
<b>Total Number of Primary School Children</b>	0.43	0.41
<b>Total Number of Secondary School Children</b>	0.21	0.20
<b>Total Number of Post 16 Children</b>	0.07	0.11

*Table 1: GCC PPR Multipliers*

The two proposed development sites discussed previously can be seen below in Map 1:

<sup>2</sup> <https://www.gloucestershire.gov.uk/media/2093765/gloucestershire-county-council-ppr-report-703.pdf>



Map 1: Proposed Developments in Kingswood, Gloucestershire

When applying the likely number of dwellings from the two developments to the Primary School child yield multiplier, you get the following:

- PS39 Walk Mill Lane = 95 dwellings x 0.41 = 39 Primary School aged pupils;
- PS38 Wickwar Road = 58 dwellings x 0.41 = 24 Primary School aged pupils;
- **TOTAL = 63 Primary School aged pupils.**

The combination of the two developments is, according to GCC’s child yield figures, expected to generate 0.3 Forms of Entry, or approximately 9 Primary School pupils per Year Group. Of course, not all of these pupils will attend their local school: a combination of pupils that are

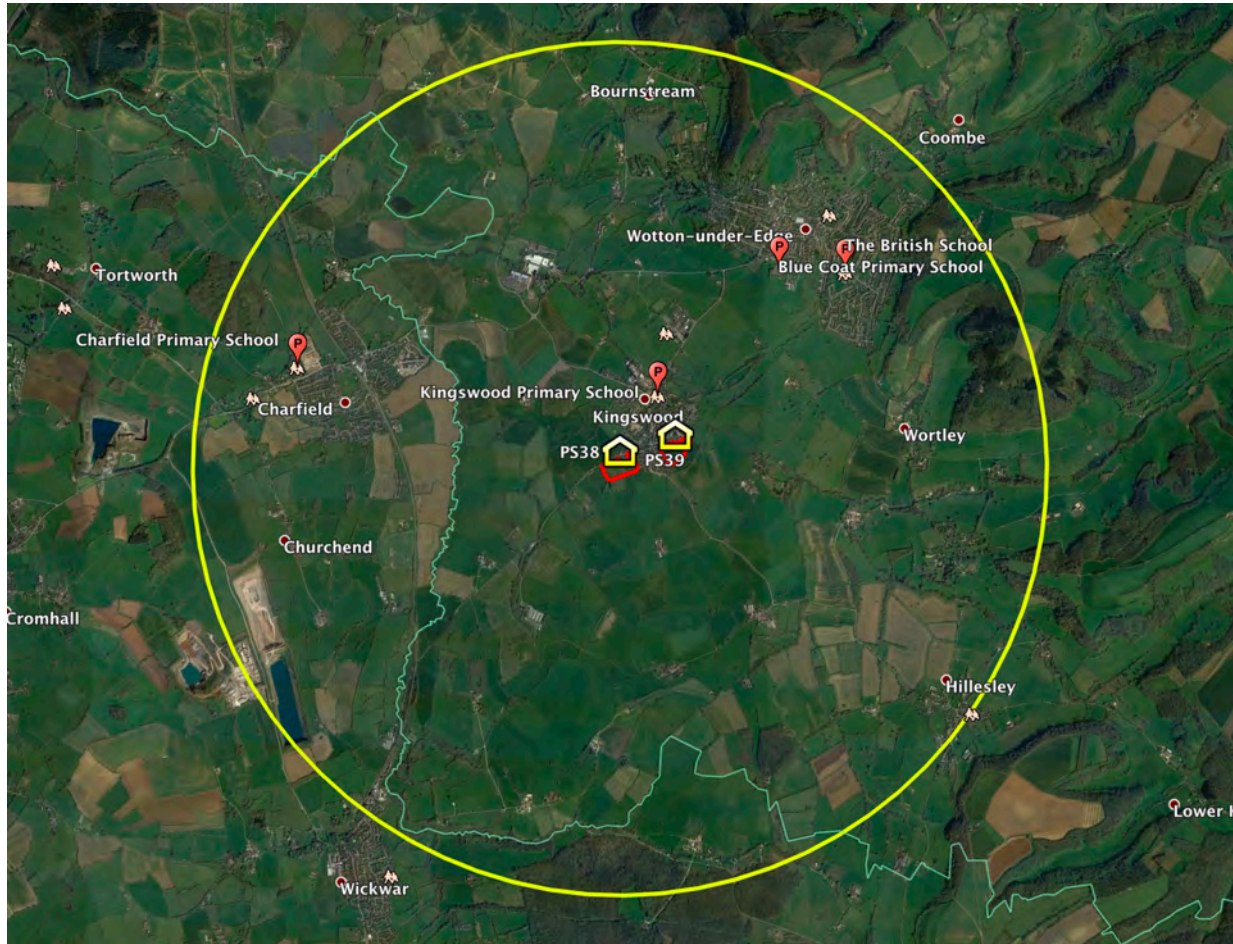
already in a Primary School, will be home schooled, will choose a religious focused education, or an alternative reason, will reduce the number that will ultimately impact the local Education facilities.

GCC currently request planning obligations for Primary at a rate of **£15,091 per pupil**. Therefore, if Primary School planning obligations were required from the two developments, the expected request would be:

- PS39 = 39 x £15,091 = **£588,549**
- PS38 = 24 x £15,091 = **£362,184**
- **TOTAL = £950,733**

In terms of existing State Funded Schools that accommodate Primary School aged children, there are three within a two-mile walking distance within the Gloucestershire County Council administrative area. There is one further school over the administrative border in to South Gloucestershire, but this document will focus on the schools that are within GCC's remit.

The location of the schools in relation to the three developments can be seen below in Map 2:



Map 2: Schools within a two-mile radius of the development site

The most recent school roll data in the public domain (the 2019/20 academic year) can be seen below in Table 2:

Primary School Name	Postcode	LA Name	Distance (miles)	Capacity	PAN	NoR	Yr R	Yr 1	Yr 2	Yr 3	Yr 4	Yr 5	Yr 6
Kingswood Primary School	GL12 8RN	Gloucestershire	0.3	119	17	119	17	15	17	20	18	16	16
Blue Coat Primary School	GL12 7BD	Gloucestershire	1.3	315	45	296	31	38	41	46	42	52	46
The British School	GL12 7JU	Gloucestershire	1.9	210	30	167	18	18	30	22	28	31	20
Charfield Primary School	GL12 8TG	South Gloucestershire	2.1	210	30	201	24	30	30	29	32	27	29
<b>TOTAL</b>				<b>854</b>	<b>122</b>	<b>783</b>	<b>90</b>	<b>101</b>	<b>118</b>	<b>117</b>	<b>120</b>	<b>126</b>	<b>111</b>
Surplus							32	21	4	5	2	-4	11
Available Surplus %							<b>26.23%</b>	<b>17.21%</b>	<b>3.28%</b>	<b>4.10%</b>	<b>1.64%</b>	<b>-3.28%</b>	<b>9.02%</b>

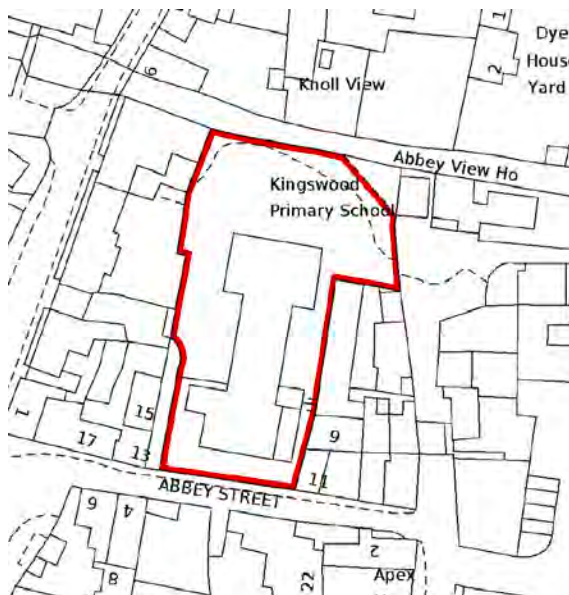
Table 2: School Roll Data (January 2020)

PAN = Planned Admission Number; NoR = Number on Roll  
 Distance calculated from a mid-point of PS39

The closest school to the two developments is Kingswood Primary School. This is a small school, that accommodates just over 0.5 Forms of Entry (for comparison, most newly built Primary Schools are 2 Forms of Entry, which is 420 places). The school is 0.3 miles walking

distance from coordinates near to the proposed development<sup>3</sup>, and as of the 2019/20 academic year, was completely full.

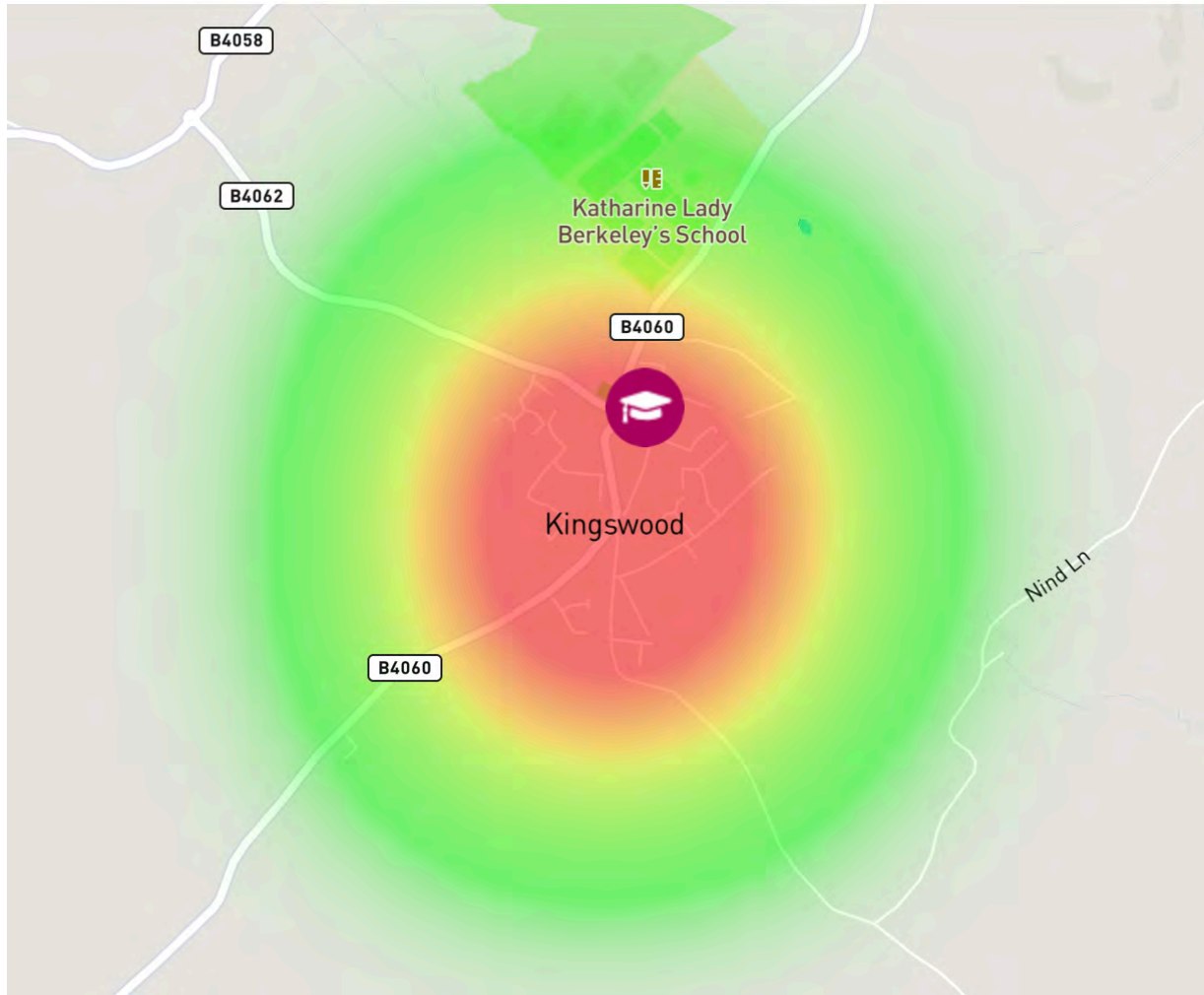
The school is on a constrained site of approximately 0.2ha. Most 210 place (1FE) Primary Schools are situated on sites of 1ha or larger (as per the stipulations of BB103). The school is also completely landlocked, so is very unlikely to be able to be expanded on its current site. An expansion would require a new site:



Maps 3 and 4: Kingswood Primary School Site (via Land Registry and Google Earth)

When looking at the area the school draws its pupils from, it is, from the catchment area Heat Map below, totally from the village of Kingswood, with no pupils travelling in from elsewhere to attend the facility. This is unsurprising due to the small number of places available at the school:

<sup>3</sup> 51.623287, -2.366088



Map 5: Kingswood Primary School Catchment Area Heat Map

The second closest school to the development site is Blue Coat Primary School. This is a 1.5FE Primary School approximately 1.3 miles walking distance from the PS39 development site. The school, as of the previous academic year, was operating at 94% of its available capacity. However, it only accepted 31 pupils in to Reception Year against a planned admission number of 45, and the number of spare places across all of the schools seems to be growing.

The Land Registry does not hold site details for Blue Coat Primary School. However, when looking at what is likely to be the site of the school on Google Earth (see Map 6 below) the indication is that this school sits on a site of approximately 2.2ha. A site of this size could comfortably accommodate 2FE (an expansion of 105 places from the current roll) up to a potential 3FE (an expansion of 315 places) if configured correctly (potentially building up instead of out). This indicates expansion potential.



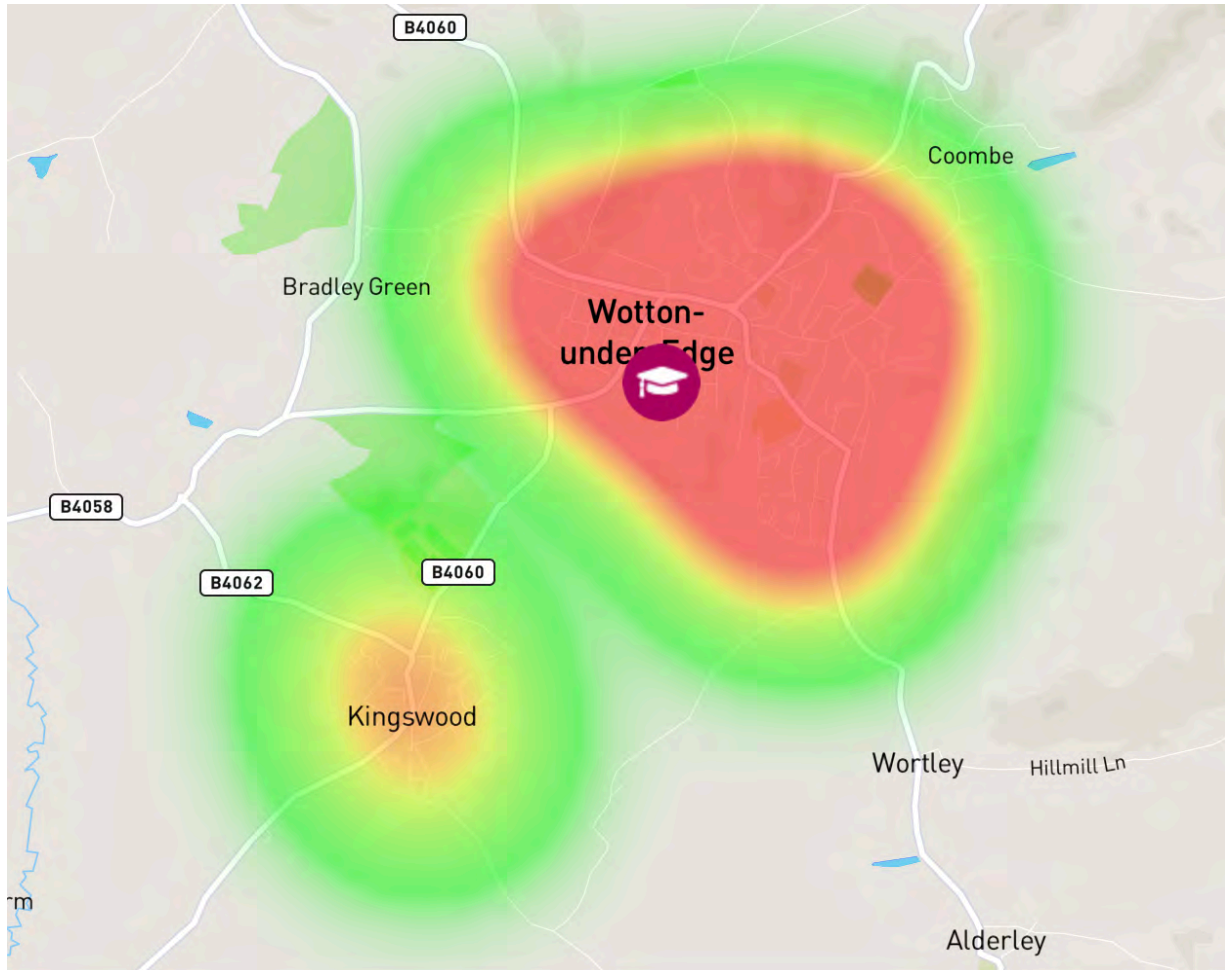
Map 6: Blue Coat Primary School Site (via Google Earth)

GCC will state (based on their PPR) that a 105-place expansion will be able to accommodate development in the region of 256 new dwellings. It should be noted that Blue Coat Primary School is a Christian School with Church links, and would need to work with GCC to expand the provision were that to be required.





The home locations of the pupils attending this school can be seen below. It demonstrates that pupils are already travelling from Kingswood to attend this facility, and therefore there are already links between the village and the school.



Map 7: Blue Coat Primary School Catchment Area Heat Map

The third closest school, which is 1.9 miles walking distance from the PS39 development site, is The British School. This is a 1FE Primary School that, as of the 2019/20 academic year, was operating at 80% of its available capacity, with 43 surplus places across the Year Groups.

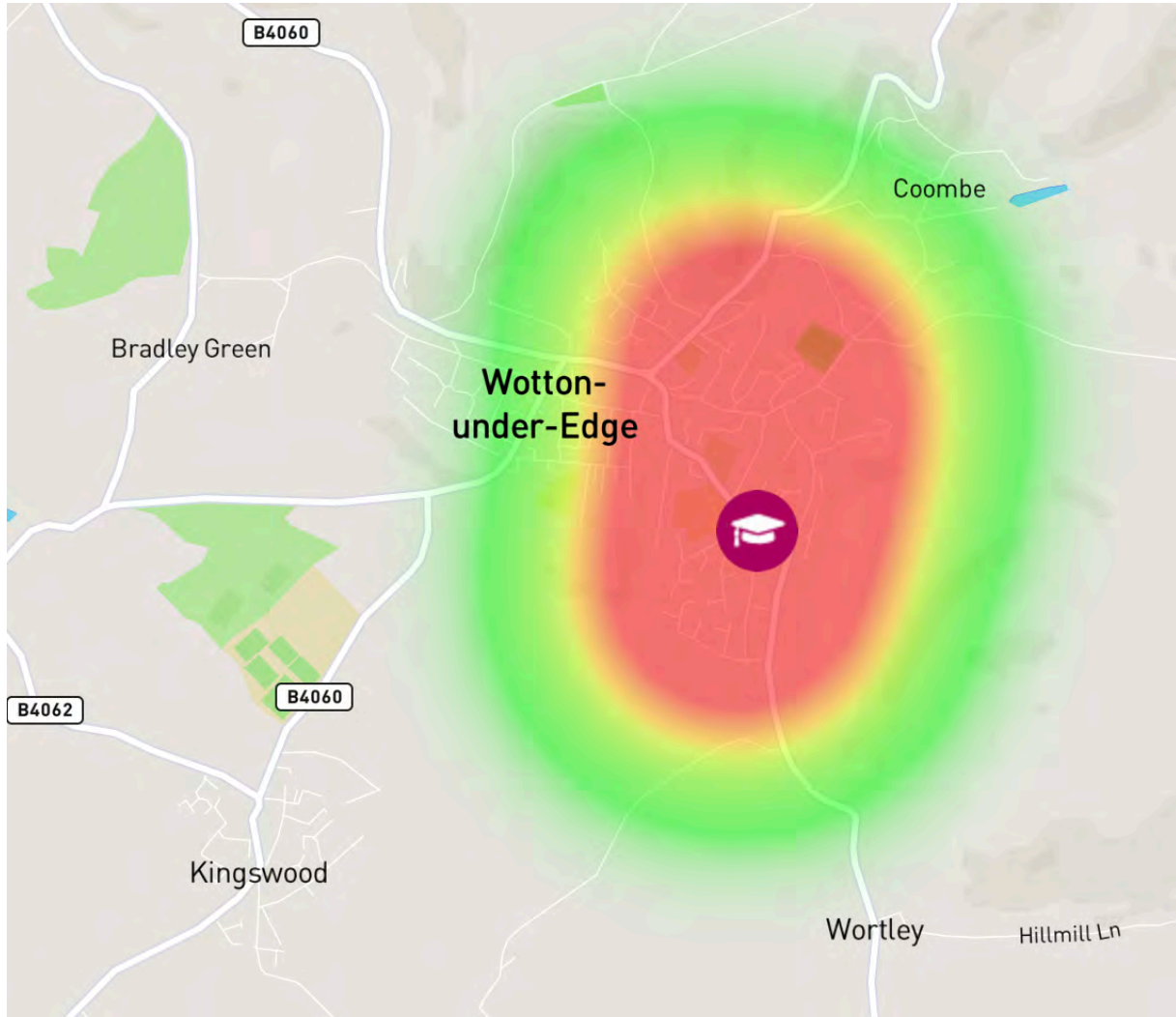
As with Blue Coat Primary, the Land Registry does not hold data on the site plan of the school. However, Google Earth suggests that the school is on a site of approximately 2.1ha. This is sufficient (under BB103) in terms of land area to allow for expansion of at least 1FE, therefore potentially adding another 210 places to the facility. An expansion of this scale could

potentially accommodate new development in the region of 512 dwellings, according to GCC's PPR.



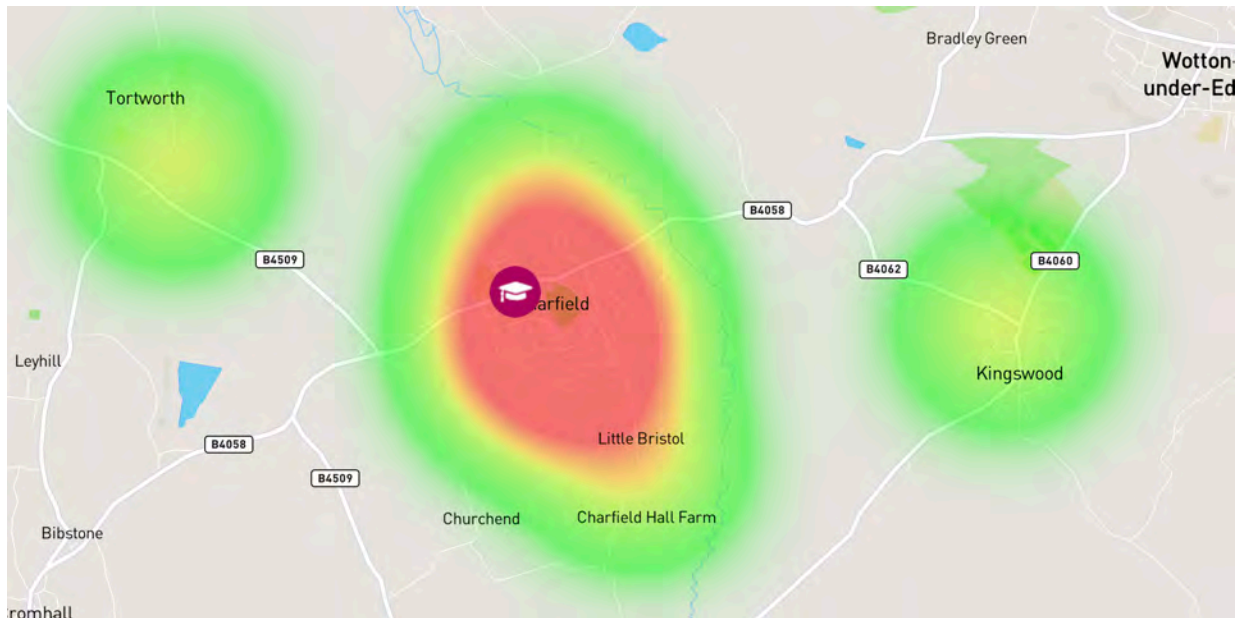
Map 8: The British School Site Plan (via Google Earth)

The area that this school draws from is shown below. It demonstrates that Kingswood pupils are not attending this facility. However, adding capacity to this school could draw future applicants away from Blue Coat School, freeing up space for the pupils that will be located on the forthcoming Kingswood developments.



Map 9: The British School Catchment Area Heat Map

The final school looked at is Charfield Primary School. This school is slightly over the “acceptable walking distance” parameter of two-miles from the PS39 development. It does have capacity though, especially in Reception Year, and there are a small contingent of pupils attending the school from Kingswood, as shown below in Map 10. This is likely due to pupil/parental preference; if there are spare places at a school during the admission window, and the planned admission number is not exceeded, any child can gain a place at any state-funded facility:



Map 10: Charfield Primary School Catchment Area Heat Map

To summarise the current position at the four schools within a two-mile radius of the two development sites: there are currently 71 surplus places at the schools, with Reception Year seeing the highest number of spare places (Year 1 the second highest), indicating falling rolls.

The three closest schools to the development site are grouped with two additional facilities to form the Wotton Under Edge Primary Planning Area. The schools have a combined capacity of 805 places:

LA Name	School Name	Phase	May 19 NOR	Net Capacity	Primary Capacity	Secondary Capacity	NOR Total	Net Cap Total
Gloucestershire	Kingswood Primary School	PS	118	119	119	0	735	805
Gloucestershire	North Nibley Church of England Primary School	PS	112	105	105	0	735	805
Gloucestershire	Hillesley Church of England Primary School	PS	30	56	56	0	735	805
Gloucestershire	Blue Coat CoFE Primary School	PS	307	315	315	0	735	805
Gloucestershire	The British School	PS	168	210	210	0	735	805

Table 3: Wotton Under Edge Primary Planning Area Schools

In the 2018/19 academic year, the schools had a combined roll of 738 places, which meant they had 67 spare places. GCC is forecasting that by the 2023/24 academic year (i.e. when the developments in Kingswood are likely to be generating pupils) the roll will have fallen by 60 places, increasing the spare capacity across the facilities to 127 places. The impact of the three developments discussed in this document is expected to be 84, indicating that the Planning Area will be able to accommodate the impact of the developments.

**LA 916**

**Area Code 9161740**

**LA Name Gloucestershire**

**Area Name Wotton Under Edge Primary**

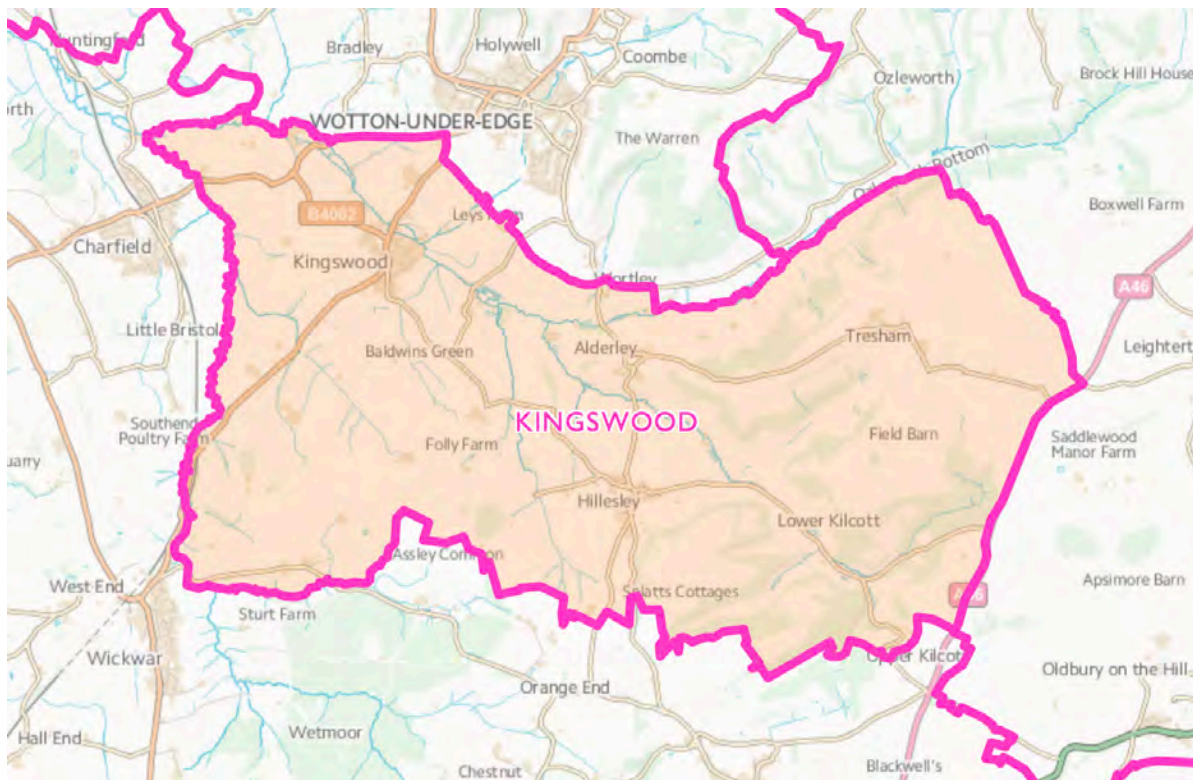
**Primary Change -60**

Year Group	R		
Actual 1819	87	Sum 1819	738
Forecast 19-20	81	Sum 1920	710
Forecast 20-21	102	Sum 2021	739
Forecast 21-22	83	Sum 2122	718
Forecast 22-23	90	Sum 2223	697
Forecast 23-24	90	Sum 2324	678

Table 4: GCC SCAP Projections

Therefore, when looking at this data: there should be sufficient capacity in the system to be able to accommodate the pupils generated from these developments due to existing capacity and forecast falling rolls. If additional capacity is required, the two schools in Wotton-Under-Edge seem to be on sites that would allow for expansion. The progression of the two developments should not be hampered by reasons related to Education, as there is a solution.

Kingswood is within the Kingswood Ward:



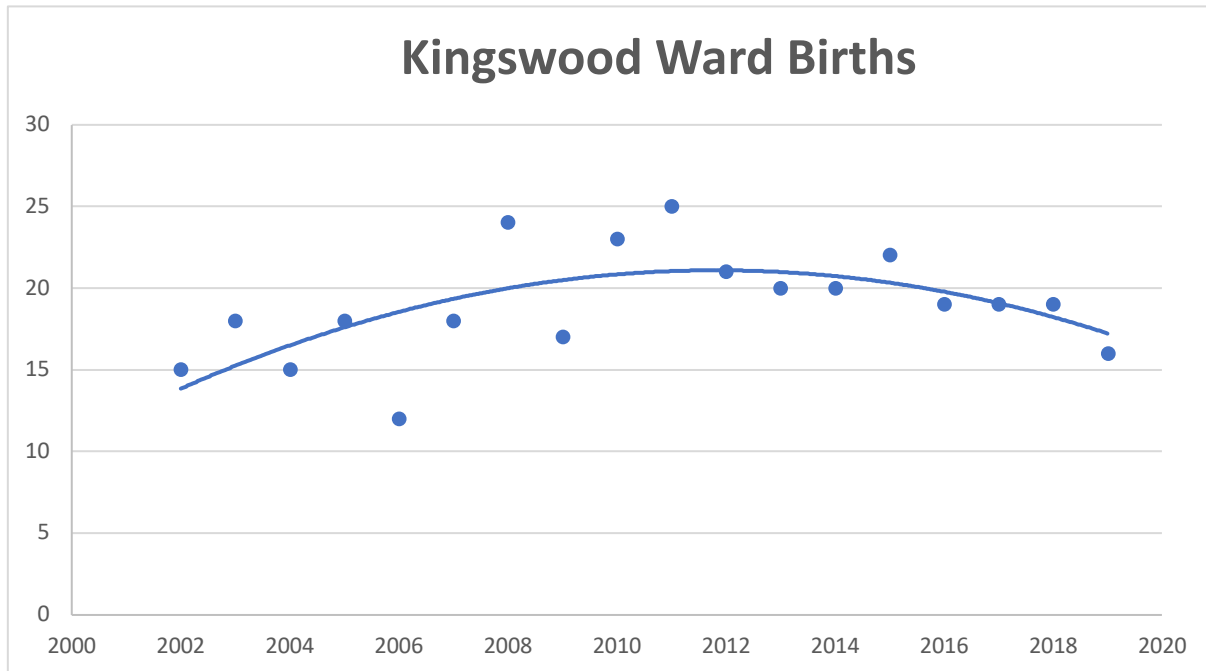
Map 11: Kingswood Ward Map

Births in the Kingswood Ward have been falling quite consistently from their peak in 2011. This is consistent with the wider national picture, where births are currently at their lowest numbers in over 80 years<sup>4</sup>. In 2019, birth numbers were lower than they have been since 2006. This will have an impact on school numbers, as demand for places lessens.

2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
15	18	15	18	12	18	24	17	23	25	21	20	20	22	19	19	19	16

Table 5: Kingswood Ward Births

The trend over the eighteen-year period can be seen below in Graph 1. The drop in birth numbers from the peak is clear:



Graph 1: Kingswood Ward Births

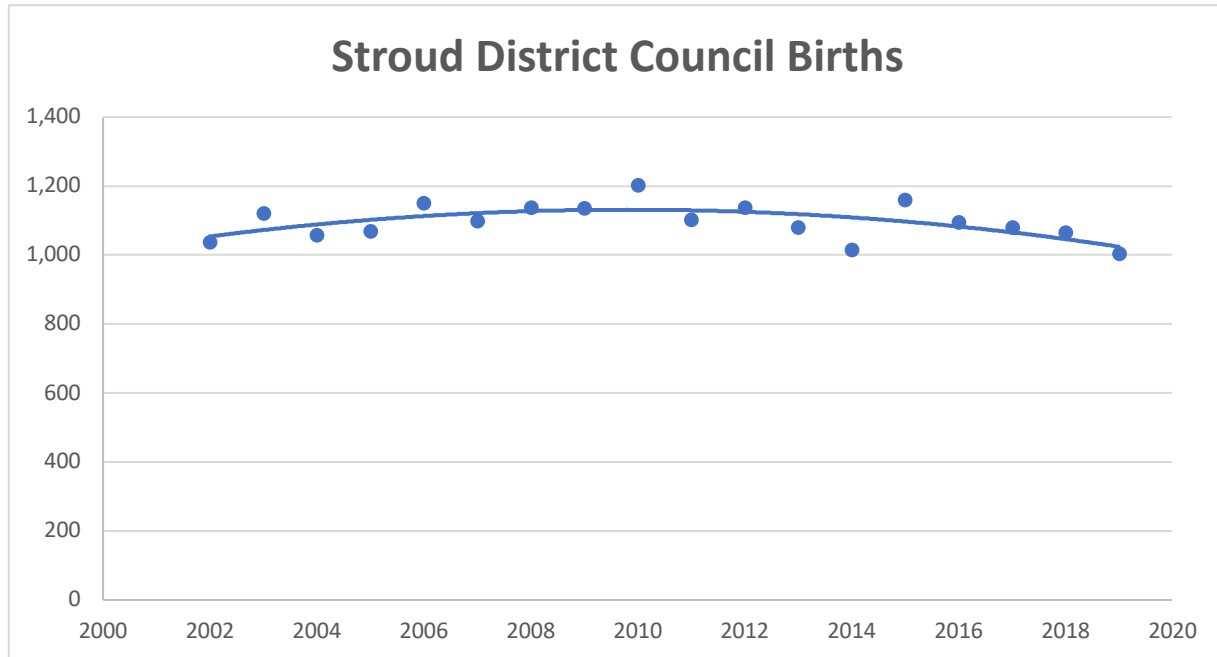
In the wider context, the Stroud District Council (“SDC”) area is also seeing falling births. There were 199 fewer births in the SDC area in 2019 than there were in 2010, which is a fall of 17%. The falling birth numbers will impact the existing school system:

2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
1,037	1,120	1,057	1,068	1,151	1,098	1,137	1,135	1,202	1,101	1,138	1,080	1,014	1,160	1,094	1,080	1,065	1,003

Table 6: Stroud District Council Births

<sup>4</sup> <https://www.independent.co.uk/news/uk/home-news/birth-rate-england-wales-low-uk-ons-fertility-brexit-climate-a9031641.html>

As demonstrated by the trend in Graph 2, births peaked in 2010, and in 2019 were the lowest they had been in two decades:



Graph 2: Stroud District Council Births

If this continues, GCC will be more concerned with closing schools than building new ones.

As a final note: GCC may also request Secondary School and Early Years planning obligations from these two developments. Secondary provision will not be an issue; this development is served by Katharine Lady Berkeley’s School, which whilst it is at its capacity, takes a very significant number of pupils from over the administrative border. If new development occurs in Kingswood, any pupils attending from outside of Gloucestershire would be pushed back in to schools in their own areas. These developments are circa 0.7 miles walking distance from the school, and therefore every Secondary pupil is all but guaranteed a place at the facility if applying within the appropriate admissions window.

GCC will need to provide evidence that additional Early Years infrastructure is required, as the falling birth rate would indicate that there is likely to be spare capacity for a growing village. This can be assessed when a formal consultation response is received.



## Conclusion

The combination of a) existing capacity within the Primary phase in schools that would serve Kingswood, b) the falling birth numbers, and c) the expansion potential of local schools if required, means that Primary Education provision should not be a barrier to the two developments discussed in this note coming forward.

EFM would be happy to provide more detailed evidence, and discuss this matter further with GCC (with whom we are well acquainted) upon request.

Sincerely,

A large black rectangular redaction box covering the signature of the sender.

Education Consultant

EFM