

Additional Hearing Session

Action Point 6

July 2023

Warrington Borough Council Response on Action Point 6, Emerging from the Warrington Examination in Public Session of 13th July 2023

Action Required: “Tables setting out breakdown of forecast jobs change, floorspace and land requirements by sector from EDNA”

Response:

Tables 1 and 2 below show the requested split of relevant jobs, by sector and the resulting sectoral floorspace (sqm) and E(g), B2, B8 land requirements (hectares).

Table 1 - Forecast Jobs Change 2021-2038, By Use Class – Oxford Economics

Oxford Economics				
Sectors	Net Jobs Occupying E(g), B2, B8 Space	Floorspace occupied per person (sqm)	Floorspace Resulting (sqm)	Land Need at 3,900 sqm/ha (Hectares)
<i>E(g) Office Uses</i>				
Information and communications	270	12	3234	0.83
Financial and business services	9365	12	112377	28.81
Government services	381	12	4566	1.17
Other services	189	12	2266	0.58
Sub Total	10204		122443	31.40
<i>B2 Manufacturing</i>				
Manufacturing	-2086	47	-98021	-25.13
Sub Total	-2086		-98021	-25.13
<i>B8 Storage and Distribution</i>				
Agriculture, etc.	-1	12	-13	0.00
Electricity, gas and water	-74	12	-887	-0.23
Construction	354	12	4246	1.09
Distribution	231	70	16178	4.15
Transport and storage	90	70	6267	1.61
Sub Total	599		25791	6.61
Total	8718		50213	12.88

Source: Oxford Economics, 2021

Table 2 - Forecast Jobs Change 2021-2038, By Use Class – Cambridge Econometrics

Cambridge Econometrics				
Sectors	Net Jobs Occupying E(g), B2, B8 Space	Floorspace occupied per person (sqm)	Floorspace Resulting (sqm)	Land Need at 3,900 sqm/ha (Hectares)
<i>E(g) Office Uses</i>				
Information and communications	713	12	8556	2.19
Financial and business services	6688	12	80256	20.58
Government services	1169	12	14024	3.60
Other services	21	12	248	0.06
Sub Total	8590		103084	26.43
<i>B2 Manufacturing</i>				
Manufacturing	-1070	47	-50290	-12.89
Sub Total	-1070		-50290	-12.89
<i>B8 Storage and Distribution</i>				
Agriculture, etc.	1	12	16	0.00
Electricity, gas and water	3	12	34	0.01
Construction	96	12	1158	0.30
Distribution	250	70	17506	4.49
Transport and storage	293	70	20530	5.26
Sub Total	644		39243	10.06
Total	8164		92036	23.60

Source: Cambridge Econometrics, 2021

