

FINAL REPORT OF THE BARKING & DAGENHAM GROWTH COMMISSION

Part 2

2 February 2016

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Introduction

This second part of the Growth Commission report contains the data and analysis that contributed to the development of the first part and it is meant to be read in conjunction with that. It outlines and examines the London Borough of Barking and Dagenham ('the Borough'/LBBDD) through its people, its businesses and the challenges and opportunities they face in fulfilling their potential.

This report outlines the:

- demographic changes that have, and are, taking place in the Borough;
- health and well-being in the Borough;
- educational attainment within the Borough and the post-school destinations of young people;
- skills and qualifications, employment and the income of residents;
- transport provision in the Borough and the needs of new developments;
- housing, including new developments; and,
- economic data, as well as information on businesses within the Borough.

What emerges through this report is that there are many opportunities and much potential within the Borough, but there is also great vulnerability and precariousness. Many confront compounding challenges, including poverty and deprivation, low skills and qualifications, and low pay, with all of the consequences of these. Overcoming such challenges demands multi-faceted responses that involve a wide-range of stakeholders, accompanied by an ambitious approach to improvement.

Data and comparisons

The data reported in this document is from official sources, including the Office for National Statistics and various government departments and agencies. The Borough also provided data and information.

Throughout the report there are comparisons of the Borough's performance with those of other local authority areas, in particular, two of the borough groupings to which Barking and Dagenham belongs: the 'Growth Boroughs' and those of NELSA (North East London Strategic Alliance). The Growth Boroughs are Barking and Dagenham, Greenwich, Hackney, Newham, Tower Hamlets and Waltham Forest, associated with the hosting of the 2012 Olympic Games. They continue to work together to renew the boroughs as part of the Olympic legacy agenda. NELSA was launched in July 2015 and comprises the boroughs of Barking and Dagenham, Enfield, Havering, Newham and Waltham Forest. Focusing on jobs, homes, skills and transport and better public services. To aid comparison of data beyond the Growth Boroughs and NELSA, London and national averages are also frequently reported.

Such comparisons aid the identification of areas where the Borough has improved, where it is plateauing, and where an ambitious programme is needed to ensure that no-one is left behind.

1 Population

The Borough is going through a period of rapid change: its population is growing and becoming more diverse. The processes of change, and their impact – socially and economically – will continue for decades. However, it is important not to consider this to be a new phenomenon.

Barking and Dagenham have long been subject to population change. In the 19th and 20th centuries people came from Scotland, northern England and Ireland to work in new industries. Indeed, what today is highlighted as a new phenomenon, such as the Borough's youthful population, is little more than an echo of the past. The 1931 census found that Becontree and Dagenham had a population of just over 96,000, of whom 42,000 were children. Indeed, three quarters of the Becontree population were under 36 years old. There was a lack of adequate infrastructure, including schools, for the population.¹

What emerged from that past community, and the ones around it that form the Borough of Barking and Dagenham, was a resilience and excellence that brought certainty and prosperity for many. What is needed now is the same resilience, and the same drive for excellence, to enable today's and tomorrow's residents, to seize the opportunities that the wider social, economic and political changes will bring.

1.1 Demographics

1.1.1 Population change

Although the Borough has rarely been static, the 21st century has heralded an era of radical demographic change. According to the 2011 Census, the Borough's population rose from 163,944 in 2001 to 185,911 in 2011, and the ONS has forecast a population of 220,000 people by 2020, and up to 274,400 people by 2037. The rapid growth may be slowing a little from that projected, with Community Mapping data (September 2015) showing the Borough's population at 196,000, as compared to the 2014 Mid Year Population Estimates of 198,300². Nevertheless, there can be no doubt that the Borough is growing and that such growth is set to continue.

The Borough is not only growing, but also 'churning' (which refers to the population inflows and outflows from the Borough). Between July 2012 and July 2014, ONS data showed that approximately 50,000 new residents came to the Borough, and

¹ D. Caradog Jones, 'Review of Becontree and Dagenham: by Terence Young', *The Economic Journal*, Vol. 44, No. 176 (Dec., 1934), pp. 708-711

² Office for National Statistics: 2001/2011 Census Data; 2014 Mid Year Population Estimates

roughly the same number left, meaning that the population churn was almost a quarter of the total population in the Borough.

However, the high population churn is not unusual for a London Borough. Table 1.1.1 presents the estimates of the population churn for the NELSA and Growth Boroughs for the same period and reveals that Barking and Dagenham’s churn is in line, if not marginally below, that of the other selected boroughs. Nevertheless, population churn brings with it a range of consequences – from additional administrative costs for local authorities to challenges around creating and developing sustainable communities.

Table 1.1.1 NELSA and Growth Boroughs population churn (2012-2014)

	Mid-2012 to Mid-2014 population churn	Share of mid-2014 population
Newham	89,309	28%
Redbridge	75,579	26%
Havering	43,176	18%
Greenwich	73,713	27%
Hackney	78,195	30%
Enfield	70,324	22%
Waltham Forest	69,316	26%
Tower Hamlets	90,501	32%
Barking and Dagenham	51,940	26%

Source: ONS

1.1.2 Age structure

ONS mid-year (2014) population estimates show that the proportion of the Borough’s population aged 0-15 is, at 27%, higher than the London average (20.3%) and the NELSA average (22.3%). Only 9.9% of the population is aged 65 and above, lower than both the London and NELSA averages. The 2037 projections for the Borough indicate an anticipated decrease in the proportion of the population aged 0-15, although as Table 1.1.2 highlights, the population is still expected to be larger in this age range than that found in London as a whole.

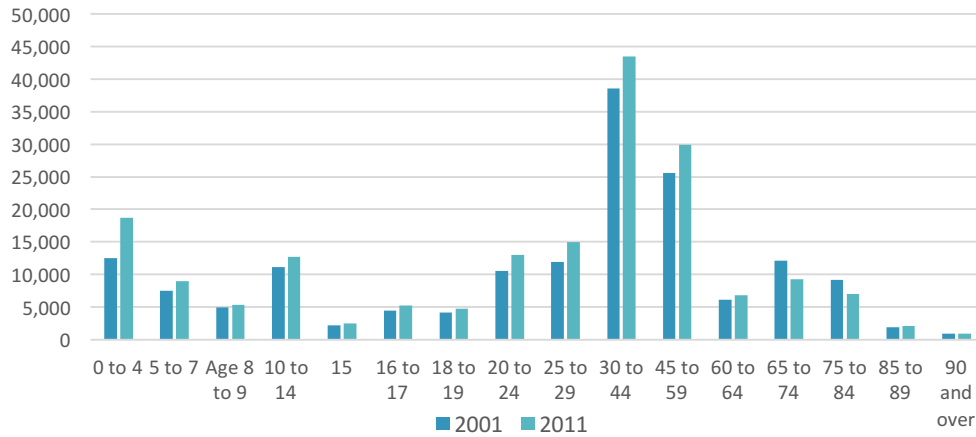
Table 1.1.2 Age structure – mid-year population estimates for 2014 and 2037

	2014			2037	
	LBBB	London	NELSA	LBBB	
Age	Number	%	%	%	
Aged 0 - 15	53,500	27	20.3	22.3	25.5
Aged 16 - 64	125,200	63.1	68.2	66.3	62.8
Aged 65 and over	19,700	9.9	11.5	11.4	11.6

Source: ONS, mid-year population estimates; ONS, 2012-based projections

The population is also changing shape. As Figure 1.1.1 highlights, between the 2001 and 2011 Censuses the 0-4 year old group grew significantly. However, a more recent analysis from the 2015 Community Mapping indicated that between 2012 and 2015 this has slowed, whilst the largest increase appears amongst primary school ages. Over the same period, there has been an overall decrease in the 60+ population, with the largest drop in the 80-89 age group.

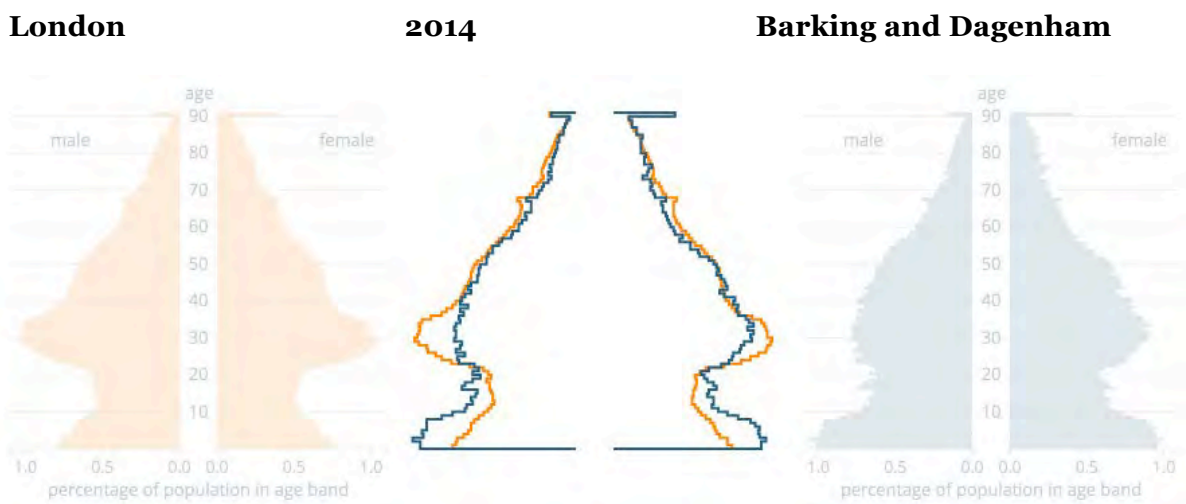
Figure 1.1.1 Population age-range in the Borough



Source: Census 2001, Census 2011

The population pyramids in Figure 1.1.2, based on population projections by ONS, illustrate the age structure of Barking and Dagenham’s population in comparison to that of London. In both 2014 and 2037 the Borough’s 0-20 age group is consistently larger than that of London. The figure emphasises the youthfulness of the Borough’s population, which, even if slowing amongst the very young, is feeding through into the demands on schools (discussed later).

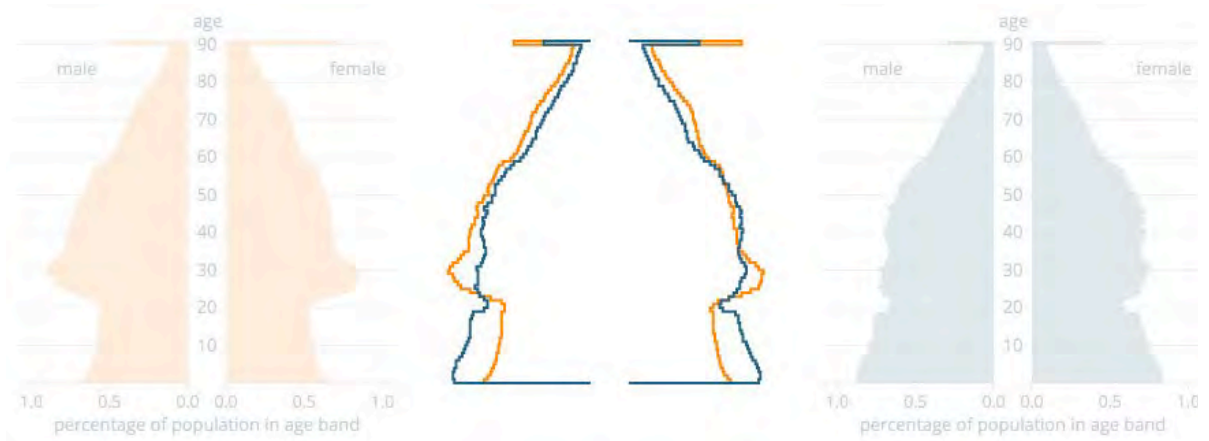
Figure 1.1.2 London and LBBDD population pyramids for 2014 and 2037 (2012-based population projections)



London

2037

Barking and Dagenham

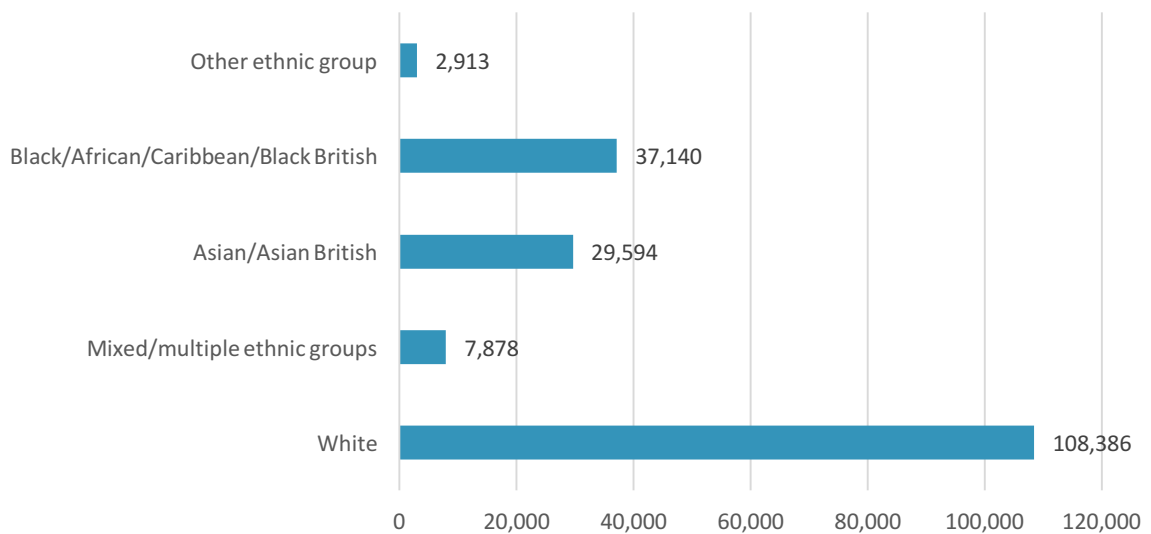


Source: Neighbourhood Statistics

1.1.3 Ethnicity

Between 2001 and 2011 the non-White population (BAME) of the Borough grew from 14.6% to 41.7%, with significant increases amongst the Black African (up from 4.4% to 15.4%) and the Bangladeshi (0.4% to 4.1%) populations during the same period.³

Figure 1.1.3 Ethnic composition



Source: Census 2011

The changes in the ethnic composition of the Borough are forecast to continue. The GLA has projected that the Borough will reach a BAME composition of 50.5% in 2016 (Greater London is projected to reach a BAME population of 50.1%, in 2038).

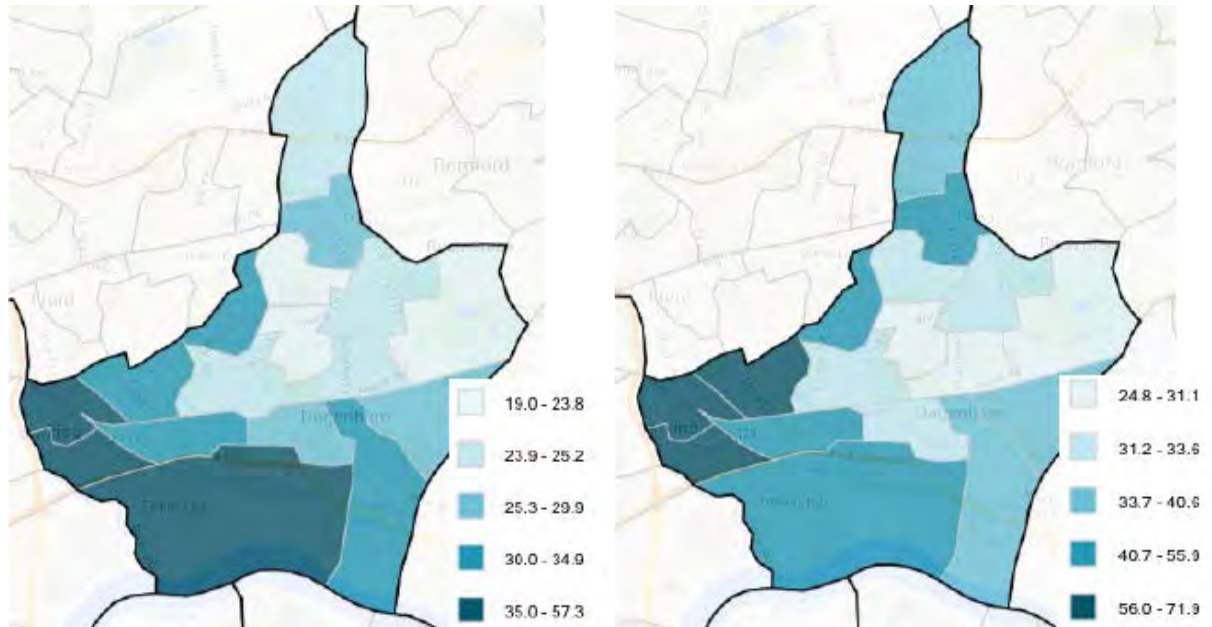
³ Office for National Statistics: 2001/2011 Census Data.

By 2041, it is projected that the BAME population of the Borough will be 64.3%.⁴ Figure 1.1.4 shows the distribution of ethnic diversity across the wards using 2011 data (for which mapping is available). It shows a spatial concentration of the BAME population in certain areas across the Borough.

Figure 1.1.4 Proportion of population not born in the UK (2011) and BAME (2011) by ward

Population % not born in the UK (2011)

BAME (2011)



Source: ONS Census (2011)

1.2 Internal migration

Internal migration flow data (year ending June 2014) shows that the inward net flow into the Borough was -1,120 (in flow 12,930/outflow 14,050). The boroughs of Newham (net 1,790), Waltham Forest (net 600), Tower Hamlets (net 590) and Redbridge (net 570) were the origin of the highest net inflows, whilst the boroughs of Havering (net -2,320), Thurrock (-840) and Basildon (-270) were the origin of the highest outflows.⁵ This eastward trend, with people moving from the Borough to Havering or Essex, is not new, with suggestions that this is part of a long-term trend associated with quality of life issues, including a better environment and more desirable houses.

⁴ <https://files.datapress.com/london/dataset/2013-round-ethnic-group-population-projections/update-12-2014-2013rnd-egpp.pdf>

⁵ ONS (2014) Internal Migration Estimates

2 Health and Well-Being

Health inequalities matter. They are detrimental for individuals and costly for public services and the wider economy. Addressing them should not be seen as the preserve of health services. Indeed, intervening in order to prevent poor health is crucial. The social determinants of health have been identified as key to health inequalities and include the conditions in which people live and work, such as their housing, education, employment, income, social relations and their physical environment. The focus of this chapter is on the health and well-being outcomes that are experienced in the Borough, but should be understood in the wider context of this report which includes discussions of a range of social determinants of health.

2.1 Life Expectancy, fertility rates, and mortality ratios

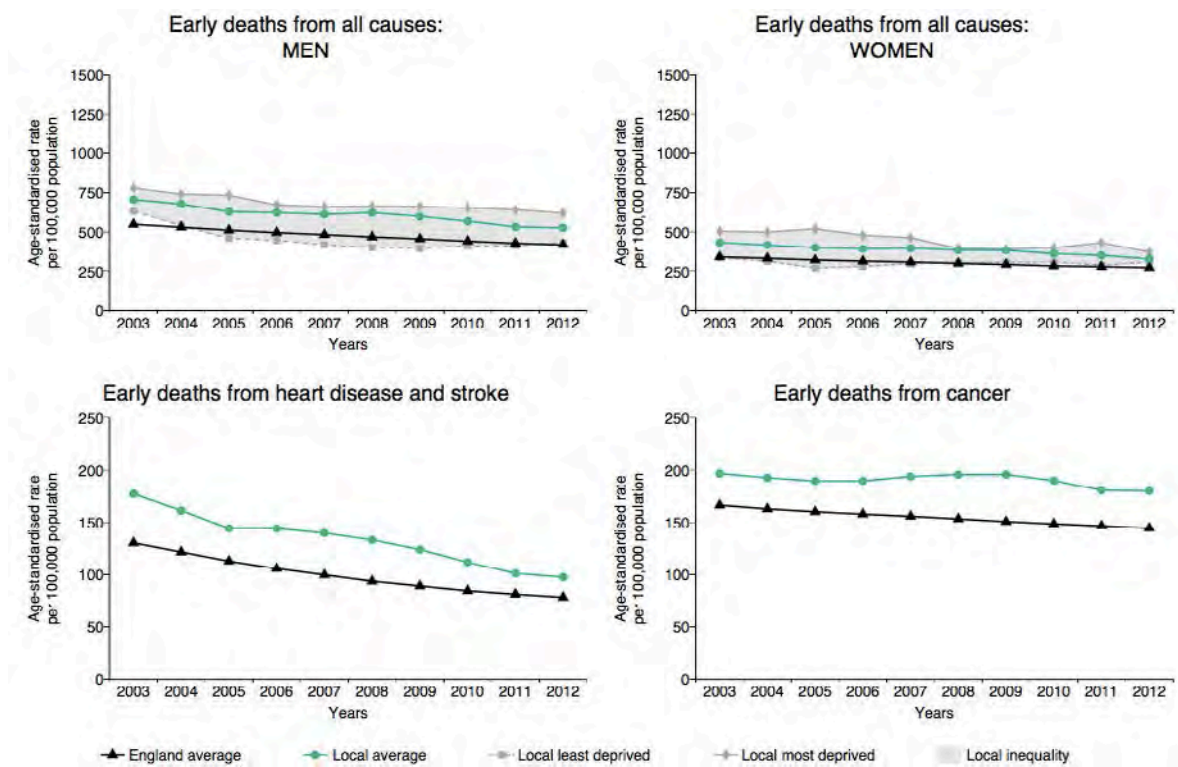
The Borough's youthful population profile is echoed in its General Fertility Rate (the number of live births per 1,000 women aged 15-44). In 2014 it stood at 79.4, which is higher than the rates for both London (63.3) and England (62.2).

Latest ONS estimates for the period 2009-2013 report a life expectancy at birth of 77.4 years for males and 81.9 for females in the Borough, which is significantly lower than both the English male (79.1) and female (83) averages. Healthy life expectancy at birth is 59.1 for males and 58.9 for females, also lower than the English male (63.5) and female (64.8) averages.

The Standardised Mortality Ratio (SMR) calculates whether the number of deaths in an area is higher or lower than the England and Wales average (=100) based on the age profile of the population. In 2014, the London figure was 91. This should be compared to the Borough's figure of 113, which is the highest figure amongst all of the London Boroughs, followed by Tower Hamlets (107), Greenwich (106), Lewisham (102) and Newham (101).

The charts below (Figure 2.1.1) provide a comparison of early deaths (under 75 years) in England and in Barking and Dagenham over time. Between 2003 and 2012, early death rates have been declining in the Borough but without closing the gap with the English average. The 'early deaths from all causes' charts also report information on the most and least deprived quintiles in the Borough. Health inequalities in the Borough are quite marked, with death rates for both men and women from the most deprived above those of the least deprived, particularly amongst men.

Figure 2.1.1 Early deaths – Barking and Dagenham



Source: Public Health England (2015) Barking and Dagenham: Health Profile 2015

Note: Data points are the midpoints of 3 year averages of annual rates, for example 2005 represents the period 2004 to 2006.

2.2 Health summary

The 2015 Public Health England profile of the Borough⁶ shows that obesity is a problem across the Borough, significantly worse than the English average. Other health issues where the Borough has above English averages include: smoking related deaths, cancer deaths – under 75 years, cardiovascular deaths – under 75 years, incidence of tuberculosis and teenage pregnancies.

The changing population is also having an impact on the types of health challenges in the Borough. The Black African and Asian populations are presenting with diseases more epidemiologically linked to certain ethnic groups within the UK, including tuberculosis, Sickle Cell anaemia and diabetes. Ensuring that health services reflect the needs of different groups, and also respond to cultural considerations amongst groups, is important for enabling effective prevention and treatment.

What is clear from the health profile is that many of the indicators associated with poor health outcomes are evident in the Borough. Tackling the (negative) social determinants of health is crucial to improving the well-being of the people in the

⁶ Public Health England (2015) Barking and Dagenham: Health Profile 2015.

Borough and will produce long-term benefits for individuals and the community, as well as reducing the economic impact of poor health.

Table 2.2.1 Health indicators: Public Health England profile of Barking and Dagenham (2015)

Domain	Indicator	Local No Per Year	Local value	Eng value	Eng worst	Regional average ^A		England Range	England Best
						England Worst	England Average		
Our communities	1 Deprivation	101,194	52.1	20.4	83.8				0.0
	2 Children in poverty (under 16s)	15,390	30.8	19.2	37.9				5.8
	3 Statutory homelessness	853	11.7	2.3	12.5				0.0
	4 GCSE achieved (5A*-C inc. Eng & Maths)†	1,234	58.2	56.8	35.4				79.9
	5 Violent crime (violence offences)	3,670	19.3	11.1	27.8				2.8
	6 Long term unemployment	1,288	10.5	7.1	23.5				0.9
Children's and young people's health	7 Smoking status at time of delivery	348	10.0	12.0	27.5				1.9
	8 Breastfeeding initiation	n/a	-	73.9					
	9 Obese children (Year 6)	648	26.2	19.1	27.1				9.4
	10 Alcohol-specific hospital stays (under 18)†	11.7	20.4	40.1	105.8				11.2
Adults' health and lifestyle	11 Under 18 conceptions	154	40.1	24.3	44.0				7.6
	12 Smoking prevalence	n/a	23.1	18.4	30.0				9.0
	13 Percentage of physically active adults	216	46.2	56.0	43.5				69.7
	14 Obese adults	n/a	31.6	23.0	35.2				11.2
	15 Excess weight in adults	260	63.5	63.8	75.9				45.9
Disease and poor health	16 Incidence of malignant melanoma†	12.7	10.7	18.4	38.0				4.8
	17 Hospital stays for self-harm	245	126.3	203.2	682.7				60.9
	18 Hospital stays for alcohol related harm†	856	547	645	1231				366
	19 Prevalence of opiate and/or crack use	1,079	8.9	8.4	25.0				1.4
	20 Recorded diabetes	11,991	7.3	6.2	9.0				3.4
	21 Incidence of TB†	67.0	35.1	14.8	113.7				0.0
	22 New STI (exc Chlamydia aged under 25)	1,405	1140	832	3269				172
Life expectancy and causes of death	23 Hip fractures in people aged 65 and over	144	621	580	838				354
	24 Excess winter deaths (three year)	96.5	25.2	17.4	34.3				3.9
	25 Life expectancy at birth (Male)	n/a	77.7	79.4	74.3				83.0
	26 Life expectancy at birth (Female)	n/a	82.4	83.1	80.0				86.4
	27 Infant mortality	17	4.5	4.0	7.6				1.1
	28 Smoking related deaths	255	384.0	288.7	471.6				167.4
	29 Suicide rate	10	6.7	8.8					
	30 Under 75 mortality rate: cardiovascular	97	97.5	78.2	137.0				37.1
	31 Under 75 mortality rate: cancer	179	179.7	144.4	202.9				104.0
	32 Killed and seriously injured on roads	47	24.7	39.7	119.6				7.8

Notes on Indicators:

1 % people in this area living in 20% most deprived areas in England, 2013 2 % children (under 16) in families receiving means-tested benefits & low income, 2012 3 Crude rate per 1,000 households, 2013/14 4 % key stage 4, 2013/14 5 Recorded violence against the person crimes, crude rate per 1,000 population, 2013/14 6 Crude rate per 1,000 population aged 16-64, 2014 7 % of women who smoke at time of delivery, 2013/14 8 % of all mothers who breastfeed their babies in the first 48hrs after delivery, 2013/14 9 % school children in Year 6 (age 10-11), 2013/14 10 Persons under 18 admitted to hospital due to alcohol-specific conditions, crude rate per 100,000 population, 2011/12 to 2013/14 (pooled) 11 Under-18 conception rate per 1,000 females aged 15-17 (crude rate) 2013 12 % adults aged 18 and over who smoke, 2013 13 % adults achieving at least 150 mins physical activity per week, 2013 14 % adults classified as obese, Active People Survey 2012 15 % adults classified as overweight or obese, Active People Survey 2012 16 Directly age standardised rate per 100,000 population, aged under 75, 2010-12 17 Directly age sex standardised rate per 100,000 population, 2013/14 18 The number of admissions involving an alcohol-related primary diagnosis or an alcohol-related external cause, directly age standardised rate per 100,000 population, 2013/14 19 Estimated users of opiate and/or crack cocaine aged 15-64, crude rate per 1,000 population, 2011/12 20 % people on GP registers with a recorded diagnosis of diabetes 2013/14 21 Crude rate per 100,000 population, 2011-13, local number per year

figure is the average count **22** All new STI diagnoses (excluding Chlamydia under age 25), crude rate per 100,000 population, 2013 **23** Directly age and sex standardised rate of emergency admissions, per 100,000 population aged 65 and over, 2013/14 **24** Ratio of excess winter deaths (observed winter deaths minus expected deaths based on non-winter deaths) to average non-winter deaths 01.08.10-31.07.13 **25, 26** At birth, 2011-13 **27** Rate per 1,000 live births, 2011-13 **28** Directly age standardised rate per 100,000 population aged 35 and over, 2011-13 **29** Directly age standardised mortality rate from suicide and injury of undetermined intent per 100,000 population, 2011-13 **30** Directly age standardised rate per 100,000 population aged under 75, 2011-13 **31** Directly age standardised rate per 100,000 population aged under 75, 2011-13 **32** Rate per 100,000 population, 2011-13

† Indicator has had methodological changes so is not directly comparable with previously released values. ^ "Regional" refers to the former government regions.

Source: Public Health England (2015) Barking and Dagenham: Health Profile 2015

Key issues raised in the profile, include:

- the prevalence of obesity, which is worsening amongst young people, and for adults, is some 5.6 percentage points above the English average.
- teenage pregnancy, which is significantly worse than the English average. In 2013, there were 154 conceptions in teenagers aged 15-17, or 40.1 conceptions per 1,000 females, compared to a figure of 24.3 nationally.
- smoking prevalence is worse than the English average and has increased from 21.9% in 2014 to 23.1% in 2015.
- the number of people diagnosed with diabetes was of 11,991, which corresponds to 7.3% of GP registrations, a proportion higher than the English average of 6.2%.
- the rate of new cases of TB was of 35.1 per 100,000, which is significantly worse than the English average of 14.8.
- the number of people diagnosed with sexually-transmitted infections (STIs) was 1,405, corresponding to a rate of 1,140 per 100,000, which is significantly worse than the English average of 832.

2.3 Joint Strategic Needs Assessment

The Borough's Joint Strategic Needs Assessment (JSNA) 2015 has identified a range of different actions that are needed to improve health outcomes during key life stages, including maternity, pre-birth and early years, adolescence, adulthood, older age and amongst vulnerably and minority groups. It highlights the need for greater interventions not only to address health needs but also to encourage take up of preventative health care measures.

For example, the JSNA has identified that:

- Childhood and older immunisation, as well as health screening, are areas below the national take-up average;
- Childhood dental health is poor, with one in every five-year old suffering decay, higher than both the London and English averages;
- HIV diagnosis is above the London average and three times above the English average

- The number of people smoking in the Borough, although decreasing, is still the highest in London.

The JSNA has set out a range of priorities, including closing the life expectancy gap to the London average, and improving health and social care outcomes through integrated services.

2.3.1 Mental Health

Mental health problems may lead to or be the cause of social exclusions, and also have repercussions on the economic life of individuals, for example preventing them from finding stable employment.

Serious mental illness refers to conditions such as schizophrenia, bipolar affective disorders, and other psychoses. In Barking and Dagenham this is a health issue less prevalent than in London as a whole: data from 2013/2014 indicates that 0.76% of GP registered adults in the Borough had a serious mental illness, while the London wide level of mental ill-health was 1.05%. Depression has a lower prevalence in the Borough (3.8%) than the English (6.5%) and London (4.8%) averages.

Older people (aged 65+) may require additional support when experiencing mental illnesses. In Barking and Dagenham, depression and severe depression in the 65-69 age group are conditions more common among women than men (JSNA, 2015) and, as the population age and this group enlarges, the number of patients requiring assistance for severe depression is projected to increase. The JSNA also highlights that the number of people in need for mental health services is expected to increase by 20% by 2025 (2014-2015 projections).

2.4 Health Devolution and Care City

The Borough is part of two new health care initiatives which have the potential to yield important health improvements.

In December 2015, it was announced that the Borough would be part of a devolution pilot, with the NHS Clinical Commissioning Groups, the Barking, Havering and Redbridge NHS Trust and the NELFT NHS Foundation Trust, alongside the Boroughs of Havering and Redbridge, to develop a business case for an 'Accountable Care Organisation' with the task of integrating more closely primary and secondary care. Early intervention and the management of chronic illnesses are to be the focus of the pilot.

January 2016 will see the formal opening of the Care City Health Ageing Innovation Centre in Barking. A partnership between the Borough and the North East London Foundation Trust, Care City is to be a healthcare research centre and is expected to contribute to, and support, outer north east London's health and social care sector.

Bringing together people from the public, private, and community and voluntary sectors, Care City will support innovation in health and social care to improve health outcomes. A part of Care City's wider agenda is to help local people to gain the necessary capabilities in the sector to access employment opportunities.

2.5 Well-Being

Well-being matters. Not only is it about how people feel about their life, but it also has an objective dimension that incorporates self-reporting mechanisms around measures such as health and a sense of safety, as well as objective measures including life expectancy and poverty. What is important is that well-being has wider consequences for people, including on their physical and mental health, and their social and economic resilience. There are many factors that contribute to a sense of well-being and this section will focus on only some of them, including poverty and deprivation, personal well-being and crime in the Borough.

2.5.1 Poverty and deprivation

The 2015 Indices of Multiple Deprivation (IMD) released at the end of September (2015) report that, of the 326 local authorities in England, Barking and Dagenham, with regard to

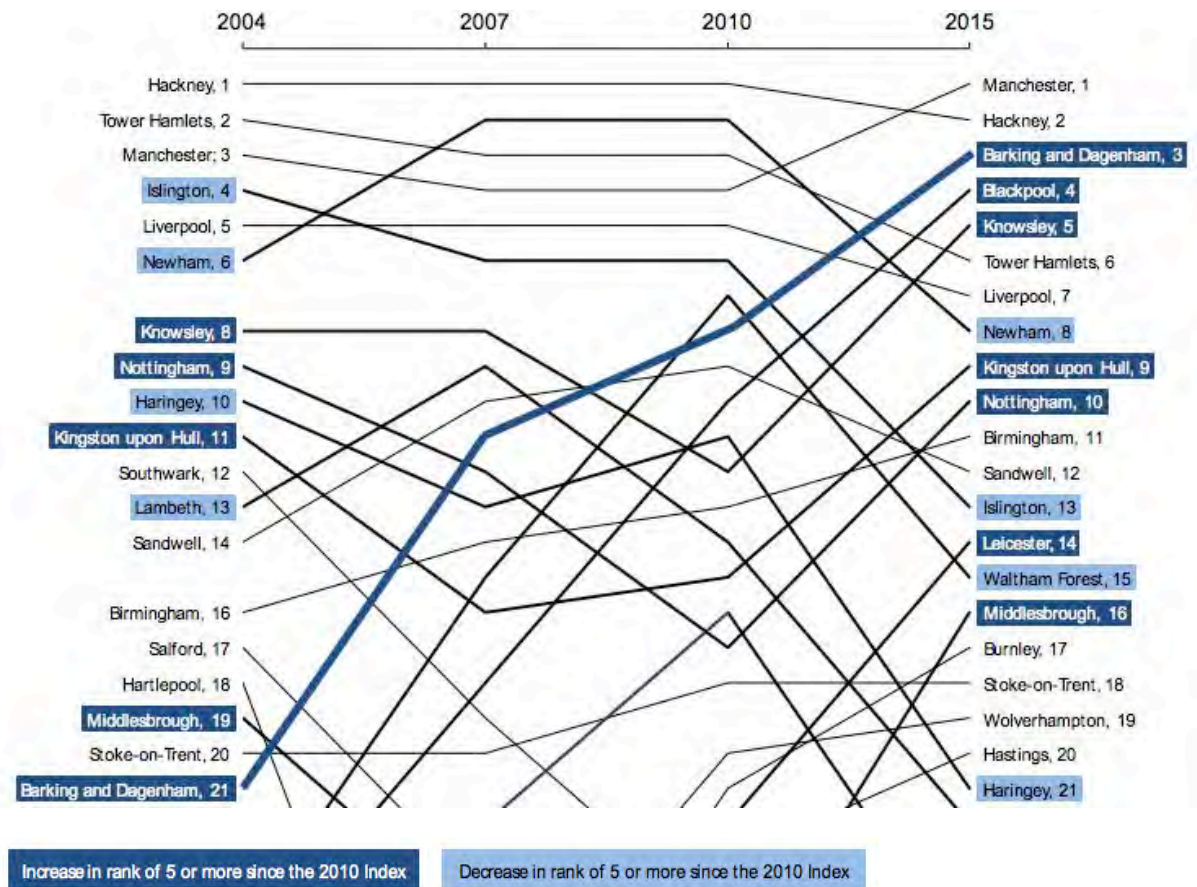
- income deprivation, is the 9th most deprived local authority, with 24.2% of the population living in income deprived households;
- income deprivation affecting children, is the 11th most deprived local authority, with 31.9% of children living in income deprived households;
- income deprivation affecting older people, is the 16th most deprived local authority, with 27.9% of older people living in income deprived households;
- employment deprivation, is the 45th most deprived local authority, with 15.6% of working age adults in employment deprivation;
- education, skills and training deprivation, is the 78th;
- health deprivation and disability, is the 77th;
- crime, is the 4th;
- barriers to housing services, it is the 5th; and,
- living environment, it is the 81st.

The Indices of Multiple Deprivation show that the Borough has become relatively more deprived, moving from the 21st to the 3rd most deprived local authority since the 2010 index (Figure 2.5.1).⁷

Figure 2.5.1 Changes in rank of the most deprived local authority districts according to the average rank summary measure of the IMD indices⁸

⁷ It is important to note the relative nature of the IMD: local authority areas may go up or down based on the improving or worsening performance of other areas.

⁸ Average rank: population weighted average of the combined ranks for the LSOAs in a larger area.

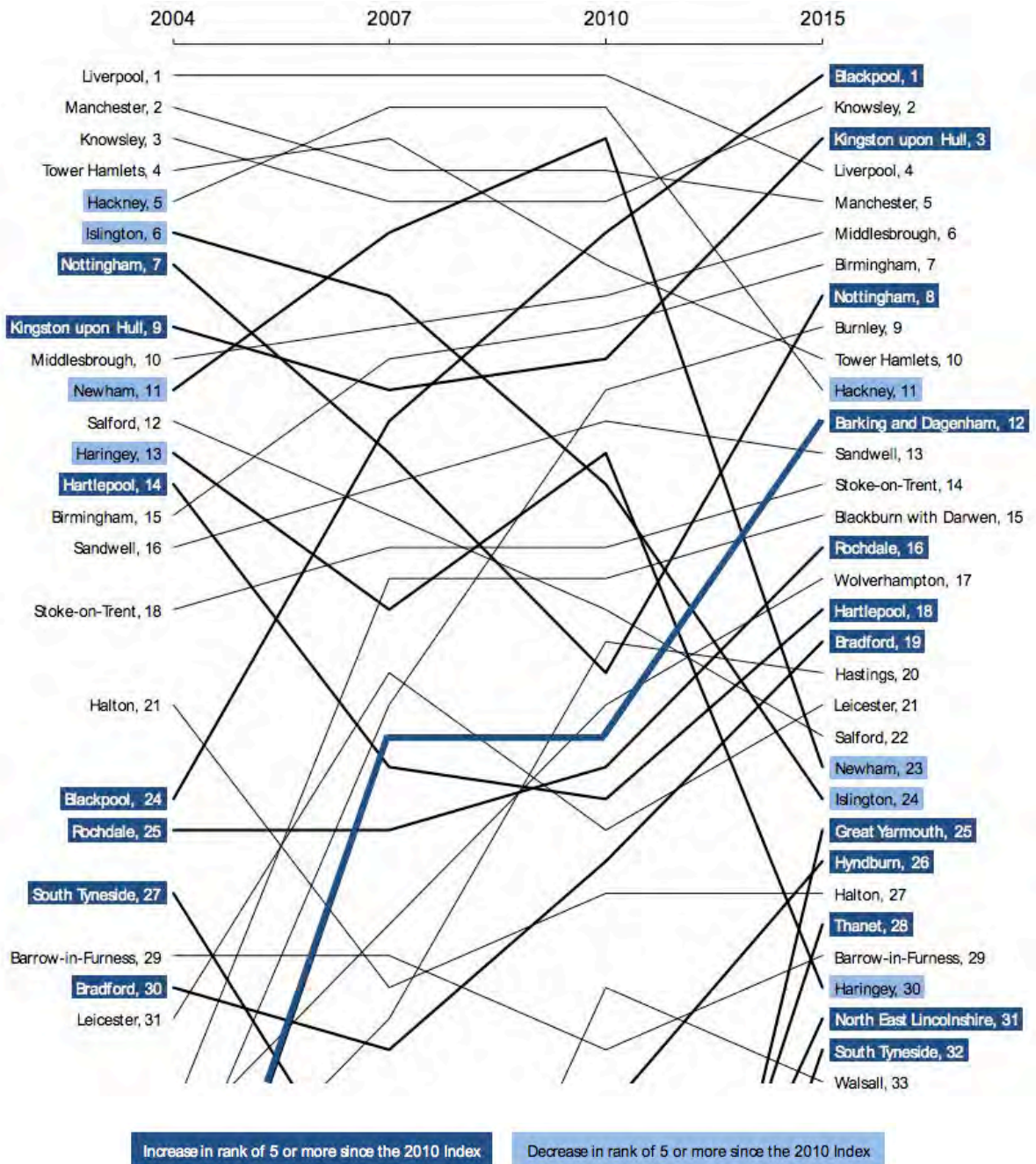


Source: English Indices of Deprivation 2015 – Research Report. Note: any change in rank position represents relative change only.

Figure 2.5.2 shows the change in rank according to the average score summary measure, where Barking and Dagenham is at the 12th place.⁹ It is important to note that a worsening rank may not indicate greater deprivation but a slower reduction in deprivation when compared to other local authority areas, whilst an improvement in rank may reflect greater deprivation in other areas.

Figure 2.5.2 Changes in the rank of the most deprived local authority districts according to the average score summary measure of the IMD indices

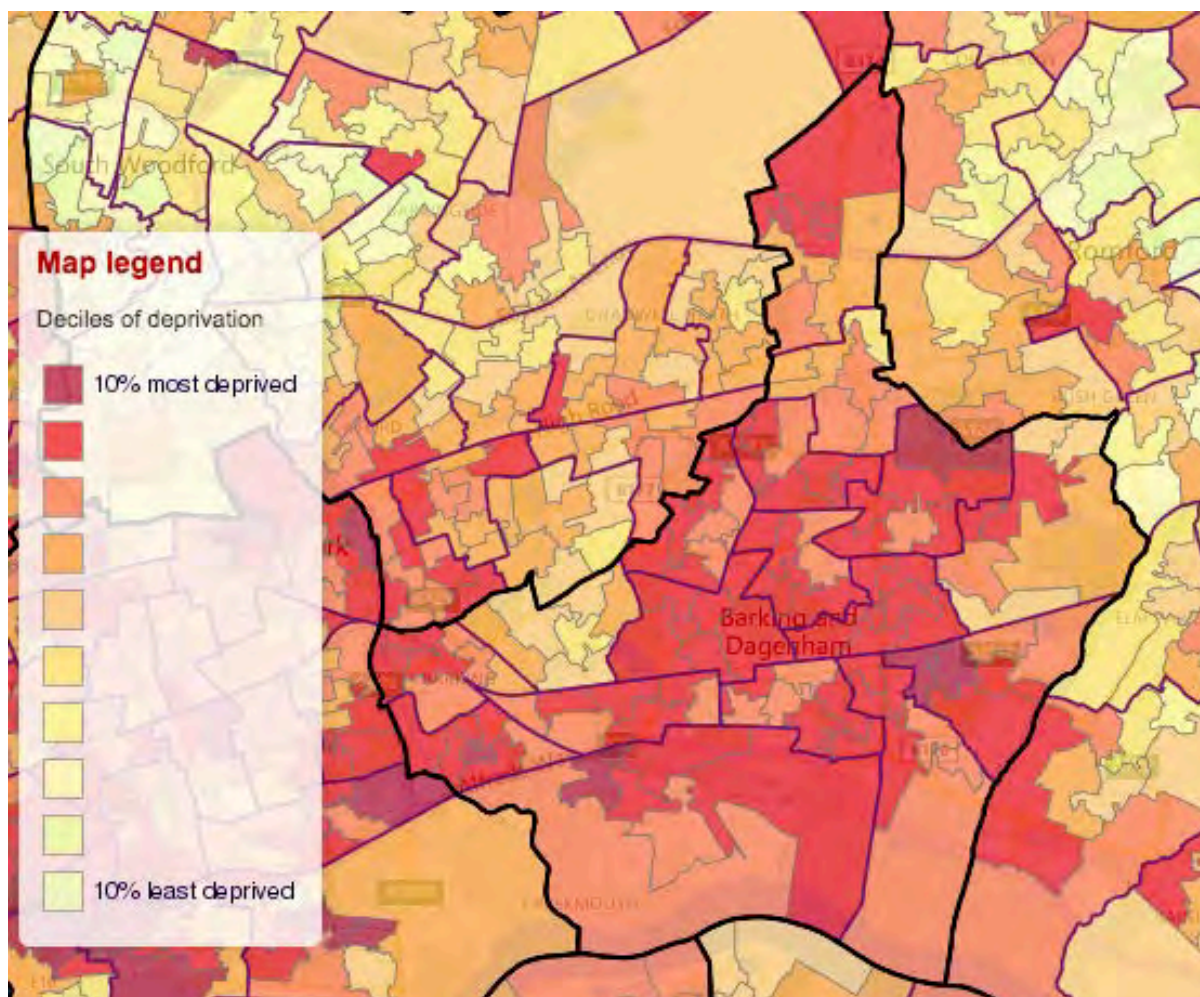
⁹ Average score: population weighted average of the combined scores for the LSOAs in a larger area.



Source: English Indices of Deprivation 2015 – Research Report. Note: any change in rank position represents relative change only.

As Figure 2.5.3 demonstrates, the 2015 Indices, when mapped, show spatial differences, with higher deprivation levels in areas around the centre of the Borough and in the northern part of the ward of Chadwell Heath.

Figure 2.5.3 Index of Multiple Deprivation – LSOAs (September 2015)



Source: dclgapps.communities.gov.uk

2.5.2 Child poverty

Child poverty has long-term implications for the life chances of a child. The consequences of poor quality housing, the greater likelihood of poorer health and lower levels of educational attainment, make it difficult for children to fulfil their potential as adults.

In the Borough 37% of children are in poverty after housing costs: the tenth worst local authority in the UK for child poverty. According to the latest data from 2013, the wards with the highest levels of child poverty are Gascoigne (43%), Abbey (41%) and Thames (41%).¹⁰

The proportion of children living in low income families¹¹ is 27.8% in Barking and Dagenham, which is above the average for England which is 18%¹². The reported

¹⁰ End Child Poverty, 2014

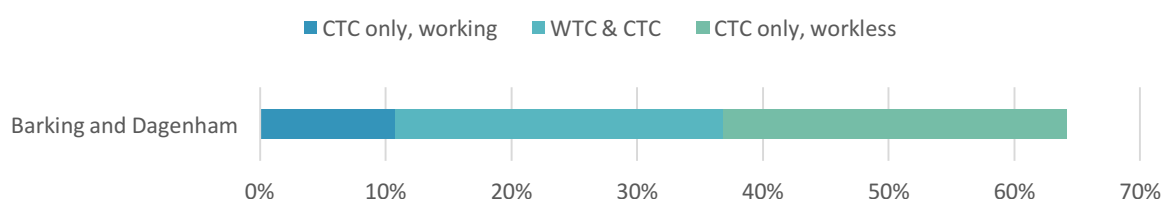
¹¹ Families in receipt of out-of-work benefits or in receipt of tax credits where their reported income is less than 60% of UK median income.

¹² 2013 snapshot as at 21 August 2013

proportion for Barking and Dagenham, which is for 2013, constituted a decrease from the 2012 figure, which was at 30.2% (18.6% for England).

Another way of looking at child poverty is to consider the proportion of young people (aged 0 to 19) in families benefitting from tax credits. Child tax credits (CTC) can be claimed by working or workless families with children under 16, or under 20 and in full-time education or training. The amount received depends on a series of circumstances, such as family's income, number of children, and whether a child has a disability. Working tax credits (WTC) instead can be claimed by people working a certain number of hours a week and having an income below a certain level. Among the London Boroughs, with 64% of children benefitting from tax credits, Barking and Dagenham is fourth after Tower Hamlets (71%), Hackney (70%), and Newham (69%). Of the 13,200 in-work families in the Borough (in 2013/2014), 1,300 with no children are receiving working tax credits (only).

Figure 2.5.5 Proportion of 0-19 year olds in families receiving tax credits



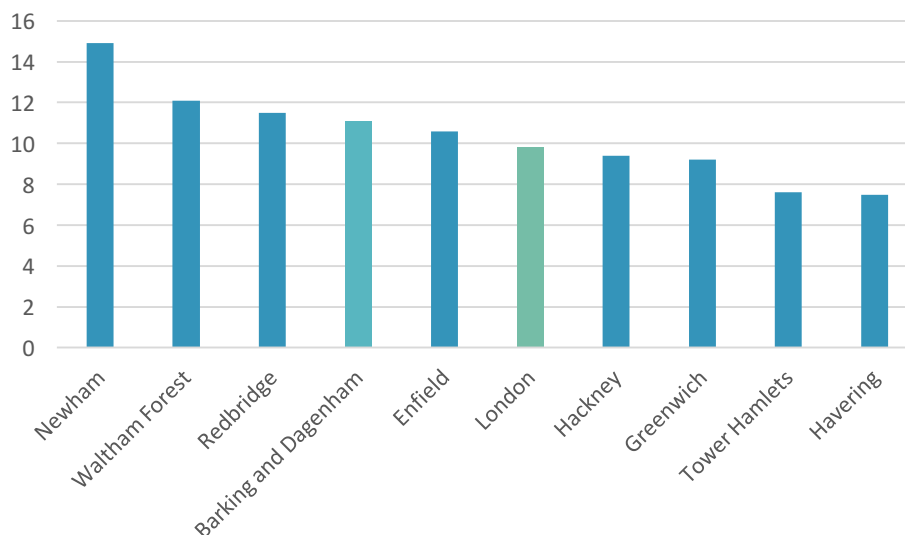
Source: londonpovertyprofile.org.uk

2.5.3 Fuel Poverty

The impact of fuel poverty extends beyond the directly associated poor health outcomes. Indeed, fuel poverty, and the compounding problems around it, including poor quality homes and low-income, have far wider consequences with research suggesting negative effects on children's educational attainment, well-being and resilience, as well as contributing to increased care needs amongst older and vulnerable people.

The latest statistical release from the Department of Energy and Climate Change on fuel poverty provides estimates for 2013. In 2013, Barking and Dagenham had 7,877 fuel poor households, corresponding to 11% of all the households in the Borough. This estimate puts Barking and Dagenham in fourth place amongst the Growth Boroughs and NELSA for the highest proportion of fuel poor households, and well above the London average (9.8%).

Figure 2.5.6 Fuel poor households in NELSA and Growth Boroughs (2013)



Source: DECC, 2013 sub-regional fuel poverty

2.5.4 Crime data

Between 2012/2013 and 2014/2015, crime rates in the Borough have declined from a rate of 90.5 offences per 1,000 people in 2012/2013 to a rate of 81.8 in 2014/2015. Despite this, the fear of crime in the Borough is high: the JSNA reported estimates from the last quarter of 2014/2015 by the Metropolitan Police Service highlighting that although there had been an improvement in the proportion of people thinking that the police were doing a good job in the Borough (55% in 2013/2014 and 57% in 2014/2015), the proportion of people worrying about crime (36%) is well above the London average (25%).

Violent crime is a significant issue in Barking and Dagenham: according to the JSNA in 2014/2015, violent crime accounted for 37% of all notifiable offences within the Borough, which is higher than the rate for the Metropolitan Police Service areas of 33%. In 2014/2015, Barking and Dagenham also had the highest rate across London for domestic abuse offences.

2.5.5 Personal well-being

ONS monitors personal well-being in the UK asking four questions in the Annual Population Survey that capture how satisfied someone is with their life, to what extent they feel the things they do in their life are worthwhile, and how happy and how anxious they feel. Estimates of personal well-being from the Annual Population Survey personal well-being dataset (ONS) for 2013/2014 indicate that Barking and Dagenham was the London Borough with the lowest level of life satisfaction, with 11% of the respondents rating their life satisfaction as 'low', compared to only 6% of the respondents for London and England that rated their life satisfaction as low. The Borough is also second from bottom among London local authorities for the well-being indicator 'worthwhile', which reflects whether people feel that what they do in their life is worthwhile. Also for the indicator 'happiness' and 'anxiety' the Borough is doing poorly compared to the other London local authorities, ranking second to last for both indicators.

2.5.6 Troubled Families

The government launched the Troubled Families Programme in 2012, in part as a response to the 2011 August riots. It aimed to ‘turn around’ the lives of 120,000 of the most troubled families in England – families with simultaneous problems of welfare dependency, school exclusion and truancy, and youth convictions and anti-social behaviour. Local authorities could also refer families that they believed placed a high cost on local services, experienced two out of the three problems above and/or had issues such as substance abuse and domestic violence.

The Department for Communities and Local Government (DCLG) has argued that troubled families cost £75,000 each in welfare and public service interventions. Although this measure has been criticised, taken at face value, the total cost to the taxpayer of troubled families in Barking and Dagenham would be £48.275 million.

Local authorities received funding for turning the lives of families around, measured by:

- Fewer school exclusions and improved attendance rates over three terms;
- 60% less anti-social behaviour interventions and 33% less offending;
- Participation in DWPs welfare to work schemes and/or the end of a period as a welfare recipients and the take up of paid work for six months; and,
- Reductions in the cost of statutory measure associated with family problems.

The Borough was funded to work with 645 families. As of May 2015 the Council noted that it had turned around 100% of its families and attributed its success largely to its network of children’s centres which Ofsted judges as “outstanding” or “good” and through the co-ordination of multi-agency interventions.

It is worth noting that many interventions undertaken in the Borough as part of the Troubled Families Programme were already part of existing programmes. The ‘whole family approach’ used by the Council, which they suggest lies at the heart of their successes, was being used before the Troubled Families Programme was introduced.

Whilst the Borough claims a 100% success rate, the success nationally by October 2014 is 73%. 90% of these achieved education and crime prevention related targets and 17% achieved welfare to work and employment targets. However, critics of the wider programme have noted that the education and crime prevention targets have been measured to reduce the need for statutory interventions (such as school exclusions) – so other problems in the home that do not necessarily require statutory interventions may remain. A family can meet one criteria for success, but still be suffering problems such as domestic violence, alcohol abuse and poverty. Accordingly, the Council should not ignore the complex needs which many families may continue to face.

3 Education

Educational attainment continues to be an area of underperformance for the Borough, despite significant past improvements. Between 2004 and 2011, GCSE attainment improved by over 25% in the Borough, compared to a London-wide improvement of 21%. However, that success has not continued.

Given the importance of educational attainment to life chances, there is a need to ensure that the whole Borough is focused on improving educational attainment across the entire community. Doing so will contribute to improving the wider economic position of individuals and families in the longer-term and also help prevent and address a range of other negative outcomes, including health inequalities.

This chapter examines early years provision, the educational outcomes and attainment levels at different key stages in the Borough, before considering the higher education destinations of students.

3.1 Child Care Provision

The provision of high quality child care is important, supporting the development of children and enabling parents to work, or prepare for work. Indeed, local authorities are required to secure sufficient childcare for working parents, or parents who are studying or training for employment, for children aged 0-14.

Since 2009, the Council has been delivering 15 hours of free early education to some of the most disadvantaged 2 year olds who live in the Borough. In September 2014, this target was extended to 40% of the least advantaged two year olds.

3.1.1 Affordability

Childcare costs in the Borough are amongst the lowest in London. The average weekly price for a place in day nursery for a child under 5 is £201.07, compared to £282.47 in London and £215.88 nationally.

Nevertheless, parents still find childcare in the Borough expensive (the average weekly income in the Borough is £534.50). The Council is delivering free entitlement of 15 hours' early education for all 3 and 4 year olds whose parents require it, and working to build up the take up rate of the 2-year-old offer.

3.1.2 Age range and level of provision

Two year olds meeting the eligibility criteria for free school meals are entitled to a free early education place, as well as those looked after by the state, those with Special Educational Needs (SEN) or who attract Disability Living Allowance, as well as children with parents claiming working tax credit but with incomes lower than the free school meals threshold. In total, the Borough's as yet unmet target is for 2,055 places, with only 1,289 being currently delivered.

The increased need for places to meet the two years old offer has put increased pressure on places for three and four year olds. Although there is spare capacity in most areas of the Borough, there are no vacancies for funded two year olds. The Council is working with child minders to increase the provision of spaces.

3.1.3 Quality

As of September 2015, 85% of day care in the borough is rated good or outstanding by Ofsted. 76% of pre-schools are good or outstanding, 82% of school clubs and 82% of child minders are also rated good or outstanding. However, the number of outstanding providers is below the national average. Given the importance of early years this is an area where fast, effective interventions are required if the Council is to meet its ambition of every child attending a good or outstanding early year's provider quickly.

However, Ofsted inspections were particularly positive with regard to Children's Centres. The Borough has a network of Children's Centres that offer a range of services to children and parents, including: family support, day-care, jobs and training support, and play and communication/school readiness. Barking and Dagenham Children's Centres have been rated the most successful in the country, with ten centres rated as "outstanding" and one as "good".

3.2 Ofsted

Before going on to consider the educational outcomes of children in Barking and Dagenham, it is useful to consider Ofsted's most recent report on the Borough. Based on inspections in November 2014, Ofsted has highlighted a number of key areas where the Borough needs to improve.

A central message was the need to raise ambitions within the Borough. Acknowledging that there was strong leadership from senior officers and elected members, Ofsted nevertheless found that:

- There was a need to 'accelerate the challenge' to schools judged less than good. Incremental improvements were taking place however the number of students at good or outstanding schools still remained below the national average. Furthermore, there needed to be an acceleration in the ambition for good schools to become outstanding, with Ofsted finding that the target figure for this was 'too modest'.
- At the same time, the Council needed to be more willing to intervene, and had not made 'sufficient use' of its powers of intervention. Where alternative approaches had been pursued they were not considered to have produced the rapid improvements deemed necessary.
- Schools were carrying forward significant balances, with a half of schools 'exceeding acceptable boundaries' and a third 'carrying significant underspends of between 16% and 30%'. Ofsted emphasised the need for resources to reach pupils and to support school improvements.
- Improving data analysis and addressing inconsistencies in the way in which data was interrogated was required to ensure the local authority identifies

underperformance in school quickly.

What is evident from this criticism is that the Council’s ambitions for its schools are not ambitious enough. As the following analysis of educational attainment highlights, there is still room for significant improvement for the Borough to move closer to the London average. Such progress will be essential for enabling its young people to fulfil their potential.

3.3 Educational Attainment Outcomes

Educational attainment is one area where the different trajectories within the Borough are stark. From an early age, differences along ethnic group lines emerge, with the White community performing poorly compared to other communities in the Borough. The White community has arguably been the most effected by the changes to the industrial base of the area. The path from school to a seemingly permanent job in a local factory has been broken, and instead new journeys to employment are required. In an era when education and qualifications are crucial to improving the economic position of a person, supporting this community to raise its ambitions and improve its attainment will be crucial.

3.3.1 Early Years reception (age 4-5)

Reception year students (aged 4-5) are assessed in the early learning goals of mathematics and literacy, as well as in the prime areas of learning. These are: personal, social and emotional development; physical development; and communication and language. Those who achieve at the expected or above levels are deemed to have a ‘Good Level of Development’. The percentage of young people in the Borough achieving a Good Level of Development in 2015 is in line with the London average and for the first time above the national average.

Table 3.3.1 Percentage of pupils achieving a Good Level of Development

	2014	2015
LBB	60%	68%
London	62%	68%
England	60%	66%

Source: LBB

A piece of research provided by the Council reports that children that attended a Children’s Centre in the Borough for at least twelve times were on average six points ahead on achieving a Good Level of Development in 2015.

3.3.2 Key Stage 1 (age 5-7)

Since 2012 results for pupils achieving Level 2 or above and Level 3 in reading, writing and maths have been improving. In 2015, attainment in writing and maths for the Borough's pupils has risen above the national average and is now in line with the London average at both L2B+ and L3+. Attainment at L2B+ in writing are above the national average but below the London average. Attainment at Level 3 and above in maths and writing are now above both the national and London average.

Table 3.3.2 Percentage of pupils achieving L2B+ and L3+ in reading, writing, and maths

		LBBB				London	England
		2012	2013	2014	2015	2015	2015
Reading	L2B+	76	78	82	83	83	82
	L3+	23	25	29	33	33	32
Writing	L2B+	64	66	70	73	74	72
	L3+	12	13	15	20	19	18
Maths	L2B+	76	78	80	83	83	82
	L3+	19	22	25	29	28	26

Source: LBBB

3.3.3 Key Stage 2 (age 7-11)

There has been general progress on the headline results from 2012 and 2015 amongst pupils in the Borough. The floor target combined figure of L4+ in reading, writing, and mathematics, the Borough has shown an improvement of eight percentage points from 2012, surpassing the national average by one percentage points in 2015 but being still below the London average.

Table 3.3.3 Key Stage 2 attainment

		LBBB				London	England
		2012	2013	2014	2015	2015	2015
Reading	L4+	85 (-2)	84 (-2)	86 (-2)	89(=)	91	89
	L5+	42 (-6)	37 (-8)	46 (-4)	44 (-4)	51	49
	L6+	0 (=)	0 (=)	0 (=)	0 (=)	0	0
Writing	L4+	80 (-1)	82 (-1)	86 (+1)	87(=)	88	87
	L5+	25 (-3)	28 (-2)	30 (-3)	35 (-1)	39	36
	L6+	1	1	1(=)	1.4 (-0.6)	-	2
Maths	L4+	83 (-1)	85(=)	86 (+1)	89(+2)	90	87
	L5+	35 (-4)	39 (-2)	43 (+1)	41 (-1)	46	42
	L6+	3(=)	5 (-2)	9(=)	8 (-1)	12	9
Combined L4+RE, WR & MA (floor 65)		73 (-2)	75(=)	78 (-1)	81 (+1)	84	80
'Good Level 4'				64 (-3)	69(=)	72	69
Spelling,	L4+			77 (+2)	82 (+2)	85	80

punctuation grammar	L5+		55 (+3)	59 (+3)	63	55
	L6+		4 (=)	4 (+)	6	4

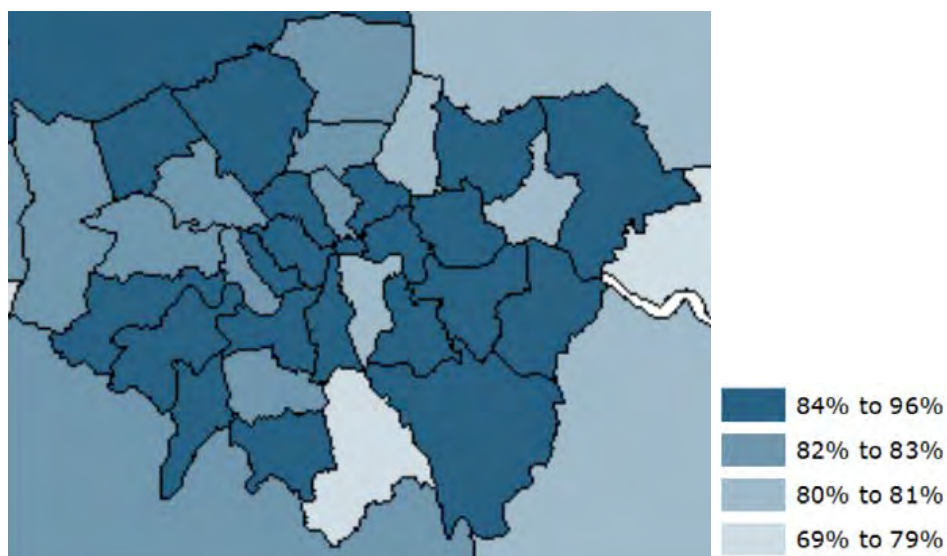
Source: LBBD / 2015 figures updated from Department for Education

Note: in brackets, deviation from the national average; Barking and Dagenham estimates for state-funded schools, England for all schools

The map in Figure 3.3.1 (below) highlights that the Borough is in the bottom four of all London Boroughs for the proportion of pupils achieving Level 4 or above in reading, writing and mathematics. Indeed, in 2015, one school in the Borough did not even reach the floor standard at KS2. Poor attainment is already evident amongst children aged 7 to 11.

At this stage the White population is underperforming at achieving Level 4 or above in reading, writing, and mathematics (2015), at 75% compared to the London average at 83%, while the Mixed and Asian population is just one percentage point below the London averages (83% compared to 84% for Mixed, and 86% compared to 87% for Asian) and the Black population is one percentage point above (82% compared to 81% for London).

Figure 3.3.1 Percentage of pupils achieving level 4 or above in reading, writing and mathematics by local authority (state-funded schools) (2015)



Source: Department for Education

3.3.4 Key Stage 4/GCSE (age 14-16)

The headline measure at this level of five A*-C GCSEs has worsened between 2012 and 2015. Although it is in line with the national average, it is seven percentage points below the London average, representing a key area for future improvement. Attainment in English is above the national average but mathematics is below it for both A*-C and A*-A measures.

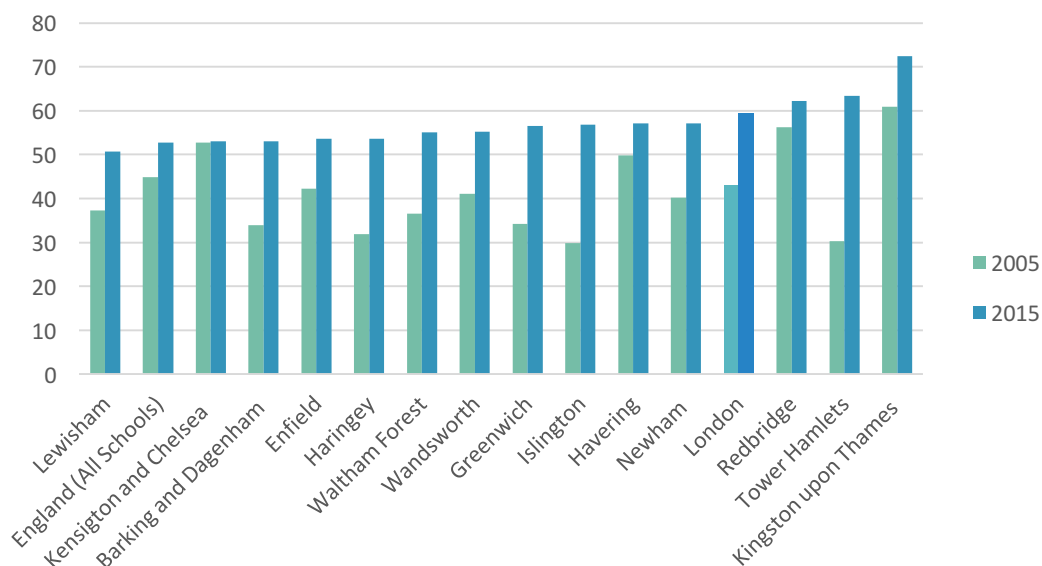
Table 3.3.4 Key Stage 4 attainment

		2012	2013	2014	2015	2015	2015
5A*-C EN & MA (floor 40)		59 (-0.8)	60 (+1)	58 (+5)	53 (=)	60	53
English	A*-C	69 (+6)	74 (+12)	77 (+13)	71		44
	A*-A	11 (-6)	15 (=)	14 (+1)	12 (+1)		11
Maths	A*-C	68 (+2)	66 (-2)	67 (+3)	63 (-1)		64
	A*-A	16 (-4)	14 (-5)	16 (-2)	17 (-1)		18
EBacc (all subjects)		5 (-13)	14 (-9)	20 (-3)	20 (-3)	30	23
5A*-C (Level 2 at 16)		83 (+1)	82 (+1)	66 (+2)	66 (+2)	70	64
5A*-G EN & MA		93 (+1)	93 (+2)	91 (+6)	87 (+2)	92	85
5A*-G (Level 1 at 16)		95 (+1)	94 (=)	93 (+3)	96 (+5)	95	91

Source: LBBD Note: The deviation from the national average is in brackets.

Between 2005 and 2015, GCSE attainment improved by over 56% in the Borough, this compared to a London-wide improvement of 38%. However, as the chart below demonstrates, this improvement belies the fact that the Borough's performance continues to lag. In 2005, at 5+ GCSE A*-C (English and Maths), the Borough was fifth from bottom amongst all London boroughs, whilst in 2015 it was third from bottom. It is worth noting that Islington, the worst performing London Borough in 2005, is now thirteenth from the bottom.

Figure 3.3.2 5+ GCSE A*-C 2005 and 2015 (English and Maths) - selected London Boroughs ¹³



Source: education.gov.uk

¹³ The Boroughs selected are the NELSA/Growth Boroughs. Kensington and Chelsea and Kingston upon Thames are included as they were the best performing boroughs in 2014 and 2005 respectively. Lewisham and Islington are included because they were the worst performing boroughs in 2014 and 2005 respectively.

The proportion of students on free school meals achieving 5+ A*-C (English and maths) grades in 2013/2014 was 46%, above the national average (34%) but slightly below that of London (47%), while the proportion of students, ineligible for free school meals attaining the same grades was 62%. This is above the England average of 61% but below the London one at 66%. From 2011/2012 to 2013/2014 the percentage of free school meals students achieving these grades has declined from 50% to 46%. In 2009/2010 it was 39%.

At this stage, the performance of pupils studying in schools in the Borough continues to vary based on ethnic group. As illustrated in Table 3.3.5, the White ethnic group consistently underperformed with respect to the London and national averages between 2001/12 and 2013/14, while the Asian and Black groups studying in the Borough's state-funded schools consistently performed better than the National and London averages.¹⁴

Table 3.3.5 Percentage of students achieving 5+ A*-C (including English and Maths) by ethnic group

Year	White			Mixed		
	LBBB	London	England	LBBB	London	England
2011/12	53	62	59	59	63	60
2012/13	54	64	60	59	66	63
2013/14	51	60	56	56	62	58
Year	Asian			Black		
	LBBB	London	England	LBBB	London	England
2011/12	68	70	63	68	57	55
2012/13	76	71	65	65	60	59
2013/14	71	69	62	66	56	54

Source: Department for Education – state-funded schools (incl. Academies and CTCs)

An analysis by the Council has found that students with the highest grades are more likely to continue their education outside the Borough, with almost half of the top 50 performing students at GCSE moving to institutions outside Barking and Dagenham. During the stakeholder consultations, however, the significance of this finding has been challenged in the light of the considerably high number of GCSE students and the small fraction represented by the top 50 performers.

¹⁴ These estimates are for state-funded schools only. There are only two independent schools in the Borough.

3.3.5 Key Stage 5/A level (age post 16)

The Borough's A level results could also be improved. Despite the improvements in A*-C and A*-B grades, the Borough is still underperforming when compared to the national average. Considering that the gap with the national average is of about two percentage points for A*-C grades, and of about seven percentage points for A*-B grades, not enough students complete A-levels with grades that will enable them to access the most competitive universities.

Table 3.3.6 Key Stage 5 attainment

A level only	LBB D				England
	2012	2013	2014	2015	2015
A*-E	99.7	99.9	98.6	99.2	98.7
A*-C	71.7	73.4	74.6	75.5	77.8
A*-B	40.3	40.8	45.9	46.1	53.2

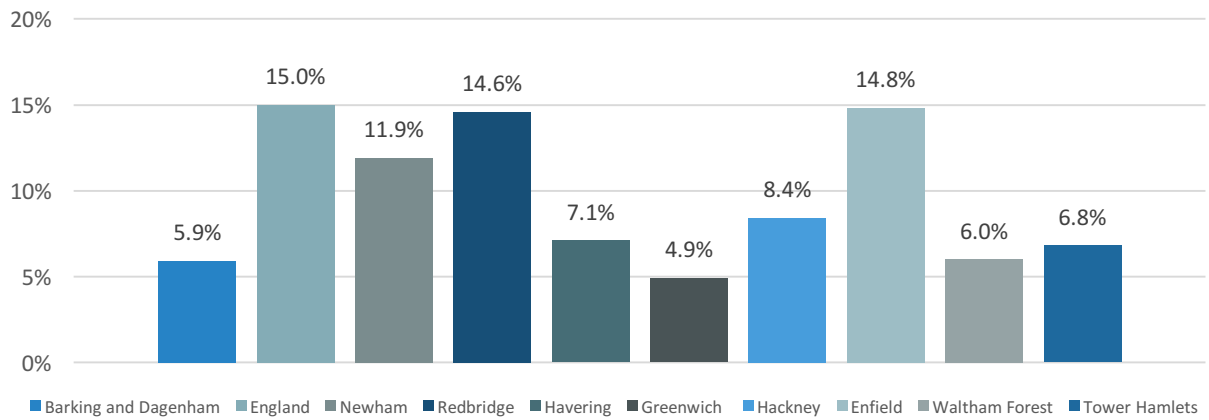
Source: LBB D

Amongst its nearby neighbours (NELSA and the Growth Boroughs), the Borough is second lowest after Greenwich for students achieving grade AAB or higher in at least two facilitating subjects¹⁵ (Figure 3.3.3). Figure 3.3.4 and 3.3.5 (below) present the proportion of LBB D young people who obtained 3+ A*-A (Figure 3.3.4) and equivalent top grades including BTECs (Figure 3.3.5) between 2013-2015, confirming the low performance of Barking and Dagenham students with respect to the national average too.

Improving student performance is critical. Ensuring that all residents have the opportunities to fulfil their potential will contribute to creating and sustaining inclusive and resilient communities, both the ones already there and the ones that will come in the future.

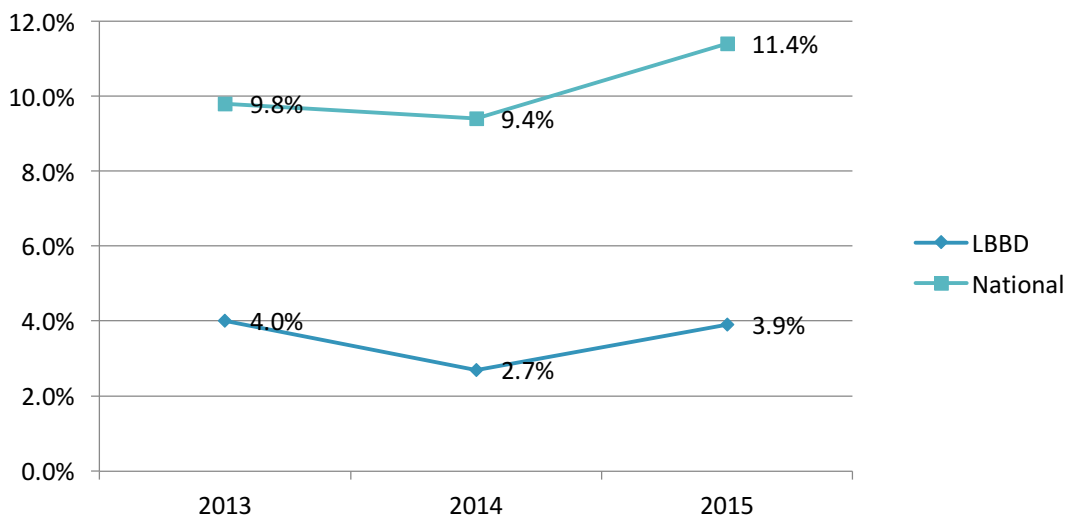
¹⁵ Subjects most commonly required by universities, including maths, physics, biology, English literature, history, and modern and classical languages.

Figure 3.3.3 Percentage of A-level students achieving grades AAB or higher in at least 2 facilitating subjects by school location



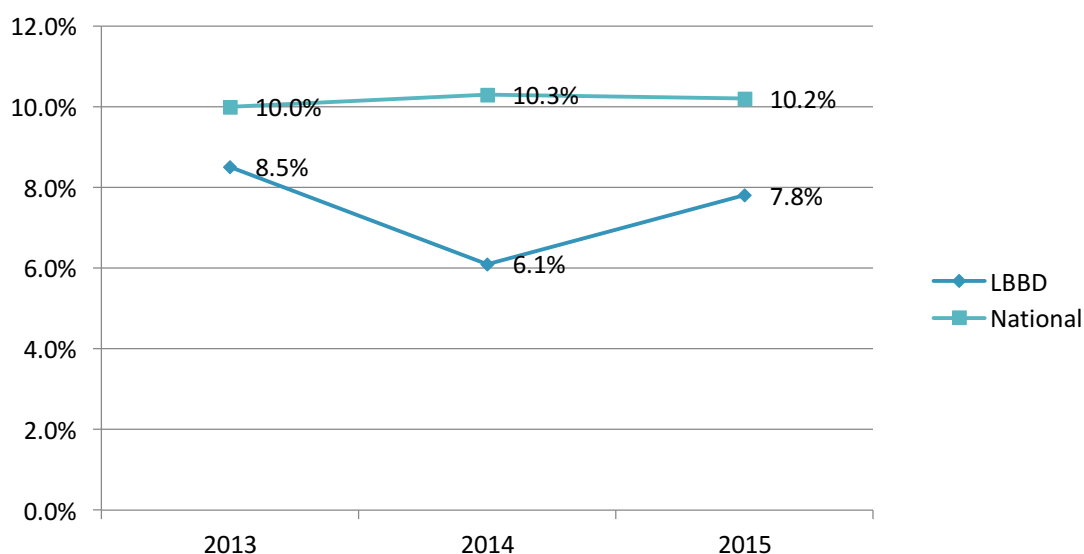
Source: education.gov.uk

Figure 3.3.4 Proportion of young people obtaining 3+ A*-A at A level (2013–2015)



Source: NEXUS Nova from National Pupil Database (2015 figures provisional)

Figure 3.3.5 Proportion of young people obtaining equivalent top grades, including BTECs (2013-2015)



Source: NEXUS Nova from National Pupil Database (2015 figures provisional)

3.3.6 The performance of groups

Two groups are especially underperforming and therefore of concern in Barking and Dagenham schools: children and young people with Special Educational Needs and Disabilities (SEND) and White British children and young people. The White British group has been underperforming for a number of years and schools across the Borough are looking at best practices to improve the outcomes of this group. The poor performance of White British children and young people is then reflected outside the education sphere, with high proportions of White British NEETs, and with no qualifications (discussed in the following sections).

3.4 Destinations

Improving the well-being of those who live in the Borough requires a multi-faceted approach. However, one key element of addressing the vulnerability that many confront and to ensure that the potential for precariousness is reduced is to ensure that people have the skills and qualifications needed to enable them to find decently paid work. Education, and education destinations, is central to this.

3.4.1 KS5 Destinations

The table below shows the proportions of young people leaving the Borough's schools and colleges in sustained education or employment with training provision in each defined category (the remainder destinations were either not sustained, NEET, or not recorded). The proportion of Barking and Dagenham young people proceeding into any education is lower than the proportion for London, although one percentage point above the national average (please note that the figures here exclude Barking and Dagenham's residents educated outside the Borough). Whilst the Borough has a relatively high proportion of people going into Higher Education,

the proportion of young people going to the top third of higher education institutions is 14%, lower than both the national and London averages.

The figure that most remarkably shows the underlying lack of ambition of Barking and Dagenham schools and students, is the one reporting the Russell Group and Oxbridge destinations. Following the A-level results observed in section 3.3.6, it is unsurprising that only 6% of young people leaving Barking and Dagenham schools or colleges at KS5 go to a Russell Group university or to Oxbridge, a proportion well below the national (11%) and London averages (9% Inner London, 14% Outer London). An analysis conducted by Barking and Dagenham Council suggests that only two or three people a year go to Oxbridge, although data from the Department of Education indicates that of the 2012/2013 cohort no Barking and Dagenham student went to Oxbridge.

Table 3.4.1 KS5 Destination measures (2012/2013 cohort) – young people studying in Barking and Dagenham schools and colleges

Category	LBBD			England	Outer London
	total	FSM	non-FSM		
Overall (Education/ Employment/ Training)	71%	69%	71%	73%	77%
Any Education	66%	68%	66%	65%	72%
FE	7%	9%	7%	11%	8%
Apprenticeships	4%	4%	4%	5%	3%
UK HE institution	54%	54%	54%	48%	57%
Top 1/3 HEIs	14%	10%	15%	17%	24%
Oxbridge	0%	0%	0%	1%	1%
Russell Group (including Oxbridge)	6%	3%	7%	11%	14%

Source: Department for Education – state-funded mainstream schools and colleges

3.4.2 Higher Education pathways

The number of young residents attending university from the Borough has increased by 36.8% between 2007/08 (1,029 young residents) and 2013/14 (1,408 young residents). The majority go on to higher education at post-1992 former polytechnics. In the 2013/14 cohort, 58.9% went to post-92 former polytechnics, 21.4% to a pre-92 university and 10.4% to a Russell Group university. Data comparing 2007/2008 shows the number of students going to a Russell Group university has been on a broadly upward trend throughout that time.

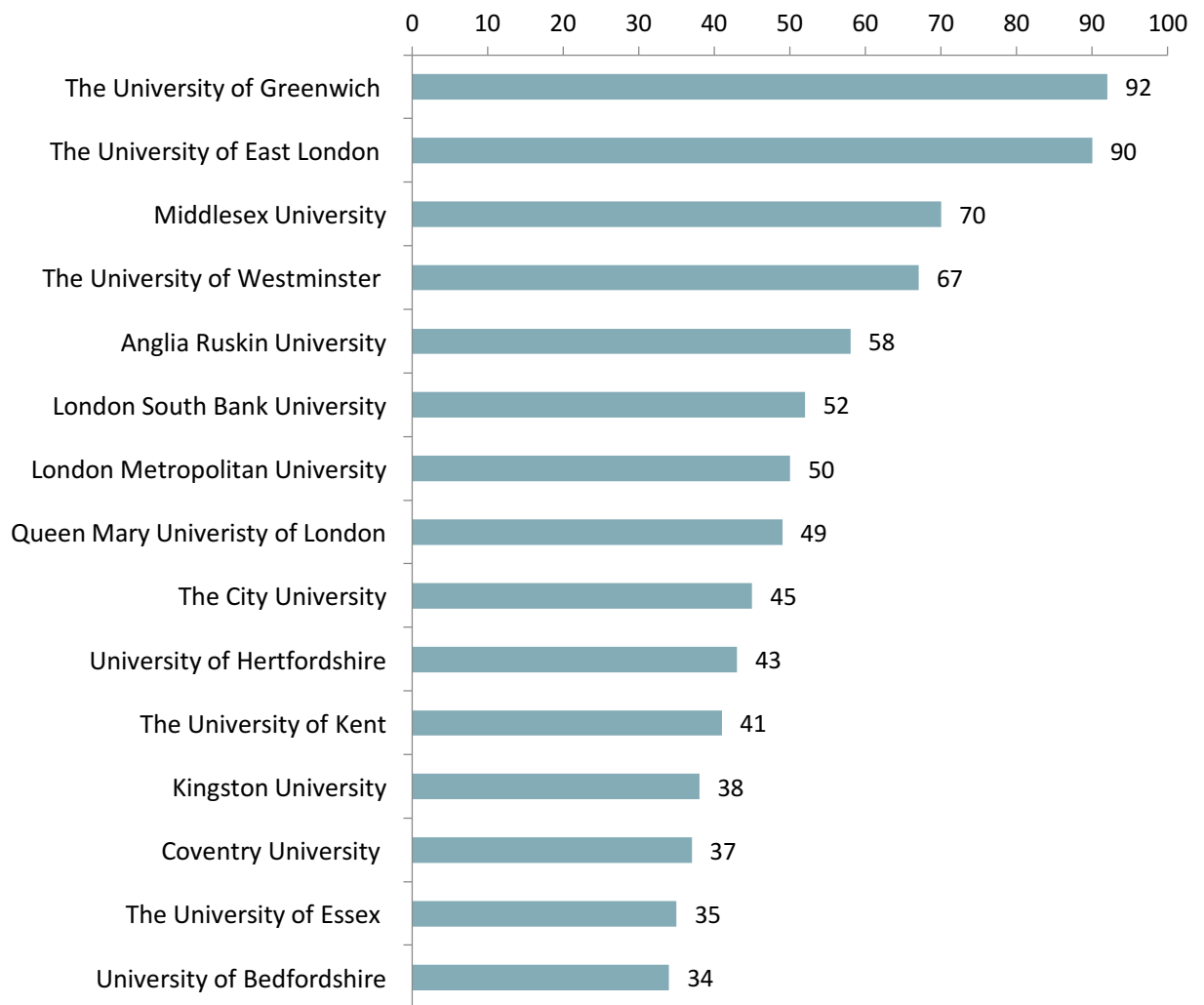
Table 3.4.2 Higher Education: Ethnicity of young LBBB residents studying in HE (2013/14)¹⁶

Ethnicity	No	%
	1,408	100
Asian or Asian British - Bangladeshi	114	8.1
Asian or Asian British - Indian	62	4.4
Asian or Asian British - Pakistani	72	5.1
Black or Black British - African	500	53.5
Black or Black British - Caribbean	52	3.7
Chinese	13	0.9
Other (including Mixed)	110	7.8
Other Asian background	41	2.9
Other Black background	34	2.4
White	400	28.4
Unknown	10	0.7

Source: UEL (2015) The Higher Education Journey of Barking and Dagenham Young Residents.

¹⁶ This represents the number of students in that year, not those progressing immediately from school to higher education. Of the 1,408 students, 240 were aged 21-24.

Figure 3.4.1 15 Most popular HEIs for young LBBB residents: 2013/14 Academic Year



Source: UEL (2015) The Higher Education Journey of Barking and Dagenham Young Residents.

458 Borough residents completed their higher education in 2012/13 and entered following occupational classifications.

Table 3.4.2 LBBB residents who completed their higher education in 2012/13

	Numbers	%
1 Managers, Directors And Senior Officials	24	5.2
2 Professional Occupations	115	25.1
3 Associate Professional & Technical	112	24.5
4 Administrative & Secretarial	55	12
5 Skilled Trades Occupations	1	0.2
6 Caring, Leisure And Other Service Occupations	33	7.2

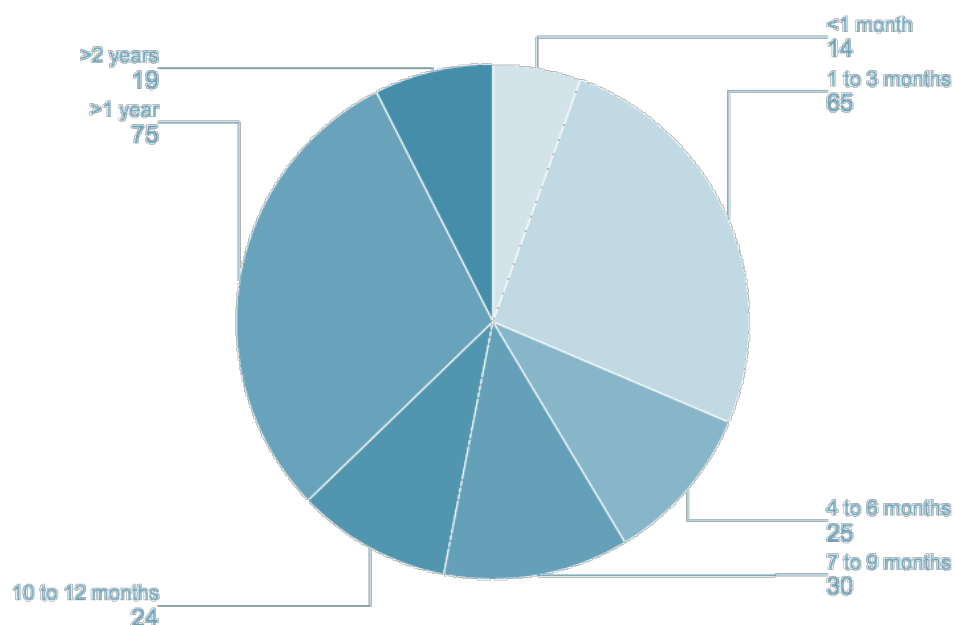
7 Sales And Customer Service Occupations	90	19.7
8 Process Plant & Machine Operatives	3	0.7
9 Elementary Occupations	25	5.5

Source: UEL (2015) The Higher Education Journey of Barking and Dagenham Young Residents.

3.4.3 NEETs

The number of young people ‘not in employment, education or training’ (NEET) in the Borough remains challenging. Based on the most recent data available, in October 2015 there was a total of 252 NEET young people, equivalent to 31% of the resident cohort, or 4.4% after adjustments, which compares to a London average of 2.9%. As the chart in Figure 3.4.3 shows, 75 people have been NEET for more than one year and a further 24 young people NEET for between 10 and 12 months. The long-term scarring effects, including likelihood of future periods of unemployment, increase over time, and tackling this early is important.

Figure 3.4.3 NEETs as of October 2015.



Source: 15billion, monthly reports

The ethnic composition of those NEETS is predominantly White British: as of October 2015 of the 252 NEETS, 163 were White British. This chimes with the findings of an Ofsted inspection (late 2014)¹⁷, which noted that although the total number of NEETs was reducing, ‘greater efforts’ on White British students were required to improve outcomes.

¹⁷ <http://reports.ofsted.gov.uk/local-authorities/barking-and-dagenham>

3.5 Apprenticeships and training

The Borough had the highest rate of apprenticeship participation in London in 2013/14. Of the 16-64 year old population 2.47% were undertaking an apprenticeship.¹⁸ The majority of participants were aged 24 or under, over one third were over 25 years old.

Within the Borough are a number of different training and further education institutions. Barking and Dagenham College offers a wide range of courses for people aged 16-18 and adults aged 19+. The Technical Skills Academy, managed by Barking and Dagenham College, offers training courses for young people aged 16 to 18. The courses cover: construction; childcare; IT, interactive media & multimedia; enterprise, entrepreneurship and e-commerce; hairdressing; beauty therapy; media make-up; and professional cookery. The Adult College of Barking and Dagenham offers a variety of Entry to Level 3 courses, Level 2 national qualifications in English and Maths, and apprenticeships for people aged 16 to 19.

3.6 Schools

The demographic changes taking place in the Borough, accompanied by projected housing growth, is placing short and medium-term pressures on schools. The school population is growing at twice the rate of London, and four times the national rate. Between 2007/8 and 2014 primary school aged pupils increased by 4,500 (or 150 new classes). Forecasting to 2020/21 suggests that there will be an additional need for a further 252 classes. Demand for secondary school places will also increase as primary aged pupils move through the system, with a demand for an extra 206 classes in 2020/21.

3.6.1 Barking Riverside schools

On Barking Riverside the schools currently in their own permanent buildings are George Carey Church of England primary school, and the Thamesview Infants and Thamesview Junior Schools, which are all at full capacity.

The Riverside Campus, a site off Renwick Road opposite the Switching Station, is going to be a permanent home for the Riverside Schools Free Schools, which include a primary, a secondary, and a special school. These are currently housed at the City Farm School facilities on Thames Road. The move is expected in September 2017 and the schools will be built up to their full capacity by 2025.

The planned architecture of the Riverside campus is of a modular construction, featuring a structure of steel, concrete, and glass. It will have a design life of some 60 years, or even longer with the proper maintenance. The construction choice complies

¹⁸ Source: GLA Datastore, http://www.thedataservice.org.uk/Statistics/fe_data_library/Apprenticeships/ and applied to Annual Population Survey working age population estimates.

with the Education Funding Agency budget, under which brick facings, for example, would have been unaffordable.

The proposal of building a new school facility in close proximity to the Switching Station has been viewed unfavourably by the Commission. Alternate proposals included the option of building the school on a rubbish tip, or under the pylons lines.

4. Skills, Employment and Income

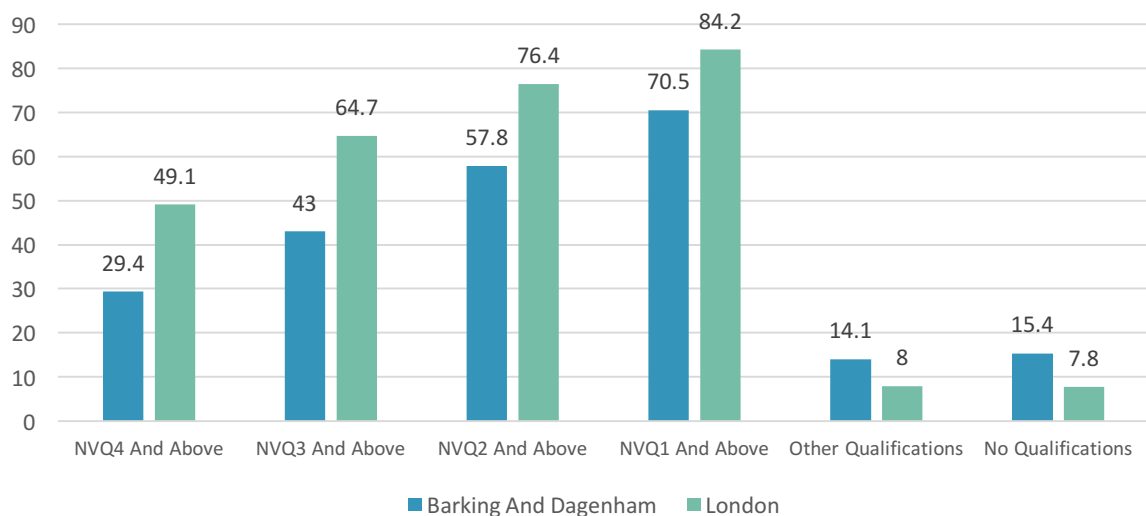
Improving skills amongst the residents of Barking and Dagenham will be critical for supporting inclusive economic growth. However, there are significant challenges that need to be addressed in order to put in place a successful approach to developing skills and aligning those with potential growth areas, both within the Borough and in wider London.

At present, there is no Skills Strategy for Barking and Dagenham. A draft was prepared but not approved. It is planned that in 2016 there will be an area based review to examine skills provision in relation to projected demand across London. Working with different stakeholders to develop effective measures to improve skills, is crucial. Aligning education and skills will also be important.

4.1 Qualifications

The qualifications profile of the Borough is, as shown in Figure 4.1.1, very different from that of London. The Borough is significantly below London from NVQ1 and above, with the largest gaps evident at NVQ3 and NVQ4 and above. Although the number of people in the Borough with no qualifications is almost double that of London, it is declining. Between 2004 and 2014 the proportion of people with no qualifications aged 16-64 decreased from 22.7% to 15.4%. A similar rise can be found with those with NVQ4+ qualifications increased from 14.1% in 2004 to 29.4% in 2014. Nevertheless, the qualifications profile highlights the challenges in the Borough around moving people away from precariousness to more and better quality employment opportunities.

Figure 4.1.1 Qualifications profile for Barking and Dagenham and London (2014) – proportion of resident population aged 16-64



Source: ONS, Annual Population Survey

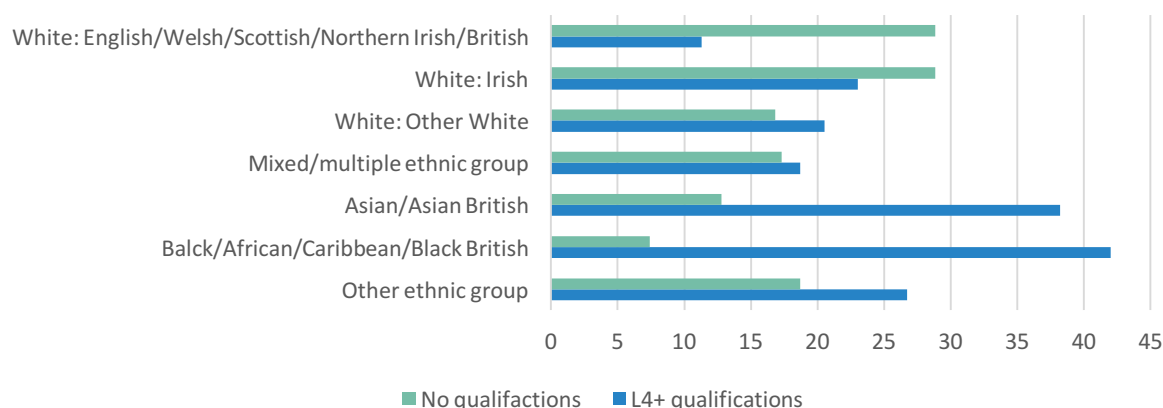
This decline in the number of people without qualifications suggests that the age profile may be important for understanding the qualification profile of the Borough, and that its past economic history of manufacturing and industry, where people could find a job with few qualifications, is giving way to a more qualified workforce. However, it should not be assumed that doing nothing is an option and that the qualification profile will naturally improve.

Poor performance, and educational attainment, is evident amongst some ethnic groups in the Borough. As noted earlier, the number of White British NEETs was highlighted by Ofsted as requiring ‘greater efforts’.

4.1.1 Qualifications by ethnicity

Using a slightly older dataset from Census 2011, there are sharp distinctions evident between the skills and qualifications of different ethnic groups within the Borough. As the graph below demonstrates, amongst the White British population, the number of people with Level 4 (or above) qualifications is, at 11.3%, very low. Supporting people to improve their qualifications, whatever age and ethnicity, will be needed if the Borough is to be made more inclusive and resilient.

Figure 4.1.2 Qualification at Level 4+ and no qualifications by ethnic group in Barking and Dagenham (2011)



Source: Census 2011

4.2 Economic activity

Data covering the period of April 2014 and March 2015 shows that the economically active population within the Borough was 94,600 (50,900 men and 43,700 women). Comparisons with London are reported in the table below.

Table 4.2.1 Employment (July 2014 – June 2015)

	LBBD		London	
	Numbers	%	Numbers	%
All People				

Economically Active	94,600	75.4	77.4
<i>In Employment</i>	83,500	66.8	72.2
Males			
Economically Active	50,900	82.2	85.0
<i>In Employment</i>	45,300	73.6	79.4
Females			
Economically Active	43,700	68.8	69.9
<i>In Employment</i>	38,300	60.2	65.0

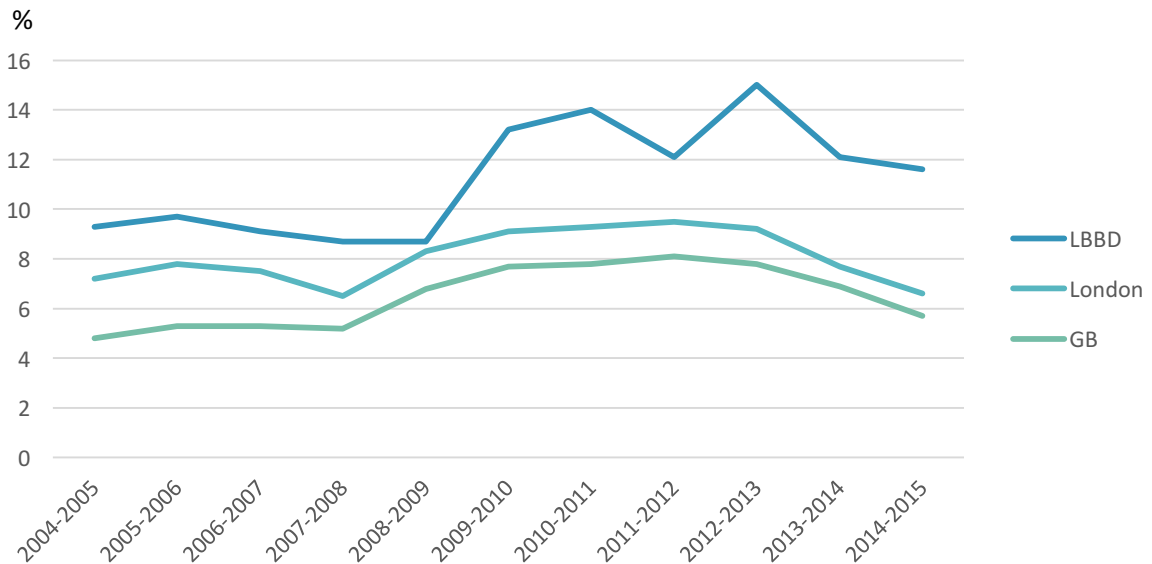
Source: ONS, annual population survey

4.3 Employment and unemployment

4.3.1 Unemployment

According to the latest estimates (July 2014-June 2015), the unemployment rate (aged 16+) for the Borough is 11.6%, which is higher than the estimates for the Growth Boroughs (8.8%), NELSA (7.8%), London (6.6%) and Great Britain (5.7%). Indeed, the unemployment rate of the Borough has consistently been above that of London and Great Britain over the past decade.

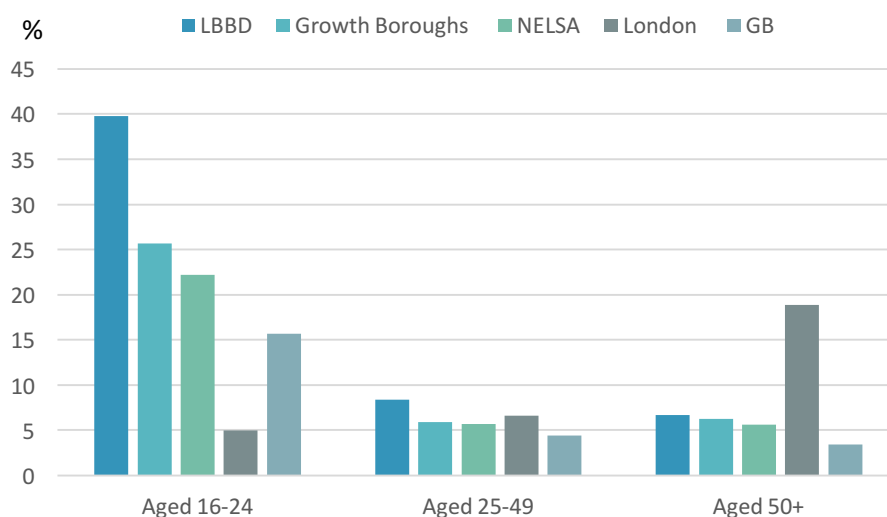
Figure 4.3.1 Unemployment rates aged 16+ LBBB, London, and Great Britain (2004/5-2014/15)



Source: ONS, annual population survey

Youth unemployment (July 2014-June 2015) is particularly problematic in the Borough. The latest estimated rate among residents aged 16-24 is 39.8%, compared to 25.7% in the Growth Boroughs, 22.2% in NELSA, 5% in London and 15.7% in Great Britain. Employment rates by age groups are illustrated in Figure 4.3.2.

Figure 4.3.2 Unemployment rates for selected age groups (July 2014 – June 2015)



Source: ONS, annual population survey

4.3.2 Employment by occupation

Poor educational attainment, a relatively large proportion of the population with no qualifications and a low proportion with high qualifications, have had a significant impact on the type of occupations in which the Borough's residents find employment. As shown in Table 4.3.1 below, a higher than average proportion of employment (both compared to London and Great Britain) is in low skilled occupations, while groups 1 to 3, which comprise occupations generally requiring high level qualifications and skills, employ only 29.7% of the population, a proportion well below the averages of both London (53.2%) and Great Britain (44.3%). The high percentage of occupations in these top three groups in London also suggests that improvements to the skill base of the Borough would allow residents to have better access to jobs in the London labour market.

The table below also shows the proportion of employment in process plant and machine operatives occupations at 8.6%, twice the London average (4.3%), which underlies the legacy of the historically large manufacturing sector in the Borough.

Table 4.3.1 Employment by occupation (July 2014-June 2015)

	LBBB		London	GB
	Numbers	%	%	%
Soc 2010 Major Group 1-3	24,600	29.7	53.2	44.3
1 Managers, Directors And Senior Officials	6,100	7.3	11.6	10.3
2 Professional Occupations	11,100	13.3	23.6	19.7
3 Associate Professional & Technical	7,400	8.9	17.6	14
Soc 2010 Major Group 4-5	21,100	25.5	17.7	21.5
4 Administrative & Secretarial	9,000	10.8	10.2	10.6
5 Skilled Trades Occupations	12,100	14.5	7.5	10.7

Soc 2010 Major Group 6-7	18,700	22.6	14.9	17.1
6 Caring, Leisure And Other Service Occ.	10,600	12.7	7.9	9.2
7 Sales And Customer Service Occupations	8,100	9.7	6.9	7.7
Soc 2010 Major Group 8-9	18,400	22.2	14.2	17.2
8 Process Plant & Machine Operatives	7,200	8.6	4.3	6.3
9 Elementary Occupations	11,200	13.4	9.8	10.8

Source: ONS, annual population survey

Note: percentages are for all people in employment aged 16+

As Figure 4.3.3 (below) highlights, there has been a notable decline in employment in some groups in the period between 2004/5 and 2014/15. This has been particularly evident in the ‘associate professional and technical’, and ‘administrative and secretarial occupations’. A decline in these areas is also evident in London, however it has been at a much lower level. What is most marked is the growth of employment in skilled trades and lower skilled occupations, such as caring and other service related occupations. This suggests that more precarious forms of employment are increasing in the area. National data shows that zero-hours contracts are concentrated in occupational groups 6 to 9. For example, in the UK 5.3% of people employed in caring, leisure and other service occupations are on zero-hours contracts, while for elementary occupations the proportion is 7.2%.

Figure 4.3.3 Changes in Employment in Occupational Sectors (2004/5-2014/15) in Barking and Dagenham



Source: ONS

4.3.3 Jobs density

The jobs density figures in Table 4.3.2 represents the ratio of total jobs to the population aged 16-64. In 2013, there was a total of 54,000 jobs in Barking and Dagenham, a jobs density of 0.44, which means that there was approximately one job available for every two people aged 16-64. Barking and Dagenham’s jobs density

was close to, but lower than, the jobs density in Newham (0.47) and Redbridge (0.45), and was less than half the jobs density in London as a whole (0.93).

Table 4.3.2 Jobs density (2013)

LBBD	Newham	Redbridge	London	GB
0.44	0.47	0.45	0.93	0.80

Source: ONS

Over the past decade, jobs density in the Borough has been declining from a ratio of 0.53 in 2003, to 0.48 in 2008, and down further to 0.44 in 2013. These figures highlight the role Barking plays in the wider regional economy as a residential area contributing to the labour market of wider London.

4.4 Commuting

The 2011 Census found that 28,997 people travelled from outside the Borough into it, whilst 45,783 people left Barking and Dagenham for work. Table 4.4.1 looks at selected areas for which commuting flows out of Barking and Dagenham comprised more than 1,000 people. Interestingly, out of Barking and Dagenham's three bordering neighbours (Havering, Newham, and Redbridge), Newham, which is an area of growing economic importance as a result of the development of Stratford and the Olympic Park, has the lowest volume of flows, accounting for 4,829 commuters from Barking and Dagenham, while 6,554 people travel to work in Havering, and 5,389 in Redbridge.

6,350 people travel to work in Westminster and City of London, while only 33 people are commuting from those areas to work in the Borough. Some 14,650 people stay within the Borough for work.

Table 4.4.1 Commuting flows out of Barking and Dagenham by selected destinations (1,000+ commuters)

North and Essex		Central London			
Havering	6,554	Newham	4,829	Islington	1,311
Redbridge	5,389	Tower Hamlets	4,279	Waltham Forest	1,292
Thurrock	1,396	Westminster	3,528	Hackney	1,228
		City of London	2,822	Southwark	1,218
Rest of Essex	2,301	Camden	1,855		

Source: Census 2011

Table 4.4.2 presents a breakdown by occupation of the commuter flows towards Havering, Redbridge, Newham, Tower Hamlets, Westminster and the City of London. The most important flow among the commuters to Havering is of people in *sales and customer service occupations* (1,175), followed by *elementary occupations* (1,048), and *administrative and secretarial occupation* (870). The most significant

flows of commuters to Westminster are in *administrative and secretarial occupations* (778 people) and in *professional occupation* (507 people). The largest flow of commuters to Redbridge is in *caring, leisure and other service occupations* (1,014 people).

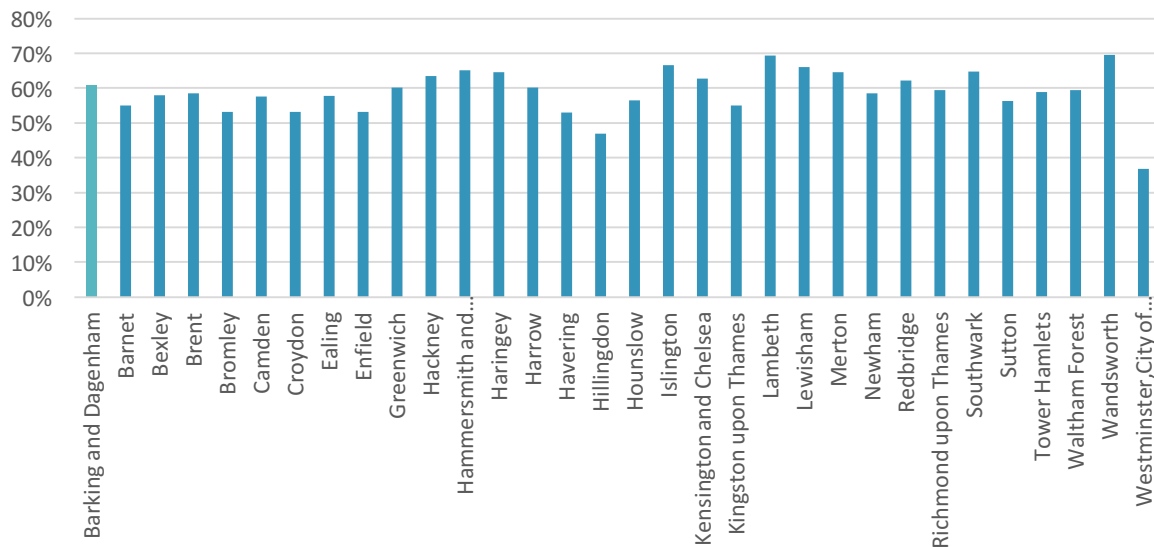
Table 4.4.2 Barking and Dagenham's commuters' occupation

	Havering	Redbridge	Newham	Tower Hamlets	Westminster	City of London
All categories: Occupation;	6554	5389	4829	4279	3528	2822
1. Managers, directors and senior officials;	368	330	348	352	295	204
2. Professional occupations;	797	836	749	744	507	467
3. Associate professional and technical occupations;	457	447	419	550	448	451
4. Administrative and secretarial occupations;	870	753	756	803	778	889
5. Skilled trades occupations;	485	367	293	312	216	148
6. Caring, leisure and other service occupations;	839	1014	596	391	250	82
7. Sales and customer service occupations;	1175	583	533	364	433	161
8. Process, plant and machine operatives;	515	411	518	270	107	46
9. Elementary occupations;	1048	648	617	493	494	374

Source: Census 2011

The perception that the Borough has a much higher proportion of people working outside it than other boroughs is not confirmed by Census 2011 estimates. Although as many as 61% of Barking and Dagenham residents travel to work outside the Borough, the picture for the other London boroughs is not much different. For example, 62% of Redbridge residents work outside Redbridge, and as many as 69% of Wandsworth and Lambeth residents work outside their home boroughs. Figure 4.4.1 (below) illustrates how Barking and Dagenham compares to the other London Boroughs for proportion of outflow commuting.

Figure 4.4.1 Proportion of outflows commuting



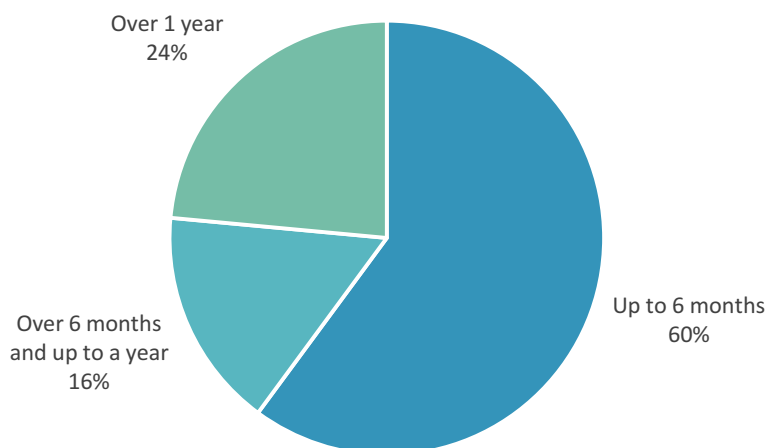
Source: ONS, Census 2011

4.5 JSA, ESA and Incapacity Benefits claimants

4.5.1 Jobs Seeker Allowance (JSA)

Estimates from October 2015 report that 2,898 people in Barking and Dagenham, or 2.3% of the population aged 16-64, were Jobseeker Allowance (JSA) claimants, 1,534 males and 1,364 females, with 675 of total claimants that have been on JSA for over 12 months. A comparison of the estimates from October 2014 indicates that the number of claimants has decreased by 27% (3,954 JSA claimants in October 2014).

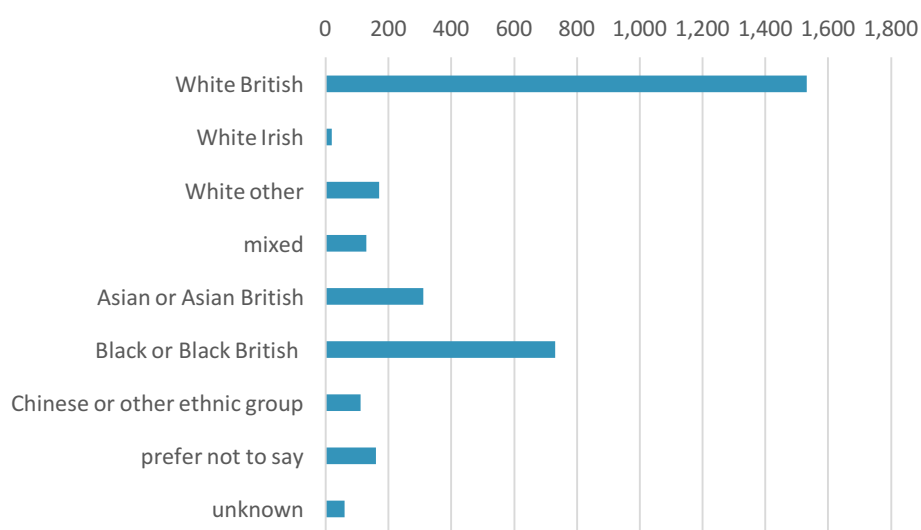
Figure 4.5.1 JSA by duration (October 2015)



Source: JSA

The chart below reinforces the complexity associated with the White British group. We have already seen that the White British have historically been underperforming in schools and, as an ethnic group, comprise a significant number of people holding no qualification. This is also reflected in their struggle to access the labour market for employment, underscored by the high number (1,530) of JSA claimants that are White British (please note that ethnicity estimates are for May 2015).

Figure 4.5.2 JSA Claimants by ethnic group (May 2015)



Source: DWP benefit claimants

Data provided by the Job Brokerage Service (JBS) operating in the Borough complements the JSA information considered above, and, since they include unemployed people not eligible for JSA benefits, help us paint a more accurate picture of the unemployed in the Borough. The data reveals that there were 1,444 individuals who accessed the Job Brokerage Service between 10/14 and October 2015, 45% of whom have been unemployed for over 1 year, and 17% for more than 5 years.

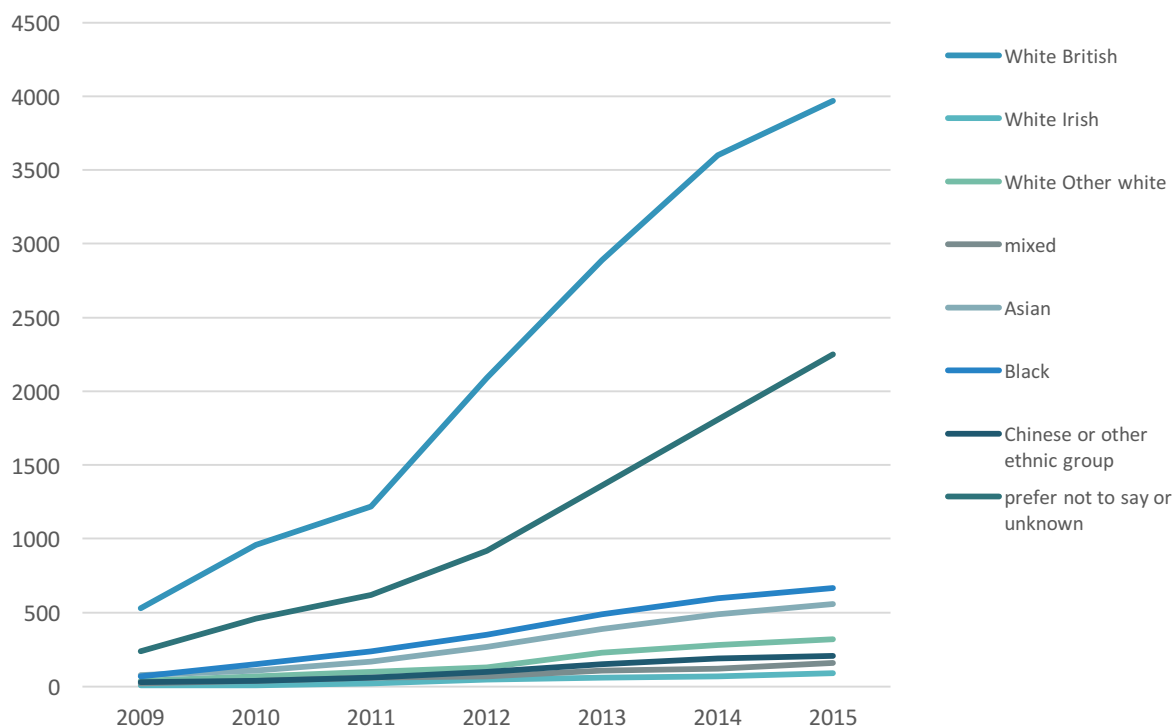
The spatial distribution of the total JBS clients is also of interest, with about one third concentrated in the wards of Gascoigne (10%), River (8%), Abbey (8%), and Village (8%), while the ward of Longbridge and Valence, with around 3% of the client each, had the lowest number.

4.5.2 Employment and Support Allowance (ESA)

The latest estimates of ESA from May 2015 report 8,230 claimants in the Borough, 4,140 males and 4,090 females. The chart below shows the increase in ESA claimants by ethnic group from 2009 and 2015. Over this period, more claimants have been White British than any other ethnic group, and after 2011 the rise in the number of

claimants in the White British group has increased sharply, in stark contrast to the other claimant groups that have only moderately grown in numbers.

Figure 4.5.3 ESA Claimants by ethnic group (2009-2015)



Source: DWP benefit claimants

Among the NELSA and Growth Boroughs, Barking and Dagenham, having 7.1% of the working age client group on ESA on Incapacity Benefits, ranks second after Hackney, and is above the London average of 5.4%.

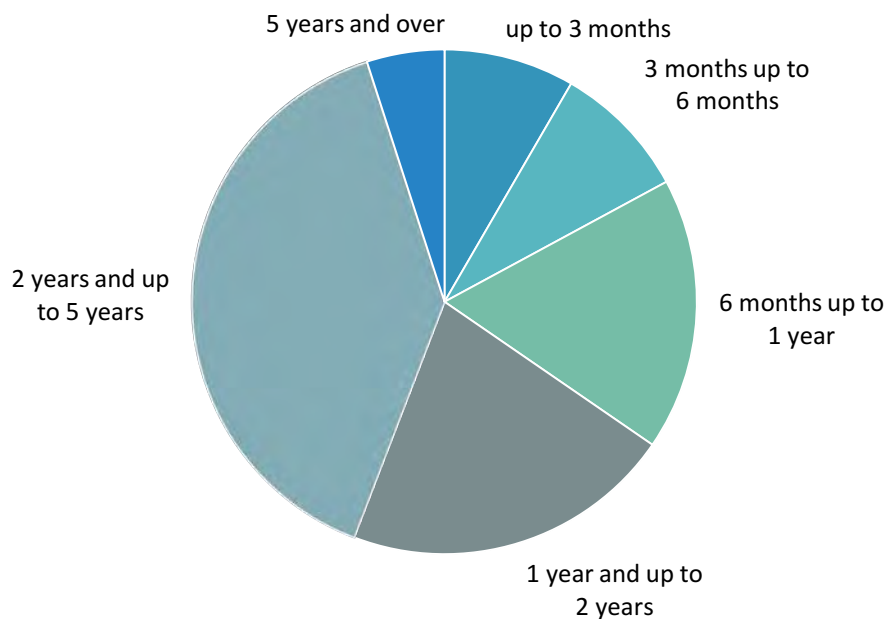
Table 4.5.1 ESA and Incapacity Benefits (May 2015)

Hackney	7.4
Barking and Dagenham	7.1
Greenwich	6.3
Enfield	6.2
Tower Hamlets	6.1
Newham	5.8
Waltham Forest	5.6
Havering	4.5
Redbridge	4.3
London	5.4
Great Britain	6.3

Source: DWP benefit claimants

Figure 4.5.4 presents the proportion of claimants by duration. 60% of the ESA claimants have been claiming the benefits for 1 year or more.

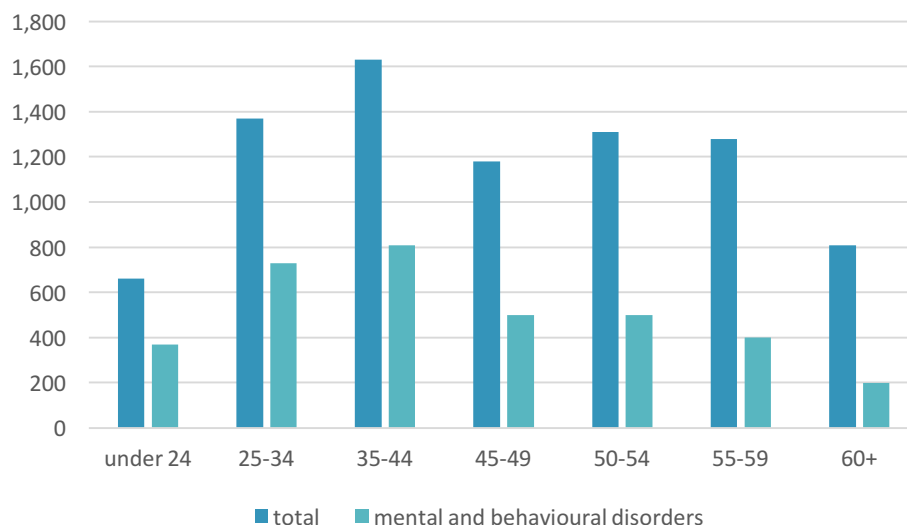
Figure 4.5.4 Proportion of ESA claimants by duration



Source: DWP benefit claimants

Figure 4.5.5 shows the number of ESA claimants by age group, differentiated between all claimants, and mental and behavioural disorders claimants. The 35 to 44 age group is the one with most ESA claimants relatively to the other age groups. Mental and behavioural disorders ESA claimants do not seem to be a phenomenon specific to any particular age group or have an age profile significantly different from other ESA claimants.

Figure 4.5.5 ESA claimants by age group: all claimants and mental and behavioural disorders claimants (May 2015)



Source: DWP benefit claimants

One of the government’s objectives is to halve the gap between those on JSA and ESA/Incapacity Benefits. This would appear to present a significant challenge in the Borough, considering the current gap between the number of JSA claimants and ESA claimants. Supporting people who have been out of the labour market for an extended period of time presents many challenges, of which skills is but one, with intangible barriers around confidence and experience also often present.

4.5.3 Work Programme

Data concerning the Work Programme (2015), a government welfare-to-work with the aim to support people at risk of becoming long-term unemployed to find work, shows that Barking and Dagenham is doing comparatively better than the London and Great British averages at getting people into work. Figures (Table 4.5.2) show that although the Borough has a higher proportion of JSA referrals than London, the job outcome rate, that underlies the success of individuals finding a job, is higher in Barking and Dagenham than in London and Great Britain, especially for the JSA early entrants, with a job outcome rate of 32% in Barking and Dagenham, 27% in London, and 28% in Great Britain.

Table 4.5.2 Work Programme: Cumulative figures to June

	Total	JSA 18 to 24	JSA 25 and over	JSA Early Entrants	JSA Ex-Incapacity Benefit	ESA Volunteers	New ESA claimants: Excluding 12 Month prognosis claimants	New ESA claimants: 12 Month prognosis claimants only	ESA Ex-Incapacity Benefit	IB/IS Volunteers	JSA Prison Leavers	All JSA	All ESA
Cumulative referrals													
LBBB	8530	1610	4360	1010	100	530	500	110	150	-	160	7240	1290
London	259130	35910	134390	32870	2960	15030	15850	7410	8780	1200	4740	210870	47070
GB	1757540	304740	745470	306240	34140	66010	114060	76830	58730	2970	48360	1438950	315630
Proportion of total													
LBBB		0.19	0.51	0.12	0.01	0.06	0.06	0.01	0.02	-	0.02	0.85	0.15
London		0.14	0.52	0.13	0.01	0.06	0.06	0.03	0.03	0	0.02	0.81	0.18
GB		0.17	0.42	0.17	0.02	0.04	0.06	0.04	0.03	0	0.03	0.82	0.18
Job outcome rate													
LBBB	0.29	0.37	0.32	0.32	0.2	0.08	0.12	0	0	-	0.19	0.33	0.08
London	0.26	0.35	0.31	0.27	0.22	0.07	0.11	0.06	0.04	0.24	0.16	0.3	0.08
GB	0.26	0.35	0.3	0.28	0.2	0.1	0.14	0.07	0.04	0.23	0.14	0.3	0.1

Source: thanks to Dave Simmonds for providing the data.

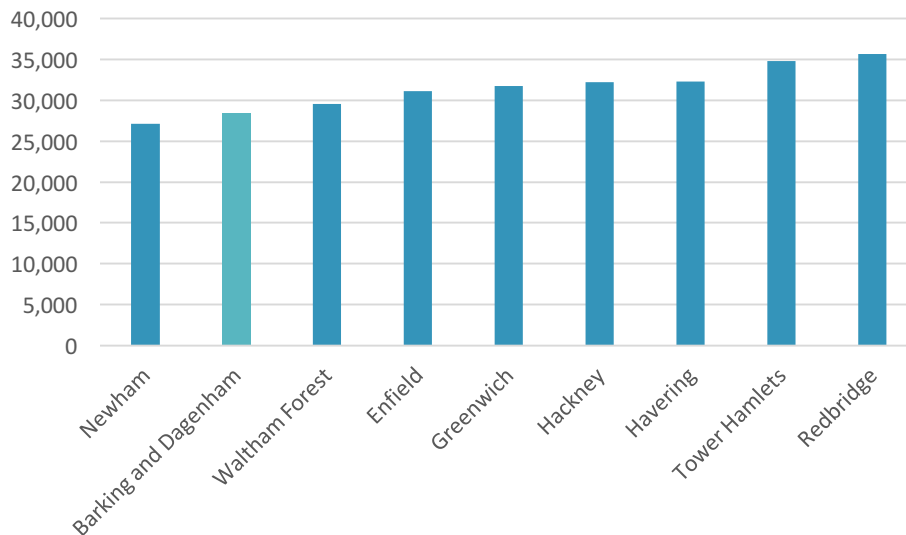
4.6 Income

4.6.1 Annual pay

The median weekly earnings for full-time employees living in Barking and Dagenham is £534.50, which although moderately above the median for Great Britain (£529.60), it is £86.60 less than the median weekly pay for London (£621.10).

The median (gross) annual pay for the Borough in 2015 was £28,428, the second lowest amongst the NELSA and Growth Boroughs. Over the past decade the median annual pay has been rising (a £5,634 uplift from the 2005 figure of £22,794) but after a peak of £28,624 in 2009 it has not followed a clear trend, declining to £25,915 in 2011, increasing to £28,403 in 2013, and then falling again to £27,173 in 2014. Over the period 2014-2015, the median annual pay has increased by 4.6%.

Figure 4.6.1 Annual pay (gross) NELSA and Growth Boroughs (2015)

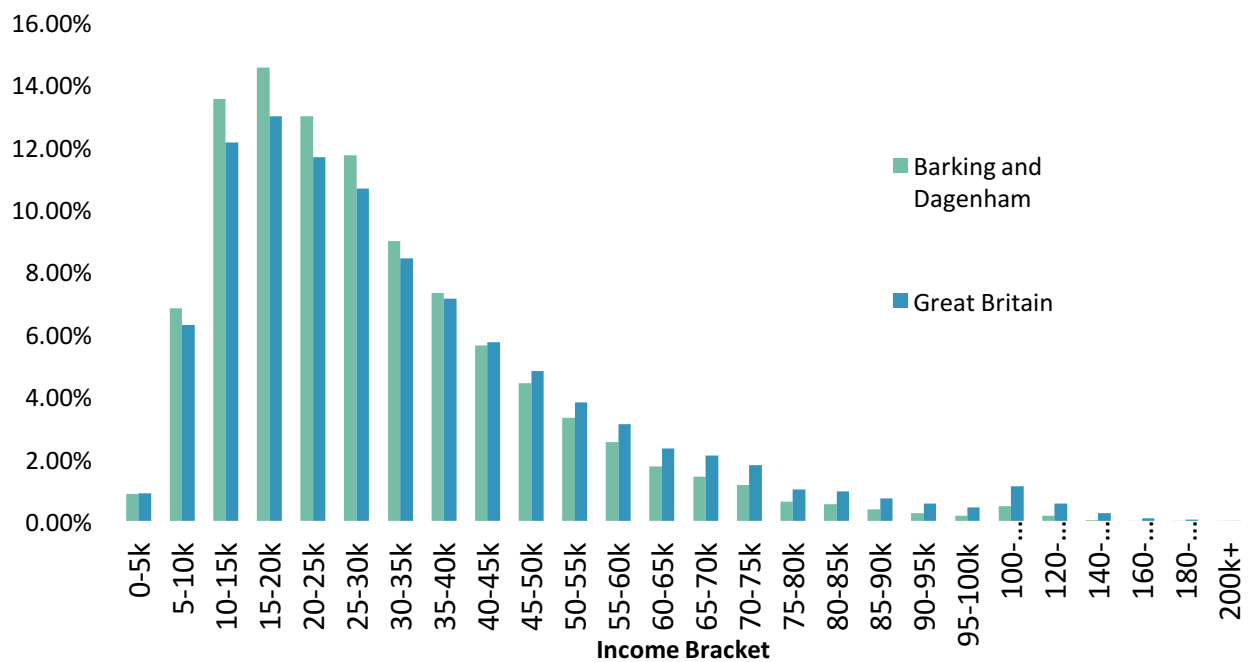


Source: ONS, annual survey of hours and earnings - resident analysis

4.6.2 Income distribution

In the Borough the proportion of households with an income below £45,000 is consistently higher than the Great British average. Nearly half (49%) of the households in the Borough have an income of below £25,000, which is a larger proportion than the Great British average (44%).

Figure 4.6.2 Income distribution as a percentage of total households



Source: LBBB, CACI 2014 Paychek data

This income distribution, accompanied by the skills and occupation profile of the Borough (outlined later), highlights the challenges that exist in reducing vulnerability and precariousness.

Estimates on the proportion of employee jobs where employees earn less than the London Living Wage in 2013 indicate that 29% of all employee jobs of the Borough’s residents were paid less than the London Living Wage, placing Barking and Dagenham fourth from bottom amongst the London Boroughs.¹⁹

¹⁹ ONS (2014), based on Annual Survey of Hours and Earnings (2013)

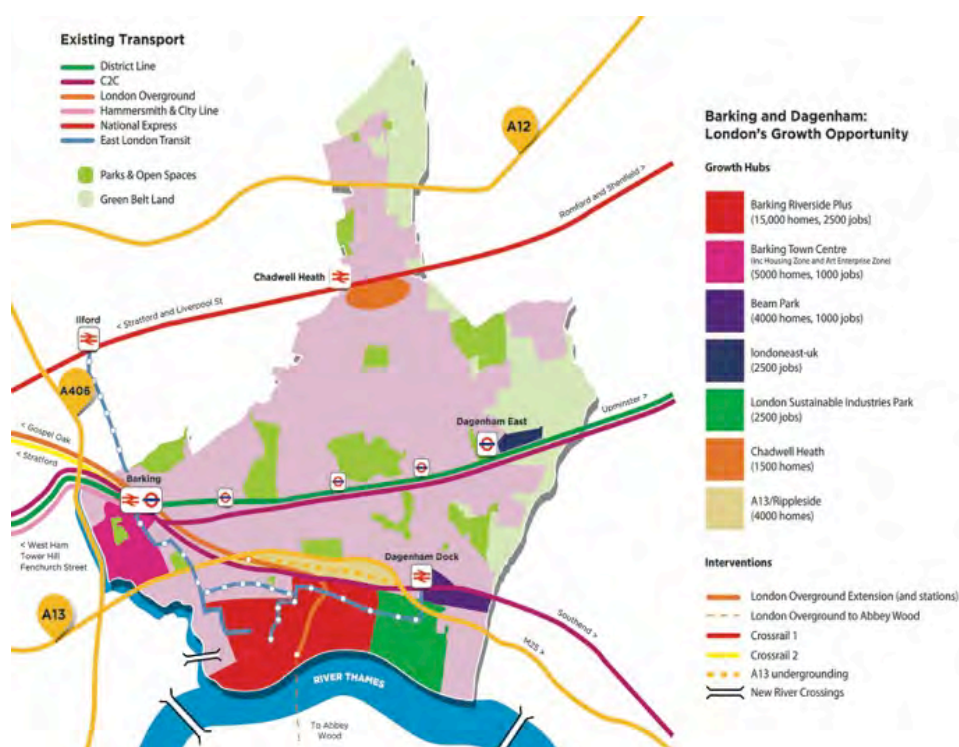
5. Transport

Ensuring that the Borough has good connectivity is central to enabling people to travel to work. The population growth envisaged in the Borough will require transport services to keep pace and facilitate access to key employment areas. In areas where there is significant new housing development, such as Barking Riverside, it will need to be ensured that transport, including cycle paths, link parts of the Borough together as well as helping people commute to work.

5.1 Current transport provision

As Figure 5.1.1 (below) shows the District and Hammersmith & City Underground lines, the Barking to Gospel Oak Overground line pass through the Borough, as well as national services. Central London is only 20 minutes away by train (Barking to Fenchurch Street).

Figure 5.1.1. Existing and Proposed Transport Links



Source: LBBD

Rail and Underground lines to key areas of employment growth, such as Stratford and Canary Wharf, are not direct and take between 15 and 35 minutes from Barking and East Dagenham underground stations. The lack of direct links to these key areas of growth may represent a considerable obstacle for the Borough’s workers to access these easy-to-reach areas of employment.

Crossrail services will serve Chadwell Heath station on the border of the Borough and Redbridge, providing direct services to Heathrow and Maidenhead in the west and Shenfield in the east. The full service will be operating in 2019, providing 12 trains per hour during peak periods, and reducing journey times to Paddington from 53 to 34 minutes and to Tottenham Court Road from 53 to 28 minutes.

Accompanying the rail and underground routes is a network of bus routes, providing links to destinations including Rainham, Romford, Ilford and Stratford, and improving access to Barking town centre and Barking Station from Barking Riverside and Dagenham Docks.

Two key roads pass through the Borough. The A406 (the North Circular) forms part of the western border of the Borough (near Barking itself) and the A13 crosses east-west, linking the area to central London and the M25. The A13 is subject to a proposal to be tunnelled, with the aim of reducing its dividing effect on the Borough, particularly the links to Barking Riverside, and to improve air quality.

5.2 Public Transport Accessibility Levels (PTALs)

PTALS are a detailed measure of the density of the public transport network in a given location and the accessibility of a point to the public transport network. They take into account walk access time and service availability. Each area is graded between 0 and 6b. A score of 0 is very poor access to public transport, and a score of 6b is excellent access to public transport.

PTALs reflect:

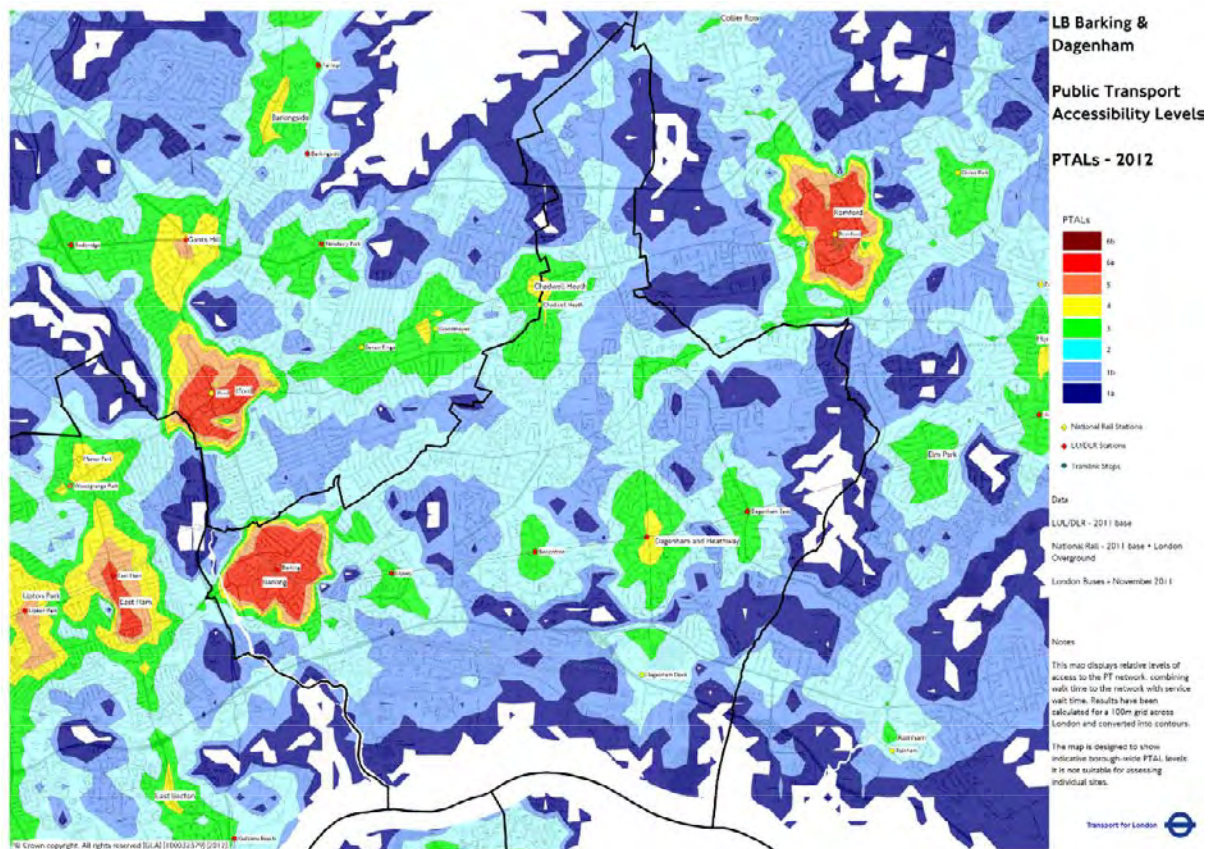
- walking time from the point-of interest to the public transport access points;
- the reliability of the service modes available;
- the number of services available within the catchment; and
- the level of service at the public transport access points - i.e. average waiting time.

They do not consider the speed of accessible services, crowding or ease of interchange. Nonetheless, there is a strong correlation between PTALs and the time taken to reach key services.

Figure 5.2.1 (below) shows PTALs for the Borough, and also includes elements of surrounding boroughs.

Only Barking town centre has high public transport accessibility levels. Although areas near stations have reasonable PTALs much of the borough suffers from very low PTALs. This is particularly the case in areas near the river and in the centre and north of the Borough. Overcoming this weak connectivity will be critical as the Borough grows.

Figure 5.2.1 Public Transport Accessibility Levels in the Borough (2012)



Source: Transport for London

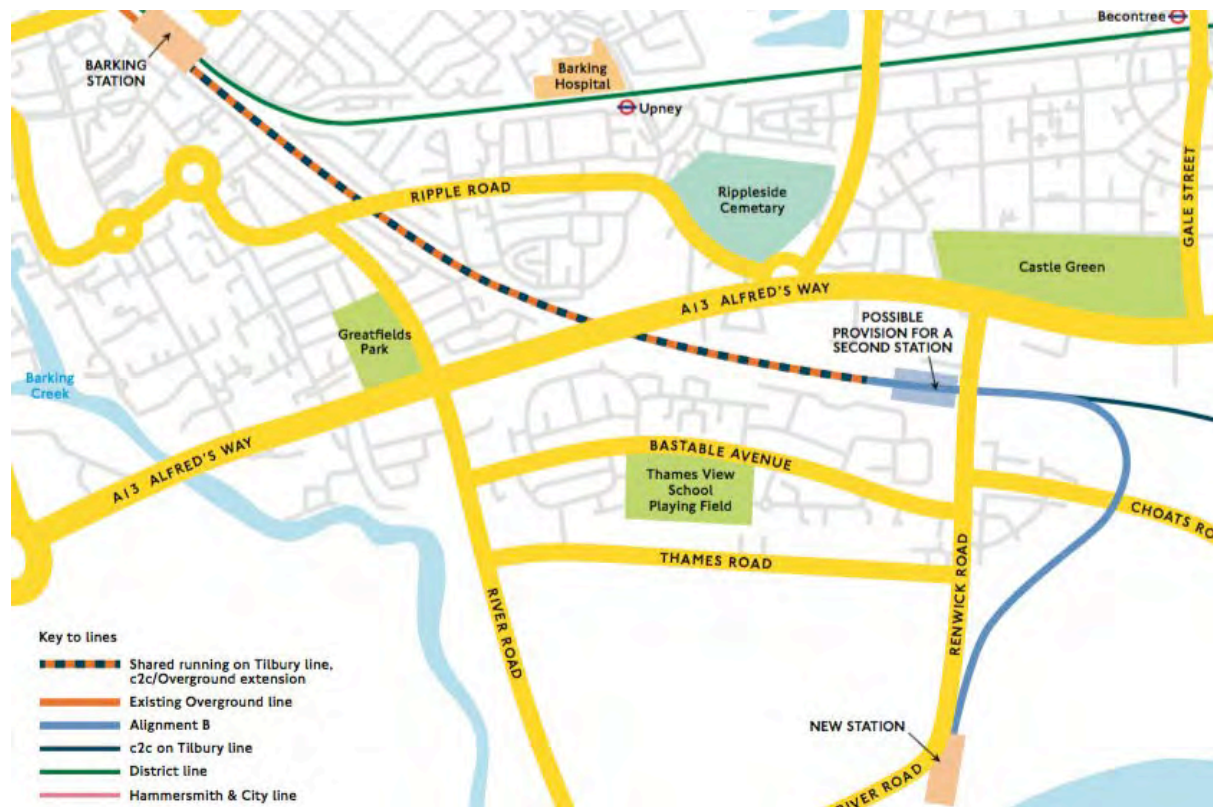
5.3 Future developments

5.3.1 Barking Riverside Overground Extension

The London Riverside Opportunity Area Planning Framework, which covers Barking Riverside, states that a package of transport measures are required to unlock the development of the area. Without planning consent for a new rail station, the development of Barking Riverside will be restricted to just 1,500 homes as opposed to 10,800. Until the rail link is in operation, the development will be restricted to just 4,000 occupied homes.

Transport for London is proposing a four kilometre extension of the underground Barking to Gospel Oak line into Barking Riverside. The service would operate four trains per hour from Barking Station and terminate in the heart of the development. It would be accompanied by segregated bus lanes connecting Barking Riverside station to other parts of the development. Figure 5.3.1 below shows the route alignment supported by the majority of respondents in a Transport for London consultation run in Spring 2015. This alignment includes the possibility for the provision of a second station west of Renwick Road Bridge at some point in the future.

Figure 5.3.1 Transport for London Proposed London Overground extension



Source: consultations.tfl.gov.uk

The Government provided a £55 million loan to support the extension in the 2014 Autumn Spending Review. This will be combined with funding from the GLA, TfL and the developer to bring total funding to £210 million.

Transport for London plans to make a Transport and Works Act Order application by January 2016, subject to consultation and the final proposal being endorsed by the Mayor. If approved by the Secretary of State, construction could begin in early 2017 with trains running by the end of 2020.

By comparing Figure 5.3.2 (below), showing the current PTALs of Barking Riverside, with Figure 5.3.3, which includes the Barking Riverside station extension, it is apparent that the Overground extension has the potential to enhance the transport accessibility of the riverside, thereby improving the attractiveness of the area and enabling people to travel to Barking town centre and the centre of London more easily.

Figure 5.3.2 PTALs with no Barking Riverside station extension

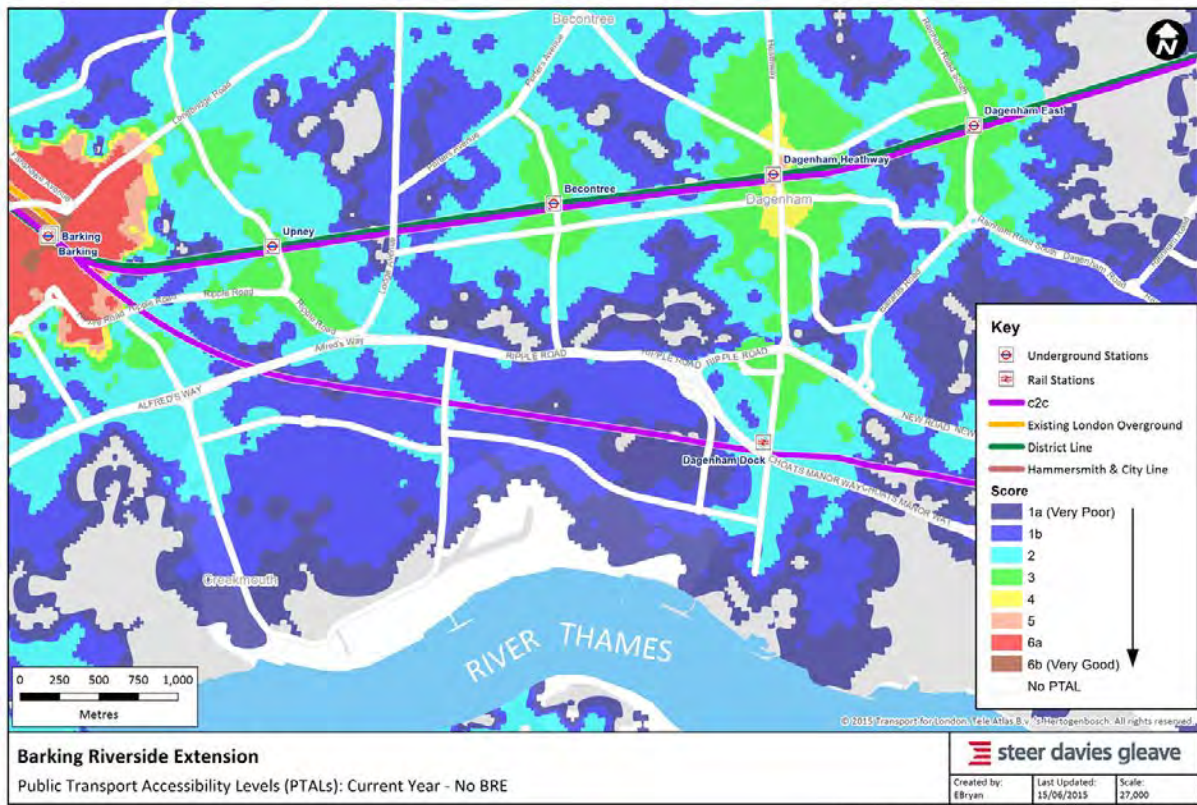
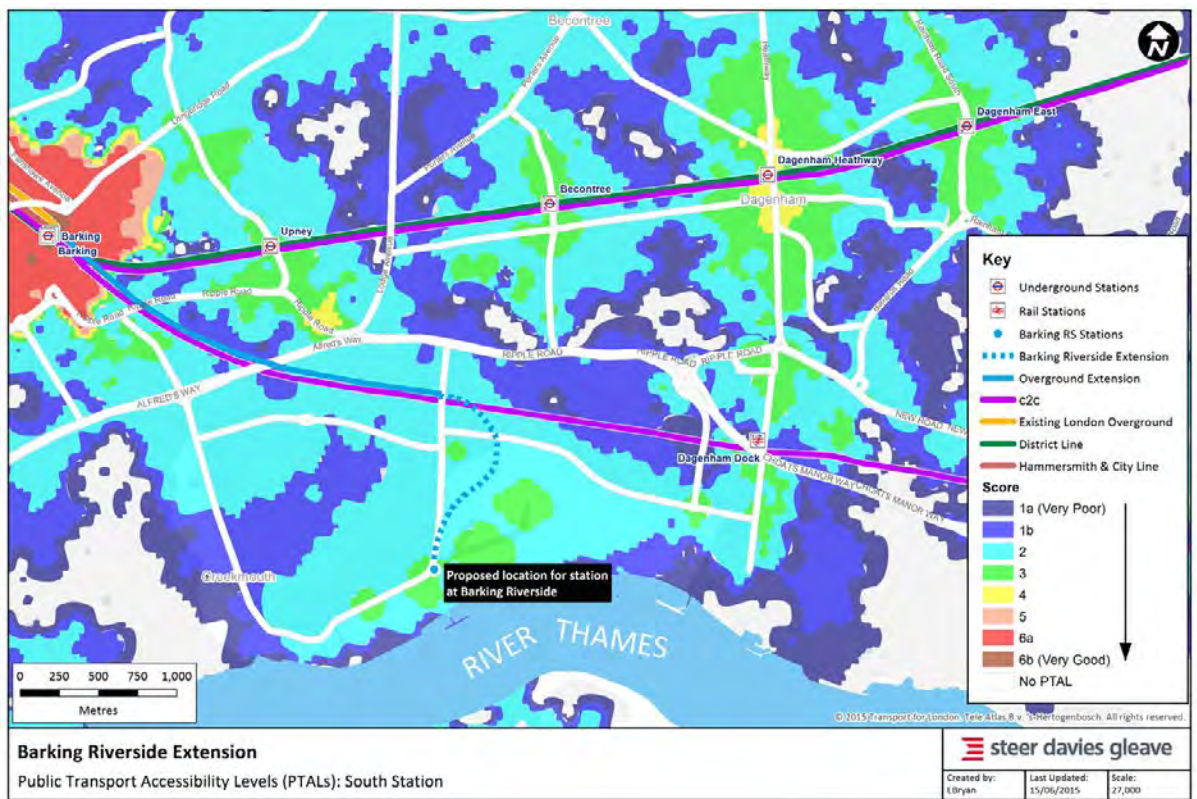


Figure 5.3.3 PTALs including the proposed Barking Riverside station



5.3.2 A13 Riverside Tunnel

The A13 is a key arterial route and contributes to Barking's attractiveness for the logistics industry. In February 2015 the Mayor of London announced proposals to redesign key London road networks at five locations across the capital. These include a "mini tunnel" at the A13 under Ripple Road, connecting Barking Riverside with the rest of Barking and opening up land for future development, as well as reducing air and noise pollution. The April 2015 one-year progress report of the Mayor's Roads Task Force identifies the proposals as suitable for further feasibility studies. The proposals have been well-received by Barking and Dagenham Council. The business case for the tunnelling was presented to the Treasury in October 2015.

Castle Green is a 39ha brownfield site whose growth potential is currently constrained by the A13, which acts both as a visual and physical barrier, as well as having significant impact on noise and air quality in the area. The proposed tunnel would enable the delivery of 1,000 jobs and 5,000 homes. Tunnelling is expected to produce a step-change in the attractiveness of the area for both current and future businesses and residents.

Figure 5.3.4 shows what the area currently looks like, and an artist's impression of what the area would look like if tunnelling was to go ahead.

Figure 5.3.4 The A13 before and after proposed tunnelling



5.3.3 Other Developments

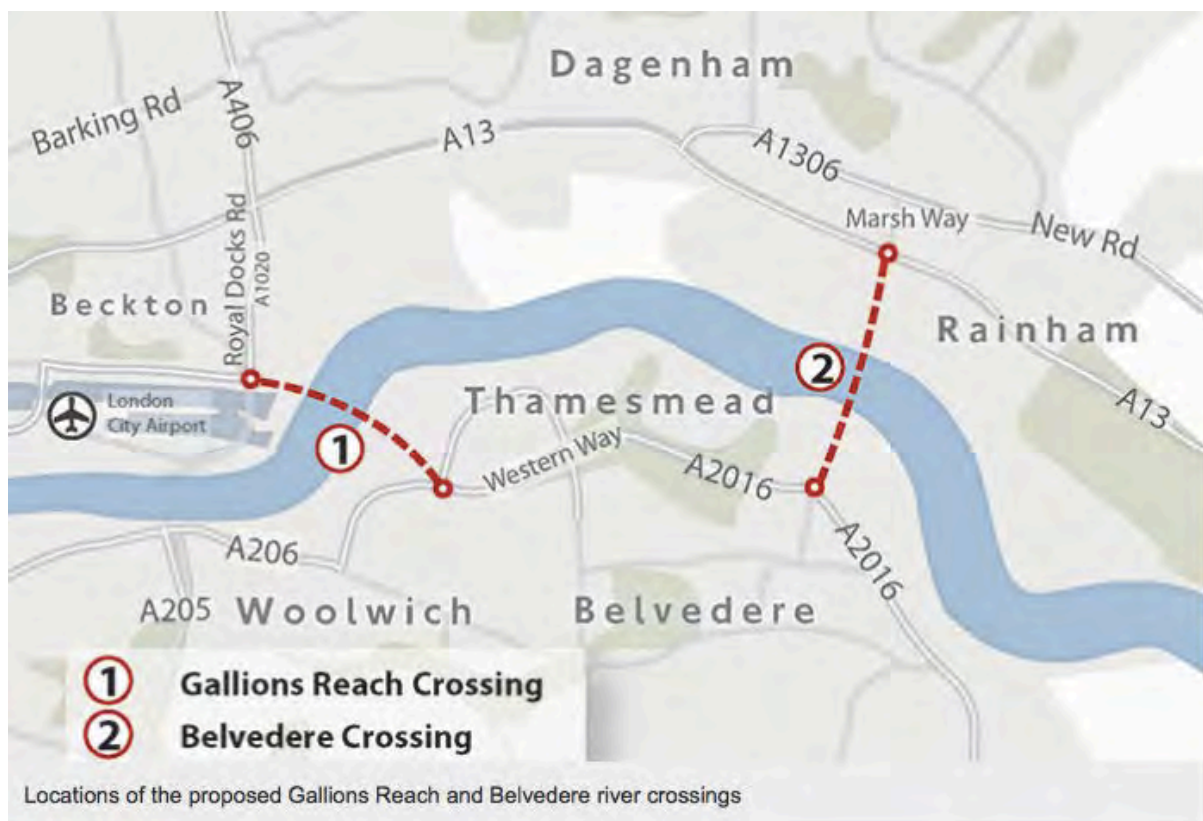
The growth in population in the Borough is already putting pressure on some transport services and facilities, and there are actions planned to address this.

Barking Station will be renovated as part of the awarding of the Essex Thameside franchise to c2c in 2014. The ticket hall will be refurbished and there will be an increase in the number of ticket gates and improved accessibility. c2c have also introduced additional trains from Barking town centre to Fenchurch Street, including stops at West Ham to facilitate direct connections to Stratford and Canary Wharf.

Network Rail and Transport for London are electrifying the Gospel Oak to Barking line, with work due to be completed by mid-2017. New four-train cars will be introduced in early 2018, doubling capacity on the line.

Transport for London have also proposed new river crossings. The two crossings shown in Figure 5.3.5, although just outside of the Borough (Gallion's Reach and Belvedere), would have a positive impact on the Borough. A study for the London Borough of Newham on the impact of a crossing at Gallion's Reach suggests that there would be considerable benefits for Barking and Dagenham, such as increased connectivity and productivity, an expanded labour market catchment area for the new employment opportunities and stimulating the housing market.²⁰

Figure 5.3.5 Proposed River Crossings



Source: Transport for London

²⁰ PBA (2013) Economic Impact of Gallions Reach Crossings

6. Housing and Housing Developments

There is expected to be significant growth in housing in the Borough, with 35,000 new homes planned by 2030. Furthermore, the potential of the Becontree Estate should not be overlooked. Understanding the housing stock that is already in the Borough, and planned new developments, is important for exploring how the growing population of the Borough will be accommodated. It also points towards the changing socio-economic profile of the Borough's residents and the potential social and economic consequences of this for the Borough and its cohesiveness.

6.1 Housing by tenure

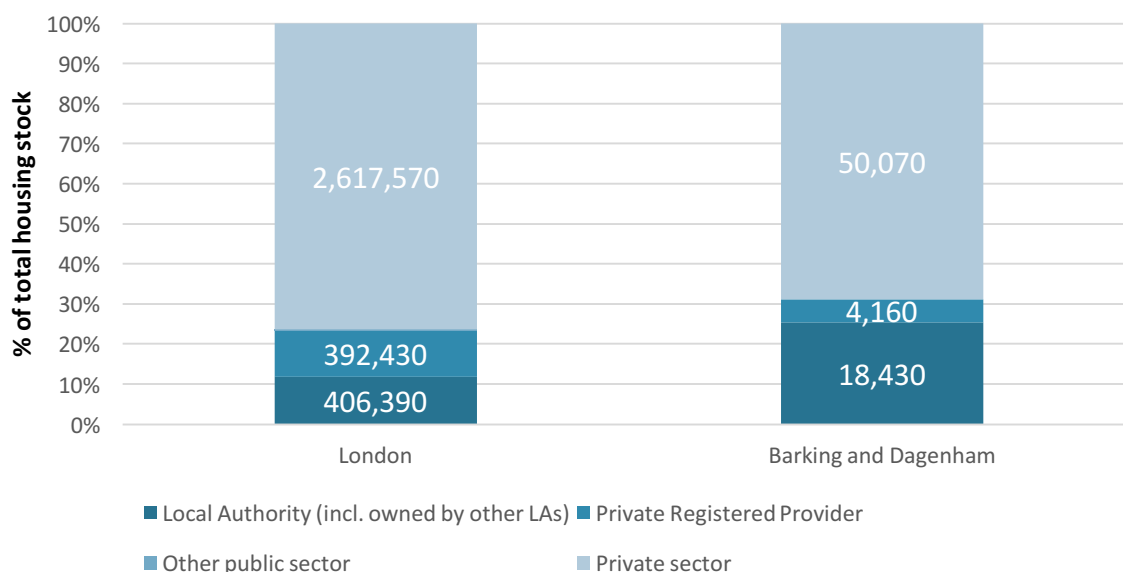
In 2014 there were 72,670 homes in the Borough (2.1% of London's total housing stock), of which 1,382 were vacant.²¹ The Borough is notable for having a much higher proportion of local authority owned housing than London as a whole, with 25.4% of Barking and Dagenham's housing being local authority owned compared to 11.9% across London as a whole.²²

This partially reflects a lower proportion of housing controlled by private registered providers, which account for just 5.7% of providers in the Borough compared to 11.4% across London as a whole. However, it also reflects a lower proportion of private (rental and owner occupied) housing in the Borough. 68.9% of housing in the Borough is in the private sector, compared to 76.4% across London.

²¹ DCLG (2015) Live tables on dwelling stock (including vacants): Table 125: Dwelling stock estimates by local authority district: 2001-2014 (data is rounded to nearest 10).

²² DCLG (2015) Live tables on dwelling stock (including vacants): Table 100 Dwelling stock: Number of Dwellings by Tenure and district: England; 2014

Figure 6.1.1 Housing by tenure type (2014)



Source: CLG (2015) Live tables on dwelling stock (including vacants): Table 100 Dwelling stock: Number of Dwellings by Tenure and district: England; 2014

Data from the Housing Strategy in 2011 estimates that there are 270 houses in multiple occupation (HMOs) in the Borough, compared to over 160,000 HMOs across London as a whole.²³ Therefore, at least in terms of official estimates, the Borough has a much lower proportion of HMOs than London as a whole. In December 2015, the Borough noted that there were only some 50-60 registered HMOs. However, this figure appears to be extremely low and does not reflect some of the concerns expressed during the Growth Commission.

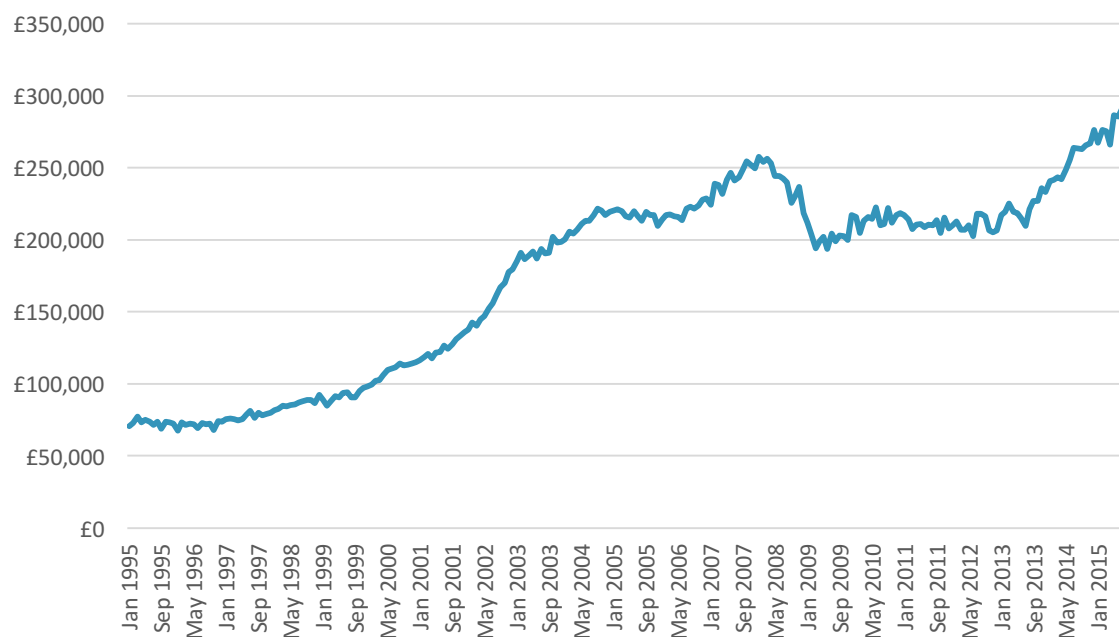
The Council is also acting on the private property market. Having purchased completely a private development of 144 homes, which includes social housing, some are also being privately let. Available at up to 80% of the market rent, for a one or two-bedroom property those earning less than £66,000 are eligible, whilst a three or four-bedroom property the cap is set at £80,000. The Borough has set up Barking and Dagenham Reside to manage the properties. The surplus from the properties is being re-invested into housing. Average monthly rents of William Street Quarter (which is managed by Reside) range from £781 for a 1-bedroom to £1,275 for a 4-bedroom, while rents in EETV, under Reside too, range from £678 for a 1-bedroom to £1,131 for a 4-bedroom.

²³ HM Government (2011) Laying the Foundations: A Housing Strategy for England – Statistical Appendix.

6.2 House Prices

Between January 1995 and August 2015 the average (mean) house price in the Borough rose from just under £71,000 to just under £300,000.²⁴ The financial crisis and subsequent recession had a significant impact on house prices, reducing and then depressing prices for several years. However, prices have now recovered and since July 2014 have surpassed their pre-recession peak and are continuing to grow.

Figure 6.2.1 Barking and Dagenham: Average House Prices (1995-2015)



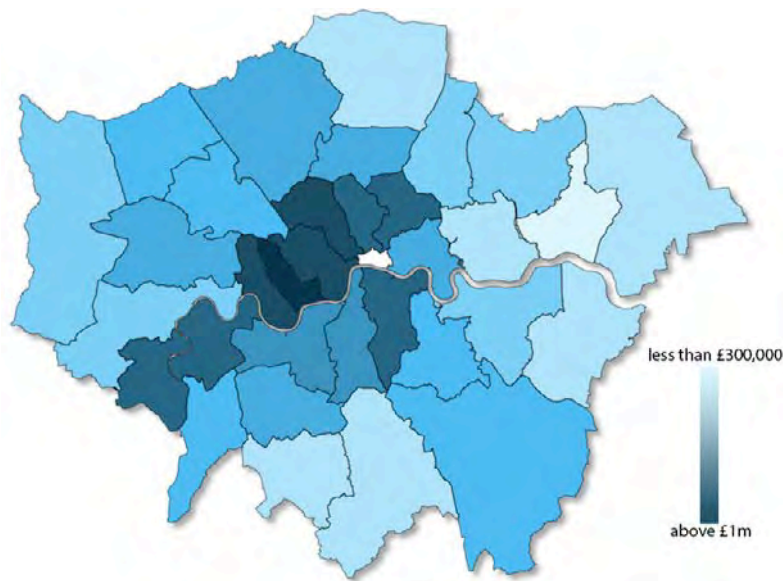
Source: Land Registry (2015) Seasonally Adjusted Average House Prices

Prices in the Borough increased by 321% between 1995 and 2015, compared to a 436% increase across London as a whole.²⁵ Nevertheless, average house prices in the Borough remain the lowest of any borough in London (Figure 6.2.2).

²⁴ Land Registry (2015) Seasonally Adjusted Average House Prices

²⁵ Land Registry (2015) Seasonally Adjusted Average House Prices

Figure 6.2.2 House Prices for London Boroughs (2015)



Source: Land Registry (2015) Seasonally Adjusted Average House Prices. Note: data for the City of London has not been included.

Figure 6.2.3 (below) illustrates the impact on affordability. Between 2002 and 2014 average (mean) annual salaries amongst residents increased by 20.5%²⁶ whilst average (mean) house prices increased by 63.6%. As such, the ratio of average house prices to average resident salaries has increased from 6.3 to 8.6. Despite the divergence between salaries and house prices, the ratio of average house prices to average resident salaries is still below the pre-recession peak of 9.13 (2007).

Figure 6.2.3 Indexed Average Resident Salaries and Average House Prices (2002=100)



²⁶ ONS (2014) Annual Survey of Hours and Earnings

Source: Land Registry (2015) Seasonally Adjusted Average House Prices and ONS (2014) Annual Survey of Hours and Earnings. Note: House Prices are provided on a monthly basis and have been averaged over the year to produce an annual average.

Variations in house prices are also in evidence within the Borough. Looking at variation by ward, the highest median house prices are in Chadwell Heath, Eastbrook and Longbridge, while the lowest in Abbey and Goresbrook. The arrival of the Crossrail Chadwell Heath station, located on the border between LBBD and Redbridge, is expected to bring about a considerable boost to house prices in surrounding areas, including the wards of Valence, Whalebone and Chadwell Heath. Data elaborated by JLL, a professional services and investment management firm, forecast a 41.7% increase in house prices from end-2014 to end-2020.

6.3 Housing Supply and Developments

6.3.1 Housing supply

Barking and Dagenham’s new housing target set out by the London Plan is for 1,236 homes a year to be built between 2015 and 2025. Barking Town Centre was designated a Housing Zone in February 2015, bringing with it £42.3 million of investment. Some 2,295 homes and 4,000 new jobs will be created, alongside the regeneration of the town centre and the provision of new public spaces, cultural and community spaces.

At present, the Borough has the highest proportion of protected industrial land than any other London Borough; if some of the land of underused or vacant industrial sites were to be realised for housing, the Local Plan has estimated that the Borough would have the potential to build 35,000 new homes by 2030. The release of the currently vacant and underused industrial sites (discussed in the business section) would result in as much as 117.5 hectares of industrial land being released for the construction of 16,000 new homes by 2031.

Table 6.3.1 and Figure 6.3.1, indicate and map all the potential sites across the Borough, including infill and windfall sites, that would enable it to meet the supply target of 35,000 homes by 2030.

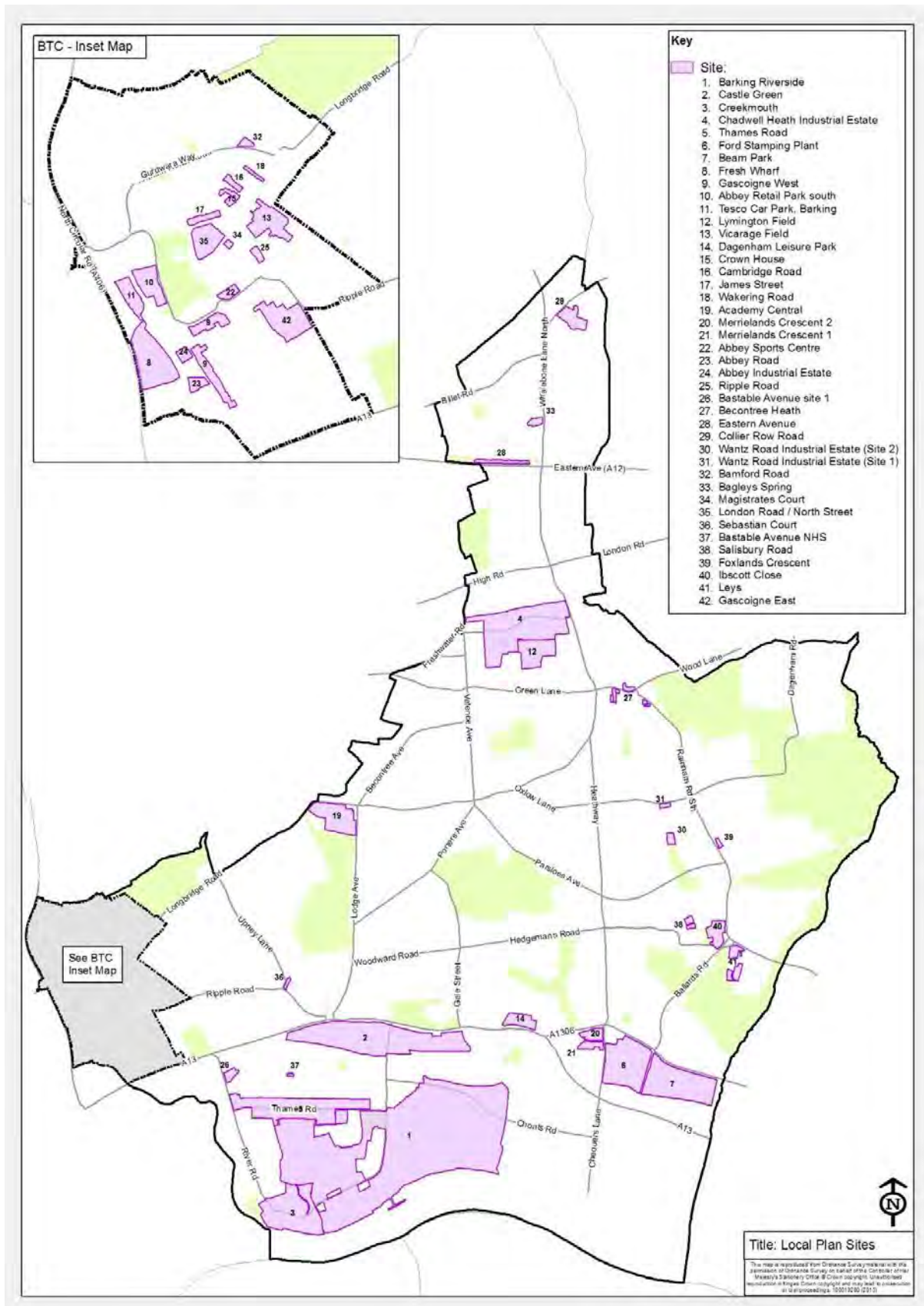
Table 6.3.1 Potential sites and capacity of each site

1. Barking Riverside	10,439	23. Abbey Road	144
2. Castle Green	5000	24. Abbey Industrial	125
3. Creekmouth	4000	25. Ripple Road	100
4. Chadwell Heath	3000	26. Bastable Avenue Site 1	100
5. Thames Road	2000	27. Becontree Heath	99
6. Ford Stamping Plant	2000	28. Eastern Avenue	97
7. Beam Park	1200	29. Collier Row Road	88

8. Freshwharf	911	30. Wantz Road 2	75
9. Gascoigne West	550	31. Wantz Road 1	60
10. Abbey Retail Park (South)	504	32. Bamford Road	50
11. Tesco Car Park	400	33. Bagley Spring	48
12. Lymington	359	34. Magistrates Court	37
13. Vicarage Field	300	35. London Road/ North Street	36
14. Dagenham Leisure Park	300	36. Sebastian Court	35
15. Crown House	270	37. Bastable Avenue (NHS Site)	30
16. Cambridge Road	250	38. Salisbury Avenue	26
17. James Street	220	39. Foxlands Crescent	26
18. Wakering Road	220	40. Ibscott	-52
19. Academy Central (UEL)	200	41. Leys	-57
20. Marrields Crescent 2	150	42. Gascoigne East	-152
21. Marrields Crescent 1	149	Windfall	1455
22. Abbey Sport Centre	147	Total	34,939

Source: Local Plan

Figure 6.3.1 Map of potential sites



Source: Issues and Options report

6.3.2 Barking Riverside

Barking Riverside is London's largest regeneration site. Located along the River Thames in the south of the Borough of Barking and Dagenham, the 443 acre site has planning permission for the construction of about 10,500 homes, 41% of which it is planned will be affordable (although 30% is the more likely figure) with some 70% rental and 30% shared ownership. A conservative absorption rate of 700 homes per year has been indicated.

The development Barking Riverside Limited (a joint venture between the GLA and Bellway Homes), envisage the creation of a brand new neighbourhood comprising healthcare, schools, commercial spaces and leisure facilities. The first phase of the project saw the development of the Rivergate Centre, home to the George Carey Primary School. The construction of houses and apartments in the initial phases of Barking Riverside development has won a number of awards for environmental vision and sustainability in housing design. However, the site features electricity pylons and a switching station neither of which will be removed, and this clearly presents challenges in the short-term towards reaping the full benefits of the site.

6.3.3 Grainger development

Indicative of the shifts that are taking place with regard to the housing market in the Borough are new developments targeting a more diverse socio-economic mix. For example, in Barking Town Centre, a rental development above a newly built supermarket comprises 100 apartments which include: 54 1-bedroom units with a monthly rent of £1,100, 36 2-bedroom units at £1,320, and 10 3-bedroom units at £1,600.

The average income of the apartments' residents is between £30,000 and £41,000, which is considerably above the Borough's median annual income. Although there are significant benefits around such developments, including a more affluent town centre footfall and the impact of this on the retail and night-time economy offer, it also raises important issues around social cohesion.

As the housing market and the types of residents attracted to the Borough change, there will be a need to ensure that communities are not isolated from each other, but instead develop strong levels of social capital, with all of the attendant benefits this brings to an area.

7 Business

Fishing and jute in the 19th century, and then Ford, pharmaceuticals and other industry in the 20th century have shaped Barking and Dagenham today. The significant industrial role played by the area has left a continuing legacy in the land use of the Borough, with 95% of the supply of employment space industrial stock, leaving only 5% office stock.²⁷ Arguably, it has also left a legacy amongst some of the community with regard to education and employment aspirations.

Identifying what the next phase of the Borough's economy is will be part of its journey, as it responds to the opportunities and challenges that emerge as London moves east. Balancing the creation of homes and businesses in the Borough, alongside supporting local people to develop the skills they need for better quality work in and outside of the Borough, will be important elements in the future direction of the Borough.

However, there are mixed signals within the Borough about the role and importance of business in this new phase of its development, with housing seemingly prioritised above the provision of business facilities.

7.1 Entrepreneurship

Barking and Dagenham is decidedly entrepreneurial. Between 1998 and 2014 the VAT registered business stock grew by 180%, second only to Newham (196%) in east London and well above the averages for London (85%) and for Great Britain (63%).

In 2014, KPMG published an independent report on the burdens faced by small businesses across all London boroughs on behalf of the Federation of Small Businesses. The report considered costs, administrative burdens and infrastructure challenges faced by small businesses in the capital. The costs taken into consideration were those of commercial premises, residential premises and parking, as well as business rates and council tax. The administrative burden index considered the business supportiveness of council policies and the ease of dealing with the council. Infrastructure challenges included public transport accessibility, road congestion, broadband quality and the availability of commercial space. Reducing the burdens faced by small businesses is essential for fostering a strong enterprise culture and increasing the competitiveness of the Borough.

Overall, Barking and Dagenham had the second least burdensome environment for small businesses. Specifically, the Borough had the fourth lowest cost burden, the

²⁷ NLP (2014) Barking & Dagenham Economic Development Study

lowest administrative burden (including the joint-best business supportiveness of council policies) and the seventh lowest infrastructure burden.

The new business formation rate in the Borough is high. 23.4% of all business registered for VAT in 2013, compared to 19.3% in London East, 17.9% in the whole of London and 14.3% nationally. Business closure and survival rates (at 24 months) are, at 11.6% and 72.5%, both above the London (10.6% and 73.6%) and national averages (9.7% and 75.6%).

According to The Barking Enterprise Centre, the Borough's business support organisation, between 2011 and 2015, there were 198 business start-ups in the Borough. 35% were in professional services, 25% service based, 20% beauty therapy based and 20% were in the food industry. Of those start-ups:

- 65% were started by women, and 35% by men;
- Around 75% of have been started by people aged 18-45;
- 65% were started by BAME groups, 25% by White British and 10% by Eastern Europeans.

Harnessing the entrepreneurial potential of the Borough, and ensuring that the necessary support measures and wider-ecosystem to help businesses grow are in place, will be important for the Borough's longer-term development.

7.2 Growth sectors

The Council has identified six sectors where they feel there is potential for economic growth. These are:

- *Green Tech*: The London Sustainable Industries Park, located in Dagenham Dock, offers 125,500 sq m of businesses space, targeting environmental technology industries. The London Infrastructure Plan believes that this sector has high employment potential.
- *Bio tech*: The facilities provided by Londoneast-UK are seen as a key strength in developing a bio-tech sector in the Borough.
- *Health and Social care*: Care City is seeking to emulate TechCity and MedCity in Euston as a leading cluster of research training, education and innovation in the healthcare sector.
- *Creative Industries*: The Council believes that the creative and cultural industries will both generate substantial employment growth, and also change perceptions of the Borough. It is anticipated that such industries will centre around the Ice House Quarter and Broadway Theatre in Barking.

- *Logistics*: The Borough’s connectivity, particularly its road network, is regarded as key strength in further developing its transport and logistics sector.
- *Advanced manufacturing*: The Council wants to build on the Borough’s strong history of manufacturing with companies such as Ford, through the growth of advanced manufacturing in the Borough.

However, these sectors have been chosen where interventions have taken place or have been proposed and are not based on analysis of trends in employment growth. Whilst these sectors may have growth potential in the Borough, there is limited evidence as to the true growth potential of these sectors within Barking and Dagenham.

Indeed, many of these are knowledge-driven sectors. In 2013, employment in knowledge-driven sectors in Barking and Dagenham was 12.72%, well below the Great Britain average of 21.75%. Employment in knowledge driven sectors in the Borough grew 0.74% between 2012 and 2013, compared to 1.28% nationally. Very few of the largest employers in the Borough operate in these sectors and the development of any industries in these chosen growth sectors will be from a very low base. Creative industries often rely on an anchor institution for their development and city-centre location, neither of which Barking and Dagenham offers.

The most recent attempt to predict the sector’s future job growth in the Borough is more likely to occur was undertaken as part of the development of the Council’s Local Plan Issues and Options work. Its findings are presented in the table below.

Table 7.2.1 Anticipated Sectorial Employment Growth 2013-2032

Sector	% Change 2013-2032	Additional Jobs 2013-2032
Transport	69.6	3000
Real Estate	64.1	580
Professional Services	35.5	490
Accommodation & Food Services	34.6	640
Financial Services	31.8	320
Social Care	30.6	990
Computing & Information Services	29.8	290
Manufacturing	-14.5	-850
Public Admin & Defence	-20.7	-520

Source: NLP

The transport, business services and hospitality sectors are anticipated to contribute the most to employment growth between now and 2032. The real estate, admin support, social care and IT sectors are expected to grow at a slower rate. There will be 850 and 520 fewer jobs in manufacturing and public administration and defence by 2032.

Although it is difficult to be accurate when predicting future jobs growth by sector in such a small geographical area, it should be noted that the largest anticipated jobs growth is not predicted to occur in most of the Council's identified growth sectors.

7.3 Large Employers

By far the largest employer in Barking and Dagenham is Ford, despite the scaling back of its operations in recent years. Many of the other largest employers in the Borough are in generally low-skilled sectors, particular in logistics and distribution. Below is a list of the largest employers in the Borough. This excludes supermarkets who collectively employ nearly 2000 people.

Table 7.3.1 List of and details of large employers in Barking and Dagenham

Company	Jobs	Location	Type of Business	Time in Borough
Ford	3500	Dagenham	Vehicle manufacture	90 years +
BD College	500	Dagenham	Further Education	52 years
British Bakeries/Hovis	500	Dagenham	Food distribution	8 years
Dairy Crest	497	Chadwell Heath	Food processing	26 years
WF Senate (Electrical)	400	Dagenham	Electrical goods suppliers	50 years
DST (IOS)	400	Dagenham	Printing	5 years
Nicholls and Clark	300	Chadwell Heath	Building materials	5 yrs
Ocado	300	Dagenham	Food Deliveries	1 yr
Geo Post/DPD	200+	Dagenham	Logistics	1 yr
Squibb	220	Barking	Demolition	16 years
Trust Ford	200	Barking	Car Dealership	16 years as Trust Ford
Sternberg Reed	200	Barking	Solicitors	31 years
Moss Bros	180	Barking	Textile hire	5 years
Loomis	170	Dagenham	Security	7 years

Hapag Lloyd	150	Barking	Shipping	
Sita	150	Barking	Waste Disposal	8 years
Kuehne + Nagel	120	Dagenham	Logistics	4 years
OnLine Technology Group	120	Chadwell Heath	Satellite technology	32 years
City Pavilion	100	Chadwell Heath	Entertainment/F&B	10 years
Monolith UK	100	Dagenham	Cash and Carry	5 years
Euro Closed Loop	100	Dagenham	Recycling	5 years
BestWay	80	Barking	Cash and Carry	10 years
Vaultex	74	Dagenham	Security	5 years
Emerson Crane Hire	70	Chadwell Heath	Equipment Hire	15 years
Harmony House	70	Dagenham	Training Services	14 years
OCS	70	Barking	Asbestos Removal	2 years
MSK Group	70	Barking	Recycling	8 years
Adler & Allan Ltd	70	Barking	Environ. Services	
West & Coe	70	Dagenham	Funeral Services	112 years
TNT	70	Barking	Distribution	16 years

Source: LBBD

7.4 Vacancy Rates

To inform the development of its Local Plan Issues and Option work, the Council appointed Nathaniel Lichfield and Partners to produce an Economic Development Study in March 2014. Its findings inform the data in this section.

Retail vacancy rates in Barking and Dagenham's 'district' centres are on the whole quite low compared to the national average of 12.1%. At 15% only Green Lane has a vacancy rate above the national average, whilst Barking (approximately 10%), Dagenham Heathway (approximately 9%) and Chadwell Heath (approximately 6%) all have vacancy rates below the national average.

Barking has over 4,000 sq m of vacant floorspace, Dagenham Heathway over 10,000, Chadwell Heath over 5,000 and Green Lane over 10,000 sq m of vacant floorspace. In Barking there is a particularly high concentration of vacant units in Vicarage Fields.

Industrial vacancy amounts to approximately 66,000 m² of floorspace, giving a vacancy rate of approximately 7%. This is one of the lowest rates in the East London area. Most of the vacant industrial units in the Borough are smaller workspace of less

than 2,000 sq m and mostly located in commercial estates in Heathway Industrial Estate and Maybells Commercial Estate. Some of the industrial sites available in the Borough do not fully meet the current needs and expectations of businesses.

There is approximately 12,034 sq m of vacant commercial office space, giving a vacancy rate of approximately 12%. The highest vacancy rate was higher within Barking Town Centre at around 16%.

7.5 Office space and industrial areas

At £8.75 per sq ft for prime and £7.5 sq ft for secondary, rental values for industrial spaces are competitive with the wider area. The Borough offers a cost advantage over more central commercial centres such as Beckton, the Royal Docks and Stratford. The highest rental values are for sites close to the A13 corridor.

Table 7.5.1 Industrial & Office Rents in Barking & Dagenham and Comparator Cent

Location		Industrial (£/sqft)	Office (£/sqft)
Barking and Dagenham	Prime	8.75	16
	Secondary	7.5	13
Beckton/Royal Docks	Prime	9.25	21
	Secondary	8	15
Romford	Prime	8	14
	Secondary	7	10
Stratford	Prime	10.5	25
	Secondary	8	12
Thurrock		8.25	11.75
Dartford		10	20.5

Source: NLP

The Borough offers relatively cheap office space compared to comparator centres in the wider region. This is due to low demand, as the Borough is not viewed as a strong office location. Office centres in Stratford and Dartford also provide strong competition for the development of the Borough's office market. Demand therefore tends to be local, coming from locally established SMEs. With its good transport links and access to services, Barking Town Centre is the strongest area of the local office market, with office stock centred around Linton Road, Cambridge Road and the railway station. However, there have been no notable office development in the past 40 years.

In 2008, there was 1,797,000 sq m of B class floor space in the Borough. 95% of this is taken up by industrial stock, with only 5% taken up by office stock. The stock of factory and warehousing floor space is the largest of all six adjoining boroughs.

Around 80% of office space is located in Barking town centre. Industrial space is distributed across the Borough, although primarily at Dagenham Docks, Rippleside and River Road and other sites close to the A13.

69% of industrial floor space and 64% of office space was developed before 1970. This suggests a historic lack of demand for commercial premises in the region and also indicates that the Borough may struggle to attract new enterprises if its stock is relatively outdated. The majority of new developments have been for manufacturing and warehousing uses.

The Local Plan has protected 20% of the urban area of the Borough (489 hectares) for industrial uses – more than any other London borough. It is expected that by 2031 there will be an additional 1,000 industrial jobs in the Borough (NLP, 2014). To accommodate these an additional 71.3 hectares of industrial land is required. Currently, 119 hectares of industrial land is vacant, meaning 1000 new industrial jobs can be accommodated with 47.7 hectares of industrial land still remaining.

Given the current scarcity of land available in London. The Council believe there is scope for rezoning vacant industrial land and making better use of underused industrial land. Vacant industrial sites that could potentially be rezoned for housing are (119.2 hectares, 22.4 for housing):

- Ford Stamping Plant
- Barking Housing Station
- Dagenham Dock
- Sanofi
- Rippleside
- Kingsway Industrial Estate
- Freshwater Road
- River Road
- Northgate Industrial Park

Underused sites that could potentially be rezoned for housing are (117.5 hectares):

- Thames Road
- Creekmouth
- Chadwell Heath
- Rippleside

Considering where businesses will be relocated within the Borough is important for helping to maintain employment.

7.6 Recent and Proposed Developments

Recent or proposed developments that will increase the supply of office and commercial space in the Borough include:

7.6.1 London East UK

Following the closure of the Dagenham plant of multi-national pharmaceutical manufacturer Sanofi, the Site Operations Group purchased the 17 acre site and rebranded it as Londoneast-UK Business and Technical Park.

Londoneast-UK offers 450,000 sq ft of business space, including services labs, office space, sterile and clean room manufacturing and conference and events facilities. It has a specific focus on the health and medical sector, IT, scientific R&D and bio-sciences. It is also being used as a filming location. The site is opposite Dagenham East underground station.

7.6.2 CEME

The Centre for Engineering and Manufacturing Excellence is situated near Dagenham Dock and just outside the local authority boundary in Havering. Created in 2003, CEME offers offices, workshops and classrooms, business incubation, business support centres and conference facilities.

7.6.3 London Sustainable Industries Park

The London Sustainable Industries Park is over 75,000 sq m and is promoted by the Council as a centre for low carbon businesses. The London Infrastructure plan believes this sector has high growth potential. The area has some businesses already located on it, including a research institute from the University of East London.

7.7 Anchor Institutions

The Borough is currently without a major anchor institution. Some hope that Care City would take that role, however arguably the Council should seek to attract at least one other. The plans of another Borough, Tower Hamlets, may present the Borough of Barking and Dagenham with the possibility of attracting an anchor institution that would link Barking to its heritage.

Tower Hamlets' Local Plan (adopted in April 2013) features the possibility that the market's operations may be moved outside of the Borough to enable it to provide a strategic housing development on the site where the Billingsgate Fish market is currently located. The attraction of such an iconic development may provide Barking with a connection to its historic traditions as a fishing town while offering an important local economic development opportunity which exploits the already-proven Billingsgate fish market reputation.