

# TOPIC PAPER: EDUCATION DECEMBER 2025

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# 1. INTRODUCTION

- 1.1. To better understand the potential future need for school spaces, Rugby Borough Council instructed consultancy Edge Analytics Limited to run their EDGE-UCATE Mainstream model for future education needs in Rugby Borough. More detail on Edge Analytics' expertise in school place modelling can be found here: <a href="https://edgeanalytics.co.uk/planning-for-schools/">https://edgeanalytics.co.uk/planning-for-schools/</a>
- 1.2. The purpose of running this model is not to create a plan for future school provision in the borough. That is not the role of the local plan or Rugby Borough Council and is instead the responsibility of Warwickshire County Council as local education authority.
- 1.3. Instead, the purpose of the model is to provide evidence to support the preparation of the Rugby Borough Local Plan which is a land use plan. Specifically it assists in identifying whether new or expanded schools are likely to be needed to accommodate the new housing proposed in the plan over the 2025-2042 plan period.
- 1.4. This report explains how the future need for school spaces is modelled and then presents the results with commentary on their likely implications.
- 1.5. EDGE-UCATE Mainstream is a modelling framework for mainstream pupil forecasting, developed by Edge Analytics to support local authorities in their school place planning activities.
- 1.6. Edge Analytics has calibrated its EDGE-UCATE Mainstream model for Rugby Borough using the latest available evidence on resident pre-school age children, local schools¹ and their pupils, together with assumptions on the potential impacts of migration and planned local housing development on future pupil numbers.
- 1.7. The model has been configured with a 2024-25 base year, providing a 20-year forecast for both primary and secondary year groups (up to and including 2044-45).
- 1.8. The EDGE-UCATE Mainstream model produces forecasts for each mainstream school in Rugby, which are aggregated to pupil planning area<sup>2</sup> and borough level.

# 2. DATA INPUTS

- 2.1. To configure the EDGE-UCATE Mainstream model for Rugby, the following data inputs have been provided by Rugby Borough Council and Warwickshire County Council:
  - A list of mainstream schools in the borough, including each establishment's code, name, ward location, published admissions number (PAN), capacity and the pupil planning area that each school forms part of, plus details of all recent and planned school changes

<sup>&</sup>lt;sup>1</sup> EDGE-UCATE Mainstream has been configured to provide pupil forecasts for mainstream schools located within Rugby. Pupils attending independent schools, specialist schools, alternative provision or schools located outside the borough are not included.

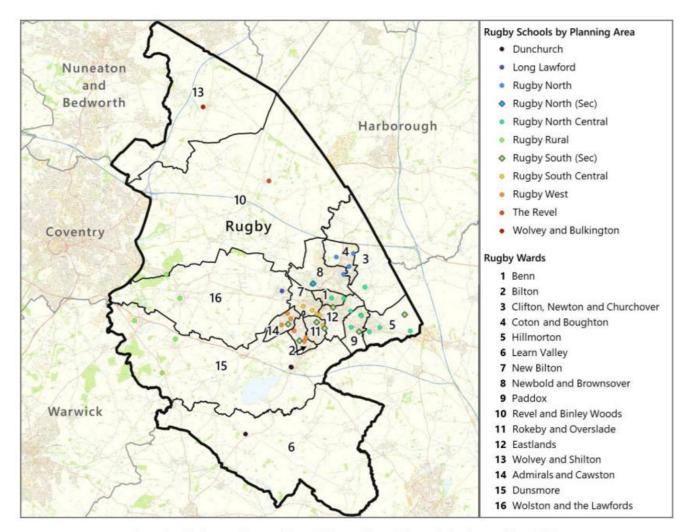
<sup>&</sup>lt;sup>2</sup> Pupil planning areas are groups of schools, predefined for the purposes of assessing current and future demand for school place provision.

(openings, closures, year group changes etc).

- A 3-year history of January school census data, providing a count of pupils by year group, school attended and residential ward for 2022-23, 2023-24 and 2024-25.
- A 3-year history of pre-school population data (sourced from GP registrations statistics), providing a count of all children aged 0+ to 4+, by single year of age and residential ward, at the beginning of 2022-23, 2023-24 and 2024-25.
- A housing trajectory of planned annual housing growth for each ward in the borough, for 2024-25 to 2041-42, with accompanying primary and secondary pupil yield factors.
- 2.2. Edge Analytics has sourced the following data on behalf of Rugby Borough Council: A trajectory of estimated births for each ward in the borough, providing a forecast of all resident children aged 0+ at the beginning of 2025-26 to 2040-41.

# 3. SCHOOLS AND PLANNING AREAS

- 3.1. The EDGE-UCATE Mainstream model for Rugby includes details of the borough's 38 primary schools and 8 secondary schools, provided by Warwickshire County Council.
- 3.2. Of the 38 primary schools, there are 7 infant and 5 junior schools, which accommodate pupils in Years R–2 and 3–6 respectively. The remaining 26 primary schools cover Years R–6.
- 3.3. The borough's 8 secondary schools accommodate pupils in Years 7–11. Of these schools, 6 have a sixth form, additionally accommodating pupils in Years 12–14.
- 3.4. The primary schools are organised into 9 pupil planning areas, each formed of between 1–10 schools. The secondary schools are organised into 2 planning areas; one comprising a single school and the other formed of 7 schools. Wards, schools and planning areas are shown on the map below.



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# 4. SCHOOL CENSUS DATA

- 4.1. Underpinning the EDGE-UCATE Mainstream model is a 3-year history of school census data for each school in the borough, sourced by Warwickshire County Council from the 2023, 2024 and 2025 January school censuses.
- 4.2. The school census data provides a count of pupils by year group (R–14) and school attended (consistent with the schools list), resident in each ward or resident outside Rugby in 2022-23, 2023-24 and 2024-25.
- 4.3. In 2024-25, there were 9,748 Year R–6 pupils (resident within or outside Rugby) attending primary schools in Rugby, together with 8,662 secondary pupils (Years 7–14).

# 5. PRE-SCHOOL POPULATION

- 5.1. A 3-year history of GP registrations statistics for October 2022, October 2023, October 2024 and May 2025 has been provided by Warwickshire County Council.
- 5.2. The October extracts provide a count of children aged 0+ to 4+ by single year of age and residential ward at the beginning of 2022-23, 2023-24 and 2024-25 (Figure 3). The May extract provides a count of children aged 4+ (Reception age) resident in each ward at the beginning of 2025-26.

# 6. BIRTHS

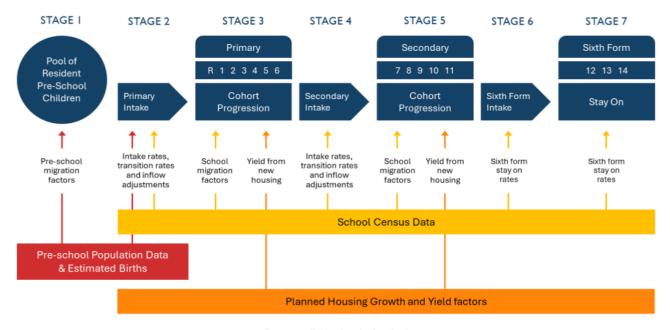
- 6.1. To enable the production of longer-term (beyond 5-year) primary pupil forecasts, Edge Analytics has sourced a trajectory of estimated births for each ward in the borough, providing a forecast of all resident children aged 0+ at the beginning of 2025-26 to 2040-41.
- 6.2. The trajectory of estimated births has been derived using assumptions from the 2022-based subnational population projection from the Office for National Statistics (ONS), rebased to the October 2024 GP registrations statistics.

# 7. PLANNED HOUSING

- 7.1. Pupil yield factors of 0.34 (primary) and 0.16 (secondary) have been provided by Warwickshire County Council.
- 7.2. In the EDGE-UCATE Mainstream model the pupil yield factors represent the number of additional pupils (Years R–6 and Years 7–11), new to the borough, that are expected to require a place at a mainstream school in Rugby as a result of each new home.
- 7.3. The trajectory used is appended to this topic paper as appendix 1 together with the ward-based trajectory. These is one error in that trajectory, the omission of 200 homes at Rugby Central Shopping Centre from the projection for Benn Ward. This omission is not material to the results.

# 8. FORECAST METHODOLOGY - OVERVIEW

8.1. The EDGE-UCATE Mainstream forecasting methodology for Rugby comprises a series of stages, which are summarised in Figure 6 and described below.



Source: Edge Analytics Ltd

#### STAGE 1: POOL OF RESIDENT PRE-SCHOOL CHILDREN

- 8.2. In Stage 1, a pool of resident children aged 4+ (Reception age) is identified for each ward.
- 8.3. GP registration statistics for May 2025 provide a count of resident children aged 4+ (Reception age) at the beginning of base year +1. GP registrations statistics for October 2024 provide a count of resident children aged 2+, 1+ and 0+, by ward, that will reach age 4+ (Reception age) at the beginning of base year +2, +3 and +4, respectively.
- 8.4. Estimated births, by ward, provide a feed of resident children aged 0+ at the beginning of each forecast year (up to and including 2040-41). These children reach age 4+ (Reception age) at the beginning of base year +5 onward. Each additional year of births included in the model extends the period for which EDGE-UCATE Mainstream can produce pupil forecasts (by another year), up to the 2044-45 forecast horizon.
- 8.5. In the BASE and HOUSING scenarios, all children remain resident in the same ward until age 4+. In the MIGRATION and MIGRATION+HOUSING scenarios, migration factors are applied to the resident pre-school population in each ward, adjusting the size of each cohort in consecutive years.
- 8.6. To derive pre-school migration factors for each ward the 3-year history of October pre-school population data is used to calculate the average annual change in the number of resident children that transferred between successive age groups (0–1, 1–2, 2–3 and 3–4) in consecutive historical years. The average<sup>3</sup> migration factors for each ward are applied in each forecast year.

#### **STAGE 2: PRIMARY INTAKE**

- 8.7. In Stage 2, an intake rate for each ward identifies the proportion of resident children aged 4+ (from Stage 1) that enters mainstream primary education (Year R) in Rugby. Transition rates identify the proportion of these children that enter specific schools. Inflow adjustments identify any additional Year R pupils that enter each school from outside Rugby.
- 8.8. To derive an intake rate for each ward, the total number of resident children aged 4+ at the beginning of the base year, base year -1, and base year -2 (from the pre-school population data) is compared to the total number of resident Year R pupils in the corresponding year (from the school census data). The average<sup>4</sup> intake rate for each ward is applied in each forecast year.
- 8.9. To derive a set of transition rates for each ward, school census data is used to compare the total number of resident Year R pupils in the base year, base year -1 and base year -2 to the number of resident Year R pupils attending each school in the same year. The average<sup>5</sup> transition rates for each ward and school are applied in each forecast year.
- 8.10. To derive a set of inflow adjustments for each school, school census data is used to determine the number of Year R pupils resident outside Rugby in the base year, base year -1 and base year -2. The average<sup>6</sup> flows for each school are applied in each forecast year.

<sup>&</sup>lt;sup>3</sup> Averages are weighted towards the most recent data and capped at ±5 (or ±15 for Dunsmore and Hillmorton).

<sup>&</sup>lt;sup>4</sup> Averages are weighted towards the most recent data and capped at 0 and +1.2.

<sup>&</sup>lt;sup>5</sup> Averages are weighted towards the most recent data

<sup>&</sup>lt;sup>6</sup> Averages are weighted towards the most recent data.

#### **STAGE 3: PRIMARY COHORT PROGRESSION**

- 8.11. In Stage 3, Year R pupils (identified in Stage 2) transfer to successive primary year groups (Years 1–6), accounting for migration and/or new housing as appropriate.
- 8.12. In the BASE scenario, all pupils remain in the same school until Year 6.
- 8.13. In the MIGRATION and MIGRATION+HOUSING scenarios, migration factors are applied to the number of pupils in each school, adjusting the size of each cohort in consecutive forecast years.
- 8.14. To derive migration factors for each school, the latest 3-year history of school census data is used to calculate the average annual change in the number of pupils that transferred between successive year groups (R–1, 1–2, 2–3, 3–4, 4–5 and 5–6) in consecutive historical years. The average<sup>7</sup> migration factors for each school are applied in each forecast year.
- 8.15. In the HOUSING and MIGRATION+HOUSING scenarios, a primary pupil yield factor of 0.34 is applied to the number of planned new homes in each ward, which, in the EDGE-UCATE Mainstream model, represents the number of additional primary pupils (new to the borough) that are expected to require a place at a mainstream school in Rugby as a result of each new home. The resulting pupil yield is apportioned across Years R–6, weighted most heavily towards Year R, and allocated (entirely) to mainstream schools in Rugby, in line with existing ward-to-school pupil flows8.

#### **STAGE 4: SECONDARY INTAKE**

- 8.16. In Stage 4, an intake rate for each ward identifies the proportion of resident Year 6 pupils (from Stage 3) that enters mainstream secondary education (Year 7) in Rugby. Transition rates identify the proportion of these pupils that enter specific schools.
- 8.17. To derive an intake rate for each ward, school census data is used to compare the total number of resident Year 6 pupils in base year -1 and base year -2 to the total number of resident Year 7 pupils in the following year. The average<sup>9</sup> intake rate for each ward is applied in each forecast year.
- 8.18. To derive a set of transition rates for each ward, school census data is used to compare the total number of resident Year 7 pupils in the base year, base year -1 and base year -2 to the number of resident Year 7 pupils attending each school in the same year. The average<sup>10</sup> transition rates for each ward and school are applied in each forecast year.
- 8.19. An adjustment is applied to the number of Year 6 pupils resident outside Rugby, altering the size of the cohort as it transfers from Year 6 to Year 7. To derive this adjustment, school census data is used to compare the total number of resident Year 6 pupils in base year -1 and base year -2 to the total number of resident Year 7 pupils in the following year. The adjustment is applied in each forecast year, with the resulting pupils allocated to schools based on average transition rates.

<sup>&</sup>lt;sup>7</sup> Averages are weighted towards the most recent data and capped at ±2.5.

<sup>&</sup>lt;sup>8</sup> Yield from new housing is added in each year, from base year +1 onward, and relates to housing built throughout the previous year. The number of homes built in 2024-25 is reduced by 1/3 to account for the use of January 2025 school census data.

<sup>&</sup>lt;sup>9</sup> Averages are weighted towards the most recent data and capped at 0 and +1.2.

<sup>&</sup>lt;sup>10</sup> Averages are weighted towards the most recent data.

#### STAGE 5: SECONDARY COHORT PROGRESSION

8.20. In Stage 5, Year 7 pupils (identified in Stage 4) transfer to successive secondary year groups (Years 8–11) accounting for migration and/or new housing<sup>11</sup> as appropriate. The Stage 3 methodology is used.

#### **STAGE 6: SIXTH FORM INTAKE**

- 8.21. In Stage 6, a sixth for stay-on rate for each applicable secondary school identifies the proportion of Year 11 pupils (from Stage 5) that enters Year 12, adjusting the size of each cohort in each forecast year.
- 8.22. To derive a stay-on rate for each school, the 3-year history of school census data is used to calculate the average proportion of pupils that transferred between Years 11–12 in consecutive historical years. In all scenarios, the average<sup>12</sup> stay-on rates for each school are applied in each forecast year.

#### STAGE 7: SIXTH FORM COHORT PROGRESSION

8.23. In Stage 7, stay-on rates for each sixth form identify the proportion of Year 12 pupils (from Stage 6) that enters Year 13 (and then Year 14), adjusting the size of each cohort in consecutive forecast years. The Stage 6 methodology is used.

# 9. FORECAST METHODLOGY – SPECIFIC ADJUSTMENTS

- 9.1. Specific adjustments were made to the forecast methodology to:
  - Model the opening of new planned schools and expansions
  - Model the anticipated distribution of housebuilding within wards

#### **NEW SCHOOLS**

9.2. Five additional new schools are included in the model:

Ashlawn Road Primary School (projected opening 2029)

South West Rugby Secondary School (projected opening 2035)

Coventry Road Primary School (projected opening 2030)

Third South West Rugby Primary School (projected opening 2038)

Houlton Phase 3 Primary (projected opening in 2032 expanding to two forms of entry from 2042)

9.3. The projected opening dates are current best guesses. The actual opening dates will depend upon how quickly the developments on which the schools are located are built and on future

<sup>&</sup>lt;sup>11</sup> In the HOUSING and MIGRATION+HOUSING scenarios a secondary pupil yield factor of 0.16 is applied. The resulting secondary pupil yield is apportioned across Years 7–11, weighted towards Year 7, and allocated (entirely) to mainstream schools in Rugby, in line with existing ward-to-school pupil flows. At the request of Rugby Borough Council, bespoke adjustments have been applied to the ward-to-school secondary pupil flows for Houlton School.

<sup>&</sup>lt;sup>12</sup> Averages are weighted towards the most recent data.

assessments of Warwickshire County Council as local education authority about pupil demand.

- 9.4. All schools were projected to open one form of entry at a time, rather than the whole school opening simultaneously.
- 9.5. Additionally, the following school expansions are modelled:

Houlton School primary phase (from 2026)
The Avon Valley School and Performing Arts College (1 additional form of entry from 2027, 2 additional forms of entry from 2031)

#### **MODEL ADJUSTMENTS**

- 9.6. The building block of the model is wards, rather than school catchments/priority areas. This means that when significant new housing is built in a ward, the children from that new housing would be projected to go to the schools that historically children from that ward have gone to. This is a useful guide, but adjustments are needed when new schools have opened and when a ward encompasses multiple villages.
- 9.7. Therefore, to try to better model where children from the newly built houses are likely to go to school the following adjustments were made to the model:
  - From 2025-6 all secondary school pupils from new homes in Hillmorton ward were allocated to Houlton School. This reflects the fact that a large majority of new housebuilding in Hillmorton ward is on the Houlton development.
  - From 2028-29 all year 7 pupils from wards outside of Hillmorton and Clifton, Newton &
     Churchover were allocated to schools other than Houlton School. As a corollary of this,
     Houlton School will be filled from pupils within the Hillmorton and Clifton, Newton &
     Churchover wards. These assumptions reflect that as more of the Houlton development is built
     the likelihood that children will be admitted from outside of its priority areas will diminish.
  - From 2029-30 all primary school children from new homes in Wolvey and Shilton ward were allocated to Wolvey C of E Primary School. This adjustment models the children from the new homes planned at Wolvey going to the village school
  - From 2032-33 all primary school children from new homes in Revel and Binley Woods Ward were allocated to The Revel C. Of E. (Aided) Primary School. This adjustment models the children from the new homes planned at Brinklow going to The Revel Primary School.
  - A new sub-ward has been created within Wolston and the Lawfords Ward, comprising new homes at Long Lawford. From 2032-33 primary school children from new housing in this subward will be allocated entirely to Long Lawford Primary School until it is full and then to Henry Hinde Infant School and Henry Hinde Junior School, which are the next closest. This adjustment models the children from the new homes planned at Long Lawford going to the closest schools. Pupil yield from new housing in the remaining portion of Wolston and the Lawfords was allocated to other schools based on historical flows.
  - Dunsmore ward is split into three sub wards:

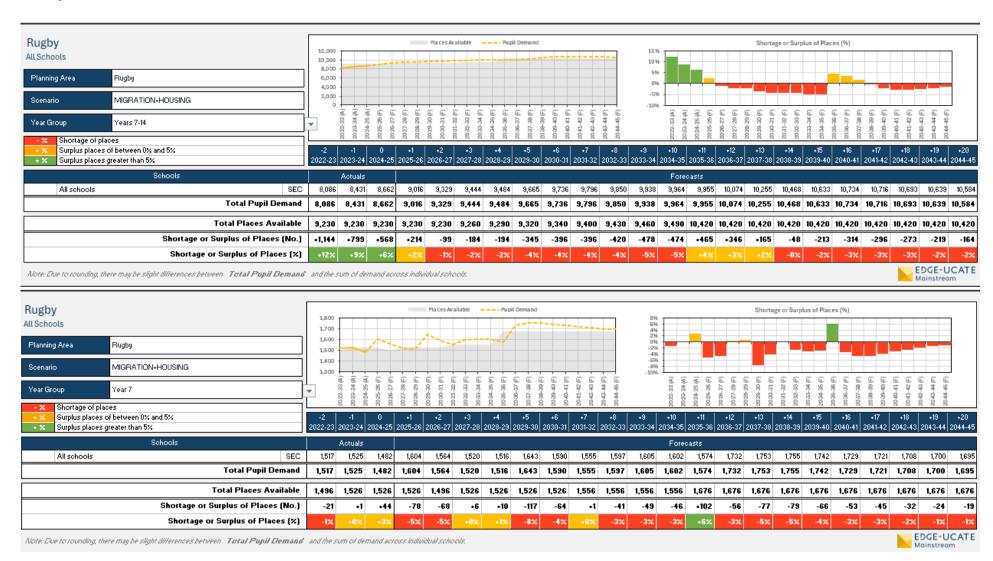
- A sub-ward for new housing at South West Rugby in Dunsmore Ward from which the children would go to the new South West Rugby schools
- A sub-ward for new housing at Stretton-on-Dunsmore from which the primary school aged children would go to Knightlow Primary School
- A sub-ward for new housing at Ryton on Dunsmore from which the primary school aged children would go to Provost Williams Church of England Primary School

## 10. RESULTS

- 10.1. The model itself is not published. The model utilizes school census data and GP registration data supplied by Warwickshire County Council which is not public data. The following sections summarise the overall findings of the model. The results presented show the MIGRATION + HOUSING scenario. This scenario incorporates new housing planned through the Proposed Submission Rugby Borough Local Plan 2025-2042.
- 10.2. It is important to recognise that, while the model is a helpful decision-aiding tool, in interpreting its results the following points need to be kept in mind:
  - the future is inherently difficult to predict. For example, we do not know whether future birth rates will rise or fall.
  - The housing trajectory appended to this note will certainly be incorrect, but it is a best estimate based on information currently available.
  - The popularity of individual schools will change over the next twenty years, meaning that recent patterns for which schools children from each ward go to will no longer be a good guide.
  - Using ward level data is helpful, but, even manually adjusted as above, it does not capture
    the full complex detail of the interaction of catchment/priority areas and parental choice.
    This means that the model is more reliable for looking at the position borough-wide and for
    groups of schools, and less reliable for looking at the position at individual schools.
  - The further into the future the model reaches the less reliable it will become. This is a snapshot in time model, produced for the purposes of local plan making.
  - Warwickshire County Council as Local Education Authority (LEA) is responsible for school place planning in Warwickshire. It will update its understanding on a continuous basis during the new plan period.
  - Consultants Edge Analytics have provided a model only. They do not make recommendations about how the LEA or indeed Rugby Borough Council should respond to what the model is showing. How to respond is a matter for the LEA.
  - The LEA does not have freedom to open new schools as and when it wishes. The Department for Education will only grant permission for a new school to open if it is demonstrated that there is a clear and sustainable need for the school.

#### **SECONDARY SCHOOLS**

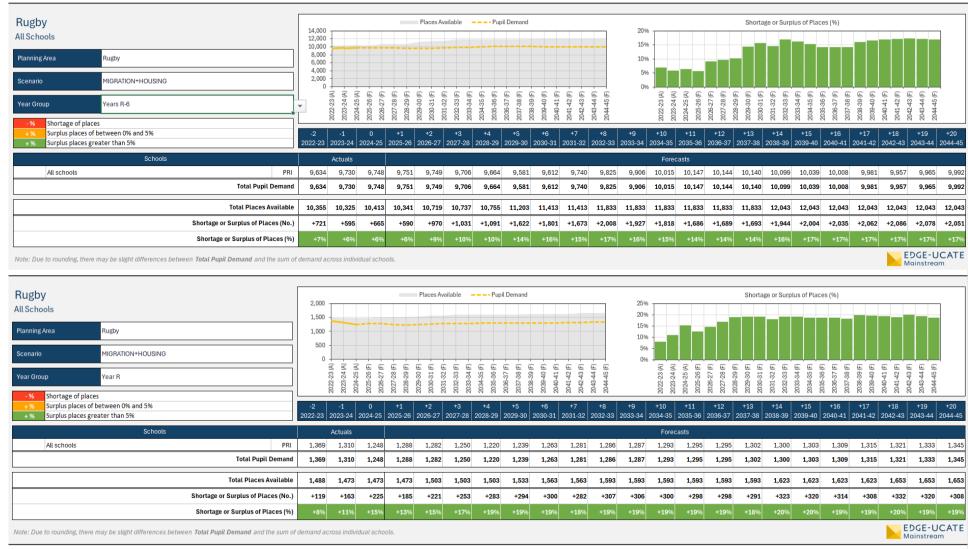
10.3. At Borough level the position is shown in the tables below. The first table shows the position for years 7-14 and the second table the position for year 7.



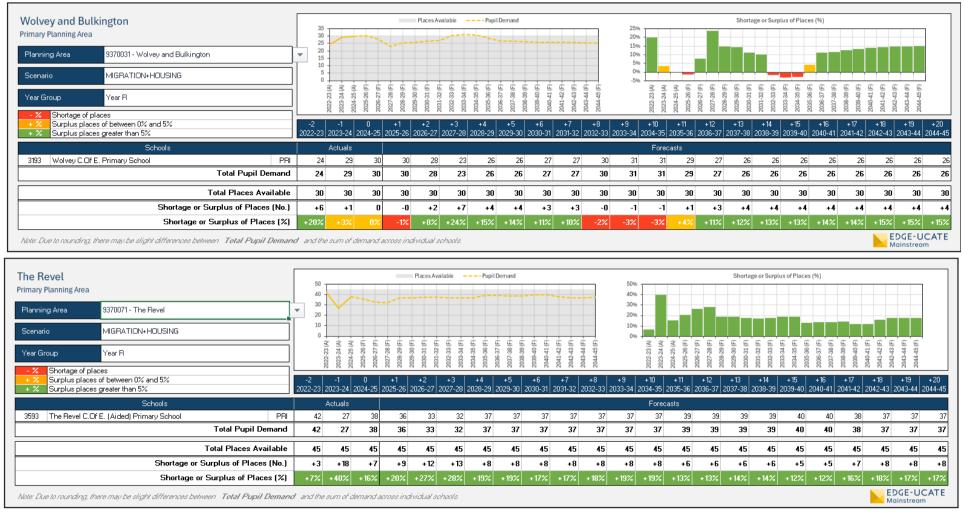
- 10.4. The tables show a shortfall of places across all year groups from 2027 onwards which rises to peak 478 in 2033-34 then drops with the opening of the South West Rugby Secondary School in 2035 before rising again to circa 300 in the last year of the plan period (2041-42). This indicates that the maximum shortfall of spaces is fewer than three forms of entry and is more consistently two to three forms of entry.
- 10.5. This is also supported by the shortfall of year 7 places, which is at its peak of 117 in 2029-30 fewer than three forms of entry, but fluctuates between one and three form of entry.
- 10.6. The most appropriate mitigation for this level of shortfall of places is likely to be expansion of existing schools and Warwickshire County Council has indicated that there is potential for up to three school expansions.
- 10.7. The secondary schools where modelled demand for places is likely to exceed places available by the greatest margin are Ashlawn School, Laurence Sheriff School, Rugby High School and to a lesser extent Rugby Free Secondary. This is shown in the scenario reports for secondary schools at Appendix 2. It should not be assumed that these would be the schools to be expanded, as the modelling is being driven by current patterns of parental choice which will not necessarily hold in future and the feasibility of extending these schools or their desire to expand is not known.

#### **PRIMARY SCHOOLS**

- 10.8. The headline position on primary schools borough-wide shown in the first tables below is a significant surplus of places sustained throughout the plan period both for years R-6 and for reception. This likely reflects the outcome of lower birthrates and planned school openings.
- 10.9. However, because primary school catchments are more localised, it is necessary to look at individual school place planning areas rather than just the borough-wide position. Appendix 3 presents the position in each of Rugby's nine primary school place planning areas. This indicates that the three school place planning areas which are projected to have shortfalls are Rugby Rural, The Revel and Wolvey and Bulkington.



10.10. Wolvey and Bulkington and The Revel primary school place planning areas each comprise single schools, Wolvey CofE Primary School and The Revel CofE Primary School respectively. The model for these schools presents a worst-case scenario because it assumes all pupil yield from new housing in Wolvey and Brinklow respectively would go to these schools which is an unrealistic assumption. Nonetheless, the projected shortfall of places (years R-6) remains marginal, peaking at 22 pupils at The Revel and 38 at Wolvey. When looking at just reception admissions, neither school shows a shortfall in spaces (this is shown in the second set of extracts from the model below).



10.11. The proportion of children from each ward going to the local school in recent years is shown in the table below:

	2022-23	2023-24
Percentage of Wolvey & Bulkington ward children to Wolvey CofE Primary School	78%	75%
Percentage of Wolvey & Bulkington Ward to The Revel CofE Primary School	19%	22%
Percentage of Revel CofE Primary School places filled by children from Revel and Binley Woods Ward	55%	51%

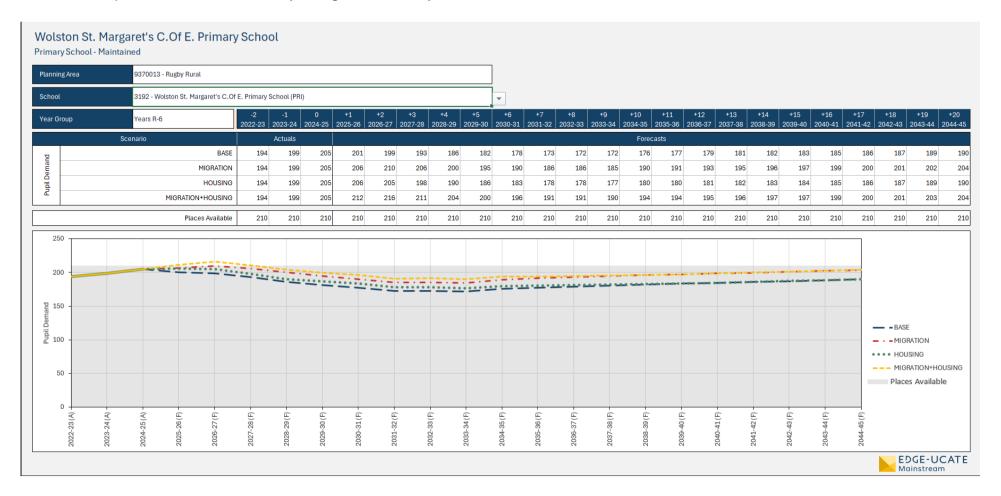
- 10.12. The table above shows that, contrary to the assumption made in the model, only around 75% of children from Wolvey and Bulkington Ward attend Wolvey CofE Primary School, with most of the remainder going to The Revel CofE Primary School. The Revel CofE Primary School draws children from a variety of different wards, with only just over half of its pupils coming from The Revel Ward. The Revel CofE Primary School's priority catchment area, except for the village of Churchover (in Clifton, Newton and Churchover Ward) lies within The Revel Ward. Only 7% of children at The Revel CofE Primary School in 2022-23 were resident in Clifton, Newton and Churchover Ward, in 2023-24 this was 5%.
- 10.13. This indicates that: (1) Wolvey School is unlikely to be over-capacity based on planned housing growth, because a worst case scenario is presented and not all children who live in new homes built in Wolvey are likely to attend this school, (2) housing growth at Brinklow is similarly unlikely to result in capacity issues. It may mean in future a greater proportion of children than is currently the case at The Revel CofE Primary School coming from the nearby villages within its priority area rather than further afield.
- 10.14. The other primary school place planning area in which the model shows capacity issues is Rugby Rural. This primary school place planning area comprises five schools, but it is only two of them that are projected to exceed capacity, Our Lady's Catholic Primary School, Princethorpe and Knightlow C of E Primary School. The exceedance of capacity at Princethorpe at reception level peaks at 3 places (18 projected against 15 places available) in 2040-41 and 2041-42. Across years R-6 the exceedance of capacity peaks in the same years at 18 and 20 places respectively or just under 3 children per year group. As a catholic school, Princethorpe has a wide rural priority area which includes part of Warwick District. Predicting capacity in the early 2040s is very challenging at this degree of remove. It will be for the local education authority to assess closer to the time whether these capacity issues do arise.
- 10.15. At Kightlow C of E Primary School in Stretton-on-Dunsmore demand for places is predicted to exceed the places available throughout the plan period. From 2033-34 demand is expected to exceed capacity by 100 places across years R-6. Demand for places in reception is expected to be between 40-50 places from 2028-9 onwards with 30 places available. This indicates demand exceeding capacity by half a form of entry in a single form of entry school.
- 10.16. The position at Kinghtlow CofE Primary School is presented as a worst-case scenario on the basis that all children from new homes built in Stretton-on-Dunsmore attend the school. In 2022-23 only 52% of places at Kinghtlow C of E Primary School were occupied by children resident in Dunsmore Ward. The equivalent figure in 2023-24 was 54%. The priority area for Knightlow CofE Primary School includes the parishes of Stretton on Dunsmore, Frankton, Marton, Princethorpe and Bourton and Draycote. All these parishes except for Marton lies within Dunsmore Ward. Marton lies within Leam Valley Ward. 10% of the school's pupils came from Leam Valley ward in 2023-24 and 12% in 2022-23.
- 10.17. These statistics indicate that the consequences of the modelled increased demand at Knightlow CofE Primary School would be for a greater proportion of children to be admitted from the priority area and fewer from outside it than is currently the case. Across the Rugby Rural primary school place planning area the shortfall of capacity for years R-6 peaks in the plan period in 2040-41 and 2041-42 and 44 and 53 places. The

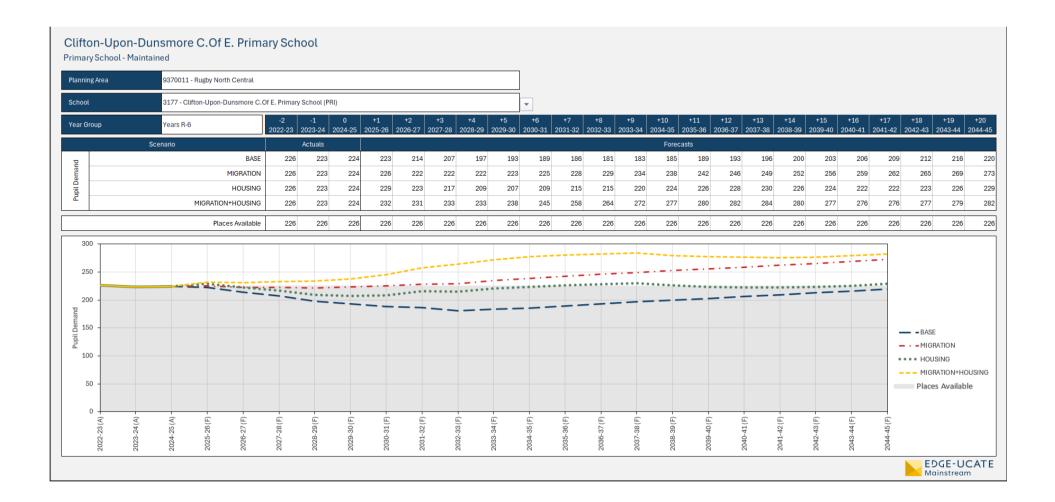
shortfall in places in reception across the planning area peaks at 6 and 7 in the same years. These shortfalls do not indicate a need for school expansion. However, the position will need to be monitored in the 2030s by the LEA.

#### **WOLSTON AND CLIFTON UPON DUNSMORE PRIMARY SCHOOLS**

- 10.18. It is worth briefly commenting on two primary schools in other villages in which new housing is planned: Wolston St Margaret CofE Primary School and Clifton-upon-Dunsmore CofE Primary School. The model extracts for the two schools are shown on the next page below.
- 10.19. Wolston St Margaret Cofe Primary School is not projected in the model to exceed capacity, but remains close to capacity. This is shown in the table below. In both 2022-23 and 2023-24, 87% of children at the school were resident in Wolston and The Lawfords Ward. The priority area for the school lies entirely within the ward. This indicates that there is limited capacity for this school to accommodate children from new housing in Wolston by shrinking the area from which it admits children to focus on the priority area. This is further likely to be the case if there is 'push back' from Knightlow Coe Primary School due to new housing in Stretton-on-Dunsmore, as discussed above.
- 10.20. This supports the advice received from Warwickshire County Council that there is very limited additional capacity for the children from new housing in Wolston to attend the village school.
- 10.21. Clifton-upon-Dunsmore CofE Primary School is by contrast shown to have more demand for places than there are available places, however there remain a surplus of places in the wider Rugby North Central Primary School Place Planning Area of which the school forms part. Demand is projected to exceed available places by circa 50 places across year groups R-6 in the 2030s.
- 10.22. In contrast to Wolston St Margarets, Clifton-upon-Dunsmore CofE Primary School drew only 46% of its children from Clifton, Newton and Churchover Ward in 2022-23 and 45% in 2024-25. The remaining children were largely drawn from wards within the Rugby urban area. The priority area for the school is largely coterminous with Clifton upon Dunsmore and Newton and Biggin parishes and lies wholly within the Clifton, Newton and Churchover Ward. The homes planned at Newton Manor Lane on the edge of Rugby while lying within the ward, do not lie within the priority area for the school but are instead within priority area for Boughton Leigh Junior School in Brownsover. This means that the information presented in the model likely shows a worst case scenario in terms of future demand.
- 10.23. Notwithstanding that, it is clear that there is potential, as there was in Stretton-on-Dunsmore, for more children to be admitted to the school from Clifton upon Dunsmore village, as more homes are built there, with a corresponding reduction of children admitted from beyond the priority area. For this reason, as in Stretton-on-Dunsmore new homes being built in the village are likely to reduce home to school transport needs.
- 10.24. However, this does also support the view taken by Warwickshire County Council that the number of homes in the village should be restricted to avoid tipping the balance and creating the need for children to be bussed out of the village to attend other primary schools, bearing in mind that

#### Clifton-upon-Dunsmore CofE Primary is single form of entry school.





#### **RESULTS SUMMARY**

- 10.25. The results of the model highlight a predicted circa two forms of entry shortfall in places at secondary school level. The mitigation for this is likely to be expansion of existing schools.
- 10.26. The model does not present clear evidence of a need to expand primary schools or build new schools, beyond those already planned, to meet the demand for places. The model indicates that the position at The Revel CofE (Aided) Primary School and, in particular, Knightlow CofE Primary School and the wider Rugby Rural Primary School Place Planning Area should be kept under review as the plan period progresses.

# **APPENDIX 1 – HOUSING TRAJECTORY**

Site	No. of units	Permission date/applica tion date	Ward	25 - 26	26 - 27	27 - 28	28 - 29	29 - 30	30 - 31	31 - 32	32 - 33	33 - 34	34 - 35	35 - 36	36 - 37	37 - 38	38 - 39	39 - 40	40 - 41	41 - 42	43 on	Notes
Ashlawn Gardens																						
Land North of Ashlawn Road, (David Wilson)	206	21/12/2021	Dunsmo re	45	37																	Under construction.
Land North of Ashlawn Road (Barratt)	216	23/03/2022	Dunsmo re	20	10																	Under construction. Developer confirmed trajectory 02/09/2025.
South West Rugby																						
Coventry Road (Miller Homes)	210	23/12/2022	Dunsmo re		35	45	45	40	45													Detailed planning permission.
Cawston Farm 1 (Tritax Symmetry) (parcel 12, plot T2)	275	Submitted 16/05/2019	Dunsmo re			20	40	40	40	40	40	40	15									Outline planning application gained resolution to grant planning permission February 2025 subject to section 106 agreement.
Cawston Farm 2 (Tritax Symmetry)(Parcel 12, Plot T3)	350	Submitted 26/08/2022	Dunsmo re				40	40	40	40	40	40	40	40	30							Outline planning application awaiting determination.
Land south west of Cawston Lane (Catesby Estates)	470	submitted 02/06/2025	Dunsmo re				25	50	50	50	50	50	50	45	40	40	20					Outline planning application awaiting determination.  Developer confirmed trajectory
Taylor Wimpey	800	submitted 01/05/2025	Dunsmo re				20	52	68	68	68	68	68	68	68	68	68	68	48			Outline planning application awaiting determination. Confirmation of trajectory with submitted planning application with two delivery outlets for the site.
Homes England parcels	1600	submitted 05/06/2025	Dunsmo re							10 0	11 5	13 0	13 0	13 0	39 5	Outline planning application awaiting determination.						
Taylor Wimpey remaining land	195	application not yet received	Dunsmo re					20	40	40	40	40	15									Application not yet received however Taylor Wimpey have confirmed they are progressing towards target submission 2024-2025 financial year.
Eden Park																						
Eden Park Phase R3 (Bloor Homes)	146	20/08/2020	Coton & Boughto n	40	12																	Under construction. Developer confirmed trajectory 04/09/2025.
Eden Park Phases R5, R6, and R7 (Bloor Homes)	550	20/08/2013	Coton & Boughto n		10	55	55	55	55	55	55	55	55	50	50							Full planning permission. Pre-commencement conditions submitted for discharge.
Houlton																						
Key Phase Two - Parcel A (Francis Jackson Homes)	31	12/09/2022	Hillmort on	9																		Under construction
Key Phase Three - Parcels A and B (Redrow)	248	21/12/2018	Hillmort on	35																		Under construction.
Key Phase Three - Parcels C and F (William Davis)	146	01/04/2021	Hillmort on	40	40	2																Under construction.
Key Phase Three - Parcel D (Mulberry Homes)	147	11/04/2022	Hillmort on	40	40	2																Under construction.
Key Phase Four - Parcel E (Miller Homes)	216	20/06/2025	Hillmort on		37	40	40	40	40	19												Reserved matters awaiting determination. Developer confirmed trajectory 10/09/2025.

		Permission		25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41		
Site	No. of units	date/applica	Ward	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	43 on	Notes
Remainder of Houlton allocation	4083 remainin g without detailed permissi on.	21/05/2014	Hillmort on	26	80	28 17 5	29 22 5	20 0	20	32 16 0	16 0	16 0	35 16 0	36 16 0	16 0	16 0	16 0	16 0	16 0	15 5	99	Outline planning permission. Developer provided trajectory.
2019 Local Plan Main Rural Settlements Allocations																						
Wolvey Campus, Wolvey (Countryside Properties)	90	25/08/2022	Wolvey & Shilton	1																		Under construction
Land at Coventry Road, Wolvey (O'Flanagan Homes)	11	27/03/2024	Wolvey & Shilton	11																		Full planning permission.
Land North of Coventry Road, Long Lawford (Bloor Homes)	149	Appeal Approved 01/09/2021	Wolston & The Lawfords	70	28																	Under construction, developer provided trajectory 02.09.2025
Land off Squires Road, Stretton on Dunsmore	55	26/04/2022	Dunsmo re			20	20	15														Detailed planning permission, units now being sold: <a href="https://www.taylorwimpey.co.uk/new-">https://www.taylorwimpey.co.uk/new-</a> homes/stretton-on-dunsmore/squires-cross
Plott Lane, Stretton on Dunsmore	25		Dunsmo re						25													Application not yet received, allocated for 25 units
Linden Tree Bungalow, Wolston	15		Wolston & The Lawfords							15												Application not yet received, allocated for 15 units
Current Permissions & Prior Approvals as as 1 April 2025			Lawiolus																			
Former Newton Vehicle Rentals Site, 117 Newbold Road	122	20/08/2020	Benn						40	82												Full planning permission.
Dipbar Fields, Dunchurch (Persimmon Homes)	86	20/06/2023	Dunsmo re	16	40	30																Full planning permission. Developer confirmed trajectory 02/09/2025. Units now being sold.
Rugby Central Shopping Centre	200	19/04/2024	Benn						99	10 1												Full planning permission. Required to commence by 2027. Demolition and site clearance needed first.  Assumed that one block would be completed at a time
Land North of Projects Drive, Rugby	108	26/06/2025	Newbold & Brownso ver			40	40	28														Full planning permission. WMCA gap funding approved to deliver site.
Yum Yum World Ltd, 4 High Street, Rugby, CV21 3BG	21	03/04/2019	Eastland s	16																		Under construction
Land South East of Brownsover Lane, Brownsover Lane (Jelson Homes)	14	08/04/2020	Newbold & Brownso ver	9																		Full planning permission, development has been commenced.
Development Land at Pailton Radio Station, Montilo Lane, Pailton, CV23 0HD	10	08/11/2021	Revel & Binley Woods	10																		Full planning permission
Elms Farm, Oxford Road, Marton, CV23 9RQ	11	12/07/2023	Dunsmo re	11																		Full planning permission. Developer confirmed trajectory 02/09/2025.

		Downiasias		0.5				00		04			0.4	25				T 00	40	44	Π	
Site	No. of units	Permission date/applica tion date	Ward	25 - 26	26 - 27	27 - 28	28 - 29	29 - 30	30 - 31	31 - 32	32 - 33	33 - 34	34 - 35	35 - 36	36 - 37	37 - 38	38 - 39	39 - 40	40 - 41	41 - 42	43 on	Notes
16-20 Lawford Road, Rugby, CV21 2DY	10	12/05/2022	New Bilton	10																		Full planning permission, development has been commenced.
First Floor 7-8 Church Street, Rugby, CV21 3PH	10	09/11/2022	Eastland s	10																		Full planning permission
32 High Street, Rugby, CV21 3BW	27	13/12/2022	Eastland s	27																		Under construction
Wolston Allotments, Stretton Road, Wolston (Spitfire Homes)	48	31/03/2023	Wolston & The Lawfords	4																		Under construction
Land West Side of Heritage Close, Rugby	10	06/12/2023	Admirals & Cawston		10																	Full planning permission. Developer confirmed trajectory 02/09/2025.
Former Inwoods House, Ashlawn Road, Dunchurch	25	20/03/2024	Dunsmo re	20	5																	Full planning permission
76 Buchanan Road, Bilton	8	22/11/2018	Bilton	8																		Under construction
7 & 8 St Matthews Street, Rugby, CV21 3BY	7	19/02/2021	Eastland s	4																		complete
15 Bilton Lane, Rugby	5	17/05/2021	Dunsmo re	2																		Under construction
Land at Manor Farm, Hinckley Road, Burton Hastings. CV11 6RG	6	22/12/2022	Wolvey & Shilton	6																		Full planning permission
The Malthouse, Main Street, Thurlaston	6	30/06/2022	Dunsmo re	6																		Full planning permission
11-12 Sheep Street, Rugby, CV21 3BU	5	03/07/2023	Eastland s	5																		Full planning permission
Cawston House, Thurlaston Drive, Rugby, CV22 7SE	5	14/06/2023	Dunsmo re	5																		Full planning permission
2-3 High Street, Rugby, CV21 3BG	6	27/03/2024	Eastland s	6																		Full planning permission
Rugby Business Centre, 21-23 Clifton Road, Rugby, CV21 3PY	6	12/07/2024	Benn	6																		Full planning permission
140 Railway Terrace, Rugby, CV21 3HN	5	14/02/2025	Benn	5																		Full planning permission
Rugby Business Centre, 21-23 Clifton Road, Rugby, CV21 3PY	8	19/12/2024	Eastland s	8																		Full planning permission
Windfalls for sites of <5 dwellings				50	50	50	50	50	50	50	50	50	50	50	50	50	50	50	50	50	50	
New allocations																						
Land east of Fosse Way, Stretton-on- Dunsmore	3	Assume 2027/28	Dunsmo re						3													Green Belt
Dyers Lane, Wolston	15	Assume 2027/28	Wolston & The Lawfords						5	5	5											potential self build
Oakdale Nursery, Brandon	43	Assume 2025/26	Wolsto n & The Lawford				20	20	3													landowner promotion - green belt

	No. of	Permission		25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	43	
Site	units	date/applica tion date	Ward	- 26	- 27	- 28	- 29	- 30	31	32	-	34	35	- 36	37	- 38	39	- 40	- 41	- 42	on	Notes
Newton Manor Lane, Brownsover	285	Assume	Clifton,	20	2/	20	29	30	31	32	33	34	33	30	37	36	39	40	41	42		Developer promotion - not green belt
Newton Marior Earle, Brownsover	203	2025-26	Newton																			
			& Churcho						40	40	40	40	40	40	45							
			ver																			
Morgan Sindall House, Rugby	90	Assume 2025-26	New Bilton					20	40	40												
Fosse Way, Stretton-on-Dunsmore	40	Assume 2027/28	Dunsmo re						20	20												
Hillcrest Farm, Newton	25	Assume	Clifton,																			
		2025-26	Newton &				5	20														
			Churcho					20														
Landar Constanting David World	60	Agguma	ver	-																		
Land at Coventry Road, Wolvey	60	Assume 2027/28	Wolvey & Shilton							20	20	20										
Land at High St., Ryton-on-Dunsmore	37	Assume 2026-27	Dunsmo re					10	25													
Land north of Lilbourne Road, Clifton	60	Assume	Clifton,																			Developer promotion - not green belt
upon Dunsmore		2026/27	Newton &					20	20	20												
			Churcho					20	20	20												
Lond North of Working Dood Wolston	00	Assume	ver	_																		landowner promotion - green belt. Older persons
Land North of Warwick Road, Wolston	80	2027/28	Wolsto n & The																			housing no pupil yield
			Lawford																			
Westway Car Park Bughy	24	Assume	s New	-						20	20	20	20									Council-owned land
Westway Car Park, Rugby	24	2027/28	Bilton					24														Council-owned tand
Elizabeth Way, Long Lawford	5	Assume	Wolsto																			Council-owned land
		2027/28	n & The Lawford																			
			S					5														
Newton Road, Clifton upon Dunsmore	80	Assume	Clifton,																			
		2027/28	Newton &						20	20	20	20										
			Churcho																			
Lawford Fields Farm	250	Assume	ver Wolsto	-																		landowner promotion - green belt
Lawrence Fields Farm	230	2027/28	n & The																			8 - 3 - 3 - 3 - 3 - 3 - 3 - 3 - 3 - 3 -
			Lawford																			
			s / New Bilton								40	40	40	40	40	50						
Stagecoach Depot Car Park, Rugby	32	Assume	Benn	<u> </u>												"						
Land adjacent to 9 Railway Terrace, Rugby	14	2027/28 Assume	Benn	$\vdash$				32						-		-						
Land adjacent to 5 Kanway Terrace, Rugby	14	2027/28	Dellii					14														

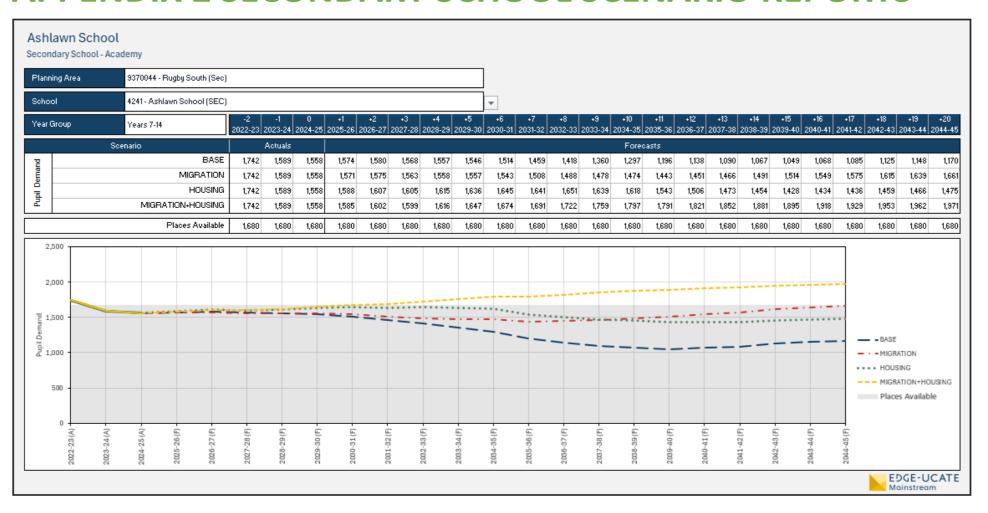
		Permission		25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41		
Site	No. of units	date/applica tion date	Ward	- 26	-	- 28	- 29	30	31	-	-	- 34	- 35	- 36	- 37	-	- 39	- 40	- 41	- 42	43 on	Notes
North Road, Clifton upon Dunsmore	10	Assume 2027/28	Clifton, Newton & Churcho						10													
Land north of B4109, Wolvey	150	Assume 2026-27	Wolvey & Shilton							40	40	40	30									Developer promotion - green belt
Land south of Rugby Road, Brinklow	250	Assume 2027/28	Revel & Binley Woods										40	40	40	40	40	40	10			Developer promotion - green belt
Land at Long Lawford	400	Assume 2027/28	Wolston & The Lawfords										40	40	40	40	40	40	40	40	80	Developer promotion - green belt
Albert Street, Rugby	25	Assume 2027-28	Benn						25													Council-owned land
West Farm and Home Farm, Brinklow	75	Assume 2028/29	Revel & Binley Woods								20	20	20	15								Older persons housing no pupil yield
Land south of Crick Road, Houlton	250	Assume 2027-28	Hillmort on								40	40	40	40	50	40						
The Croft, Stretton-on-Dunsmore	70	Assume 2028/29	Dunsmo re								20	20	20	10								landowner promotion - green belt
Land rear of 30 Albert Street	5	Assume 2027/28	Benn						5													
Rounds Gardens South	70	Assume 2027/28	New Bilton							20	20	20	10									Council-owned land
Rounds Gardens North	60	Assume 2027/28	Benn							20	20	20										Developer promotion
Former Snooker Hall	7	Assume 2027/28	Benn						7													
Town Hall	114	Assume 2034/35	Benn												40	40	34					Council-owned land
92 Lower Hillmorton Road	34	Assume 2027/28	Eastland s						34													
Land adjacent to 44 Craven Road	5	Assume 2030/31	Benn									5										
The Railings	10	Assume 2027/28	Benn						10													
28-29 High Street	8	Assume 2027/28	Eastland s						8													

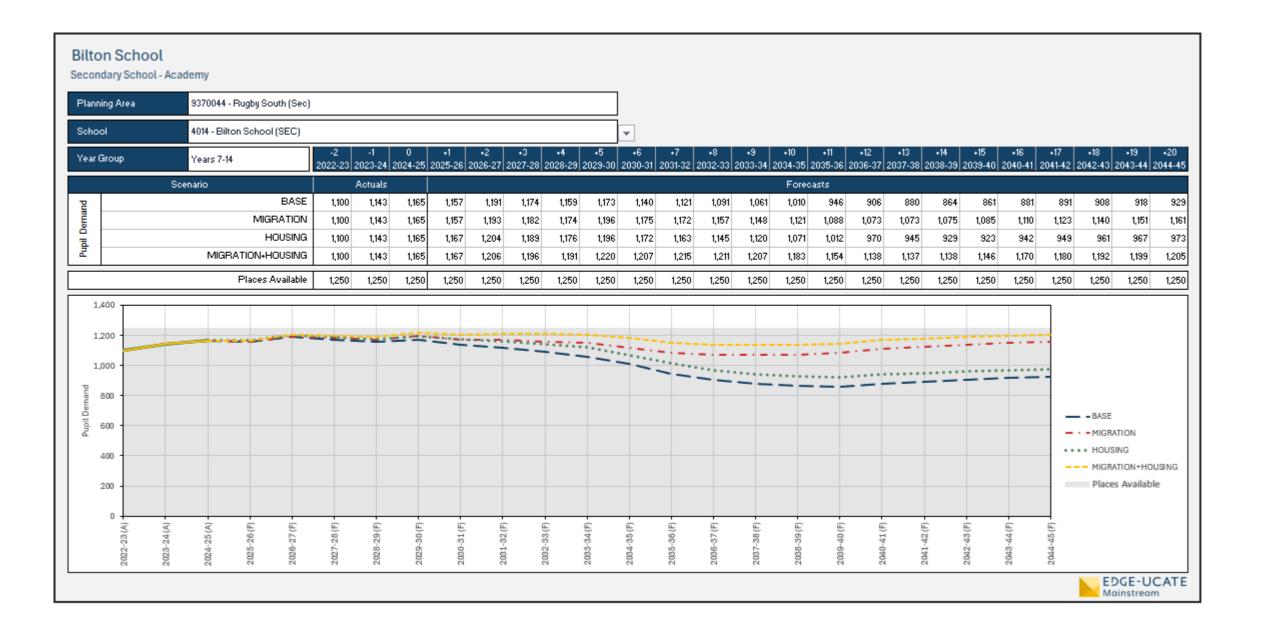
### WARD BASED TRAJECTORY

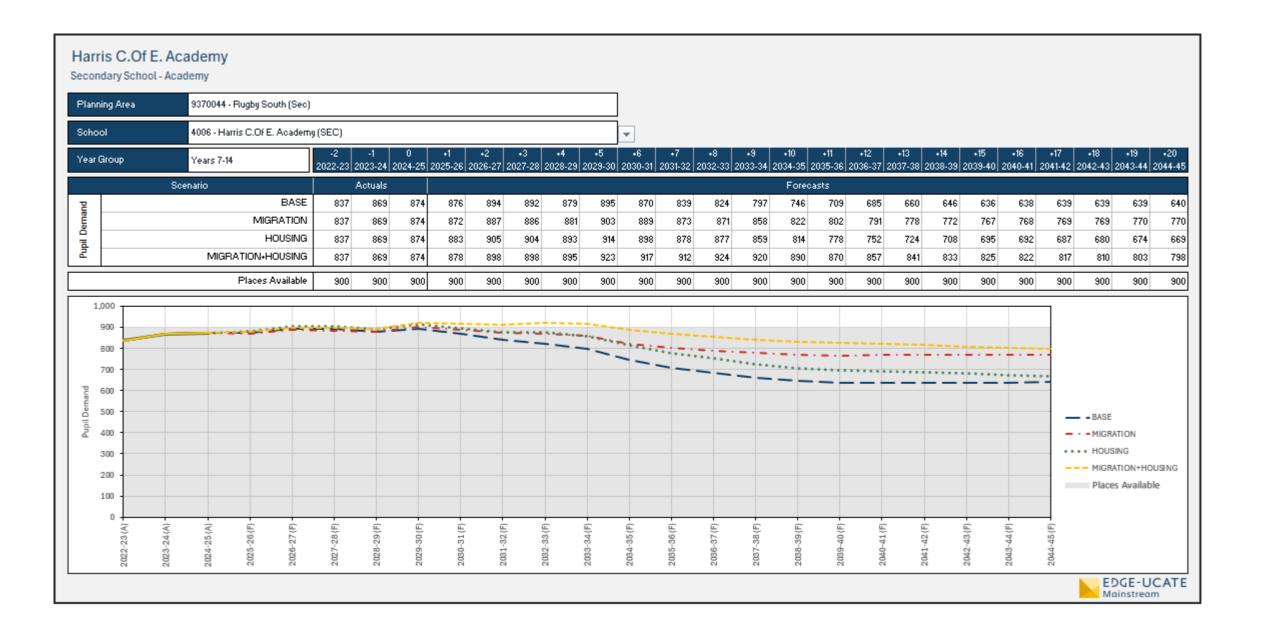
Ward Name	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32	2032-33	2033-34	2034-35	2035-36	2036-37	2037-38	2038-39	2039-40	2040-41	2041-42	2042-43	2043-44	2044-45
Benn	16	11	0	0	0	46	87	102	20	25	0	0	40	40	34	0	0	0	0	0	0
Bilton	4	8	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Clifton, Newton and Churchover	35	0	0	0	5	40	90	80	60	60	40	40	45	0	0	0	0	0	0	0	0
Coton and Boughton	57	40	22	55	55	55	55	55	55	55	55	50	50	0	0	0	0	0	0	0	0
Hillmorton	89	124	197	219	265	240	241	179	200	200	200	200	210	200	160	160	160	155	180	180	180
Leam Valley	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
New Bilton	1	10	0	0	0	44	40	60	20	20	10	0	0	0	0	0	0	0	0	0	0
Newbold and Brownsover	9	9	0	40	40	28	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Paddox	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Revel and Binley Woods	38	10	0	0	0	0	0	0	0	0	40	40	40	40	40	40	10	0	0	0	0
Rokeby and Overslade	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Eastlands	121	76	0	0	0	0	42	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Wolvey and Shilton	50	18	0	0	0	0	0	60	60	60	30	0	0	0	0	0	0	0	0	0	0
Admirals and Cawston	0	0	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Dunsmore to South West Rugby schools	185	125	127	95	170	242	283	338	338	338	288	253	238	208	203	198	178	130	130	130	135
Dunsmore primary to Knighlow		0	0	20	20	15	48	20	20	20	20	10	0	0	0	0	0	0	0	0	0
Dunsmore primary to Provost Williams Church of England Primary School		0	0	0	0	10	25	0	0	0	0	0	0	0	0	0	0	0	0	0	0

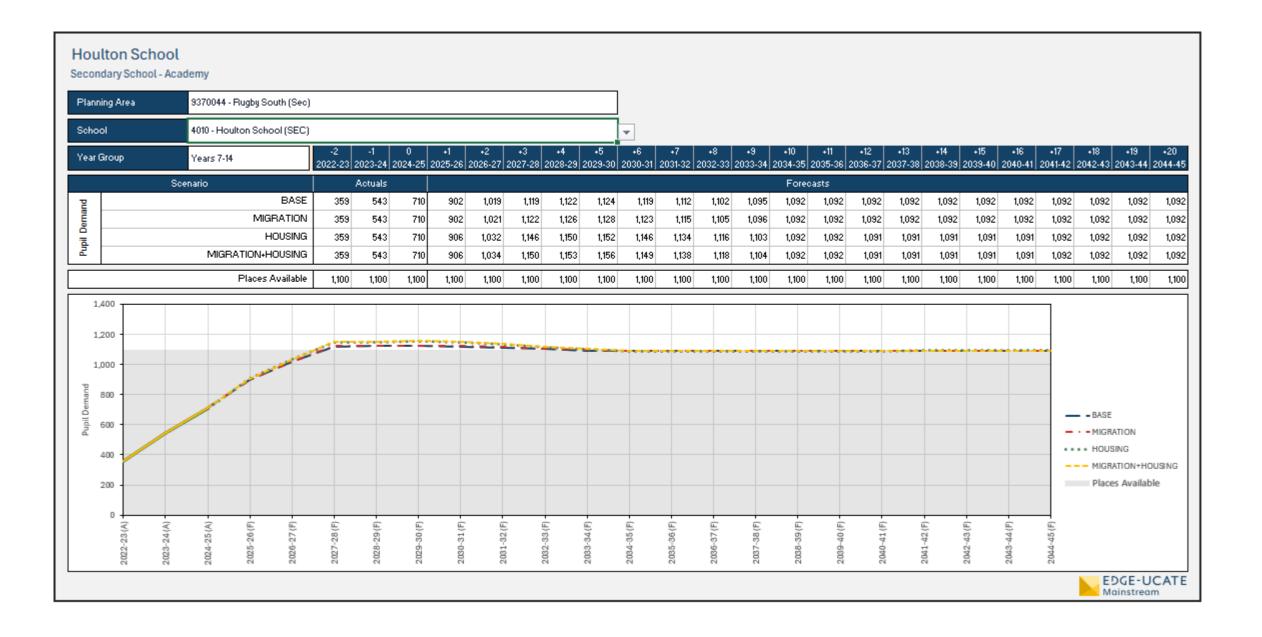
Wolston and the	74	4	0	0	20	20	8	20	5	0	0	0	0	0	0	0	0	0	0	0	0
Lawfords																					
Wolston																					
and the																					
Lawfords to		70	28	0	0	5	٥	0	40	40	80	80	80	90	40	40	40	40	40	40	0
Long		70	20	U		٦	١	0	40	40	00	00	00	30	40	40	40	40	40	-3	٥
Lawford																					
primary																					

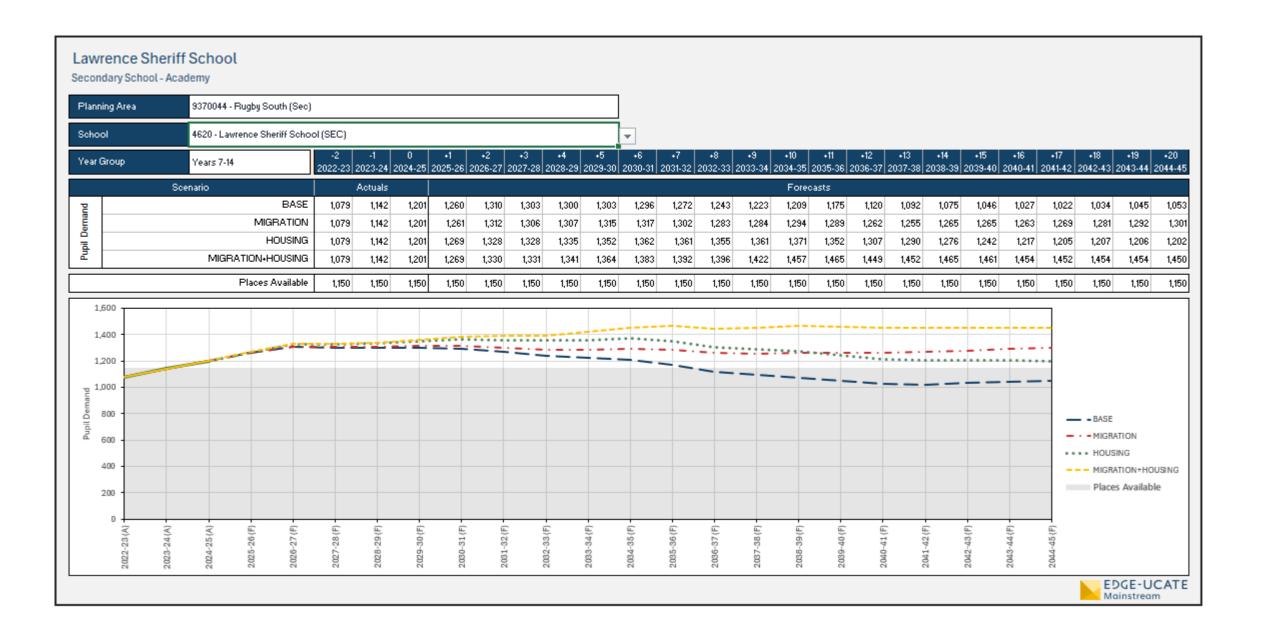
# **APPENDIX 2 SECONDARY SCHOOL SCENARIO REPORTS**

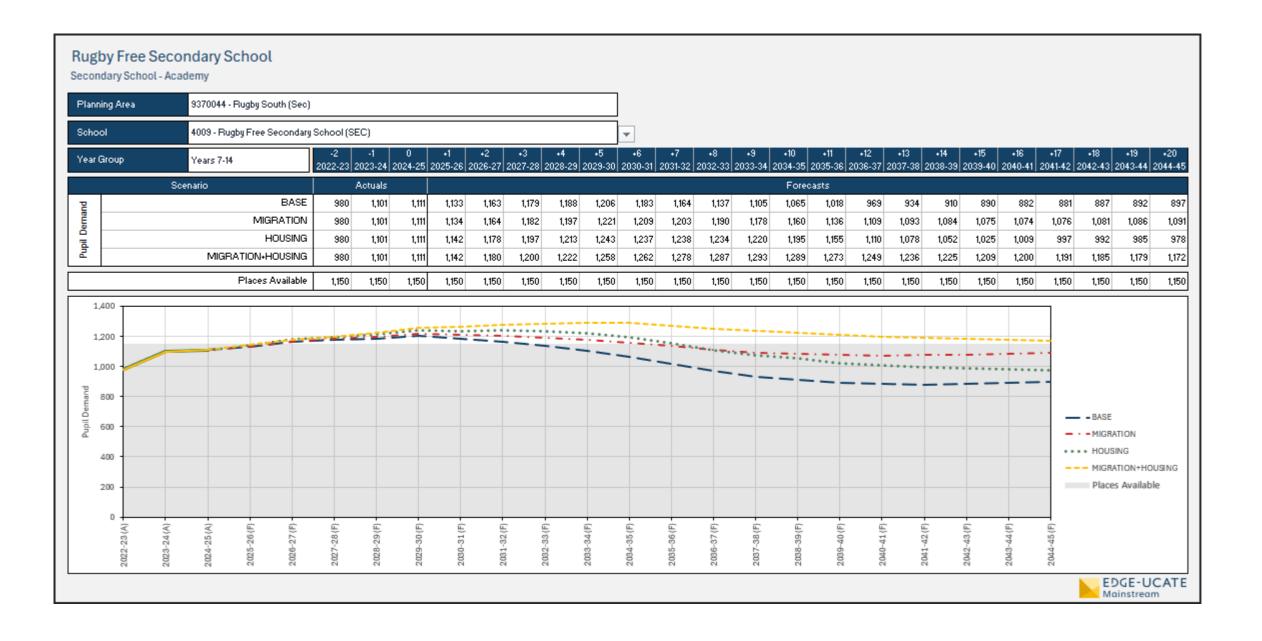


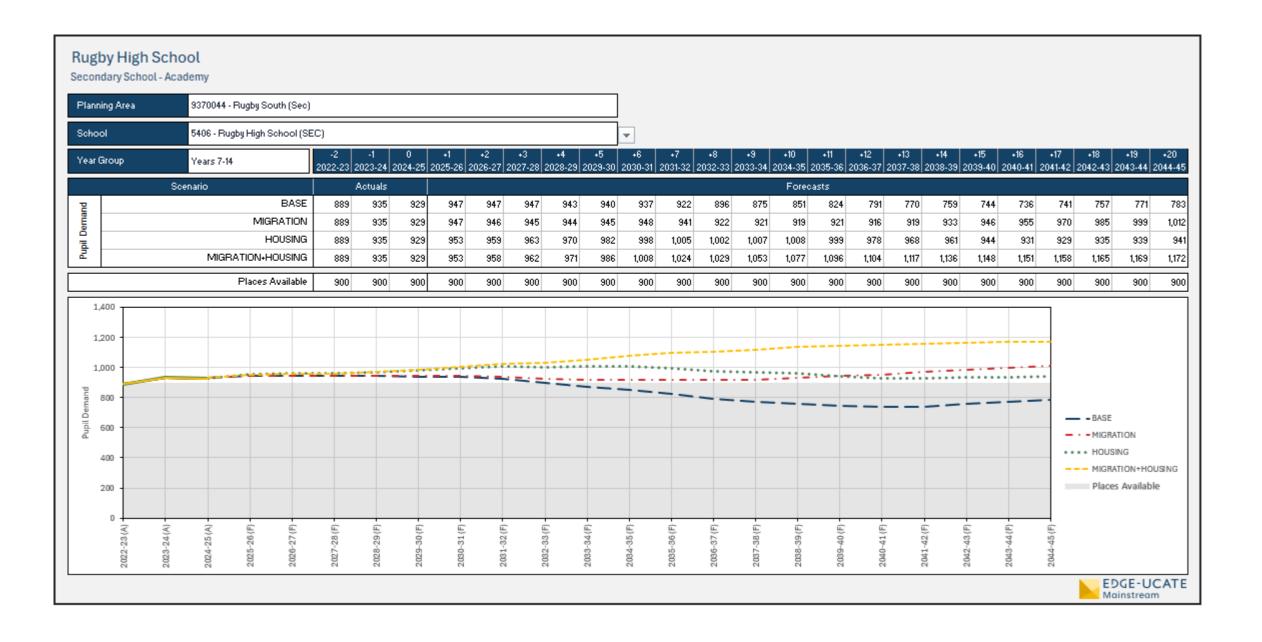


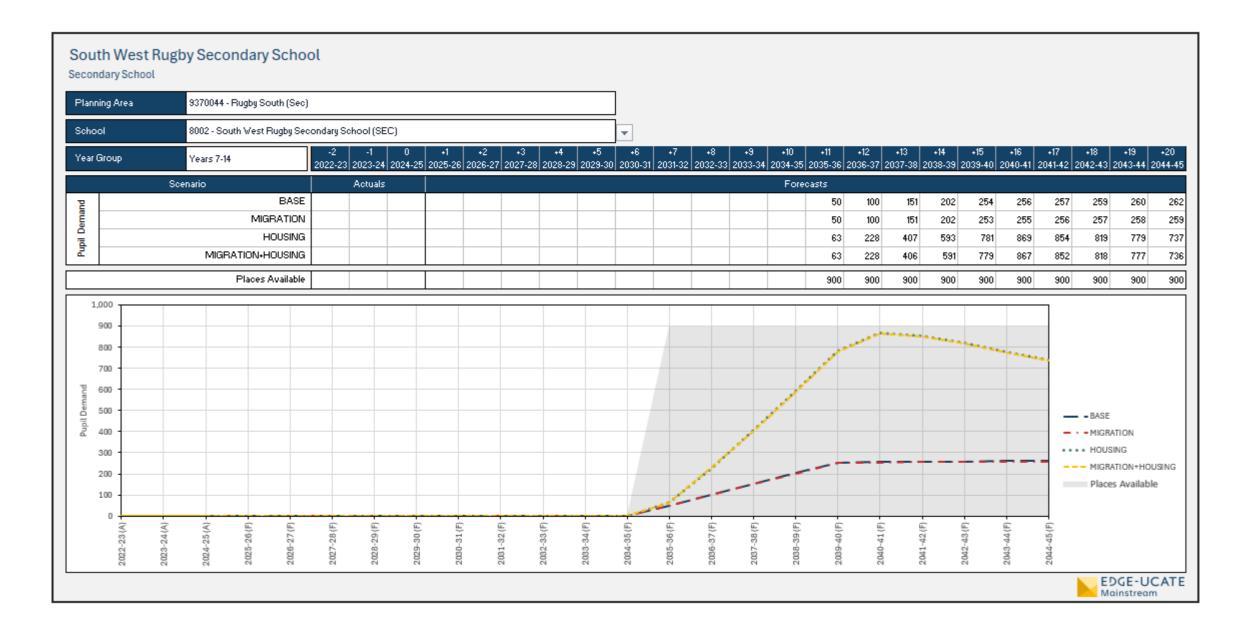




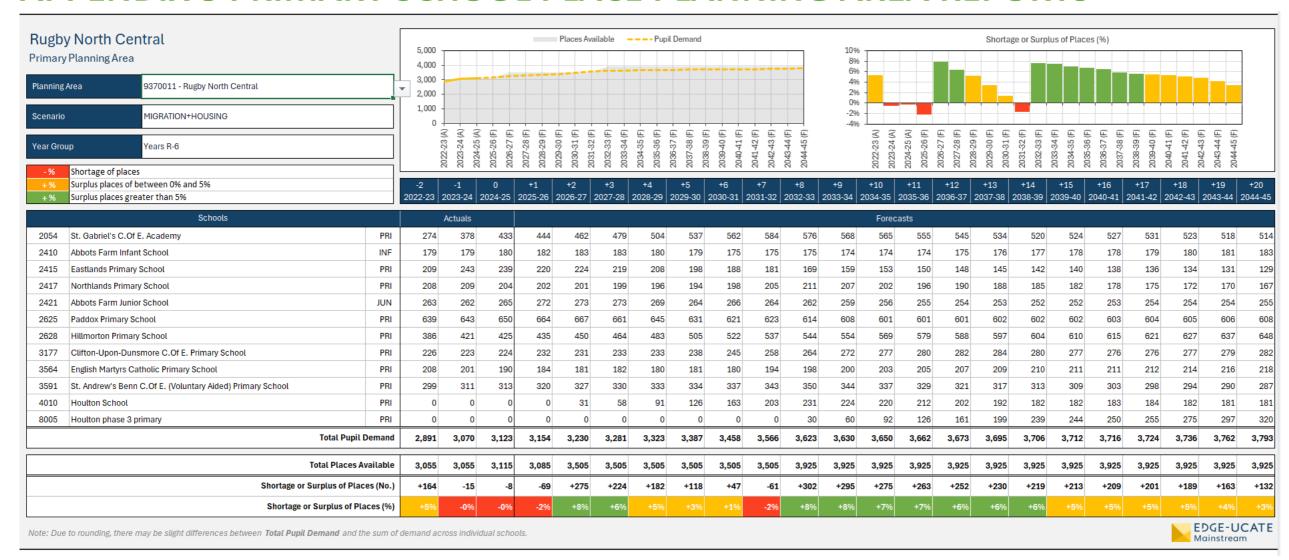


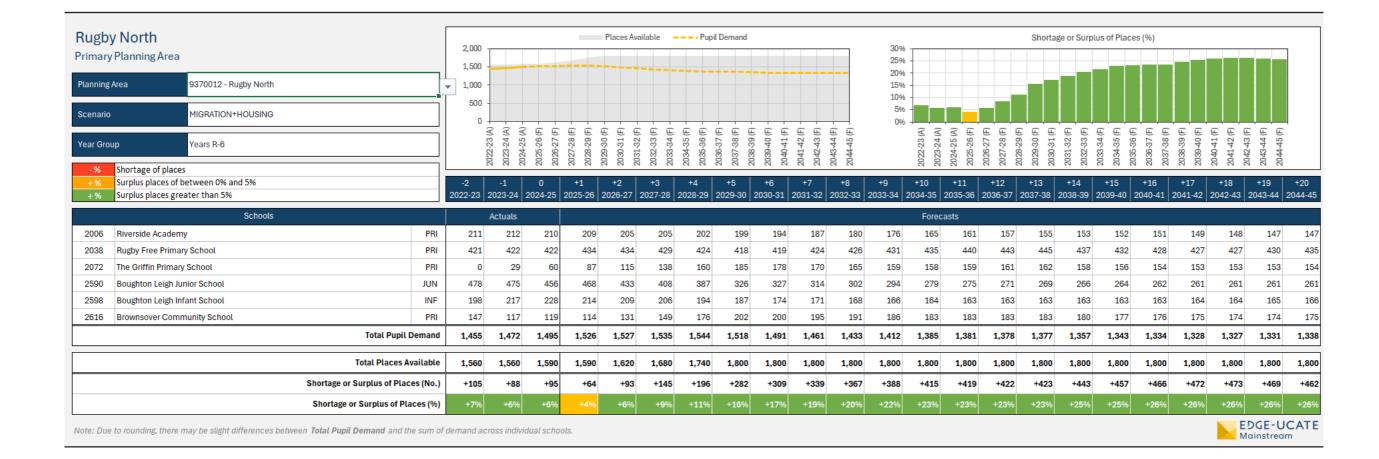


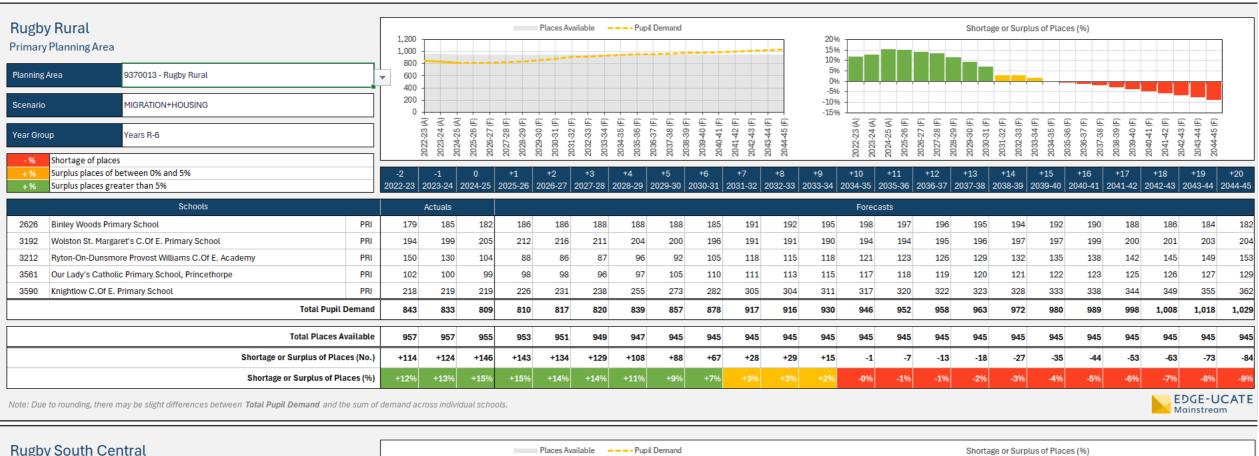


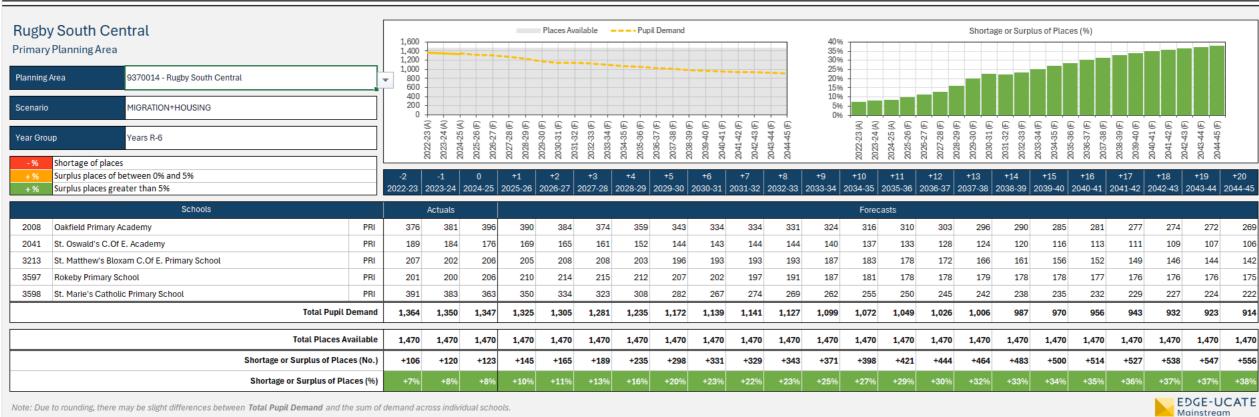


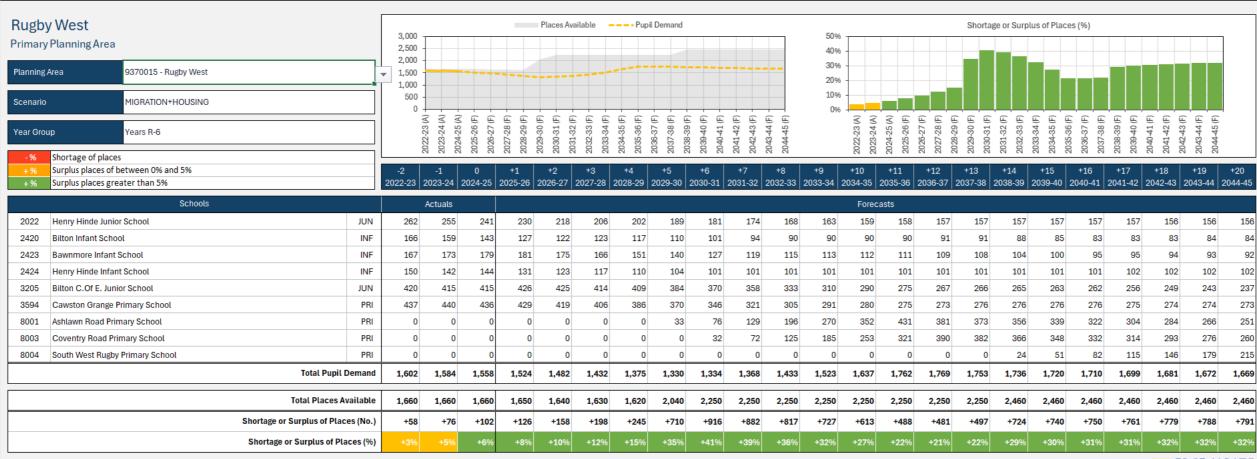
# **APPENDIX 3 PRIMARY SCHOOL PLACE PLANNING AREA REPORTS**





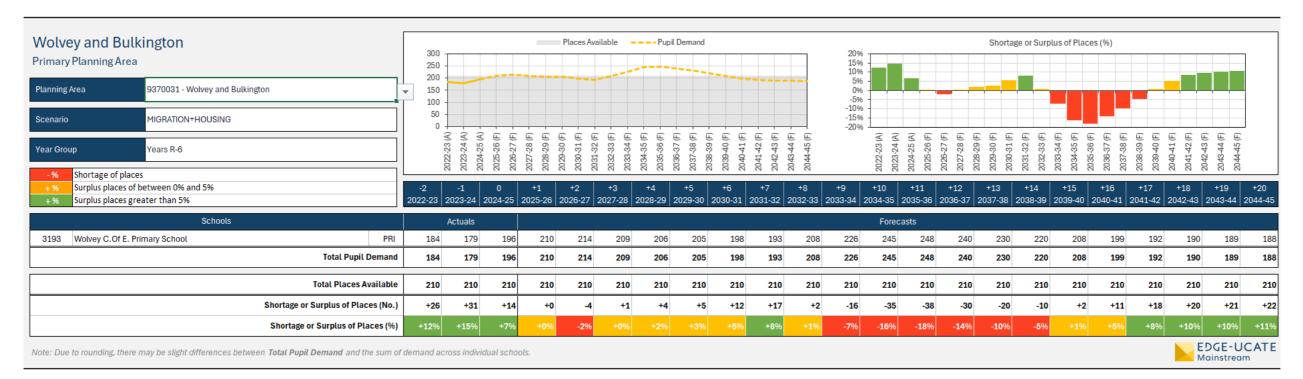


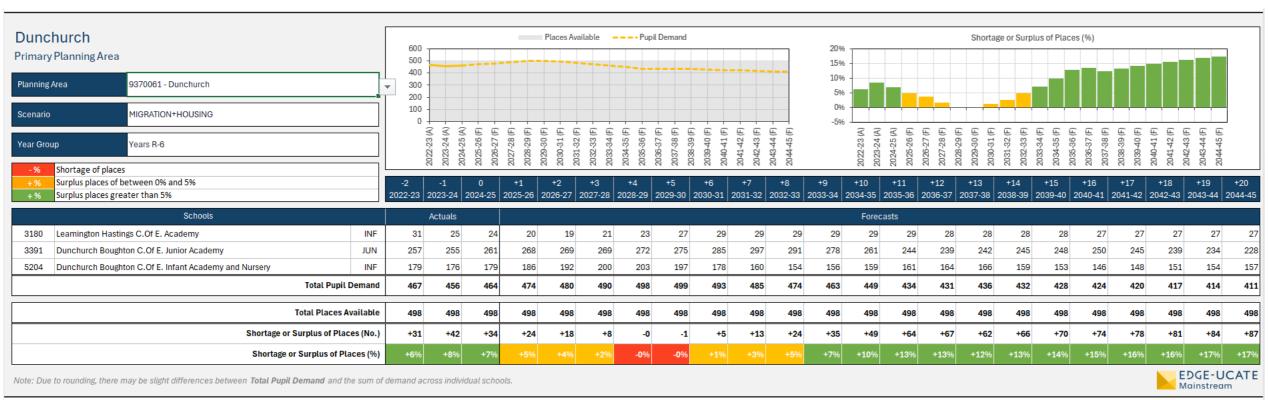


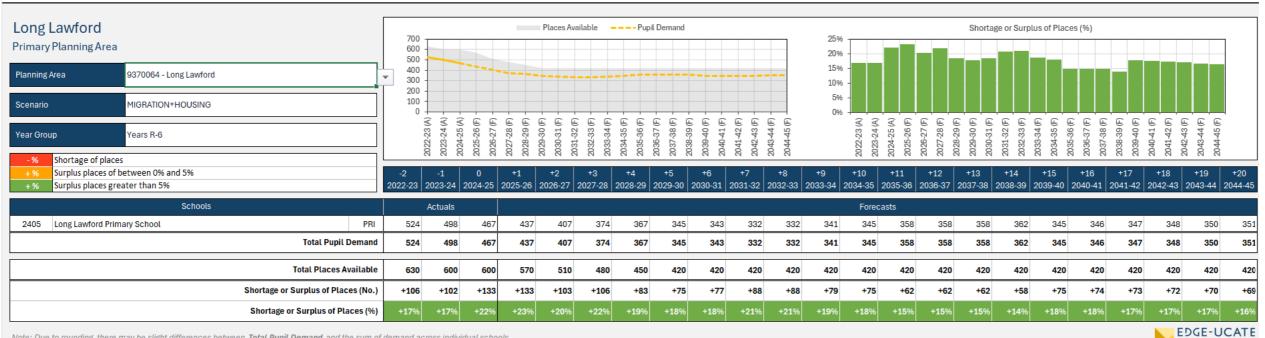


Note: Due to rounding, there may be slight differences between Total Pupil Demand and the sum of demand across individual schools.



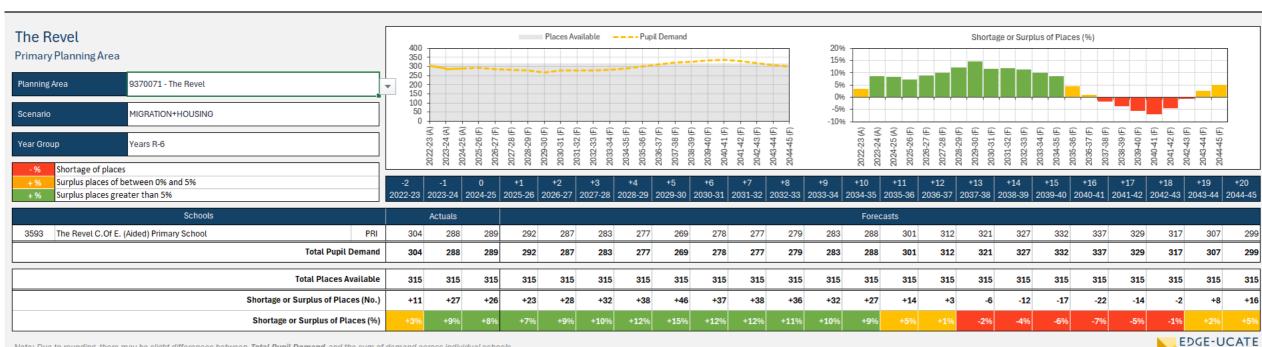






Note: Due to rounding, there may be slight differences between Total Pupil Demand and the sum of demand across individual schools





Note: Due to rounding, there may be slight differences between Total Pupil Demand and the sum of demand across individual schools.

