

Housing Land Supply Position Statement and update to Strategic Housing Land Availability Assessment

1 April 2023

Contents

Introduction	1
2022/23	1
Housing Delivery Test.....	1
Housing Delivery – 2022/23.....	2
Allocated Sites	4
Windfall Sites	7
Brownfield Land	8
Locality.....	10
Density.....	12
Affordable Dwellings	14
Demolitions and Other Gains/Losses.....	17
The Future	18
Annual Housing Land Requirement 2023/24	18
Strategic Housing Land Availability Assessment (SHLAA)	19
Five Year Housing Land Supply	19
Methodology	20
Conclusion	23
Appendix 1 – Net Gains/Losses During 2022/23	24
New Build.....	24
Other Gains/Losses	29
Appendix 2 – Extant Planning Permissions as at 1/4/23	30
Large Sites with Permission (≥10 dwellings).....	30
Medium Sites with Permission (≥5 and ≤9 dwellings)	31
Small Sites with Permission (<5 dwellings).....	32
Appendix 3 – Sites included in five-year supply	39
Appendix 4 – Other Sites Identified as Suitable as part of the Strategic Housing Land Availability Assessment at 1 April 2023 (excluding permissioned/allocated)	49
Appendix 5 – Allocated Sites – Current Position	50
Glossary	55

Tables

Table 1 - Housing Delivery Test.....	2
Table 2 - Net Additional Dwellings	3
Table 3 - Allocated Sites Under Construction at 1 April.....	5
Table 4 – Permissions Granted to Allocated Sites.....	7
Table 5 - New Build Completions by Ward.....	11
Table 6 - Net Change in Number of Dwellings (excluding New Build)	17
Table 7 - Minimum Housing Requirement	19
Table 8 - Calculation of Five Year Housing Land Supply.....	21
Table 9 - Developable Housing Land Supply	21
Table 10 - Anticipated Completions - Next Five Years	22

Charts

Chart 1 - Net Additional Dwellings.....	3
Chart 2 - Permissions Granted.....	4
Chart 3 - Completions on Allocated Sites	6
Chart 4 - Windfall Completions.....	8
Chart 5 - Completions on Brownfield Sites.....	9
Chart 6 - Permissions Granted on Brownfield Sites.....	10
Chart 7 - Remaining Capacity - Dwellings by Ward.....	12
Chart 8 - Completions by Density.....	13
Chart 9 - Permissions by Density	13
Chart 10 - Density of Extant Permissions.....	14
Chart 11 - New Build Affordable Homes - Completions by Year.....	15
Chart 12 - Affordable Homes - Completions by Ward.....	15
Chart 13 - Affordable Home Permissions by Ward	16
Chart 14 - Expected Rate of Delivery	22

Introduction

This report combines the annual updates to both the Strategic Housing Land Availability Assessment and the Housing Land Position Statement.

The information in the following pages takes account of policies, guidance and evidence at the following levels, many of which support the provision of enough land for housing and its delivery.

- National
 - o [National Planning Policy Framework \(2021\)](#)
 - o [Planning Practice Guidance](#)
 - o [Housing Delivery Test 2021 \(published 14/1/22\)](#)
 - o [Housing Delivery Test Rule Book \(published 24/7/18\)](#)
 - o [Guidance for local authorities compiling annual information on dwelling stock data \(updated 30/7/20\)](#)
- Central Lancashire
 - o [Central Lancashire Core Strategy \(2012\)](#)
 - o [Central Lancashire Housing Study \(iceni\) \(March 2020\)](#)
- South Ribble
 - o [South Ribble Local Plan \(2015\)](#)
- Penwortham
 - o [Penwortham Town Neighbourhood Development Plan \(2017\)](#)

2022/23

Housing Delivery Test

The Housing Delivery Test is a percentage measurement of the number of **net homes delivered** against the **number of homes required**, as set out in the relevant strategic policies for the areas covered by the Housing Delivery Test, over a rolling three-year period. The HDT takes account of gains, such as mobile and temporary dwellings, and losses such as demolitions and those resulting from changes of use.

Local authorities are required to complete an annual Housing Flows Reconciliation¹ (HFR) return which records the net additional dwellings, and therefore tracks changes in the size of dwelling stock due to:

- new builds
- conversions (for example, a house to several flats/apartments)
- changes of use (for example, a residential house to an office)
- other gains and losses, eg mobile and temporary dwellings
- demolitions

The Housing Delivery Test (HDT) [result](#)² is calculated using the [HFR return](#) (Table 123 – the primary and most comprehensive measure of housing supply). The ‘Housing supply: net additional dwellings’ data will be updated approximately November 2023.

¹ For full details, see [notes and definitions for dwelling stock data](#), which includes Housing Flows Reconciliation (HFR) returns form and full guidance.

² A [rule book](#) sets out the method for calculating the HDT result.

The HDT compares the delivery of housing within each local planning authority over the past three years against the required number of net additional dwellings. Delivery of the full requirement would result in a Test score of 100%. If delivery of housing has fallen below the housing requirement, certain policies set out in the National Planning Policy Framework will apply. Depending on the level of delivery, these are:

- below 95% - the authority should publish an action plan;
- below 85% - a 20% buffer is required in addition to the local planning authority's five-year land supply requirement; and
- below 75% - application of the presumption in favour of sustainable development takes effect, subject to the transitional arrangements set out in [paragraph 222 of the Framework](#).

The figures for 2023 have not yet been published by the DLUHC (Department for Levelling Up, Housing and Communities). However, it is anticipated they will be as follows for South Ribble:

Table 1 - Housing Delivery Test

Homes required 2020-21 ³	Homes required 2021-22 ⁴	Homes required 2022-23	Total homes required	Homes delivered 2020-21	Homes delivered 2021-22	Homes delivered 2022-23	Total homes delivered	HDT measurement	HDT consequence
127	182	181	490	424	513	701	1638	334%	None

South Ribble has comfortably delivered above its requirement over the past three years.

Housing Delivery – 2022/23

Standard Methodology Minimum Requirement: **181** Actual: **701**
 (Including 5% buffer: **190**)

Calculation of Net Additional Dwellings

701 net additional dwellings were delivered in South Ribble during 2022/23, 37% more than in the previous year. These are detailed at [Appendix 1](#).

³ For the 2020 measurement, there was a reduction in the period for measuring total homes required – usually this would be measured over a 3-year period, but an 11-month period has been used for the 2019/20 monitoring year. This is to account for disruption to housing delivery and monitoring caused by restrictions announced on 23 March 2020, in response to the COVID-19 pandemic.

⁴ In a [written ministerial statement published in September 2021](#), the housing minister said: "Over the course of the 2020-21 measurement year, there were considerable variations in levels of housing delivery as local authorities and construction industry continued to face disruption on a national, regional and local level due to the pandemic.

"As a result, the government aim to publish the 2021 housing delivery test as intended later this year but will apply a four-month adjustment to the housing requirement figures for 2020-21 in order to account for these fluctuations.

"This means that there will be a deduction of 122 days to account for the most disrupted period that occurred between the months of April to the end of July.

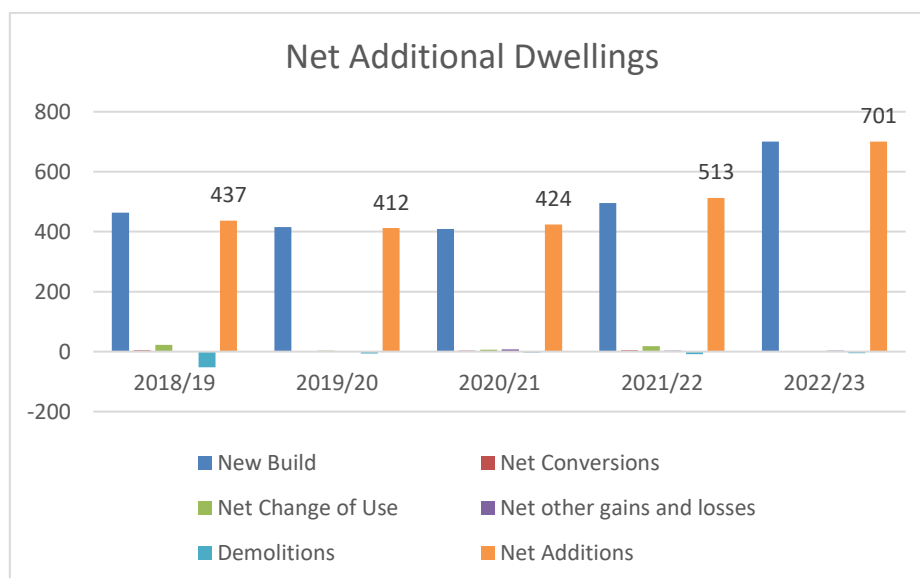
This figure is made up of several components:

Table 2 - Net Additional Dwellings

	Gain	Losses	Net
New build ⁵	701		701
Conversions ⁶	3	2	1
Change of use ⁷	4	3	1
Mobile & temp dwellings (net) ⁸	3	0	3
Demolitions		5	-5
OVERALL TOTAL	711	10	701

For comparison purposes, the figures for the last five years are as follows.

Chart 1 - Net Additional Dwellings



A dwelling is defined (in line with the Census) as a self-contained unit of accommodation. Self-containment is where all the rooms (including kitchen, bathroom and toilet) in a household’s accommodation are behind a single door which only that household can use. Non self-contained household spaces at the same address are counted together as a single dwelling. Therefore, a dwelling can consist of one self-contained household space or two or more non-self-contained household spaces at the same address. Non-permanent dwellings are included in ‘Other Gains and Losses’ subject to certain conditions. Ancillary dwellings such as ‘granny annexes’ are only included provided they are self-contained, do not share access with the main residence (eg a shared hallway) and there are no conditional restrictions on occupancy.

⁵ Data on new build completions are derived from various sources including site surveys, council tax and building control records.

⁶ Conversion of existing dwellings are, for example, if one dwelling were converted into two or vice versa.

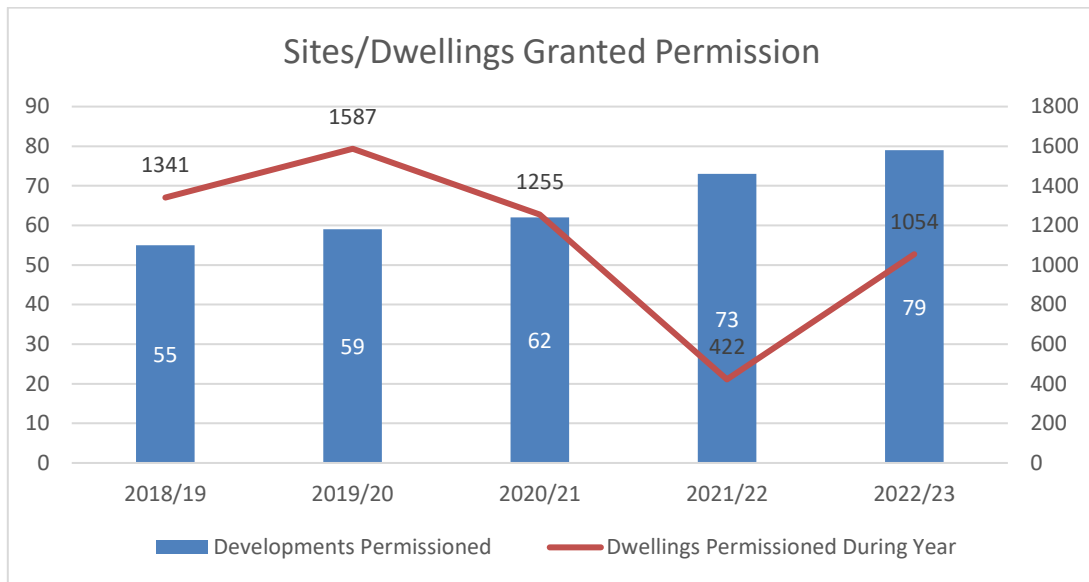
⁷ Change of use relates to dwellings created by change of use from non-residential buildings or lost through changes to non-residential use.

⁸ Other gains and losses include changes to non-permanent dwellings. Non-permanent (or ‘temporary’ dwellings) are included if they are the resident’s main residence and council tax is paid on them. These include caravans and mobile homes.

Permissions Granted

During 2022/23 planning permissions have been granted on 80 discrete new build residential sites. These permissions relate to 1054 dwellings. Where more than one permission has been granted on one site, only the later permission, or total number of dwellings permitted, has been included to avoid duplication.

Chart 2 - Permissions Granted



Current Position

Together with unexpired permissions from previous years, this results in permissions for the construction of a further 2,583 dwellings at 1 April 2023.

A full list of extant permissions is shown at [Appendix 2](#). Details of each is available on our website: <http://publicaccess.southribble.gov.uk/online-applications/>

Allocated Sites

Additional Dwellings – Allocated Sites

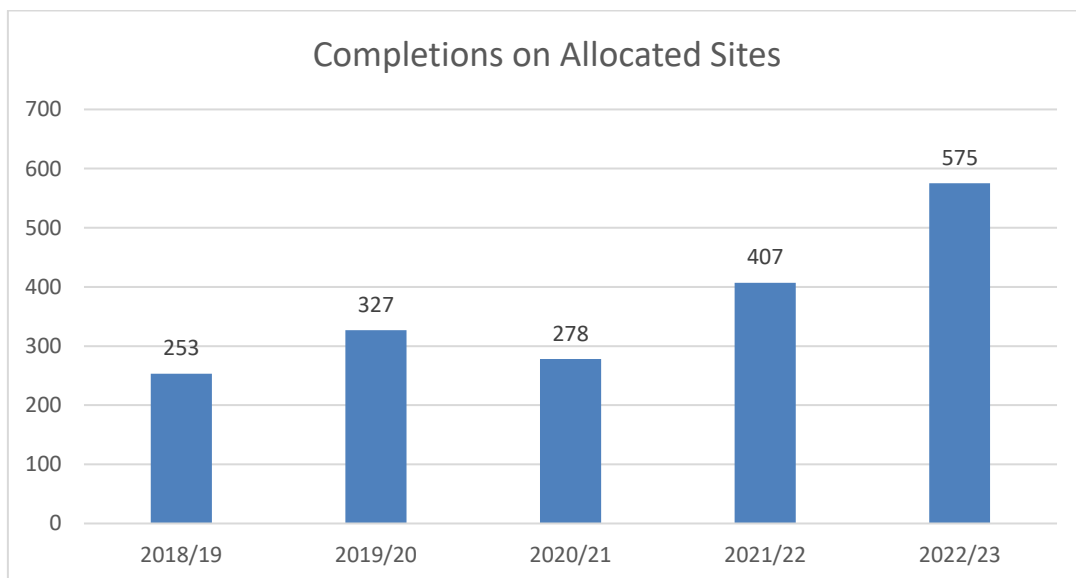
575 new dwellings were completed on sites allocated in the South Ribble Local Plan during the year. This is 168 (41%) more than the previous year (407). The highest numbers of completions were on the sites at Moss Side Test Track and the Redrow Altcar Lane sites. The following allocated sites were under construction at 1 April.

Table 3 - Allocated Sites Under Construction at 1 April

Site	Developer	Development Name	Comments
East of Leyland Rd/ /Land off Claytongate Dr/Land at Moor Hey School/Bellefield	Seddon Homes	Belle Wood View	Permissioned for 63 dwellings. Construction commenced March 2022. 15 dwellings completed. It is anticipated that the development will be completed approximately 2024/25.
Brindle Rd, Bamber Bridge – Ph 1	Persimmon Homes	Brindle Park	Permissioned for 261 dwellings. Construction commenced April 2021. 47 dwellings completed. It is anticipated that the development will be completed approximately 2027/28.
Brindle Rd, Bamber Bridge - Ph 2	Bellway Homes	Grey Gables Farm	Permissioned for 193 dwellings. 161 dwellings completed. It is anticipated that the development will be completed during 2023/24.
Brindle Rd, Bamber Bridge	Dorbcrest Homes	Cottage Gardens	Permissioned for 11 dwellings. Construction commenced November 2022, no completions at year end. Addresses were issued in May 2022. It is anticipated that the development will be completed during 2023/24.
Land between Heatherleigh and Moss Ln,	Tilia Homes	The Pastures	Permissioned for 174 dwellings. 94 dwellings completed. It is anticipated that the development will be completed approximately 2025/26.
Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section)	Keepmoat Homes	Farington Mews	Permissioned for 520 dwellings. 97 dwellings have been completed. It is anticipated that the development will be completed approximately 2031/32.
Moss Side Test Track, Aston Way/Titan Way	Barratt/David Wilson Homes	Centurion Village	Permissioned for a total of 941 dwellings. 111 dwellings have been completed. It is anticipated that the development will be completed approximately 2041/42.

Site	Developer	Development Name	Comments
Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland	Redrow Homes	Worden Gardens	This part of the Redrow development has permission for 236 dwellings. 139 dwellings have been completed. It is anticipated that Worden Gardens will be completed approximately 2025/26.
Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall aka Land between Lyme Rd and The Cawsey	Morris Homes	St Mary's Park	Permissioned for 280 dwellings. Construction commenced August 2017. 153 dwellings completed. It is anticipated that the development will be completed approximately 2026/27.
Former Lostock Hall Primary School, Avondale Dr	Community Gateway Association Ltd	n/a	Permissioned for 50 affordable dwellings. Construction commenced March 2023. No dwellings completed to date. It is anticipated that the development will be completed approximately 2025/26.

Chart 3 - Completions on Allocated Sites



Permissions Granted – Allocated Sites

During the year, permissions were granted in relation to the following sites allocated in the Local Plan. These granted permission for a total of 804 dwellings.

Table 4 – Permissions Granted to Allocated Sites

Local Plan Allocated Site	Planning Permission	Details
Brindle Rd, Bamber Bridge – Cottage Gardens	07/2020/00443/FUL	Erection of 11no dwellings with associated works
Former Lostock Hall Primary School, Avondale Dr	07/2022/00457/FUL	Erection of 50 Residential Units with access, parking, open space and landscaping infrastructure
Moss Side Test Track, Aston Way/Titan Way	07/2022/00106/REM	Reserved Matters application in relation to phases 3, 4 and 5 (access, appearance, landscaping, layout and scale) for the erection of 743 dwellings pursuant to planning permission 07/2017/3361/ORM

Current Position – Allocated Sites

At 1 April 2023, there were extant permissions for 2,098 dwellings still to be constructed, plus an estimated remaining capacity of 1,798 dwellings on allocated sites which still have to be granted permission. This excludes dwellings already completed on sites under construction. Detailed information on the current position of each allocated site is shown in [Appendix 5](#).

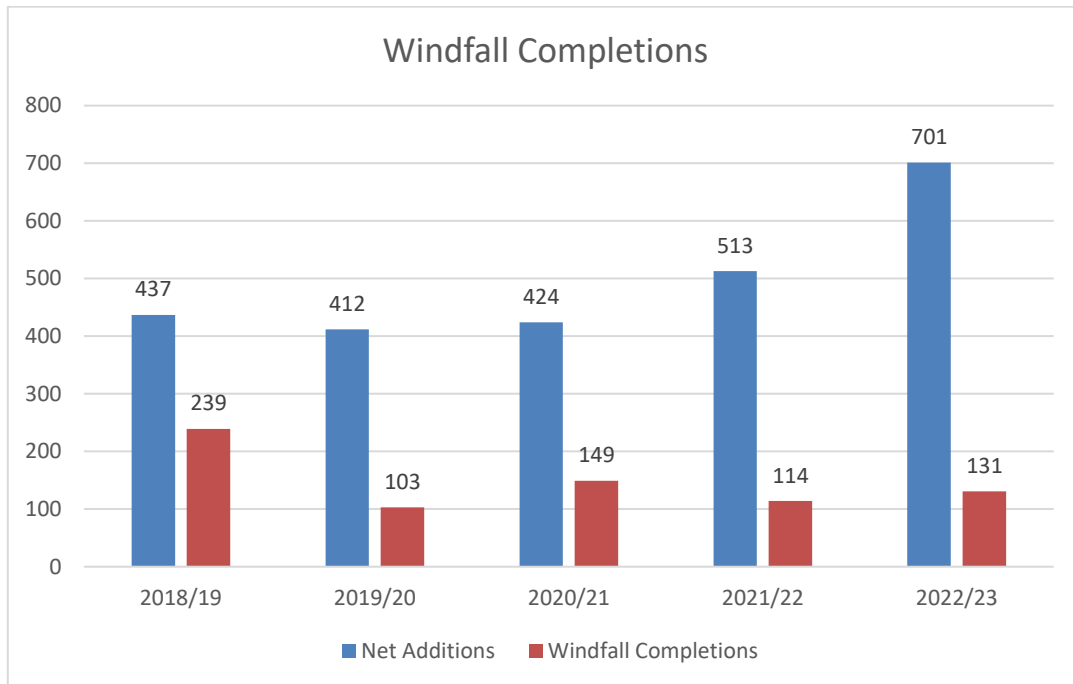
Windfall Sites

The definition of windfall sites in the NPPF is, “Sites not specifically identified in the development plan”.

Additional Dwellings – Windfall Sites

Completions on windfall sites totalled 131 during the year (including the net additional “Conversions”, “Changes of use” and “Other”), bringing the average number of windfall completions to 147 over the last five years.

Chart 4 - Windfall Completions



Permissions Granted – Windfall Sites

76 of the 79 sites granted permissions during 2022/23 related to windfall sites. These gave permission for 258 dwellings, 158% more than the annual windfall allowance. This gives us confidence in the future delivery of windfall dwellings against expectations.

These windfall sites provided permissions suitable for 45 self/custom-build properties.

Current Position – Windfall Sites

At 1 April 2023, there were permissions for 485 dwellings on windfall sites, this is 41 (9.2%) more than on 1 April 2022 (444). This excludes dwellings already completed on sites under construction.

Brownfield Land

The NPPF (2021) requires strategic policies to “set out a clear strategy for accommodating objectively assessed needs, in a way that makes as much use as possible of previously-developed or ‘brownfield’ land⁹.” Policy 4 of the [Central Lancashire Core Strategy](#) has a target of 70% of new dwellings to be built on brownfield land.

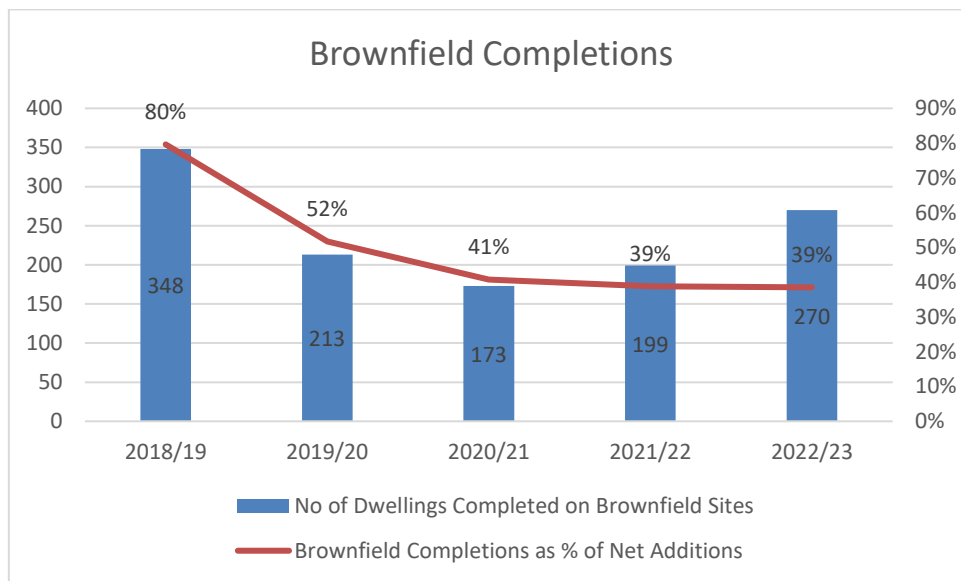
⁹ Except where this would conflict with other policies in this Framework, including causing harm to designated sites of importance for biodiversity.

Additional Dwellings – Brownfield Land

Core Strategy Target: 70%	Actual: 39%
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Brownfield completions are shown in the following chart for the most recent five years. Despite more dwellings being completed on brownfield sites, 270 compared with 199 in the previous year, this figure still accounted for 39% of net additions during 2022/23, the same as in 2021/22, due to the increased total number of completions. It is anticipated this figure will increase as the established greenfield developments dwindle and the Test Track site starts to form a greater proportion of completions.

Chart 5 - Completions on Brownfield Sites

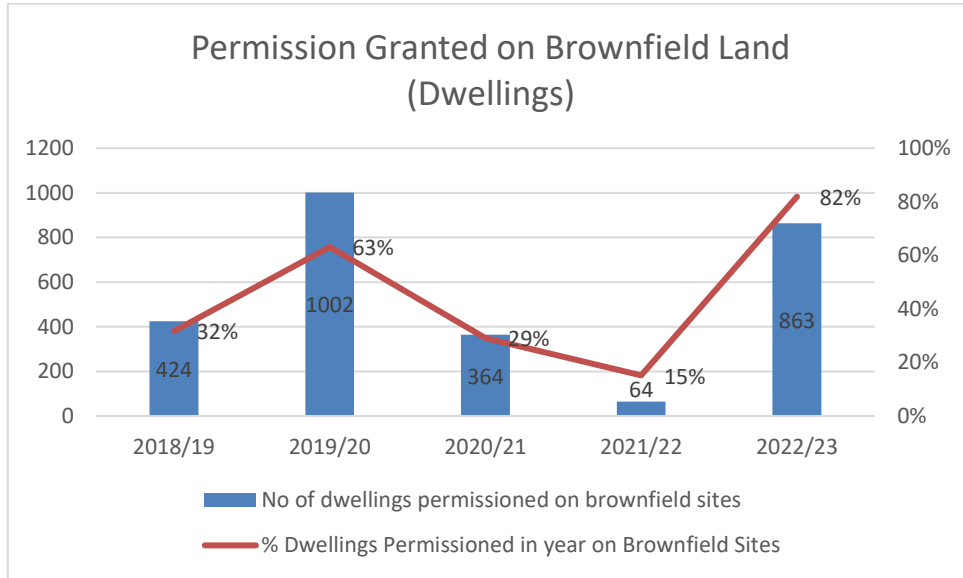


Permissions Granted – Brownfield Land

44% of sites granted **permission** in 2022/23 related to development on brownfield land, a lower proportion than the 59% in the previous year.

Overall, 82% of the **dwellings** granted permission during the year were on brownfield land. This is higher than in 2021/22 (15%), due to the permissions granted for phases 3, 4 and 5 of the Test Track (743 dwellings).

Chart 6 - Permissions Granted on Brownfield Sites



Current Position – Brownfield Land

At 1 April 2023, there was a balance of 1,165 dwellings permitted on brownfield land. This excludes dwellings already completed on sites under construction and equates to 45% of the total 2,583 permitted dwellings.

Brownfield Land Register

The NPPF (2021) requires a proactive approach to identifying and helping to bring forward land that may be suitable for meeting development needs, including suitable sites on brownfield registers.

Brownfield Land Registers provide information on brownfield sites that local authorities consider to be appropriate for residential development having regard to the criteria set out in [Regulation 4 of the Town and Country Planning \(Brownfield Land Register\) Regulations 2017](#). The Brownfield Land Register for South Ribble is available on the authority’s [website](#).

Locality

Additional New Build Dwellings – Ward

The following numbers of new build dwellings have been completed in each ward during 2022/23.

Table 5 - New Build Completions by Ward

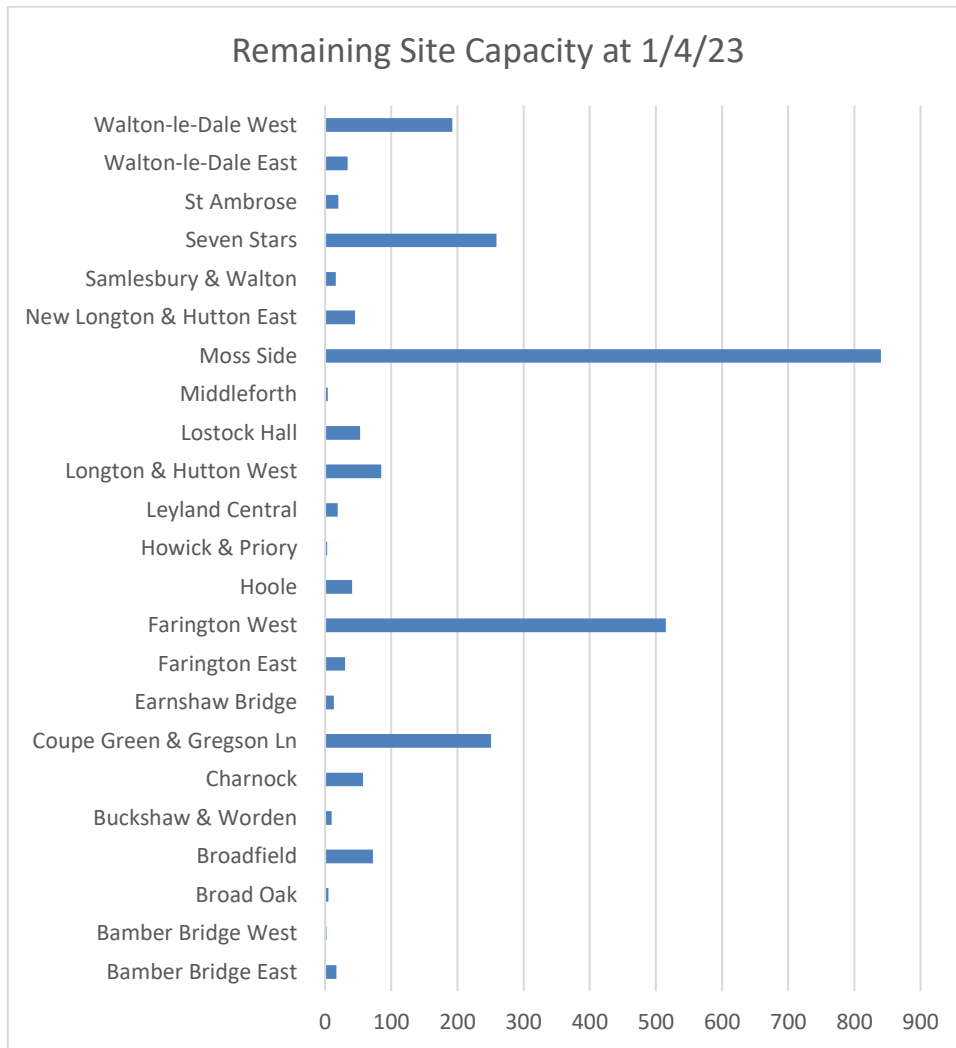
Ward	New Build Dwellings
Bamber Bridge East	60
Bamber Bridge West	0
Broad Oak	4
Broadfield	1
Buckshaw & Worden	5
Charnock	15
Coupe Green & Gregson Lane	125
Earnshaw Bridge	1
Farington East	57
Farington West	94
Hoole	1
Howick & Priory	0
Leyland Central	0
Longton & Hutton West	8
Lostock Hall	0
Middleforth	1
Moss Side	101
New Longton & Hutton East	17
St Ambrose	0
Samlesbury & Walton	5
Seven Stars	130
Walton-le-Dale East	15
Walton-le-Dale West	61
TOTAL	701

Current Position – Ward

At 1 April 2023, there was permission for 2,583 dwellings across the following wards, with the greatest numbers in:

- Moss Side, which includes the Moss Side Test Track development
- Farington West – including the Tilia and Keepmoat sites on Croston Road
- Seven Stars – including the Redrow and Lovell Homes sites, Altcar/Leyland Lane
- Coupe Green and Gregson Lane – including three sites on Brindle Road (Persimmon, Bellway and Dorbcrest Homes)

Chart 7 - Remaining Capacity - Dwellings by Ward



Density

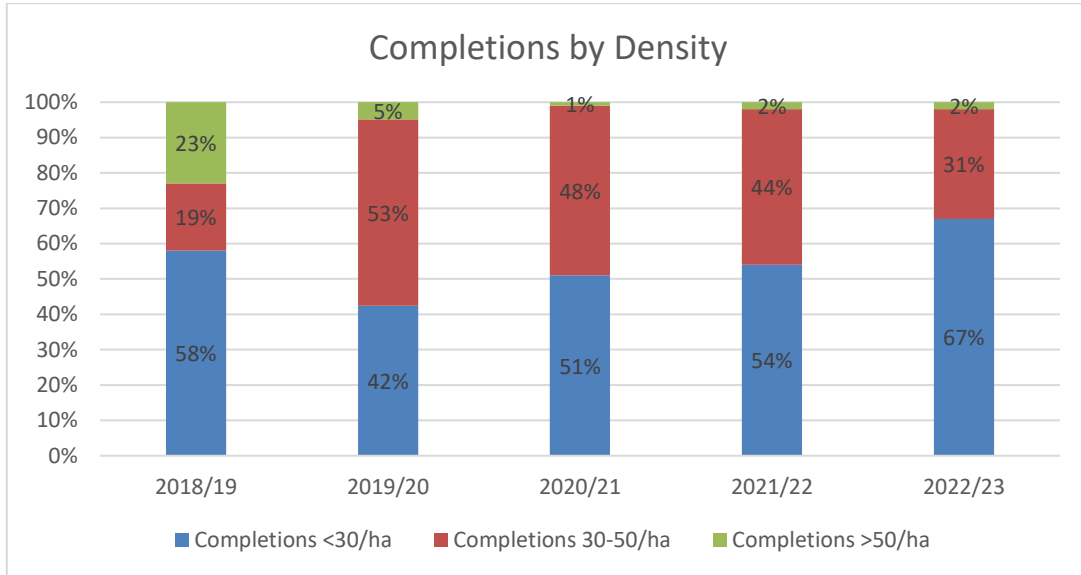
The NPPF (2021) requires planning policies and decisions to support development that makes efficient use of land, considering:

- identified need for different types of housing and other forms of development, and the availability of land suitable for accommodating need.
- local market conditions and viability;
- the availability and capacity of infrastructure and services – both existing and proposed – as well as their potential for further improvement and the scope to promote sustainable travel modes that limit future car use;
- the desirability of maintaining an area’s prevailing character and setting (including residential gardens), or of promoting regeneration and change; and
- the importance of securing well-designed, attractive and healthy places.

Additional Dwellings – Density

During 2022/23, only 2% of new build dwellings (one development) were completed at a density of over 50 dwellings per hectare. This was the McKenzie Arms development in Bamber Bridge.

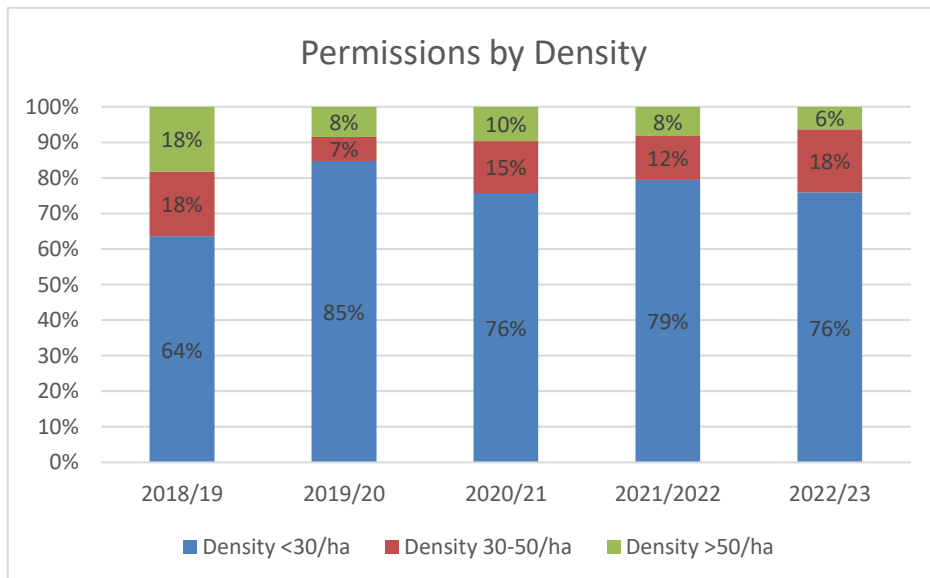
Chart 8 - Completions by Density



Permissions Granted – Density

Permissions were granted on 79 sites in 2022/23. 76% of these sites had a density of less than 30 dwellings per hectare. 6% (5 sites) had an overall density greater than 50 dwellings per hectare. Three of these permissions were for changes of use. The permission granted for the highest density was for The Old Police Station on Golden Hill. This was for change of use to 14 apartments.

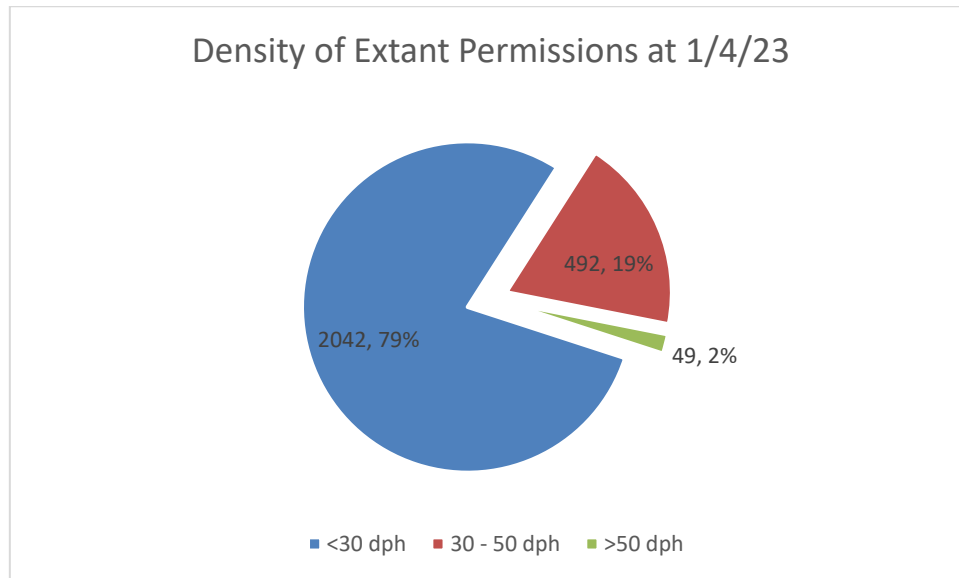
Chart 9 - Permissions by Density



Current Position – Density

At 1 April 2023, there was extant permission for 2,583 dwellings in the borough. These were on sites with the following densities.

Chart 10 - Density of Extant Permissions



Only 2% of extant permissions have a density of 50 or more dwellings per hectare. All but one of these relate to changes of use or conversions. The remaining one relates to new build apartments (2 apartments).

Affordable Dwellings

The National Planning Policy Framework 2021 ([NPPF](#)) sets out the definition of affordable housing as follows:

Affordable housing: housing for sale or rent, for those whose needs are not met by the market (including housing that provides a subsidised route to home ownership and/or is for essential local workers); and which complies with one or more of the following definitions: ...

For the purpose of this report only, the completions of affordable houses take account of new build additions to the overall affordable housing stock and do not include additions created through the transfer of housing stock. The figures recorded in this report may differ from those produced by the Strategic Housing Team, which also take into account changes in tenure of existing housing stock, ie the acquisition of market housing to create additional affordable housing stock.

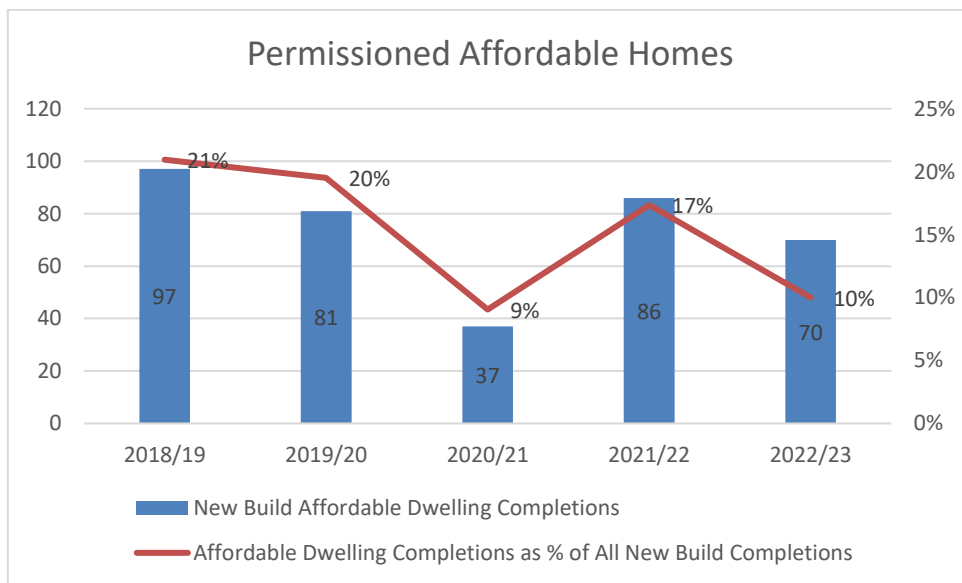
Additional New Build Affordable Dwellings

Core Strategy Target: 30 **2022/23 Actual: 70**

A total of 70 new build affordable homes have been completed during 2022/23 across the following allocated housing sites –

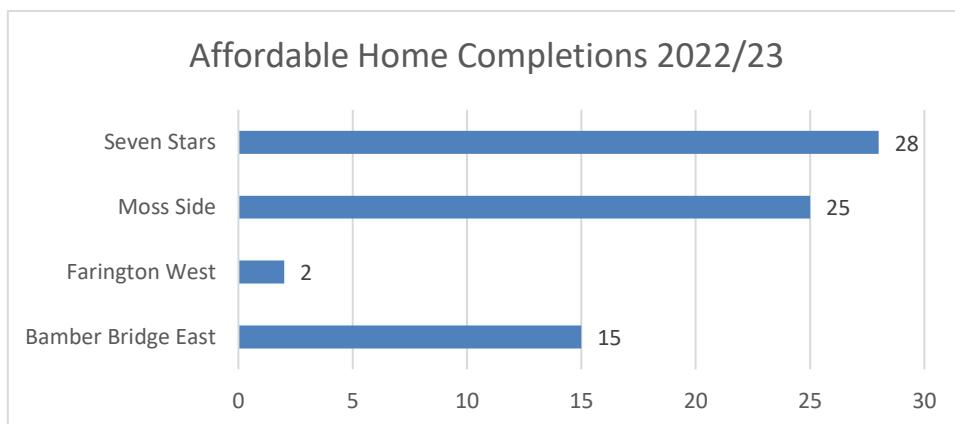
- Heatherleigh (Tilia Homes) – 2
- Altcar Lane (Redrow Homes) – 28
- Moss Side Test Track – 25
- McKenzie Arms – 15

Chart 11 - New Build Affordable Homes - Completions by Year



These affordable homes were completed in the following wards.

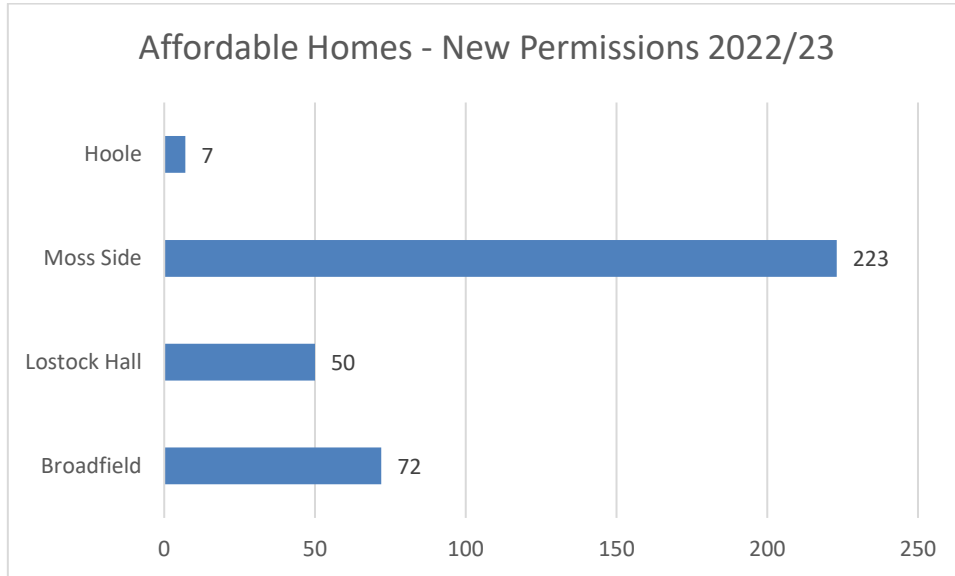
Chart 12 - Affordable Homes - Completions by Ward



Permissions Granted – Affordable Dwellings

During 2022/23, permission was granted on four sites (Land adj Civic Centre, former Lostock Hall Primary School, Moss Side Test Track, Land adj 26 Park Ave) which included permission for a total of 352 affordable homes in the following wards.

Chart 13 - Affordable Home Permissions by Ward



Current Position – Affordable Dwelling Permissions

At 1 April 2023, extant permissions include:

- 11 sites providing affordable dwellings on-site;
- 2 sites making a financial contribution in lieu off-site affordable housing.
- 1 site providing affordable dwellings on-site and making a financial contribution towards off-site provision for the remainder of the requirement.

Site	Comments	Permissioned Affordable Dwellings on site
Land adj to Civic Centre, West Paddock (Jubilee Gardens)	100% affordable	72
East of Leyland Rd/Land off Claytongate Dr/Land at Moor Hey School/Belle Field (Belle Wood View)	14 Affordable Rented Housing 5 Intermediate Affordable Housing	19
Brindle Rd, Bamber Bridge Ph 1 (Persimmon - Brindle Park)	55 Affordable Rented 23 Shared Ownership	78
Brindle Rd, Bamber Bridge (Bellway - Grey Gables Farm) - Ph 2	60% (26) Affordable Rented 40% (17) Intermediate	43

Site	Comments	Permissioned Affordable Dwellings on site
Land between Heatherleigh and Moss Ln, aka Croston Rd/Sth of Bannister Ln, aka Croston Rd Sth, aka Rear of 2 Leyland Ln - 420 Croston Rd north of Heatherleigh - North of Sthern Section (The Pastures - Tilia Homes - formerly Kier Homes)	16 Affordable Rented 11 Shared Ownership Off-site contribution	27
Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section) (Homes England/Keepmoat Homes - Farington Mews)	15% off-site contribution	96
Lostock Hall Primary School, Avondale Dr	100% affordable	50
Moss Side Test Track, Aston Way/Titan Way (Centurion Village) (Barratt and David Wilson Homes)	This equates to approximately 30% over the site	282
Land Sth of Hampshire Rd (Eccleston Homes - Holland House Farm)	30% on site	14
Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey	10% on site	28
Land off Carrwood Rd, Lostock Hall (Lancet Homes - The Copse)	30% on-site - Auxesia Homes	18
Land adj 26 Park Ave, Much Hoole	100% affordable	7
Land between Altcar Ln and Shaw Brook Rd (Wade Hall) aka Land to Sth of Shaw Brook Rd and Nrth of Altcar Ln (Redrow) – Worden Gardens	Off-site contribution in lieu of dwellings on site	0
Land between Altcar Ln and Shaw Brook Rd (Wade Hall) aka Land to Sth of Shaw Brook Rd and Nrth of Altcar Ln (Redrow)	Off-site contribution in lieu of dwellings on site	0

Demolitions and Other Gains/Losses

Gains/Losses

During 2022/23, the following net changes in dwellings were seen in the housing supply due to:

Table 6 - Net Change in Number of Dwellings (excluding New Build)

	Net Gain/Loss
Mobile and temporary dwellings	+3
Conversions (eg dwellings combined)	+1
Changes of Use (eg dwelling to non-dwelling)	+1
Demolitions	-5
OVERALL	0

The Future

The Royal Institution of Chartered Surveyors (RICS) UK Construction Monitor Q1 2023 has reported “that workloads in the UK’s construction sector gained steam in the first three months of the year, with the metric returning to positive territory.” However, labour shortages continue to be a key area of concern alongside financial constraints and materials. These have been exacerbated by both Brexit and the COVID 19 pandemic.

Current government support for housebuilders and homebuyers includes:

- The [Levelling Up Home Building Fund](#) provides development loans to small and medium housebuilders, with the aim of getting much needed homes build and creating a more diverse and resilient housing market.
- The Home Building Fund provides [infrastructure loans](#) to cover infrastructure and enabling costs to help unlock and accelerate land for housing development.
- The [Housing Accelerator Fund](#), a five year alliance between Homes England and the United Trust Bank, launched in February 2021, improves access to finance offered to smaller builders in a bid to drive diversification of the housing market.
- The [Self and custom build action plan](#) (policy paper) brings together current and new initiatives to tackle the barriers to the growth of this sector.
- The [Help to Build Equity Loan](#) is a government equity loan through Homes England to help fund custom or self-build homes.
- [Mortgage Guarantee Scheme](#) to help buyers get a mortgage with a 5% deposit with the government providing a guarantee to lenders. Originally due to end on 31 December 2022, the scheme has now been extended to the end of December 2023.
- [Lifetime ISA](#) (LISA) offering under 40s a 25% bonus of up to £1,000 a year on savings deposited. The ISA can be used to buy a first home or save for later life.
- [Help to Buy ISA](#) – these are now closed to new applicants but can be used by first-time buyers who already have one of these accounts until November 2029 to save, and until November 2030 to claim the bonus.

Annual Housing Land Requirement 2023/24

The standard method of calculating the minimum housing requirement, as set out in national planning guidance, results in the following requirement for South Ribble in 2023/24.

Table 7 - Minimum Housing Requirement

<u>2023 Households based on 2014 projections (published 2016)</u>	48,572
<u>2033 Households based on 2014 projections (published 2016)</u>	50,138
Projected Growth over ten years	1,566
<i>Average over 10 years (ie divided by 10)</i>	156.6
<i>Affordability Adjustment</i>	
<u>Most Recent Median Workplace-based Affordability Ratio (published March 2023)¹⁰</u>	5.92
Adjustment factor ie $(\text{Local Affordability Ratio} - 4)/4 \times 0.25$	0.12
As a percentage	12.38%
<i>Minimum Annual Local Housing Need Figure = Baseline plus Affordability Adjustment</i>	175.39

Strategic Housing Land Availability Assessment (SHLAA)

The SHLAA is an assessment of land availability used to identify the future supply of land which is suitable, available and achievable for housing uses. The assessment is an important source of evidence to inform plan-making and decision-taking, and the identification of a 5-year supply of housing land. It should be noted that this assessment does not determine whether a site should be permitted for development. Sites considered 'suitable' in South Ribble, which are neither permitted nor allocated, are shown at [Appendix 4](#). A more extensive assessment, which has included Calls for Sites, is currently being undertaken as part of the review of the Central Lancashire Local Plan. The [methodology](#) for this assessment is available on the Central Lancashire Local Plan website – <https://centrallocalplan.lancashire.gov.uk/>.

Five Year Housing Land Supply

The five year housing land supply calculation, using 1 April as the base date, must demonstrate a supply of specific deliverable sites sufficient to provide five years' worth of housing (and appropriate buffer¹¹) against a housing requirement set out in adopted strategic policies, or against a local housing need figure using the standard method, as appropriate in accordance with paragraph 75 of the National Planning Policy Framework. [Annex 2 of the NPPF](#) defines a deliverable site.

For decision-taking purposes, an authority is required to be able to demonstrate a five-year housing land supply when dealing with applications and appeals.

¹⁰ Affordability ratio is calculated by dividing house prices by gross annual workplace-based earnings. Based on the median and lower quartiles of both house prices and earnings in England and Wales. The figure is updated and published annually by the government in March.

¹¹ Paragraph 73 of the [NPPF](#) (2021), requires that the supply should include a buffer of 5% to ensure choice and competition in the market for land.

Methodology

Identification of Sites included in the five-year supply

Sites included within the South Ribble five-year land supply comprise:

- Sites with planning permission;
- Sites allocated in the adopted Local Plan.
- Anticipated Permitted Development
- Windfall sites¹²

Forecasting rates of future additional dwellings is carried out by planning officers, using information gathered during site visits, discussions with developers and professional experience. In addition, developers/house builders¹³ are invited to submit their views. The intelligence gathered provides a robust evidence base for the calculation of the housing land supply.

Windfall Allowance

Paragraph 70 of the NPPF states:

Where an allowance is to be made for windfall sites as part of anticipated supply, there should be compelling evidence that they will provide a reliable source of supply. Any allowance should be realistic having regard to the strategic housing land availability assessment, historic windfall delivery rates and expected future trends. Plans should consider the case for setting out policies to resist inappropriate development of residential gardens, for example where development would cause harm to the local area.

An allowance of 100 units per annum on these sites has been included in the trajectory. Please note, the windfall allowance in the trajectory is stepped to take account of the fact that planning permissions last for three years, so it is likely we are already aware of many of the windfalls which will come forward this year, but less so for following years.

Sites included in the five-year supply are identified at [Appendix 3](#).

Calculation of the Five-Year Supply

At 1 April 2023, the borough had in excess of a five-year supply of dwellings.

¹² The term 'windfall sites' is used to refer to those sites which are not specifically identified in the development plan. Historically, an average of over 100 windfall dwellings have been achieved per year since 2003/04.

¹³ Some of the figures submitted by developers have been reduced for the purpose of the projections used in this document where officers have felt they may be over ambitious.

Table 8 - Calculation of Five Year Housing Land Supply

	Requirement
Annual Requirement 2023/24	175.39
Requirement plus 5% buffer	184.16
Five-year supply at start of year (see Appendix 3)	2408
Supply excluding 10% of small sites¹⁴	2388.1
Annual Need figure (incl 5% buffer)	184.16
Supply (Years)	12.97

As of January 2023, 38% of all English planning authorities were unable to demonstrate a five-year housing land supply, marginally lower than last June, when 39% were unable to do so.

Developable and Deliverable Supply

As set out in the National Planning Policy Framework, local planning authorities should identify a supply of specific, developable sites or broad locations for growth for years 6-10 and, where possible, for years 11-15.

At 1 April 2023, the council was able to identify the following numbers of developable dwellings in five or more years' time. The council's adopted Local Plan covers the period 2010/11 to 2025/26, therefore only limited information is available beyond this period.

Table 9 - Developable Housing Land Supply

Type of Site	Developable 2028/29- 2032/33 (Years 6-10)	Developable 2033/34 - 2037/38 (Years 11-15)
Large sites with permission ≥ 10 dwellings	373	225
Medium sites $5 \leq$ Permissioned Dwellings ≤ 9 with permission	0	0
Small sites with permission < 5 (incl PD and permission not required)	0	0
Additional allocated Local Plan sites	1169	555
Unidentified Windfalls estimate	500	500
TOTALS	2042	1280

When considering future delivery, the following should be considered:

- Calls for sites have been undertaken for the next Local Plan as part of the review of the Local Plan. Some of these additional sites will undoubtedly come forward prior to 2026
- Windfall completions have averaged 147 per annum over the last five years.

¹⁴ Based on experience, it is estimated that 10% of dwellings on small sites (sites of fewer than 5 dwellings) will not be built.

Summary of Dwellings Expected to Come Forward by Year

Table 10 - Anticipated Completions - Next Five Years

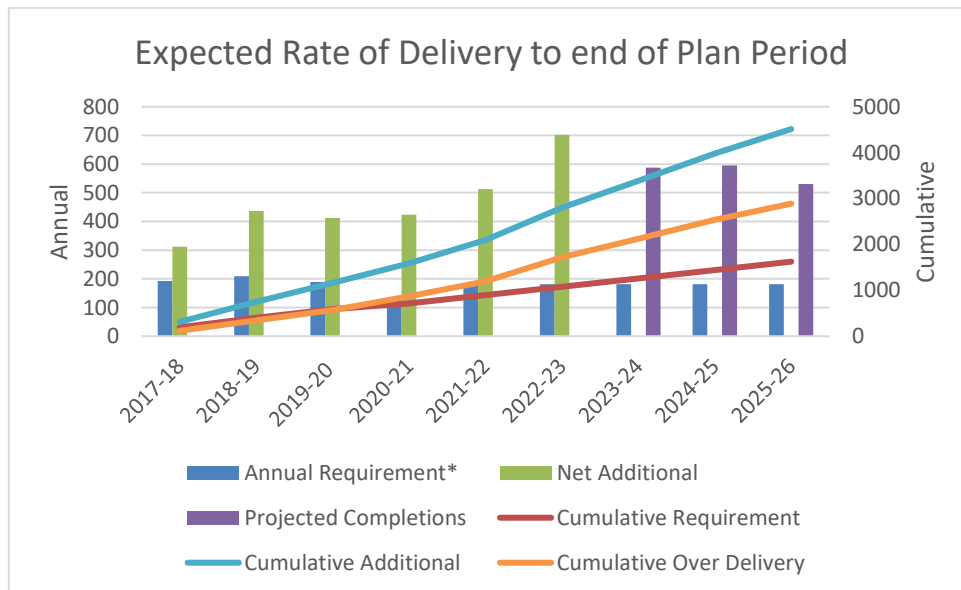
Type of Site	Estimated Remaining site capacity	2023-24	2024-25	2025-26	2026-27	2027-28	Deliverable post 1/4/26 (end of plan period)
Large sites with permission ≥10 dwellings	2286	443	431	292	204	160	1120
Medium sites 5 ≤ Permitted Dwellings ≤ 9 with permission	98	27	30	41	0	0	0
Small sites with permission <5 (incl PD and permission not required)	199	85	61	53	0	0	0
Additional allocated Local Plan sites	1926	0	7	45	60	70	1874
Unidentified Windfalls estimate		33	66	100	100	100	
TOTALS	*4509	588	595	531	364	330	*4991

*Excludes unidentified windfalls

Trajectory

It should be noted that inclusion of sites in the trajectory does not mean development **will** come forward on a site **nor does it guarantee planning permission will be granted**. It means, to the best of current knowledge, sites could deliver housing subject to other factors such as funding, the release of land and/or the provision of additional infrastructure. Any site without valid planning permission will be subject to the normal planning process.

Chart 14 - Expected Rate of Delivery



*based on Standard Methodology adopted in 2018

Conclusion

Overall completion rates in South Ribble are expected to slow down over the next few years due to development on some large sites coming to an end. However, the proposed Pickering's Farm development, is awaiting a decision from the Secretary of State in September 2023. If this application is allowed at appeal, the site would present an opportunity for greater numbers of completions.

Some of these large sites, for example Moss Side Test Track, are on brownfield land which will increase the proportion of development on this type of site. Similarly, we expect the number of affordable homes to increase with large permissioned sites contributing to their development.

In summary, we are confident that the borough has sufficient land supply to meet the government's requirements. At 1 April 2023, the council could demonstrate a housing supply of almost 13 years, allowing for a 5% buffer.

Appendix 1 – Net Gains/Losses During 2022/23¹⁵

New Build

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
New Mill, Wesley St - Phs 1 & 2 (Countryside - Wren Green)	Bamber Bridge East	Reserved Matters application for the erection 196 dwellings following outline approval 07/2012/0728/OUT with matters of layout, scale, appearance and landscaping applied for (Amended Plans)	A	45	0	30.15	BF
McKenzie Arms, Station Rd	Bamber Bridge East	Proposal for a 15 unit development consisting of three townhouses and an apartment block with a combination of 1 and 2 bedroom apartments	A	15	15	74.15	BF
Land at Crownlee, Penwortham	Broad Oak	Erection of 8 x 2 two bed retirement bungalows, hard and soft landscaping scheme, COU of 1st floor Community Centre flat to office space and extension at ground floor level (resubmission of 07/2020/00922/FUL).	W	4	0	27.59	GF
131 Broadfield Dr, Leyland	Broadfield	Erection of 1no. dwelling following demolition of existing garage (Access, Layout and Scale applied for)	W	1	0	20.00	BF
1 Beech Ave, Leyland	Buckshaw & Worden	Proposed new replacement dwelling and double width dropped kerb and access	W	1	0	4.76	BF
Land fronting to Langdale Rd, Lanley Homes (Woodlands)	Buckshaw & Worden	Reserved matters application (namely layout, scale, appearance and landscaping) pursuant to outline permission 07/2018/0334/OUT for erection of 14 dwellings and associated landscaping and infrastructure.	W	4	0	8.59	GF
East of Leyland Rd/Land off Claytongate Dr/Land at Moor Hey School/Belle Field (Belle Wood View)	Charnock	Erection of 63 dwellings and associated roads, infrastructure, parking and landscaping.	A	15	0	36.21	GF
Brindle Rd, Bamber Bridge Ph 1 (Persimmon - Brindle Park)	Coupe Green & Gregson Ln	Erection of 261 dwellings including 30% affordable homes, associated road infrastructure, landscaping and open space following demolition of 215 Brindle Rd	A	47	0	26.74	GF
Brindle Rd, Bamber Bridge (Bellway - Grey Gables Farm) - Ph 2	Coupe Green & Gregson Ln	Erection of 193 dwellings with associated parking, landscaping and public open space with access off	A	41	0	30.20	GF

¹⁵ Please note, the loss of one caravan and six demolitions should also be taken into account to calculate net additional dwellings.

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
		Brindle Rd following demolition of Grey Gables Fm and associated buildings)					
Land At Olive Fm (Linden Homes - Olive Farm)	Coupe Green & Gregson Ln	Erection of 70 dwellings (including 18 Affordable rent and 12 shared ownership properties) details of access, landscaping and associated works (Amended description)	W	37	0	31.25	GF
Rear of 128 Dunkirk Ln	Earnshaw Bridge	Erection of 1 detached dwelling	W	1	0	33.33	GF
Fieldside, Old School Ln, Lostock Hall	Farington East	Erection of 1 detached dwelling	W	1	0	11.99	GF
Brookhouse Fm, Stanifield Ln, Lostock Hall	Farington East	Erection of 9 no dwellings including garages and infrastructure (access applied for).	W	9	0	19.57	GF
Farington Business Park, east of Wheelton Ln (northern section) - Ph 2 (Rowland Homes - Meadowgate)	Farington East	Reserved Matters application for the erection of 199 dwellings following outline approval 07/2013/0288/FUL as varied by 07/2018/0868/VAR (Access, appearance, landscaping, layout and scale applied for)	A	47	0	31.59	BF
Land Off Church Ln, Farington Moss	Farington West	Erection of 1 dwelling with integral garage.	W	1	0	2.13	GF
Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section) (Homes England/Keepmoat Homes - Farington Mews)	Farington West	07/2020/00544/REM - Application for approval of reserved matters (appearance, landscaping, layout and scale) for the erection of 399 residential dwellings, internal access roads, garages, public open space and associated infrastructure	A	57	0	22.93	GF
196A Croston Rd, Farington Moss	Farington West	Reserved Matters application - erection of 1 detached true bungalow.	W	1	0	25.00	GF
Land between Heatherleigh and Moss Ln, aka Croston Rd/Sth of Bannister Ln, aka Croston Rd Sth, aka Rear of 2 Leyland Ln - 420 Croston Rd north of Heatherleigh - North of Sthern Section (The Pastures - Tilia Homes - formerly Kier Homes)	Farington West	Reserved Matters application for the erection of 174 residential units	A	35	2	29.00	GF
Former Storage Sheds, adj Hillock Barn, Knoll Ln, Little Hoole	Hoole	Erection of 1no. detached dwelling following demolition of existing storage shed. Previous permission 07/2019/1075/FUL not implemented.	W	1	0	10.00	BF

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
128 Marsh Ln, Longton	Longton & Hutton West	Erection of replacement dwelling and annex following demolition of existing house and outbuildings.	W	1	0	0.84	BF
Newlands, Marsh Ln, Longton	Longton & Hutton West	Demolition of the existing dwelling, garage and agricultural buildings (1,858 sqm) and the erection of a replacement dwelling and garage	W	1	0	2.22	BF
Hill View, Gill Ln, Longton	Longton & Hutton West	Demolition of existing outbuildings and erection of two storey dwelling and formation of new vehicular access	W	1	0	3.45	BF
Land to rear of 270 Liverpool Rd, Longton	Longton & Hutton West	Erection of a detached eco-dwelling following demolition of the existing garage. Associated access from 266 Liverpool Rd. Associated landscape improvements	W	1	0	14.29	BF
The Knoll, Grange Ln	Longton & Hutton West	Demolition of existing property and erection of larger semi-detached dwelling with first floor balcony to rear.	W	1	0	20	BF
124 Liverpool Rd, Longton	Longton & Hutton West	Erection of 3no detached dwellings including associated access and detached garage to plot 2	W	3	0	20.00	GF
84 Pope Ln, Penwortham	Middleforth	Erection of 2 detached, 2-storey dwellings with additional accommodation in roofspace following the demolition of existing property - amended scheme to 07/2020/00859/FUL	W	1	0	20.00	BF
Land adj Rhoden Hse, Rhoden Rd (north side)	Moss Side	Erection of detached dwellinghouse and double garage 07/2021/00054/FUL - Erection of detached dwellinghouse and double garage - superseded	W	1	0	9.09	BF
Moss Side Test Track, Aston Way/Titan Way (Ph 2-5) (Centurion Village) (Barratt and David Wilson Homes)	Moss Side	Reserved Matters application in relation to phases 3, 4 and 5 (access, appearance, landscaping, layout and scale) for the erection of 743 dwellings pursuant to planning permission 07/2017/3361/ORM Hybrid planning application comprising of Full and Outline development - Environmental Impact Assessment (EIA) development Part A FULL - Site enabling works, the development of highway and drainage infrastructure for the full application site (the proposed development site) and the provision of car park accessed off Titan Way (Ph 1) and 197 dwellings	A	100	25	21.20	BF

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
		and associated internal access roads, public open space, green infrastructure, an acoustic barrier and highway infrastructure (Ph 2) Part B OUTLINE - for the remainder of the proposed development site for the development of between 653 and 753 new homes, up to 5,000 sqm of Use Classes B1 accommodation; up to 15,000 sqm of Use Class B2 accommodation and up to 8,000 sqm of Use B8 accommodation, local centre comprising up to 3,000 sqm of accommodation for occupation within any combination of uses within Classes A1,A2,A3, A4,A5,B1 or D1 (including health centre/clinic) (which shall not exceed 2,500 sqm of main town centre uses), a primary school and associated public open space and green infrastructure (Phs 3-5)					
The Paddocks, Green Ln, Whitestake	New Longton & Hutton East	Erection of one detached bungalow following the demolition of existing cattery	W	1	0	5.88	BF
Sth View (East Side), 128 Chain Hse Ln, Whitestake	New Longton & Hutton East	Revised technical details application in respect of 07/2021/00813/FUL for single dwelling.	W	1	0	6.25	BF
Whitestake Post Office, Chain Hse Ln	New Longton & Hutton East	Erection of 1no. detached dwellinghouse (part two storey) following demolition of former Post Office.	W	1	0	6.67	BF
Land Adj Beechwood, Chain Hse Ln	New Longton & Hutton East	Proposed erection of 3 detached dwellings following PIP.	W	3	0	11.11	GF
Fold Frm, Pope Ln, Whitestake	New Longton & Hutton East	Erection of dwelling house	W	1	0	11.11	GF
Teazledown Cott, 103 Chain Hse Ln	New Longton & Hutton East	TDC for 1 detached dwelling.	W	1	0	11.11	GF
3 Parker Ln, Whitestake	New Longton & Hutton East	Erection of one dwelling	W	1	0	14.29	GF

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
56 Newgate Ln, Whitestake	New Longton & Hutton East	Erection of 4 detached dwellings following demolition of storage building	W	4	0	14.81	BF
Greenfields, Parker Ln, Whitestake	New Longton & Hutton East	Demolition of 792 square metres of agricultural buildings and and erection of three detached dwellings (186 sqm)	W	3	0	19.52	GF
Land to East of Fern Bank, 138 Chain Hse Ln	New Longton & Hutton East	TDC for detached dwelling at land adj to Fern Bank, Chain House Lane following approval 07/2021/00358/PIP.	W	1	0	20.00	GF
Goosefoot Barn, Goosefoot Ln,	Samlesbury & Walton	Erection of part subterranean dwelling (over two floor levels) following demolition of existing outbuildings on the site	W	1	0	1.06	GF
9 Princes Rd, Walton-le-Dale	Samlesbury & Walton	Erection of 1 no dwelling and detached double garage (resubmission of 07/2019/3146/FUL)	W	1	0	2.50	BF
Roach Bridge Paper Mill	Samlesbury & Walton	Residential development for the erection of 9 No. dwellinghouses (two detached 2.5 storey and a terrace of eight 2 storey) opposite the Mill fronting the west side of Roach Rd following demolition of an existing outbuilding together with associated access (Amended scheme).	W	2	0	8.74	BF
287 Higher Walton Rd, Higher Walton	Samlesbury & Walton	Erection of 1 x 2 bed detached bungalow	W	1	0	20.00	GF
Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Redrow) aka Worden Gdn	Seven Stars	Application for Reserved Matters for residential development for 232 dwellings (Appearance, Landscaping, Layout and Scale applied for) - for part of site only, overall number unaffected - 07/2019/0300/REM altered this to 246 dwellings. Permission 07/2020/00935/REM reduced this to 236.	A	79	28	20.47	GF
Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Homes England/Lovell), aka Shawbrook Manor	Seven Stars	Application for Reserved Matters for residential development for 200 dwellings (Appearance, Landscaping, Layout and Scale applied for) (Outline 07/2016/0310/OUT)	A	51	0	21.46	GF
Land Sth of Hampshire Rd (Eccleston Homes - Holland House Farm)	Walton-le-Dale East	Erection of 48 no. dwellings together with associated infrastructure, access, internal roads and landscaping.	W	15	0	35.29	GF
Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris	Walton-le-Dale West	Reserved matters application for the erection of 281 dwellings with associated infrastructure and landscaping (amended plans) AND Variation reducing by one dwelling	A	43	0	23.33	BF

Site	Ward	Summary	Allocated/ Windfall	New Build Completions 2022/23	Affordable Home Completions 2022/23	Gross Density	Brownfield/ Greenfield
Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey							
Land off Carrwood Rd, Lostock Hall (Lancet Homes - The Copse)	Walton-le-Dale West	Erection of 61 No. dwellings, formation of associated site accesses, roads, footways, parking areas, drainage, services, landscaping, walls and fences	W	10	0	33.33	GF
Land at Duddle Ln	Walton-le-Dale West	Erection of 8 affordable dwellings with associated infrastructure work (resubmission of 07/2020/00496/FUL)	W	8	0	36.36	GF
TOTAL				701	70		

Other Gains/Losses

	Before	After	Net Gain
Conversions	2	3	1
Change of Use	3	4	1
Mobile and Temporary Dwellings	0	3	3
Demolitions	5	0	-5
TOTAL	10	10	0

Appendix 2 – Extant Planning Permissions¹⁶ as at 1/4/23

Large Sites with Permission (≥10 dwellings)

Ward	Site	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Bamber Bridge East	Brindle Rd, Bamber Bridge (Land adj Cottage Gdns) - Dorbcrest Homes			07/2020/00443/FUL	11	11
Broadfield	Land adj to Civic Centre, West Paddock (Jubilee Gardens)			07/2022/00359/FUL	72	72
Charnock	East of Leyland Rd/Land off Claytongate Dr/Land at Moor Hey School/Belle Field (Belle Wood View)			07/2021/00665/FUL	63	48
Coupe Green & Gregson Ln	Brindle Rd, Bamber Bridge Ph 1 (Persimmon - Brindle Park)			07/2022/00194/VAR 07/2017/2325/FUL	261	214
Coupe Green & Gregson Ln	Brindle Rd, Bamber Bridge (Bellway - Grey Gables Farm) - Ph 2			07/2017/2900/FUL	193	32
Farington East	59 Stanifield Ln, Farington (The Rose of Farington)			07/2021/01122/FUL	10	10
Farington West	Land between Heatherleigh and Moss Ln, aka Croston Rd/Sth of Bannister Ln, aka Croston Rd Sth, aka Rear of 2 Leyland Ln - 420 Croston Rd north of Heatherleigh - North of Sthern Section (The Pastures - Tilia Homes - formerly Kier Homes)	07/2012/0627/ORM	07/2019/2313/REM		174	80
Farington West	Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section) (Homes England/Keepmoat Homes - Farington Mews)	07/2014/0184/ORM	07/2020/00544/REM		399	302
Farington West	Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section) (Homes England/Keepmoat Homes - Farington Mews)			07/2020/00552/FUL	121	121
Leyland Central	Balfour Court, Leyland (Town Deal)			07/2022/00857/FUL	14	14
Longton & Hutton West	Land off School Ln/Old School Dr/Land to east of Reynard Cl, Longton (aka Kitty's Frm) - central part			07/2020/01063/FUL	14	14
Lostock Hall	Lostock Hall Primary School, Avondale Dr			07/2022/00457/FUL	50	50
Moss Side	Moss Side Test Track, Aston Way/Titan Way (Ph 2) (Centurion Village) (Barratt and David Wilson Homes)	07/2017/3361/ORM			198	87
Moss Side	Moss Side Test Track, Aston Way/Titan Way (Phs 3)	07/2017/3361/ORM	07/2022/00106/REM		197	197
Moss Side	Moss Side Test Track, Aston Way/Titan Way (Phs 4 & 5)	07/2017/3361/ORM	07/2022/00106/REM		546	546
Seven Stars	Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Redrow) aka Worden Gdn	07/2016/0591/OUT	07/2018/1674/REM		236	97

¹⁶ Includes Permitted Development.

Ward	Site	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Seven Stars	Land between Altcar Ln and Shaw Brook Rd (Wade Hall) aka Land to Sth of Shaw Brook Rd and Nrth of Altcar Ln (Redrow)	07/2016/0591/OUT	07/2021/01247/REM		154	154
St Ambrose	The Old Police Station, Golden Hill	07/2020/00765/PIP		07/2022/00728/FUL	14	14
Walton-le-Dale East	Land Sth of Hampshire Rd (Eccleston Homes - Holland House Farm)			07/2021/00532/FUL	48	33
Walton-le-Dale West	Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey	07/2013/0008/ORM	07/2015/0315/REM		280	127
Walton-le-Dale West	Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey - additional area			07/2020/00365/FUL	12	12
Walton-le-Dale West	Land off Carrwood Rd, Lostock Hall (Lancet Homes - The Copse)			07/2020/00440/FUL	61	51
	TOTAL				3128	2286

Medium Sites with Permission (≥5 and ≤9 dwellings)

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Land at Crownlee, Penwortham	Broad Oak			07/2021/00797/FUL 07/2020/00922/FUL	8	4
Occleshaw Hse, 2 Worden Ln	Buckshaw & Worden	07/2019/12130/PIP		07/2022/00932/FUL	8	8
Rear of 247 - 251 Leyland Ln	Earnshaw Bridge	07/2022/00449/OUT		07/2022/00964/FUL (pending decision)	7	7
4-6 Slater Ln, Leyland	Earnshaw Bridge			07/2019/3693/FUL	5	5
Stoney Ln Hse, Stoney Ln, Lostock Hall	Farington East	07/2022/00886/OUT			9	9
Yew Tree Frm, Fowler Ln	Farington East			07/2022/01013/FUL	9	9
338 Croston Rd, Farington Moss	Farington West	07/2021/01023/OUT	07/2023/00370/REM		5	5
Lunds Ln Frm, Town Ln, Much Hoole	Hoole			07/2018/4134/FUL 07/2017/2632/FUL	6	2
Avondale, Dob Ln, Walmer Bridge	Hoole			07/2019/0351/APD	5	5
Land adj 26 Park Ave, Much Hoole	Hoole			07/2021/00828/FUL	7	7

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Winston, Drumacre Ln East, Longton	Longton & Hutton West			07/2022/00795/FUL	5	5
Moorthorpe, Drumacre Ln East, Longton	Longton & Hutton West	07/2022/00059/OUT			5	5
Edges Frm Stables, 119 Chapel Ln, Longton	Longton & Hutton West	07/2022/00624/OUT			5	5
Bartle Hall Nurseries, Liverpool Rd	Longton & Hutton West			07/2022/00710/FUL	5	5
56A Marsh Ln, Longton	Longton & Hutton West			07/2021/01156/APD	5	5
Land at Butlers Frm Crt, Leyland	Seven Stars	07/2021/00864/OUT			6	6
Lloyds TSB, 7 Chapel Br	St Ambrose			07/2021/00115/FUL	6	6
	TOTAL				106	98

Small Sites with Permission (<5 dwellings)

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Land to west of 359 Brindle Rd	Bamber Bridge East	07/2022/00345/PIP			3	3
52 School Ln, Bamber Bridge	Bamber Bridge East			07/2021/00979/FUL	3	3
11 West View	Bamber Bridge West			07/2020/00214/FUL	2	2
Land to rear of 131 Broad Oak Ln, Penwortham	Broad Oak	07/2021/01104/OUT			1	1
Land to the rear of 28 Wyresdale Drive	Buckshaw & Worden			07/2023/00096/VAR 07/2020/00284/FUL	1	1
3 Beech Ave, Leyland	Buckshaw & Worden			07/2022/00336/FUL	1	1
Land adj 323 Leyland Rd, Lostock Hall	Charnock			07/2022/00054/FUL	2	2
343 Leyland Rd, Penwortham	Charnock	07/2021/01133/PIP			1	1
Pear Tree Stables, Pear Tree Cottage, Flag Ln	Charnock	07/2021/01283/PIP		07/2022/00559/FUL	1	1
Land adj Langdale, Flag Ln	Charnock	07/2022/00870/OUT			1	1
Land Sth of 16 Kingshaven Dr	Charnock	07/2021/00882/OUT			4	4
Brookfield, Alma Row	Coupe Green & Gregson Ln			07/2007/0332/FUL	2	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
1 Alder Dr, Hoghton	Coupe Green & Gregson Ln			07/2021/00573/FUL	2	2
Land between 215-227 Brindle Rd	Coupe Green & Gregson Ln			07/2022/00414/FUL	1	1
Highfield Hse, Bank Head Ln, Hoghton	Coupe Green & Gregson Ln			07/2022/00645/FUL	1	1
Land north of 14 Cocker Ln, Leyland	Earnshaw Bridge	07/2020/00770/PIP		07/2021/00025/FUL	1	1
Fieldside, Old School Ln, Lostock Hall	Farington East			07/2020/00732/FUL	2	2
Rose Cttg, 42 Bannister Ln, Farington Moss	Farington West	07/2020/00432/PIP			1	1
Land off Lodge Lane, Farington Moss	Farington West	07/2021/01090/OUT	07/2022/00312/REM		2	2
115 Croston Rd, Lostock Hall	Farington West	07/2022/00135/PIP			1	1
Land adj Oakfield Fishery, Lodge Ln	Farington West	07/2022/00808/OUT			1	1
448 Croston Rd, Farington Moss	Farington West	07/2022/00994/OUT			1	1
13 Moss Ln, Farington Moss	Farington West			07/2022/00843/FUL	1	1
Chestnut Hse Frm, Wham Ln, Little Hoole	Hoole			07/2016/0483/APD	1	1
Land Adj 365 Liverpool Rd, Walmer Bridge	Hoole	07/2019/0231/PIP		07/2021/00366/FUL	1	1
Strathyre, Pine Ave, Little Hoole	Hoole			07/2020/00442/FUL	1	1
Land adj Barnfield, Brook Ln, Little Hoole	Hoole	07/2020/00633/OUT			1	1
Tusons Frm, Gill Ln, Walmer Bridge	Hoole			07/2022/00495/VAR 07/2019/0591/FUL	3	3
Tusons Frm, Gill Ln, Walmer Bridge	Hoole			07/2019/0591/FUL	1	1
Land adj Langdale, Brook Ln, Little Hoole	Hoole	07/2023/00062/OUT 07/2020/00295/OUT - superseded			2	2
Land at Brook Ln, Much Hoole	Hoole	07/2020/00906/OUT			1	1
Fair Acre Frm, Moss Ln	Hoole			07/2020/01004/FUL	1	1
Corner Plot, Liverpool Rd/Hall Carr Ln	Hoole	07/2022/00024/PIP			1	1
Unit 1, Lesser Marsh Hse Farm, Station Rd, Little Hoole	Hoole	07/2022/00360/OUT	07/2022/00913/REM		2	2
Sherwood, Station Rd, Little Hoole	Hoole			07/2022/00614/FUL	1	1
Land adj Penny Barn, Carr Ln, Much Hoole	Hoole			07/2020/00529/FUL	1	1
The Poultry Frm, Moss Hse Ln, Much Hoole	Hoole			07/2020/00375/APD	3	3
198 Liverpool Old Rd, Much Hoole	Hoole			07/2021/01001/FUL	3	3
Hannings Frm, Haunders Ln, Much Hoole	Hoole			07/2022/00114/FUL	1	1
Mill Hill Frm, Haunders Ln	Hoole			07/2022/00677/APD	1	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
The Blossoms, Town Ln, Much Hoole	Hoole	07/2023/00133/PIP			2	2
Land fronting Stanley Gr (aka Land adj 96 Stanley Gr)	Howick & Priory	07/2022/00544/OUT			3	3
66 Hough Ln, Leyland	Leyland Central			07/2020/00789/FUL	1	1
51-55A Hough Ln (Town Deal)	Leyland Central			07/2022/00810/FUL	4	4
183 Liverpool Rd, Hutton	Longton & Hutton West	07/2020/00467/OUT	07/2021/00349/REM		1	1
Ribble Kirn Frm, Skip Ln, Hutton	Longton & Hutton West			07/2020/00343/APD	1	1
Barn at Clare Frm, Grange Ln, Hutton	Longton & Hutton West			07/2020/00218/APD	1	1
Pilot's Cttg Frm, Grange Ln, Longton	Longton & Hutton West			07/2019/0382/APD	1	1
Fiddler's Frm, Grange Ln, Longton	Longton & Hutton West			07/2016/0868/APD	3	3
Danesway, 52 Hall Ln, Longton	Longton & Hutton West	07/2019/7582/OUT	07/2022/00692/REM		2	2
Fields Frm, 102 Chapel Ln, Longton	Longton & Hutton West			07/2019/0587/FUL	1	1
Four Acres, Drumacre Ln West, Longton	Longton & Hutton West	07/2019/3091/OUT	07/2022/00423/REM		2	2
266 Liverpool Rd, Longton	Longton & Hutton West			07/2019/5828/FUL	1	1
Marsh End Frm, Back Ln, Longton (eastern application)	Longton & Hutton West	07/2020/00424/PIP			1	1
Marsh End Frm, Back Ln, Longton (western application)	Longton & Hutton West			07/2022/00340/FUL	1	1
7 Avalwood Ave, Longton	Longton & Hutton West			07/2020/00534/FUL	1	1
Land adj 195 Chapel Ln, Longton	Longton & Hutton West			07/2020/00694/FUL	1	1
Brenfield, 56 Hall Ln, Longton	Longton & Hutton West			07/2021/01174/VAR 07/2020/01010/VAR 07/2019/0138/FUL	2	2
Adj 27 Birchwood Ave, Hutton	Longton & Hutton West			07/2022/00019/FUL	1	1
Mill Hey Frm, Back Ln, Longton	Longton & Hutton West			07/2021/00088/FUL	1	1
Land adj 227 Liverpool Rd, Hutton	Longton & Hutton West			07/2007/0999/FUL 07/2021/00540/FUL	3	3
Brook Vale, Hall Carr Ln, Longton	Longton & Hutton West			07/2022/00049/VAR 07/2021/00129/FUL	1	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Bamfords Frm, Grange Ln, Hutton	Longton & Hutton West			07/2022/00025/APD	2	2
Quarter Acre, 16 Hall Ln, Longton	Longton & Hutton West	07/2022/00015/PIP		07/2023/00313/VAR 07/2022/00428/FUL	1	1
Holly Hse, Marsh Ln (west of Holly Hse)	Longton & Hutton West			07/2022/00296/FUL 07/2022/00156/APD	2	2
120 Marsh Ln, Longton (rear/east)	Longton & Hutton West			07/2022/00035/FUL	1	1
120 Marsh Ln, Longton (west of)	Longton & Hutton West	07/2023/00073/PIP			2	2
Land adj 120 Marsh Ln, Longton (east)	Longton & Hutton West	07/2022/00957/PIP			1	1
Beech Lodge, 9 Hall Ln, Longton	Longton & Hutton West			07/2022/00221/FUL	1	1
Rear of 27 Chapel Ln, Longton	Longton & Hutton West			07/2021/01141/FUL	1	1
The Pines, Gill Ln, Longton	Longton & Hutton West			07/2022/00321/APD	1	1
142 Marsh Ln, Longton	Longton & Hutton West			07/2022/01011/FUL	1	1
Whitegate Frm Nurseries Car Park, Gill Ln, Longton	Longton & Hutton West	07/2021/00949/OUT		-	1	1
Brooklands, 105 Marsh Ln, Longton	Longton & Hutton West	07/2022/00807/PIP		07/2023/00178/FUL	2	2
62 Marsh Ln, Longton	Longton & Hutton West			07/2022/00851/FUL	1	1
Land adj Mayfield, 24 Hall Ln, Longton	Longton & Hutton West	07/2022/00942/PIP			2	2
89 School Ln, Longton	Longton & Hutton West			07/2022/00980/FUL	2	2
60 Wateringpool Ln, Lostock Hall	Lostock Hall			07/2016/1174/FUL	1	1
1 Maureen Ave	Lostock Hall			07/2021/00146/FUL	2	2
84 Pope Ln, Penwortham	Middleforth			07/2021/01272/FUL	2	1
2 Havelock Rd, Penwortham	Middleforth	07/2021/00863/OUT			1	1
7 Rydal Ave, Penwortham	Middleforth			07/2022/00949/FUL	1	1
Middleforth Hall Frm, Factory Ln	Middleforth			07/2022/00272/FUL	1	1
188 Longmeanygate, Midge Hall (west/north/rear of 188, between 186 & 188)	Moss Side			07/2021/01085/FUL	1	1
188 Longmeanygate, Midge Hall (south of 188, between 188 & 190)	Moss Side	07/2021/01169/PIP			1	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
25 Midge Hall Ln, Leyland	Moss Side	07/2018/8493/PIP		07/2021/00997/FUL	1	1
Whitegate Farm, 10 Jane Lane, Midge Hall	Moss Side			07/2021/00950/FUL	1	1
329 Dunkirk Ln, Leyland	Moss Side			07/2022/00163/FUL	1	1
Land to rear of 60-64 Fossdale Moss, Leyland	Moss Side			07/2022/00627/FUL	2	2
172A Longmeanygate, Midge Hall	Moss Side	07/2022/00443/OUT			2	2
Oakdene, Hugh Ln, Leyland	Moss Side	07/2022/00476/OUT			1	1
Chain Hse Nursery, Chain Hse Ln, Whitestake	New Longton & Hutton East			07/2018/5600/FUL 07/2018/1315/FUL	1	1
Green Fold, Wham Ln, Whitestake	New Longton & Hutton East			07/2015/1389/FUL	1	1
Greenacres, 57 Chain Hse Ln, Whitestake (northern part - plots 1 - 4)	New Longton & Hutton East	07/2016/0597/OUT	07/2017/0950/REM		4	2
Greenacres, 57 Chain Hse Ln, Whitestake (southern part - plot 5)	New Longton & Hutton East			07/2022/00373/FUL 07/2018/7536/FUL 07/2017/3114/FUL	1	1
Sth View (West Side), 128 Chain Hse Ln, Whitestake	New Longton & Hutton East	07/2021/00167/PIP			1	1
Land between 222 and 230 Chapel Ln, Longton	New Longton & Hutton East	07/2022/00847/PIP			2	2
Land at jcnctn of Chain Hse Ln/Naptha Lane, Whitestake	New Longton & Hutton East	07/2021/00632/PIP		07/2022/00561/FUL	1	1
Whitestake Garage, Long Moss Ln, New Longton	New Longton & Hutton East			07/2022/00202/VAR 07/2020/00884/FUL	4	4
9 Parker Ln, Whitestake	New Longton & Hutton East			07/2022/00686/FUL	1	1
Land to east of Brookfield, 66 Chain Hse Ln	New Longton & Hutton East	07/2021/00371/OUT			1	1
Tavistock, 65 Chain Hse Ln (Plot 1)	New Longton & Hutton East	07/2021/00127/OUT		07/2022/00483/FUL 07/2021/01293/FUL	1	1
Tavistock, 65 Chain Hse Ln (Plot 2)	New Longton & Hutton East	07/2021/00127/OUT		07/2022/00284/FUL	1	1
Woodlands, Saunders Ln	New Longton & Hutton East			07/2021/00479/FUL	1	1
265 Chapel Ln	New Longton & Hutton East	07/2021/00073/PIP		07/2021/00633/FUL	2	1
Moss Vw, 132 Chain Hse Ln	New Longton & Hutton East	07/2021/00189/PIP	-	07/2022/00104/TDC 07/2021/00587/TDC	1	1
Land between 233/249 Chapel Ln, Longton	New Longton & Hutton East	07/2021/00839/PIP		07/2022/00034/FUL	1	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Meadowcroft Busnss Prk, Pope Ln	New Longton & Hutton East	07/2022/00149/OUT			3	3
Rear of Fourways, Parker Ln, Whitestake	New Longton & Hutton East			07/2022/00527/VAR 07/2021/00888/FUL	1	1
Nrth of Fourways, Parker Ln, Whitestake (Plot 1)	New Longton & Hutton East	07/2021/00502/PIP		07/2022/00002/FUL	1	1
Nrth of Fourways, Parker Ln, Whitestake (Plot 2)	New Longton & Hutton East	07/2021/00502/PIP		07/2022/00612/FUL	1	1
Pleasant View, Old Pope Lane, Whitestake	New Longton & Hutton East			07/2021/00925/FUL	1	1
356A Chapel Ln, New Longton	New Longton & Hutton East			07/2021/00699/FUL	4	4
Fern Bank (west of), 138 Chain Hse Ln (aka Land east of Homefield, 142 Chain Hse Ln)	New Longton & Hutton East	07/2021/00696/PIP		07/2022/00613/FUL	1	1
Adj 275 Chapel Ln, New Longton	New Longton & Hutton East	07/2021/00786/OUT	07/2023/00248/REM		2	2
Land adj 26 Newgate Ln, Whitestake	New Longton & Hutton East			07/2021/01195/APD	2	2
302 Chapel Ln, New Longton	New Longton & Hutton East			07/2021/00164/FUL	1	1
Southernwood, 99 Chain Hse Ln	New Longton & Hutton East			07/2021/01190/FUL	1	1
Adj Southernwood, 99 Chain Hse Ln	New Longton & Hutton East	07/2022/00464/PIP			1	1
Duxbury's Garden Centre, Chain House Ln	New Longton & Hutton East			07/2022/00442/FUL	3	3
211 Chapel Ln, Longton	New Longton & Hutton East			07/2022/00666/FUL	1	1
Pear Tree Frm, 247 Chapel Ln, New Longton	New Longton & Hutton East			07/2022/00866/PIP	1	1
Silverholme, Cuerdale Ln	Samlesbury & Walton			07/2017/1811/FUL	3	2
Blue Slate Frm, Spring Ln, Samlesbury	Samlesbury & Walton			07/2019/12529/FUL	1	1
New Sthworth Hall, Cuerdale Ln, Samlesbury	Samlesbury & Walton			07/2015/0648/FUL	2	2
Aspden Fold Frm, Nabs Head Ln - aka Alpaca Fold	Samlesbury & Walton			07/2001/0687/REN 07/1997/0344/FUL	2	1
Sumner's Frm, Whalley Rd, Samlesbury	Samlesbury & Walton			07/2019/12567/FUL	1	1

Site	Ward	OUTLINE/PIP Ref	RESERVED Ref	FULL/TDC/APD/VAR Ref	Dwellings Permitted/ Estimated	Remaining Site Capacity at 1/4/23
Land adj The Oaks, Potters Ln	Samlesbury & Walton			07/2020/00549/FUL	1	1
The Almonds, Goosefoot Lane	Samlesbury & Walton			07/2022/00939/FUL	1	1
Sir Robert Peel, Victoria Rd, WLD	Samlesbury & Walton			07/2019/12534/FUL	2	2
Mather Fold Frm, Hoghton Ln	Samlesbury & Walton			07/2022/00389/FUL	1	1
The Old School Hse, Church Brow	Samlesbury & Walton			07/2022/00216/FUL	1	1
Swainsfold Frm, Cuerdale Ln	Samlesbury & Walton			07/2022/00740/FUL	1	1
Hollins Barn, Roach Rd	Samlesbury & Walton			07/2022/00908/APD	1	1
Church Hse Frm, Potters Ln, Samlesbury	Samlesbury & Walton	07/2022/00947/OUT			1	1
Oakland Frm, Hollins Ln, Leyland	Seven Stars			07/2018/0844/FUL	1	1
Land adj 515 Leyland Ln	Seven Stars	07/2021/00830/PIP			1	1
Clifton Hse, The Vineyard	Walton-le-Dale East			07/2020/00631/FUL 4/2/3915	1	1
Walton Hall Frm, Walton-le-Dale	Walton-le-Dale West	07/2021/00387/OUT			1	1
Land east of Walton Hall Folly, Walton Grn	Walton-le-Dale West			07/2021/00279/FUL	1	1
	TOTAL				412	398

Appendix 3 – Sites included in five-year supply

Please note, figures shown as **Estimated Capacity at 1/4/23** take account of completions up to this date, so only represent outstanding dwellings.

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/ Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref
Brindle Rd, Bamber Bridge (Land adj Cottage Gdns) - Dorbcrest Homes	07/2020/00443/FUL	Y	Erection of 11no dwellings with associated works	Under construction. Addresses issued May 2022.	0.36	yes	yes	yes	yes	A	11	Y	11	11	0	0	0	0	11	BBE02d
Land adj to Civic Centre, West Paddock (Jubilee Gardens)	07/2022/00359/FUL	Y	Application for 72 no. apartments (being a mix of 1 bed and 2 bed self-contained dwellings) as part of an age restricted housing development which includes communal living space, cafe bistro and a small retail unit (open to the public) and associated hard and soft landscaping.	Not commenced.	2.05	yes	yes	yes	yes	W	72	N	72	0	72	0	0	0	72	2204
East of Leyland Rd/Land off Claytongate Dr/Land at Moor Hey School/Belle Field (Belle Wood View)	07/2021/00665/FUL	Y	Erection of 63 dwellings and associated roads, infrastructure, parking and landscaping.	Under construction. Addresses issued August 2022.	1.74	yes	yes	yes	yes	A	63	Y	48	31	17	0	0	0	48	TG07b
Brindle Rd, Bamber Bridge Ph 1 (Persimmon - Brindle Park)	07/2022/00194/VAR 07/2017/2325/FUL	Y	Erection of 261 dwellings including 30% affordable homes, associated road infrastructure, landscaping and open space following demolition of 215 Brindle Rd	Under construction.	9.76	yes	yes	yes	yes	A	261	Y	214	46	56	56	42	14	214	BBE02b
Brindle Rd, Bamber Bridge (Bellway - Grey Gables Farm) - Ph 2	07/2017/2900/FUL	Y	Erection of 193 dwellings with associated parking, landscaping and public open space with access off Brindle Rd following demolition of Grey Gables Frm and associated buildings)	Under construction.	6.39	yes	yes	yes	yes	A	193	Y	32	32	0	0	0	0	32	BBE02c
59 Stanifield Ln, Farington (The Rose of Farington)	07/2021/01122/FUL	Y	COU from A4 to C3 - conversion and extension to create 10 apartments.	Not commenced.	0.07	yes	yes	yes	yes	W	10	N	10	10	0	0	0	0	10	2183
Land between Heatherleigh and Moss Ln, aka Croston Rd/Sth of Bannister Ln, aka Croston Rd Sth, aka Rear of 2 Leyland Ln - 420 Croston Rd north of Heatherleigh - North of Sthern Section (The Pastures - Tilia Homes - formerly Kier Homes)	07/2012/0627/ORM 07/2019/2313/REM	Y	Reserved Matters application for the erection of 174 residential units	Under construction.	6.00	yes	yes	yes	yes	A	174	Y	80	35	35	10	0	0	80	FW02g(i) and (ii)
Land between Heatherleigh & Moss Ln (N, SW and NE of Northern Section) (Homes England/Keepmoat Homes - Farington Mews)	07/2014/0184/ORM 07/2020/00544/REM	Y	Application for approval of reserved matters (appearance, landscaping, layout and scale) for the erection of 399 residential dwellings, internal access roads, garages, public open space and associated infrastructure	Under construction.	17.40	yes	yes	yes	yes	A	399	Y	302	55	55	55	55	55	275	FW02a(i)rv (previously FW02f(i), FW02f(ii) and FW02e)
Balfour Court, Leyland (Town Deal)	07/2022/00857/FUL	Y	Proposed change of use, extension and alteration of existing two storey office building to form retail/office space, a publicly accessible changing places facility and a total of 14 apartments along with the associated development of a new public square, waste and recycling storage and car parking.	Not commenced.	0.33	yes	yes	yes	yes	W	14	N	14	0	0	14	0	0	14	2246
Land off School Ln/Old School Dr/Land to east of Reynard Cl, Longton (aka Kitty's Frm) - central part	07/2020/01063/FUL	Y	Erection of 14 self-build residential units with associated garages and works, and new access from Reynard Close.	Not commenced.	1.53	yes	Yes	yes	yes	A	14	N	14	7	7	0	0	0	14	LHU02a(i)
Lostock Hall Primary School, Avondale Dr	07/2022/00457/FUL	Y	Erection of 50 Residential Units with access, parking, open space and landscaping infrastructure	Under construction. Addresses issued June 2023.	1.32	yes	yes	yes	yes	A	50	Y	50	10	20	20	0	0	50	TG05
Moss Side Test Track, Aston Way/Titan Way (Ph 2)	07/2017/3361/ORM	Y	Hybrid planning application comprising of Full and Outline development - Environmental Impact Assessment (EIA) development	Under construction.	15.44	yes	yes	yes	yes	A	198	Y	87	68	19	0	0	0	87	MS02 (Phase 2)

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/ Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref	
(Centurion Village) (Barratt and David Wilson Homes)			Part A FULL - Site enabling works, the development of highway and drainage infrastructure for the full application site (the proposed development site) and the provision of car park accessed off Titan Way (Ph 1) and 197 dwellings and associated internal access roads, public open space, green infrastructure, an acoustic barrier and highway infrastructure (Ph 2)																		
Moss Side Test Track, Aston Way/Titan Way (Phs 3)	07/2017/3361/ORM 07/2022/00106/REM	Y	Reserved Matters application in relation to phases 3, 4 and 5 (access, appearance, landscaping, layout and scale) for the erection of 743 dwellings pursuant to planning permission 07/2017/3361/ORM	Under construction.	35.32	yes	Yes	Yes	Yes	A	197	Y	197	0	0	45	45	45	135	MS02	
Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Redrow) aka Worden Gdn	07/2016/0591/OUT 07/2018/1674/REM	Y	Application for Reserved Matters for residential development for 232 dwellings (Appearance, Landscaping, Layout and Scale applied for) - for part of site only, overall number unaffected - 07/2019/0300/REM altered this to 246 dwellings. Permission 07/2020/00935/REM reduced this to 236.	Under construction.	11.53	yes	yes	yes	yes	A	236	Y	97	40	40	17	0	0	97	LOW01b(i)	
Land between Altcar Ln and Shaw Brook Rd (Wade Hall) aka Land to Sth of Shaw Brook Rd and Nrth of Altcar Ln (Redrow)	07/2016/0591/OUT 07/2021/01247/REM	Y	Reserved Matters application (appearance, landscaping, layout and scale) for the erection of 154 dwellings, with associated vehicular access and parking, private amenity space and landscaping, pursuant to outline planning permission 07/2016/0591/OUT	Not commenced. Addresses issued May 2022.	8.83	yes	Yes	Yes	Yes	A	154	N	154	0	40	40	40	34	154	LOW01b(ii) & (iii)	
The Old Police Station, Golden Hill	07/2020/00765/PIP 07/2022/00728/FUL	Y	Change of use from Restaurant and Hair & Beauty Salon, including the demolition of an existing rear annexe and the erection of a two storey rear extension to provide 14 no. Class C3 residential market apartments.	Under construction.	0.06	yes	yes	yes	yes	W	14	Y	14	0	14	0	0	0	14	2100	
Land Sth of Hampshire Rd (Eccleston Homes - Holland House Farm)	07/2021/00532/FUL	Y	Erection of 48 no. dwellings together with associated infrastructure, access, internal roads and landscaping.	Under construction.	1.36	yes	yes	yes	yes	W	48	Y	33	33	0	0	0	0	33	BBN07	
Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey	07/2013/0008/ORM 07/2015/0315/REM	Y	Reserved matters application for the erection of 281 dwellings with associated infrastructure and landscaping (amended plans) AND Variation reducing by one dwelling	Under construction.	12.00	yes	yes	yes	yes	A	280	Y	127	35	35	35	22	0	127	TG03	
Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey - additional area	07/2020/00365/FUL	Y	Erection of 12 dwellings with associated infrastructure and landscaping (amended plan and description).	Not commenced. Addresses issued March 2022.	0.52	yes	yes	yes	yes	A	12	N	12	0	0	0	0	12	12	TG03	
Land off Carrwood Rd, Lostock Hall (Lancet Homes - The Copse)	07/2020/00440/FUL	Y	Erection of 61 No. dwellings, formation of associated site accesses, roads, footways, parking areas, drainage, services, landscaping, walls and fences	Under construction.	1.83	yes	yes	yes	yes	W	61	Y	51	30	21	0	0	0	51	WLDW02	
Land at Crownlee, Penwortham	07/2021/00797/FUL 07/2020/00922/FUL	Y	Erection of 8 x 2 two bed retirement bungalows, hard and soft landscaping scheme, COU of 1st floor Community Centre flat to office space and extension at ground floor level (resubmission of 07/2020/00922/FUL).	Under construction.	0.29	yes	yes	yes	yes	W	8	Y	4	4	0	0	0	0	4	2113	
Occleshaw Hse, 2 Worden Ln	07/2019/12130/PIP 07/2022/00932/FUL	Y	Change of use of Grade II listed commercial property to ground floor front commercial and eight flats across three floors with ancillary works including repair and restoration of	Not commenced.	0.21	yes	yes	yes	yes	W	8	N	8	0	8	0	0	0	8	2073	

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			building, new windows to rear to match existing and new roof lights.																	
Rear of 247 - 251 Leyland Ln	07/2022/00449/OUT 07/2022/00964/FUL (pending decision)	Y	Outline application for a residential development of 7 dwellings following demolition of existing dwelling (Access only applied for).	Not commenced. Addresses issued June 2023.	0.31	yes	yes	yes	yes	W	7	N	7	0	7	0	0	0	7	SS06
4-6 Slater Ln, Leyland	07/2019/3693/FUL	Y	Proposed change of use of ground and first floor from Class E and Ancillary Accommodation to 5no. 1 bedroom flats (C3).	Under construction.	0.00	yes	yes	yes	yes	W	5	Y	5	5	0	0	0	0	5	2075
Stoney Ln Hse, Stoney Ln, Lostock Hall	07/2022/00886/OUT	Y	Residential development of up to 9 dwellings with associated garages.	Not commenced.	0.40	yes	yes	yes	yes	W	9	N	9	0	0	9	0	0	9	2230
Yew Tree Frm, Fowler Ln	07/2022/01013/FUL	Y	Demolition of 5.no Existing Buildings. erection of 9.no detached dwellings and ancillary works including change of use of land to domestic curtilage for existing property.	Not commenced.	0.57	yes	yes	yes	yes	W	9	N	9	0	0	9	0	0	9	2239
338 Croston Rd, Farington Moss	07/2021/01023/OUT 07/2023/00370/REM	Y	Erection of 5 dwellings	Not commenced.	0.37	yes	yes	yes	yes	A	5	N	5	0	0	5	0	0	5	1943
Lunds Ln Frm, Town Ln, Much Hoole	07/2018/4134/FUL 07/2017/2632/FUL	Y	Erection of three dwellings to replace plot 4 of planning permission 07/2017/2632/FUL	Under construction.	0.22	yes	yes	yes	yes	W	6	Y	2	2	0	0	0	0	2	1808
Avondale, Dob Ln, Walmer Bridge	07/2019/0351/APD	Y	Application for prior approval for a proposed change of use of agricultural building to 5no. dwelling (Class C3)	Not commenced.	0.13	yes	yes	yes	yes	W	5	N	5	5	0	0	0	0	5	2026
Land adj 26 Park Ave, Much Hoole	07/2021/00828/FUL	Y	7 dwellings with associated parking/landscaping.	Under construction. Addresses issued June 2023.	0.17	yes	yes	yes	yes	W	7	Y	7	0	0	7	0	0	7	2188
Winston, Drumacre Ln East, Longton	07/2022/00795/FUL	Y	Erection of five dwellings following demolition of outbuildings (amended plans to 07/2021/00256/FUL) (resubmission of 07/2022/00574/FUL)	Under construction. Addresses issued June 2023.	2.89	yes	yes	yes	yes	W	5	Y	5	0	0	5	0	0	5	2035
Moorthorpe, Drumacre Ln East, Longton	07/2022/00059/OUT	Y	Demolition of existing outbuildings and erection of 5 detached dwellings	Not commenced.	0.48	yes	yes	yes	yes	W	5	N	5	5	0	0	0	0	5	2184
Edges Frm Stables, 119 Chapel Ln, Longton	07/2022/00624/OUT	Y	Erection of up to 5 dwellings following demolition of existing buildings	Not commenced.	0.34	yes	yes	yes	yes	W	5	N	5	0	5	0	0	0	5	2215
Bartle Hall Nurseries, Liverpool Rd	07/2022/00710/FUL	Y	Erection of 5 detached dwellings with detached garages following demolition of existing dwelling and outbuildings.	Not commenced.	6.91	yes	yes	yes	yes	W	5	N	5	0	5	0	0	0	5	2220
56A Marsh Ln, Longton	07/2021/01156/APD	Y	Application for prior approval for the conversion of an agricultural buildings to form 5 dwellings (Class Q)	Not commenced.	0.11	yes	yes	yes	yes	W	5	N	5	0	5	0	0	0	5	2169
Land at Butlers Frm Crt, Leyland	07/2021/00864/OUT	Y	Outline application for residential development of up to 6no Town Houses with associated parking with all matters reserved (amended description)	Not commenced.	0.15	yes	yes	yes	yes	W	6	N	6	0	0	6	0	0	6	2012
Lloyds TSB, 7 Chapel Br	07/2021/00115/FUL	Y	COU from bank to 6 apartments	Not commenced.	0.01	yes	yes	yes	yes	W	6	N	6	6	0	0	0	0	6	2128
Land to west of 359 Brindle Rd	07/2022/00345/PIP	Y	Erection of 3 dwellings.	Not commenced.	0.08	yes	yes	yes	yes	W	3	N	3	0	3	0	0	0	3	2192
52 School Ln, Bamber Bridge	07/2021/00979/FUL	Y	Conversion of existing public house (sui generis) into 1x 6 bedroom house of multiple occupation (C4) and 2x 5bedroom houses of multiple occupation (C4)	Under construction.	0.08	yes	yes	yes	yes	W	3	Y	3	0	3	0	0	0	3	2164/2165
11 West View	07/2020/00214/FUL	Y	Subdivision of existing dwellinghouse to create 2 No. dwellings together with single storey rear extension	Under construction.	0.04	yes	yes	yes	yes	W	2	Y	2	2	0	0	0	0	2	2082
Land to rear of 131 Broad Oak Ln, Penwortham	07/2021/01104/OUT	Y	Outline application for one dwelling with access	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2168
Land to the rear of 28 Wyresdale Drive	07/2023/00096/VAR 07/2020/00284/FUL	Y	Erection of a two storey dwelling following partial demolition of garage.	Not commenced.	0.09	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2084

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3 Beech Ave, Leyland	07/2022/00336/FUL	Y	New dwelling.	Under construction. Address issued June 2023.	0.11	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2191
Land adj 323 Leyland Rd, Lostock Hall	07/2022/00054/FUL	Y	Erection of 2 detached bungalows with associated parking	Not commenced.	0.06	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2014
343 Leyland Rd, Penwortham	07/2021/01133/PIP	Y	Application in Principle for the erection of one self build dwelling house	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2162
Pear Tree Stables, Pear Tree Cottage, Flag Ln	07/2021/01283/PIP 07/2022/00559/FUL	Y	Erection of one self-build property and associated development.	Not commenced.	0.09	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2195
Land adj Langdale, Flag Ln	07/2022/00870/OUT	Y	Erection of detached dwelling, associated access and detached garage/annexe	Not commenced.	0.02	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2231
Land Sth of 16 Kingshaven Dr	07/2021/00882/OUT	Y	Outline planning application for the erection of 4no. dwellings on former equestrian land and associated means of access	Not commenced.	0.25	yes	yes	yes	yes	W	4	N	4	0	4	0	0	0	4	2221
Brookfield, Alma Row	07/2007/0332/FUL	Y	Substitution of house type to include double detached garage following planning approval of 07/2007/0332/FUL	Under construction.	0.31	yes	yes	yes	yes	W	2	Y	1	1	0	0	0	0	1	1551
1 Alder Dr, Hoghton	07/2021/00573/FUL	Y	Erection of 2-storey dwelling to accommodate 2 apartments	Not commenced.	0.02	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2189
Land between 215-227 Brindle Rd	07/2022/00414/FUL	Y	Erection of 1 detached 2 storey dwelling/garage	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2210
Highfield Hse, Bank Head Ln, Hoghton	07/2022/00645/FUL	Y	Proposed replacement dwelling.	Under construction.	0.14	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2213
Land north of 14 Cocker Ln, Leyland	07/2020/00770/PIP 07/2021/00025/FUL	Y	Erection of a dwelling with a detached garage	Not commenced.	0.18	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2102
Fieldside, Old School Ln, Lostock Hall	07/2020/00732/FUL	Y	Erection of 2 detached dwellings and garage	Under construction. First address issued November 2022.	0.56	yes	yes	yes	yes	W	2	Y	2	2	0	0	0	0	2	2083
Rose Ctng, 42 Bannister Ln, Farington Moss	07/2020/00432/PIP	Y	Erection of a new dwelling within the curtilage of Rose Cottage	Not commenced.	0.06	yes	yes	yes	yes	A	1	N	1	1	0	0	0	0	1	2091
Land off Lodge Lane, Farington Moss	07/2021/01090/OUT 07/2022/00312/REM	Y	Reserved Matters application for the erection of 2no. self-build dwellings and associated works.	Under construction.	0.46	yes	yes	yes	yes	W	2	Y	2	0	2	0	0	0	2	2163
115 Croston Rd, Lostock Hall	07/2022/00135/PIP	Y	Erection of 1 dwelling	Not commenced.	0.02	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2179
Land adj Oakfield Fishery, Lodge Ln	07/2022/00808/OUT	Y	Outline application for erection of 1 self-build dwelling	Not commenced.	0.29	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2211
448 Croston Rd, Farington Moss	07/2022/00994/OUT	Y	Outline application for erection of 1 dwellings.	Not commenced.	0.07	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2222
13 Moss Ln, Farington Moss	07/2022/00843/FUL	Y	Proposed, extension, alteration and sub-division of existing dwelling to create 2no. dwellings.	Not commenced.	0.17	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2227
Chestnut Hse Frm, Wham Ln, Little Hoole	07/2016/0483/APD	Y	Application for prior approval for the conversion of an agricultural building to form one dwellings (Class Q)	Under construction.	0.40	yes	yes	yes	yes	W	1	Y	1	0	0	1	0	0	1	1988
Land Adj 365 Liverpool Rd, Walmer Bridge	07/2019/0231/PIP 07/2021/00366/FUL	Y	Detached dwelling with associated infrastructure.	Not commenced.	0.08	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2067
Strathyre, Pine Ave, Little Hoole	07/2020/00442/FUL	Y	Erection of one detached bungalow following demolition of existing office/store and workshop	Under construction.	0.11	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2118
Land adj Barnfield, Brook Ln, Little Hoole	07/2020/00633/OUT	Y	Outline Application for the erection of one dwelling (access only applied for)	Not commenced.	0.08	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2099
Tusons Frm, Gill Ln, Walmer Bridge	07/2020/01010/VAR 07/2022/00495/VAR 07/2019/0591/FUL	Y	Variation of condition 2 (plan numbers) to provide for amendments to the design and siting of the dwellings of planning permission 07/2019/0591/FUL.	Under construction. Addresses issued August 2022.	0.31	yes	yes	yes	yes	W	3	Y	3	3	0	0	0	0	3	2033
Tusons Frm, Gill Ln, Walmer Bridge	07/2019/0591/FUL	Y	Extant permission for one detached dwelling. Remainder of site superseded by 07/2020/01010/VAR	Under construction.	0.05	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2033
Land adj Langdale, Brook Ln, Little Hoole	07/2023/00062/OUT	Y	Outline application for up to 2 dwellings (all matters reserved) Resubmission of planning permission reference 07/2020/00295/OUT	Not commenced.	0.16	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	1415

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Land at Brook Ln, Much Hoole	07/2020/00906/OUT	Y	Erection of 1 no. dwelling, following the demolition of the existing domestic storage building.	Not commenced.	0.08	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2104
Fair Acre Frm, Moss Ln	07/2020/01004/FUL	Y	Erection of 1 detached dwelling following demolition of outbuildings.	Not commenced.	0.21	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2131
Corner Plot, Liverpool Rd/Hall Carr Ln	07/2022/00024/PIP	Y	One detached house.	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2173
Unit 1, Lesser Marsh Hse Farm, Station Rd, Little Hoole	07/2022/00360/OUT 07/2022/00913/REM	Y	Reserved Matters application for the erection of 2no. dwellings and associated works, related to planning application reference 07/2022/00360/OUT.	Not commenced.	0.33	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2225
Sherwood, Station Rd, Little Hoole	07/2022/00614/FUL	Y	Proposed replacement dwelling.	Under construction.	0.12	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2205
Land adj Penny Barn, Carr Ln, Much Hoole	07/2020/00529/FUL	Y	Demolition of existing cottage and erection of two storey dwellinghouse	Demolition completed.	0.06	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1645
The Poultry Frm, Moss Hse Ln, Much Hoole	07/2020/00375/APD	Y	Application for prior approval for a proposed change of use of agricultural building to 3no. dwelling	Not commenced.	1.06	yes	yes	yes	yes	W	3	N	3	3	0	0	0	0	3	2087
198 Liverpool Old Rd, Much Hoole	07/2021/01001/FUL	Y	Three detached houses/detached garages.	Under construction	0.13	yes	yes	yes	yes	W	3	Y	3	0	0	3	0	0	3	919
Hannings Frm, Haunders Ln, Much Hoole	07/2022/00114/FUL	Y	Erection of two storey dwellinghouse in new location replacing the existing dwelling, barn and outbuildings	Not commenced.	0.79	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2236
Mill Hill Frm, Haunders Ln	07/2022/00677/APD	Y	COU of agricultural buildings to dwellinghouses	Not commenced.	0.07	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2207
The Blossoms, Town Ln, Much Hoole	07/2023/00133/PIP	Y	PIP for up to 2 dwellings.	Not commenced.	0.18	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2238
Land fronting Stanley Gr (aka Land adj 96 Stanley Gr)	07/2022/00544/OUT	Y	Erection of three detached bungalows and garages (Resubmission of outline planning permission 07/2019/4597/OUT)	Not commenced.	0.12	yes	yes	yes	yes	W	3	N	3	3	0	0	0	0	3	297
66 Hough Ln, Leyland	07/2020/00789/FUL	Y	Change of use from Class E (Post Office) to a mixed use as Post Office and Hse in Multiple Occupation (HMO) providing 5 No. bedrooms over three floors	Under construction	0.01	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2120
51-55A Hough Ln (Town Deal)	07/2022/00810/FUL	Y	Following demolition of 51-51a Hough Ln together with Sovereign Hse on Newsome St, construction of a 3 storey building comprising of a ground floor retail/restaurant commercial unit and a total of 4 apartments at 1st and 2nd floor along with the associated development of a new public square adjoining Hough Ln.	Not commenced.	0.12	yes	yes	yes	yes	W	4	N	4	0	0	4	0	0	4	2260
183 Liverpool Rd, Hutton	07/2020/00467/OUT 07/2021/00349/REM	Y	Erection of 1 detached dwelling	Under construction	0.04	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2095
Ribble Kirn Frm, Skip Ln, Hutton	07/2020/00343/APD	Y	Change of use of 1no agricultural building to dwelling	Not commenced.	0.97	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2089
Barn at Clare Frm, Grange Ln, Hutton	07/2020/00218/APD	Y	Application for prior approval for a proposed change of use of agricultural building to 1 no. dwelling	Under construction.	0.48	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1937
Pilot's Cttg Frm, Grange Ln, Longton	07/2019/0382/APD	Y	Application for prior approval for a proposed change of use of agricultural building to 1 no dwelling (Class C3)	Not commenced.	0.02	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2027
Fiddler's Frm, Grange Ln, Longton	07/2016/0868/APD	Y	Application for prior approval for a proposed change of use of agricultural building to 3 no dwellings (Class C3)	Under construction. Addresses issued February 2022.	0.06	yes	yes	yes	yes	W	3	Y	3	0	3	0	0	0	3	2040
Danesway, 52 Hall Ln, Longton	07/2019/7582/OUT 07/2022/00692/REM	Y	Outline application for the erection of 2 no dwellings with associated works following demolition of existing outbuildings (all mattes reserved)	Not commenced.	0.27	yes	yes	yes	yes	W	2	N	2	2	0	0	0	0	2	2061
Fields Frm, 102 Chapel Ln, Longton	07/2019/0587/FUL	Y	Erection of one detached dwelling and garage following demolition of existing storage building.	Under construction. Address issued November 2022.	0.35	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2072

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Four Acres, Drumacre Ln West, Longton	07/2019/3091/OUT 07/2022/00423/REM	Y	Erection 2 no. detached two storey dwellings (Access applied for)	Not commenced.	0.31	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2045
266 Liverpool Rd, Longton	07/2019/5828/FUL	Y	Erection of 1 number eco-dwelling with subterranean level. Replacement of existing stable block with associated works	Under construction. Address issued April 2021.	0.20	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2066
Marsh End Frm, Back Ln, Longton (eastern application)	07/2020/00424/PIP	Y	Conversion of existing building to one residential dwelling	Not commenced.	0.06	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	740
Marsh End Frm, Back Ln, Longton (western application)	07/2022/00340/FUL	Y	Demolition of existing barn and erection of one detached dwelling	Not commenced.	0.12	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2247
7 Avalwood Ave, Longton	07/2020/00534/FUL	Y	Part demolition of existing dwelling and erection of replacement dwelling	Not commenced.	0.03	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2119
Land adj 195 Chapel Ln, Longton	07/2020/00694/FUL	Y	Erection of a two storey detached dwellinghouse	Not commenced.	0.03	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2105
Brenfield, 56 Hall Ln, Longton	07/2021/01174/VAR 07/2020/01010/VAR 07/2019/0138/FUL	Y	Erection of two dwellings and demolition of existing buildings.	Under construction	0.60	yes	yes	yes	yes	W	2	Y	2	2	0	0	0	0	2	2028
Adj 27 Birchwood Ave, Hutton	07/2022/00019/FUL	Y	Erection of one detached dwelling	Under construction. Address issued June 2023.	0.10	yes	yes	yes	yes	W	1	Y	1	0	0	1	0	0	1	2201
Mill Hey Frm, Back Ln, Longton	07/2021/00088/FUL	Y	Erection of 1 detached dwelling following demolition of existing dwelling and outbuildings.	Not commenced.	0.23	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2153
Land adj 227 Liverpool Rd, Hutton	07/2007/0999/FUL 07/2021/00540/FUL	Y	3 detached dwellings with attached garage (07/2021/00540/FUL - substitution of housetype, plot 3)	Under construction. Addresses issued February 2022.	0.17	yes	yes	yes	yes	W	3	Y	3	3	0	0	0	0	3	1266
Brook Vale, Hall Carr Ln, Longton	07/2022/00049/VAR 07/2021/00129/FUL	Y	Erection of a detached dwelling following demolition of the existing bungalow	Under construction	0.24	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2146
Bamfords Frm, Grange Ln, Hutton	07/2022/00025/APD	Y	Class Q conversion of agricultural building to 2 dwellings with associated works.	Not commenced.	0.02	yes	yes	yes	yes	W	2	no	2	0	2	0	0	0	2	2175
Quarter Acre, 16 Hall Ln, Longton	07/2022/00015/PIP 07/2023/00313/VAR 07/2022/00428/FUL	Y	Erection of one detached dwelling	Not commenced. Address issued June 2023.	0.05	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2174
Holly Hse, Marsh Ln (west of Holly Hse)	07/2022/00296/FUL 07/2022/00156/APD	Y	Erection of two dwellings and demolition of existing buildings	Not commenced.	0.06	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2176
120 Marsh Ln, Longton (rear/east)	07/2022/00035/FUL	Y	COU from commercial swimming pool to dwelling	Not commenced.	0.09	yes	Yes	Yes	Yes	W	1	N	1	0	0	1	0	0	1	2187
120 Marsh Ln, Longton (west of)	07/2023/00073/PIP	Y	Permission in Principle for the erection of up to two dwellings	Not commenced.	0.07	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2248
Land adj 120 Marsh Ln, Longton (east)	07/2022/00957/PIP	Y	Permission in principle for the erection of 1 dwelling.	Not commenced.	0.22	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2223
Beech Lodge, 9 Hall Ln, Longton	07/2022/00221/FUL	Y	Erection of 1 dwelling.	Not commenced.	0.12	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	1464
Rear of 27 Chapel Ln, Longton	07/2021/01141/FUL	Y	Detached bungalow and garage	Not commenced.	0.19	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2196
The Pines, Gill Ln, Longton	07/2022/00321/APD	Y	Class Q conversion of agricultural building to 1 dwelling with associated works	Not commenced.	0.03	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2193
142 Marsh Ln, Longton	07/2022/01011/FUL	Y	Erection of single dwelling with detached garage and front palisade wall	Not commenced.	0.17	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2240
Whitegate Frm Nurseries Car Park, Gill Ln, Longton	07/2021/00949/OUT	Y	Outline permission for one detached dwelling on existing car park area	Not commenced.	0.01	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2237
Brooklands, 105 Marsh Ln, Longton	07/2022/00807/PIP 07/2023/00178/FUL	Y	Application for Permission in Principle for the erection of up to 2 dwellings	Not commenced.	0.31	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2209
62 Marsh Ln, Longton	07/2022/00851/FUL	Y	Erection of 1 dwelling following demolition of buildings	Not commenced.	0.23	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2234
Land adj Mayfield, 24 Hall Ln, Longton	07/2022/00942/PIP	Y	Permission in principle for the erection of up to 2 dwellings	Not commenced.	0.17	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2224
89 School Ln, Longton	07/2022/00980/FUL	Y	Erection of 2no detached bungalows	Not commenced.	0.07	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2241
60 Wateringpool Ln, Lostock Hall	07/2016/1174/FUL	Y	Change of use of first floor to baby unit and second floor to a self contained flat.	This permission remains extant as the permissioned non-residential work has	0.05	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1925

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref
				been carried out. The dwellings have not commenced.																
1 Maureen Ave	07/2021/00146/FUL	Y	Erection of pair of semi-detached bungalows following demolition of existing dwelling	Not commenced.	0.05	yes	yes	yes	yes	W	2	N	2	2	0	0	0	0	2	2142
84 Pope Ln, Penwortham	07/2021/01272/FUL	Y	Erection of 2 detached, 2-storey dwellings with additional accommodation in roofspace following the demolition of existing property - amended scheme to 07/2020/00859/FUL	Plot 1 complete, plot 2 not started.	0.10	yes	yes	yes	yes	W	2	Y	1	1	0	0	0	0	1	1975
2 Havelock Rd, Penwortham	07/2021/00863/OUT	Y	Outline application for the erection of a detached dwelling with all matters reserved.	Not commenced.	0.02	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	1501
7 Rydal Ave, Penwortham	07/2022/00949/FUL	Y	Erection of a detached two-storey dwelling	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2249
Middleforth Hall Frm, Factory Ln	07/2022/00272/FUL	Y	Conversion of existing barns together with extensions, rebuilding and demolition works to form a detached dwelling with associated landscaping and external works.	Not commenced.	0.41	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2229
188 Longmeanygate, Midge Hall (west/north/rear of 188, between 186 & 188)	07/2021/01085/FUL	Y	1 No. detached two storey dwelling following demolition of existing barn together with the change of use of land to domestic curtilage. Conversion of existing stable to home office retaining the attached garage/store together with the erection of stable block, relocation of menage and associated lighting. Formation of new access and hardstandings.	Barn demolished. Address issued September 2022.	0.45	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2143
188 Longmeanygate, Midge Hall (south of 188, between 188 & 190)	07/2021/01169/PIP	Y	Application for PIP for the erection of 1no. detached dwelling (Resubmission of approval ref. 07/2021/000605/PIP)	Not commenced.	0.12	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2133
25 Midge Hall Ln, Leyland	07/2018/8493/PIP 07/2021/00997/FUL	Y	TDC - erection of one detached dwelling with detached garage.	Under construction.	0.10	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2156
Whitegate Farm, 10 Jane Lane, Midge Hall	07/2021/00950/FUL	Y	Change of Use of Barn Building to Single Dwelling with Porch Extension	Not commenced.	0.09	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2157
329 Dunkirk Ln, Leyland	07/2022/00163/FUL	Y	Erection of detached three storey dwelling, garage.	Not commenced.	0.35	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2194
Land to rear of 60-64 Fossdale Moss, Leyland	07/2022/00627/FUL	Y	Erection of 2 detached dwellings and associated works.	Not commenced.	0.21	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2208
172A Longmeanygate, Midge Hall	07/2022/00443/OUT	Y	Up to 2 dwellings and creation of access to yard area.	Not commenced.	0.14	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2214
Oakdene, Hugh Ln, Leyland	07/2022/00476/OUT	Y	1 dwelling following demolition of all outbuildings	Not commenced.	0.21	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	1707
Chain Hse Nursery, Chain Hse Ln, Whitestake	07/2018/5600/FUL 07/2018/1315/FUL	Y	Conversion of existing agricultural store to form a two storey detached dwelling following demolition of existing greenhouses including demolition of the existing gable end and raising the height of the existing ridge.	Under construction.	0.05	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1996
Green Fold, Wham Ln, Whitestake	07/2015/1389/FUL	Y	Conversion of redundant barn and demolition of outbuildings	Under construction. Address issued September 2019.	0.17	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1864
Greenacres, 57 Chain Hse Ln, Whitestake (northern part - plots 1 - 4)	07/2016/0597/OUT 07/2017/0950/REM	Y	Reserved Matters application for erection of 4 No. detached bungalows with associated access following the demolition of the existing dwelling and outbuildings following Outline permission 07/2016/0597/OUT	Under construction. Original dwelling not yet demolished.	0.23	yes	yes	yes	yes	W	4	Y	2	2	0	0	0	0	2	1917
Greenacres, 57 Chain Hse Ln, Whitestake (southern part - plot 5)	07/2022/00373/FUL 07/2018/7536/FUL 07/2017/3114/FUL	Y	The erection of dwelling and associated annexe following demolition of existing building	Under construction.	0.03	yes	Yes	Yes	Yes	W	1	Y	1	1	0	0	0	0	1	1917
Sth View (West Side), 128 Chain Hse Ln, Whitestake	07/2021/00167/PIP	Y	Erection of up to One Dwelling	Not commenced.	0.07	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2121
Land between 222 and 230 Chapel Ln, Longton	07/2022/00847/PIP	Y	Application for Permission in Principle for 2 No. detached dwellings	Not commenced.	0.08	yes	yes	yes	yes	W	2	N	2	0	0	2	0	0	2	2078

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/ Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref
Land at jnctn of Chain Hse Ln/Naptha Lane, Whitestake	07/2021/00632/PIP 07/2022/00561/FUL	Y	Technical consent approval for 1 no: detached dwelling following permission in principal approval 07-2021-00632-PIP	Not commenced.	0.12	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2036
Whitestake Garage, Long Moss Ln, New Longton	07/2022/00202/VAR 07/2020/00884/FUL	Y	Erection of four detached bungalows following demolition of all existing site buildings (commercial garage)	Not commenced.	0.31	Yes	Yes	Yes	Yes	W	4	N	4	4	0	0	0	0	4	1921
9 Parker Ln, Whitestake	07/2022/00686/FUL	Y	Erection of detached dormer bungalow and a detached stable building (Amended scheme to planning approvals 07/2020/01094/FUL and 07/2020/00736/FUL)	Under construction. Address issued January 2022.	0.21	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2111
Land to east of Brookfield, 66 Chain Hse Ln	07/2021/00371/OUT	Y	Erection of 1 dwelling	Not commenced.	0.18	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2135
Tavistock, 65 Chain Hse Ln (Plot 1)	07/2021/00127/OUT 07/2022/00483/FUL 07/2021/01293/FUL	Y	Erection of 1 No. single storey dwelling with integral garage	Under construction. Address issued April 2022.	0.07	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2130
Tavistock, 65 Chain Hse Ln (Plot 2)	07/2021/00127/OUT 07/2022/00284/FUL	Y	Erection of a detached two storey dwellinghouse with accommodation in roof space (Plot No. 2)	Under construction.	0.09	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2130
Woodlands, Saunders Ln	07/2021/00479/FUL	Y	Erection of 1 dwelling	Not commenced.	0.15	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2139
265 Chapel Ln	07/2021/00073/PIP 07/2021/00633/FUL	Y	TDC following PIP relating to 2 detached dwellings.	Under construction.	0.24	yes	yes	yes	yes	W	2	Y	1	1	0	0	0	0	1	2125
Moss Vw, 132 Chain Hse Ln	07/2021/00189/PIP 07/2022/00104/TDC 07/2021/00587/TDC	Y	TDC for the erection of 1 dwelling and new access to the west to serve Moss View.	Under construction.	0.06	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2127
Land between 233/249 Chapel Ln, Longton	07/2021/00839/PIP 07/2022/00034/FUL	Y	Erection of detached dwelling with ground source heat pump, solar panel array and rainwater harvesting together with carbon offset planting of 18,500 trees and siting of temporary static caravan.	Under construction. Address issued April 2022.	13.21	yes	yes	yes	yes	W	1	Y	1	0	0	1	0	0	1	2140
Meadowcroft Busnss Prk, Pope Ln	07/2022/00149/OUT	Y	Outline application for the erection of 3 detached dwellings with access only applied for.	Not commenced.	0.97	yes	yes	yes	yes	W	3	N	3	0	3	0	0	0	3	NLH12
Rear of Fourways, Parker Ln, Whitestake	07/2022/00527/VAR 07/2021/00888/FUL	Y	Demolition of existing store and workshop and erection of one detached dwelling and workshop	Under construction.	0.24	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2138
Nrth of Fourways, Parker Ln, Whitestake (Plot 1)	07/2021/00502/PIP 07/2022/00002/FUL	Y	Erection of one detached dwelling.	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2138
Nrth of Fourways, Parker Ln, Whitestake (Plot 2)	07/2021/00502/PIP 07/2022/00612/FUL	Y	Technical details pursuant to permission in principle ref 07/2021/00502/PIP - erection of one detached dwelling	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2138
Pleasant View, Old Pope Lane, Whitestake	07/2021/00925/FUL	Y	Demolition of existing dwelling, detached garage and outbuilding and the erection of a replacement detached dwelling.	Under construction.	0.55	yes	Yes	Yes	Yes	W	1	Y	1	0	1	0	0	0	1	2151
356A Chapel Ln, New Longton	07/2021/00699/FUL	Y	Installation of dormer to the front and rear together with the formation of 1No 2 bed & 3No 1 bed maisonettes over existing commercial premises	Under construction. Addresses issued May 2022.	0.04	yes	Yes	Yes	Yes	W	4	Y	4	4	0	0	0	0	4	2149
Fern Bank (west of), 138 Chain Hse Ln (aka Land east of Homefield, 142 Chain Hse Ln)	07/2021/00696/PIP 07/2022/00613/FUL	Y	TDC for the erection of 1 detached bungalow	Not commenced.	0.06	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2216
Adj 275 Chapel Ln, New Longton	07/2021/00786/OUT 07/2023/00248/REM	Y	Outline - two dwellings. Reserved Matters 07/2023/00248/REM (pending decision) - for the erection of 1 detached bungalow (Plot 1) related to planning application reference 07/2021/00786/OUT	Not commenced.	0.35	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2161
Land adj 26 Newgate Ln, Whitestake	07/2021/01195/APD	Y	Prior approval for COU of agricultural building to form 2 dwellings	Not commenced.	0.08	yes	yes	yes	yes	W	2	N	2	2	0	0	0	0	2	2170
302 Chapel Ln, New Longton	07/2021/00164/FUL	Y	COU from A1 to C3 to form 1No dwelling and raising of ridge height to form first-floor accommodation.	Not commenced.	0.01	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2190

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/ Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref
Southernwood, 99 Chain Hse Ln	07/2021/01190/FUL	Y	Erection of single storey dwelling following demolition of existing bungalow (amended scheme of 07/2021/01190/FUL - expired).	Not commenced.	1.21	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	1369
Adj Southernwood, 99 Chain Hse Ln	07/2022/00464/PIP	Y	Application in principle for the erection of one dwelling house, on land adjacent to 99 Chain House Lane	Not commenced.	0.08	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2235
Duxbury's Garden Centre, Chain House Ln	07/2022/00442/FUL	Y	Erection of 3 no detached dwellings	Not commenced.	0.18	yes	yes	yes	yes	W	3	N	3	0	0	3	0	0	3	2199
211 Chapel Ln, Longton	07/2022/00666/FUL	Y	Demolition of existing dwelling and erection of replacement dwelling.	Under construction.	0.18	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	2212
Pear Tree Frm, 247 Chapel Ln, New Longton	07/2022/00866/PIP	Y	Erection of a detached dwelling and garage.	Not commenced.	0.11	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2219
Silverholme, Cuerdale Ln	07/2017/1811/FUL	Y	Erection of 3 dwellings - 1 replacement dwelling (Silverholme) and 2 detached dwellings with associated garages and septic tanks.	Under construction.	1.24	yes	yes	yes	yes	W	3	Y	2	1	1	0	0	0	2	1962
Blue Slate Frm, Spring Ln, Samlesbury	07/2019/12529/FUL	Y	Erection of one dwelling following demolition of existing barn	No construction started. Barn demolished.	0.08	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1133
New Sthworth Hall, Cuerdale Ln, Samlesbury	07/2015/0648/FUL	Y	Conversion of former restaurant	Under construction.	0.09	yes	yes	yes	yes	W	2	Y	2	2	0	0	0	0	2	1855
Aspden Fold Frm, Nabs Head Ln - aka Alpaca Fold	07/2001/0687/REN 07/1997/0344/FUL	Y	Conversion of barn into two dwellings.	Under construction.	0.25	yes	yes	yes	yes	W	2	Y	1	1	0	0	0	0	1	1038
Sumner's Frm, Whalley Rd, Samlesbury	07/2019/12567/FUL	Y	Replacement dwellinghouse following demolition of existing dwelling, garage and stables, alterations to existing access together with the erection of 2m high wall and gates to the front boundary	Not commenced.	0.43	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2097
Land adj The Oaks, Potters Ln	07/2020/00549/FUL	Y	Erection of a two storey plus basement level family eco-home with associated landscaping and sub-level car parking and proposed new access	Not commenced.	1.12	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2158
The Almonds, Goosefoot Lane	07/2022/00939/FUL	Y	Conversion of the previously approved garage to erect new dwelling with associated works	Not commenced.	0.30	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2250
Sir Robert Peel, Victoria Rd, WLD	07/2019/12534/FUL	Y	Conversion of first floor function room to form 2 No. 1 bed flats	Not commenced.	0.03	yes	yes	yes	yes	W	2	N	2	0	2	0	0	0	2	2197
Mather Fold Frm, Hoghton Ln	07/2022/00389/FUL	Y	Erection of detached bungalow following demolition of existing former stable building.	Not commenced.	0.02	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	1852
The Old School Hse, Church Brow	07/2022/00216/FUL	Y	Change of use from Parish Rooms to 3 bedroom house and retain office space at first floor and rear ground floor	Not commenced.	0.11	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2233
Swainsfold Frm, Cuerdale Ln	07/2022/00740/FUL	Y	Erection of 2 storey detached dwelling following demolition of existing dwelling	Not commenced.	0.06	yes	yes	yes	yes	W	1	N	1	0	1	0	0	0	1	2218
Hollins Barn, Roach Rd	07/2022/00908/APD	Y	Prior approval for the change of use of agricultural building to dwelling (Class Q)	Not commenced.	0.53	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2226
Church Hse Frm, Potters Ln, Samlesbury	07/2022/00947/OUT	Y	Outline application for the erection of one dwelling (Access applied for)	Not commenced.	0.13	yes	yes	yes	yes	W	1	N	1	0	0	1	0	0	1	2243
Oakland Frm, Hollins Ln, Leyland	07/2018/0844/FUL	Y	Erection of 1no two-storey dwelling with detached garage, erection of domestic stable block together with the erection of a single storey building to be used as a cattery following the demolition of existing buildings	Under construction.	0.35	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	1992
Land adj 515 Leyland Ln	07/2021/00830/PIP	Y	Erection of 1 dwelling and associated infrastructure	Not commenced.	0.05	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2147
Clifton Hse, The Vineyard	07/2020/00631/FUL 4/2/3915	Y	Erection of a bungalow and detached double garage.	Under construction.	0.94	yes	yes	yes	yes	W	1	Y	1	1	0	0	0	0	1	2159
Walton Hall Frm, Walton-le-Dale	07/2021/00387/OUT	Y	Outline application for construction of 1 detached dwelling	Not commenced.	0.11	yes	yes	yes	yes	W	1	N	1	1	0	0	0	0	1	2144
Land east of Walton Hall Folly, Walton Grn	07/2021/00279/FUL	Y	Proposed new detached two storey house.	Under construction. Address issued June 2023.	0.07	yes	yes	yes	yes	W	1	Y	1	0	1	0	0	0	1	1857

Site	Application Ref(s)	Permissioned Y/N	Proposal	Comments	Ha	Deliverable	Suitable	Available	Achievable	Allocated/Windfall	Dwellings Permissioned/ Estimated	Under Construction	Remaining Capacity	2023/24 Estimate	2024/25 Estimate	2025/26 Estimate	2026/27 Estimate	2027/28 Estimate	2023/24 - 2027/28 Estimate	Site Ref
Cuerden Strategic Site (Part 2)	07/2017/0211/ORM - Part 2 Outline	N	Part 2 of hybrid planning application including outline submission for employment floorspace (B1, B2, B8), hotel (C1), health & fitness (D2), creche/nursery (D1), retail (A1, A2, A3, A4, A5), car showrooms (Sui Generis), residential (C2/C3) and provision of associated car parking, access, public open space, landscaping and drainage.	Expired.	5.13	Yes	Yes	Expired	Expired	A	128	N	128	0	0	0	20	30	50	FE06
Vernon Carus Site/Penwortham Mills, Factory Ln excl Sumpter Horse Site	07/2020/01034/ORM	N	Full planning permission for a phased development comprising: the erection of a retail store (Use Class E) with associated access, car parking, electricity sub-station re-location, landscaping and servicing and delivery areas (Phase 1a); the erection of 117 dwellings (Use Class C3) and associated access off the Cross Borough Link Road and Factory Lane, car parking, public open space, landscaping, and associated engineering and infrastructure works (Phase 1b); and Outline planning permission, with all matters reserved except for access, for a phased residential development comprising the erection of up to 184 dwellings (Phases 2 & 3).	Application pending (07/2020/01034/ORM) to Planning Committee - 6/10/22 including 120 dwellings in Phase 1. Not currently included in the five year housing supply.	18.00	No	Yes	Yes	Yes	A	301	No	301	0	0	30	40	40	110	MF02a/b/c
Gas Holders Site (Morris Homes) (aka Land off Wateringpool Ln)	07/2018/9534/FUL	N	Application for residential development of 22 no dwellings and associated works. Approved 6/3/19 subject to S106 agreement - April 2021 - still not signed. Held up by landowners.	Awaiting signature of S106 agreement. Addresses issued September 2020. Not currently included in five year housing supply due to the delays experienced to date.	1.90	no	Yes	Yes	Yes	A	22	No	22	0	7	15	0	0	22	TG08
Unidentified Windfalls (estimate)	n/a	N												33	66	100	100	100	399	
TOTALS														588	595	531	364	330	2406	

Appendix 4 – Other Sites Identified as Suitable as part of the Strategic Housing Land Availability Assessment at 1 April 2023 (excluding permissioned/allocated)

An assessment of land availability identifies a future supply of land which is suitable, available and achievable. Sites in existing development plans or with planning permission are generally considered suitable unless circumstances have changed which would alter their suitability. **These sites have been excluded from this list to reduce duplication.** Sites are only included which are considered to have a capacity of at least 10 dwellings.¹⁷ Please note, a full assessment is currently being undertaken as part of the review of the Central Lancashire Local Plan.

Ward	Site	Comments	Ha	Site Type	Dwellings Estimated	Ref
Bamber Bridge East	Kellet Ln, Bamber Bridge	Allocated site in 2000 Local Plan. Identified in 2009 SHLAA (SA6). Local Plan 2015 site suggestion (SR148). Owned largely by SRBC. Currently used for grazing.	2.65	Previously Allocated	40	BBE05
Earnshaw Bridge	Land Rear of Pasturefield Cl	Identified as suitable as part of 2009 SHLAA (UPS13). Would require policy change (currently G7 - Green Infrastructure). Access issues would need to be overcome.	0.73	Urban Potential	28	EB02
Broad Oak	Land to rear of Cornwood, Broad Oak Ln	Identified as suitable as part of 2009 SHLAA (UPS7). 2015 Local Plan site suggestion (SR130). Site has now been part developed.	0.29	Urban Potential	19	BO01
Longton & Hutton West	Land adj 19 & 21 Chapel Ln	Identified as suitable in 2009 SHLAA (UPS36). Local Plan 2015 site suggestion (SR134). Submitted as site suggestion in recent Local Plan Call for Sites. Demolition work would be required.	0.61	Urban Potential	14	LHU09
Samplesbury & Walton	Bannister Hall Frm, Bannister Hall Ln, Higher Walton	The principle of development has previously been established by the granting of permission for dwellings (07/2014/0092/FUL).	0.72	Unimplemented Permission	11	SW16

¹⁷ This was the threshold used for the Central Lancashire Strategic Housing Land Availability Assessment (2009) which stated, "a threshold has been applied and sites that have a capacity of fewer than 10 dwellings are not included and assessed in the study."

Appendix 5 – Allocated Sites – Current Position

Local Plan 2015 Ref	Site	Planning Status	Under Construction Permitted/ Estimated	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	Total Completions	Remaining Site Capacity
A	Group One, Buckshaw	Complete	C	220	24	106	90	0	0	0	0	0	0	0	220	0
AA	Fishwick's Depot, Hewitt Street, Leyland	Complete	C	33	0	0	0	33	0	0	0	0	0	0	33	0
B	Farington Business Park, east of Wheelton Ln (Nrthern section) – Ph 2 (Rowland Homes - Meadowgate)	Complete	C	199	0	0	0	0	0	0	51	48	53	47	199	0
B	Farington Business Park, east of Wheelton Ln (Sthern section) – Ph 1 (Taylor Wimpey)	Complete	C	234	0	0	48	54	33	69	30	0	0	0	234	0
C	Land West and Sth of Farington Lodge Hotel/Sth of Centurion Way, Farington	Complete	C	68	19	17	23	8	1	0	0	0	0	0	68	0
CC	East of Leyland Rd/Land off Claytongate Dr/Land at Moor Hey School/Bellefield	Permissioned	N	63	0	0	0	0	0	0	0	0	0	15	15	48
D	Former Prestolite premises, Golden Hill Ln	Complete	C	79	0	39	40	0	0	0	0	0	0	0	79	0
DD	Gas Holders Site (Morris Homes) (aka Land off Wateringpool Ln)	Not Permissioned	N	22	0	0	0	0	0	0	0	0	0	0	0	22
E	Arla Dairies, School Ln	Complete	C	209	0	35	45	75	17	24	13	0	0	0	209	0
EE	Pickering's Frm (Nrth of farm track running east west) – Homes England & Taylor Wimpey	Not Permissioned	N	1100	0	0	0	0	0	0	0	0	0	0	0	1100
F	Roadferry Depot, Carr Lane, Farington	Complete	C	70	0	0	0	0	29	41	0	0	0	0	70	0
FF	Moss Side Test Track, Aston Way/Titan Way (Ph 2) (Centurion Village) (Barratt and David Wilson Homes)	Permissioned	Y	198	0	0	0	0	0	0	0	0	11	100	111	87
FF	Moss Side Test Track, Aston Way/Titan Way (Phs 3)	Permissioned	Y	197	0	0	0	0	0	0	0	0	0	0	0	197
FF	Moss Side Test Track, Aston Way/Titan Way (Phs 4-5)	Permissioned	N	546	0	0	0	0	0	0	0	0	0	0	0	546
G	Expac, Dunkirk Mill, Dunkirk Ln	Complete	C	34	0	0	0	0	0	25	9	0	0	0	34	0

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GG	Land off Wateringpool Ln, Lostock Hall	Complete	C	80	0	0	0	11	42	20	7	0	0	0	80	0
H	Vernon Carus Site/Penwortham Mills, Factory Ln excl Sumpter Horse Site	Not Permitted	N	301	0	0	0	0	0	0	0	0	0	0	0	301
H	Sumpter Horse (part of Vernon Carus Site/Penwortham Mills, Factory)	Not Permitted	N	25	0	0	0	0	0	0	0	0	0	0	0	25
I	Brindle Rd to south east of Hospital Inn Railway Crossing, Bamber Bridge	Complete	C	46	0	14	15	17	0	0	0	0	0	0	46	0
J	Cuerden Strategic Site (Part 2)	Not Permitted	N	128	0	0	0	0	0	0	0	0	0	0	0	128
JJ	Shakespeare Foundry (previously Coupe's Foundry), Kittlingborne Brow	Not Permitted	N	0	0	0	0	0	0	0	0	0	0	0	0	0
K	Lostock Hall Gas Works, Leyland Rd/The Cawsey/Land at Leyland Rd, Lostock Hall (Morris Homes - St Mary's Park) aka Land between Lyme Rd and The Cawsey	Permitted	Y	292	0	0	0	0	0	8	37	26	39	43	153	139
KK	Land off The Cawsey (aka Land at Saxon Place)	Complete	C	75	0	0	16	55	4	0	0	0	0	0	75	0
L	West of Grasmere Ave, Farington (McDermott Homes - Farington Green)	Complete	C	160	0	0	0	0	0	16	61	44	39	0	160	0
LL	Land at Sheephill Ln/Long Moss Ln	Complete	C	29	0	23	6	0	0	0	0	0	0	0	29	0
M	Land to south/rear of Longton Hall, Chapel Ln, Longton	Not Permitted	N	95	0	0	0	0	0	0	0	0	0	0	0	95
N	Schoolhouse Frm Development, Liverpool Rd, Hutton aka Land to rear of 110-120 and Adj to 136 Liverpool Rd, aka Meadow View Cl/Liverpool Rd	Complete	C	46	0	0	0	0	0	19	27	0	0	0	46	0
O	LCC Social Services Offices, Brindle Rd	Complete	C	34	0	0	29	5	0	0	0	0	0	0	34	0
P	Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Redrow - Worden Gdns)	Permitted	Y	236	0	0	0	0	0	0	9	23	28	79	139	97

Local Plan 2015 Ref	Site	Planning Status	Under Construction Permitted/ Estimated	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	Total Completions	Remaining Site Capacity
P	Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Redrow/Coulthurst - Nrth east and south east part)	Permitted	N	154	0	0	0	0	0	0	0	0	0	0	0	154
P	Land between Altcar Ln and Shaw Brook Rd (Wade Hall), Leyland (Lovell - Shawbrook Manor)	Permitted	Y	200	0	0	0	0	0	0	41	51	57	51	200	0
Q	Land at Chapel Park Rd/rear of Chapel Meadow, Longton (To the rear of 1-6 Chapel Meadow and 134a-154 Chapel Ln)	Complete	C	14	0	0	14	0	0	0	0	0	0	0	14	0
R (part)	New Mill, Wesley St - Phs 1 & 2 (Countryside - Wren Green)	Complete	C	196	0	0	0	0	0	52	51	0	48	45	196	0
R (part)	McKenzie Arms, Station Rd	Complete	C	15	0	0	0	0	0	0	0	0	0	15	15	0
S (part)	Brindle Rd, Bamber Bridge Ph 1 (Persimmon - Pear Tree Gdns)	Permitted	Y	261	0	0	0	0	0	0	0	0	0	47	47	214
S (part)	Brindle Rd, Bamber Bridge (Bellway - Grey Gables Farm) - Ph 2	Permitted	Y	193	0	0	0	0	0	0	23	40	57	41	161	32
S (part)	Brindle Rd, Bamber Bridge/Land adj Cttg Gdns - Dorbcrest Homes	Permitted	Y	11	0	0	0	0	0	0	0	0	0	0	0	11
S (part)	Brindle Rd, Bamber Bridge (off Shutlingfields Ln)	Not Permitted	N	0	0	0	0	0	0	0	0	0	0	0	0	0
S (part)	Brindle Rd, Bamber Bridge (land beyond Cttg Gdns)	Not Permitted	N	0	0	0	0	0	0	0	0	0	0	0	0	0
S (part)	Brindle Rd, Bamber Bridge (Rimmer Hse Frm)	Not Permitted	N	0	0	0	0	0	0	0	0	0	0	0	0	0
T	Land off Browndedge Rd	Not Permitted	N	75	0	0	0	0	0	0	0	0	0	0	0	75
U	Rear of Dunkirk Mill, Slater Ln, Leyland (aka Rear 102-118 Slater Ln)	Not Permitted	N	47	0	0	0	0	0	0	0	0	0	0	0	47

Local Plan 2015 Ref	Site	Planning Status	Under Construction Permitted/ Estimated	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	Total Completions	Remaining Site Capacity
V (part)	Land off School Ln/Old School Dr/Land to east of Reynard Cl, Longton (central part - aka Kitty's Frm)	Permitted	N	14	0	0	0	0	0	0	0	0	0	0	0	14
V (part)	Land off School Ln/Old School Dr/Land to east of Reynard Cl, Longton (eastern part)	Not Permitted	N	15	0	0	0	0	0	0	0	0	0	0	0	15
V (part)	Land off Old School Dr, Longton (western part)	Complete	C	14	0	10	4	0	0	0	0	0	0	0	14	0
W (part)	Land between Heatherleigh and Moss Ln (Tilia Homes - The Pastures)	Permitted	Y	174	0	0	0	0	0	0	0	24	35	35	94	80
W (part)	Land between Heatherleigh & Moss Ln (Keepmoat Homes - Farington Mews)	Permitted	Y	520	0	0	0	0	0	0	0	0	40	57	97	423
W (part)	Rose Ctng, 42 Bannister Ln, Farington Moss	Permitted	N	1	0	0	0	0	0	0	0	0	0	0	0	1
W (part)	Nrth of Bannister Ln and rear of 398 - 414 Croston Rd, Farington Moss – SE of Nrthern section	Not Permitted	N	70	0	0	0	0	0	0	0	0	0	0	0	70
W (part)	Land between Heatherleigh and Moss Ln - Nrth of Sthern Section	Not Permitted	N	0	0	0	0	0	0	0	0	0	0	0	0	0
W (part)	338 Croston Rd, Farington Moss	Permitted	N	5	0	0	0	0	0	0	0	0	0	0	0	5
W (part)	Land adjacent to 2 Murray Ave	Complete	C	17	0	5	12	0	0	0	0	0	0	0	17	0
W (part)	Casa de Flores, Moss Ln, Farington Moss	Complete	C	3	0	0	3	0	0	0	0	0	0	0	3	0
W (part)	Land between Heatherleigh and Moss Ln (Oaklands Nursery, Moss Ln) (Wainhomes)	Complete	C	12	0	0	0	12	0	0	0	0	0	0	12	0
W (part)	Land between Heatherleigh and Moss Ln (Miller Homes - Croston Meadow)	Complete	C	175	0	0	0	0	31	44	33	45	22	0	175	0
X	Land adjoining Longton Hall Frm, Sth of Chapel Ln, Longton	Not Permitted	N	48	0	0	0	0	0	0	0	0	0	0	0	48

Local Plan 2015 Ref	Site	Planning Status	Under Construction Permitted/ Estimated	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	Total Completions	Remaining Site Capacity
Y	Land off Liverpool Rd/Jubilee Rd, Walmer Bridge (Redrow & Hollinwood Homes)	Complete	C	72	0	40	32	0	0	0	0	0	0	0	72	0
Z	Lostock Hall Primary School, Avondale Dr	Permitted	Y	50	0	0	0	0	0	0	0	0	0	0	0	50
	TOTALS			7175	43	289	377	270	128	205	252	327	278	407	3151	4024

Glossary

Affordable Housing	<p>Affordable housing: housing for sale or rent, for those whose needs are not met by the market (including housing that provides a subsidised route to home ownership and/or is for essential local workers); and which complies with one or more of the following definitions:</p> <ul style="list-style-type: none">a) Affordable housing for rent: meets all of the following conditions: (a) the rent is set in accordance with the Government’s rent policy for Social Rent or Affordable Rent, or is at least 20% below local market rents (including service charges where applicable); (b) the landlord is a registered provider, except where it is included as part of a Build to Rent scheme (in which case the landlord need not be a registered provider); and (c) it includes provisions to remain at an affordable price for future eligible households, or for the subsidy to be recycled for alternative affordable housing provision. For Build to Rent schemes affordable housing for rent is expected to be the normal form of affordable housing provision (and, in this context, is known as Affordable Private Rent).b) Starter homes: is as specified in Sections 2 and 3 of the Housing and Planning Act 2016 and any secondary legislation made under these sections. The definition of a starter home should reflect the meaning set out in statute and any such secondary legislation at the time of plan-preparation or decision-making. Where secondary legislation has the effect of limiting a household’s eligibility to purchase a starter home to those with a particular maximum level of household income, those restrictions should be used.c) Discounted market sales housing: is that sold at a discount of at least 20% below local market value. Eligibility is determined with regard to local incomes and local house prices. Provisions should be in place to ensure housing remains at a discount for future eligible households.d) Other affordable routes to home ownership: is housing provided for sale that provides a route to ownership for those who could not achieve home ownership through the market. It includes shared ownership, relevant equity loans, other low cost homes for sale (at a price equivalent to at least 20% below local market value) and rent to buy (which includes a period of intermediate rent). Where public grant funding is provided, there should be provisions for the homes to remain at an affordable price for future eligible households, or for any receipts to be recycled for alternative affordable housing provision, or refunded to Government or the relevant authority specified in the funding agreement.
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Brownfield (BF)	Brownfield land is another term for previously developed land. It is land which is or was occupied by a permanent structure, including the curtilage of the developed land (although it should not be assumed that the whole of the curtilage should be developed) and any associated fixed surface infrastructure. This excludes: land that is or was last occupied by agricultural or forestry buildings; land that has been developed for minerals extraction or waste disposal by landfill, where provision for restoration has been made through development management procedures; land in built-up areas such as residential gardens, parks, recreation grounds 71 and allotments; and land that was previously developed but where the remains of the permanent structure or fixed surface structure have blended into the landscape.. See also greenfield.
Brownfield Register	Registers of previously developed land that is consider by the council to be appropriate for residential development, having regard to criteria in the Town and Country Planning (Brownfield Land Registers) Regulations 2017.
Community Infrastructure Levy (CIL)	CIL is a levy on new development set by local planning authorities, which is used to pay for new infrastructure such as schools and roads. CIL money is collected to pay for infrastructure in a local authority area. CIL is optional and is not collected in all authorities.
Core Strategy	The Core Strategy is the main part of the local authority's Local Plan. It sets out the vision, spatial strategy and core policies for the spatial development of the area.
Deliverable	To be considered deliverable, sites for housing should be available now, offer a suitable location for development now, and be achievable with a realistic prospect that housing will be delivered on the site within five years. In particular: <ul style="list-style-type: none"> a) sites which do not involve major development and have planning permission, and all sites with detailed planning permission, should be considered deliverable until permission expires, unless there is clear evidence that homes will not be delivered within five years (for example because they are no longer viable, there is no longer a demand for the type of units or sites have long term phasing plans). b) where a site has outline planning permission for major development, has been allocated in a development plan, has a grant of permission in principle, or is identified on a brownfield register, it should only be considered deliverable where there is clear evidence that housing completions will begin on site within five years.
Dwelling	A dwelling is defined (in line with the Census) as a self-contained unit of accommodation. Self-containment is where all the rooms (including kitchen, bathroom and toilet) in a household's accommodation are behind a single door which only that household can use. Non self-contained household spaces at the same address should be counted together as a single dwelling. Therefore, a dwelling can consist of one self-contained household space or two or more non-self-contained household spaces at the same address.
Greenfield (GF)	Land that has not previously been used for urban development. It is usually land last used for agriculture and located next to or outside existing built-up areas of a settlement.

Housing Density	Density is used in planning for new residential development to measure the amount of new housing to go on land and is usually measured in 'dwellings per hectare' (dpha). Government policy says that local planning authorities can decide what densities should be used in their areas.
Local Plan	<p>A portfolio or folder of documents setting out the planning strategy for a local planning authority area. Since the Planning and Compulsory Purchase Act 2004 and until recently, this type of plan was known as a Local Development Framework. The Government now uses the simpler description 'Local Plan'. The Planning and Compulsory Purchase Act 2004 replaced old-style local plans, structure plans and unitary development plans. The key difference between the pre- and post-2004 systems is that new-style local plans are really a 'folder' of development plan documents (DPDs) and supplementary planning documents (SPDs), each addressing different issues. This is in contrast to the old-style plans which consisted of one development plan document, supported by supplementary guidance.</p> <p>The Local Plan identifies where future development should take place to meet local needs for homes, businesses, shops and other services, plus the infrastructure to support them. It also decides which areas should be protected from development because they are important to local people or have environmental or heritage qualities that should be conserved.</p>
Allocated	Site allocated/protected for a particular use in the Local Plan.
Net developable area	<p>Net developable area refers to the total area of land available for development, not necessarily the total area of a property itself. It does not include open space, drainage land, regional roads and land used for other public facilities.</p> <p>In relation to housing sites, net developable area excludes main roads, buffer zones, structural landscaping, other uses such as local shops, school sites where required, and general open space and, wherever possible, features of natural heritage interest. Net developable area includes local access roads, parking areas, footpaths and local open space such as children's play areas and amenity space.</p>
Permission in Principle (PIP)	<p>The Permission in Principle consent route has two stages:</p> <ul style="list-style-type: none"> • the first stage ("Permission in Principle") establishes whether a site is suitable in-principle for development. This grant of Permission in Principle is for five years and N planning conditions can be attached to it • the second ('technical details consent') stage is when the detailed development proposals are assessed, and conditions can be attached <p>A grant of Permission in Principle plus a grant of technical details consent together equates to full planning permission.</p>
Permitted Development	Certain types of work can be carried out without needing to apply for planning permission. These are called "permitted development rights". They derive from a general planning permission granted by Parliament, not by the local authority.
Windfall	The term 'windfall sites' is used to refer to those sites which are not specifically identified in the development plan.