

HOUSING LAND AVAILABILITY SCHEDULE

OCTOBER 2016



Ribble Valley
Borough Council

www.ribblevalley.gov.uk

HOUSING LAND AVAILABILITY SCHEDULE OCTOBER 2016

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Date of Survey: 30 September 2016

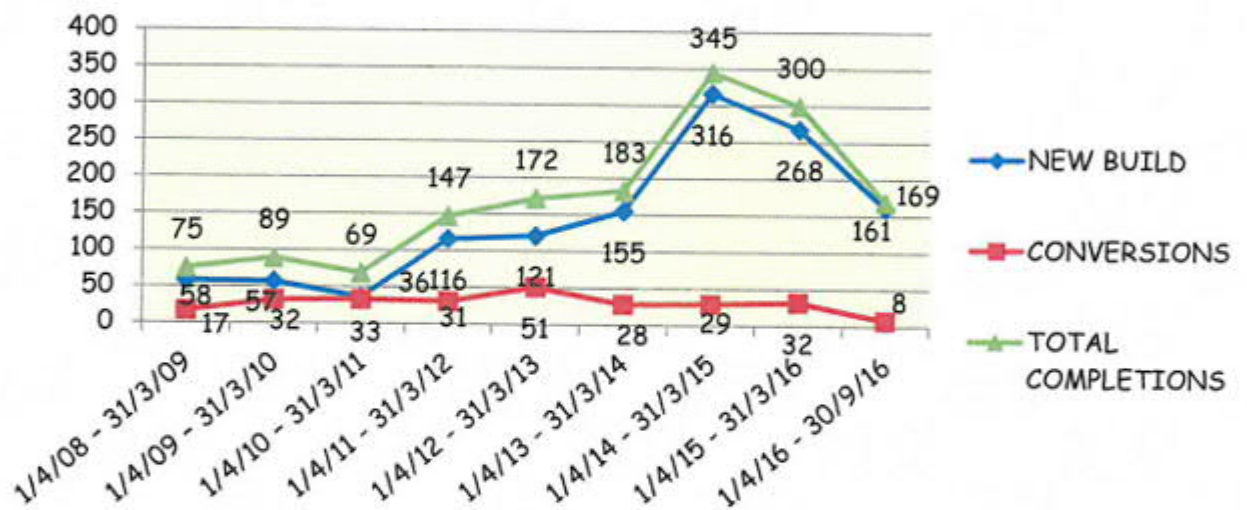
Disclaimer

The factual information within this booklet is believed to be correct at the time of survey. Each site has been identified from approved planning applications. Whilst every effort is made to give accurate information no responsibility can be accepted for matters arising due to the information in this document being incorrect in any detail whatsoever.

M Scott
Chief Executive
Chief Executive's Department
Council Offices
Church Walk
Clitheroe BB7 2RA
Tel: 01200 425111

1. This table and graph show the recent build rates from 1 April 2008 to 30 September 2016 and are split between new build and conversions.

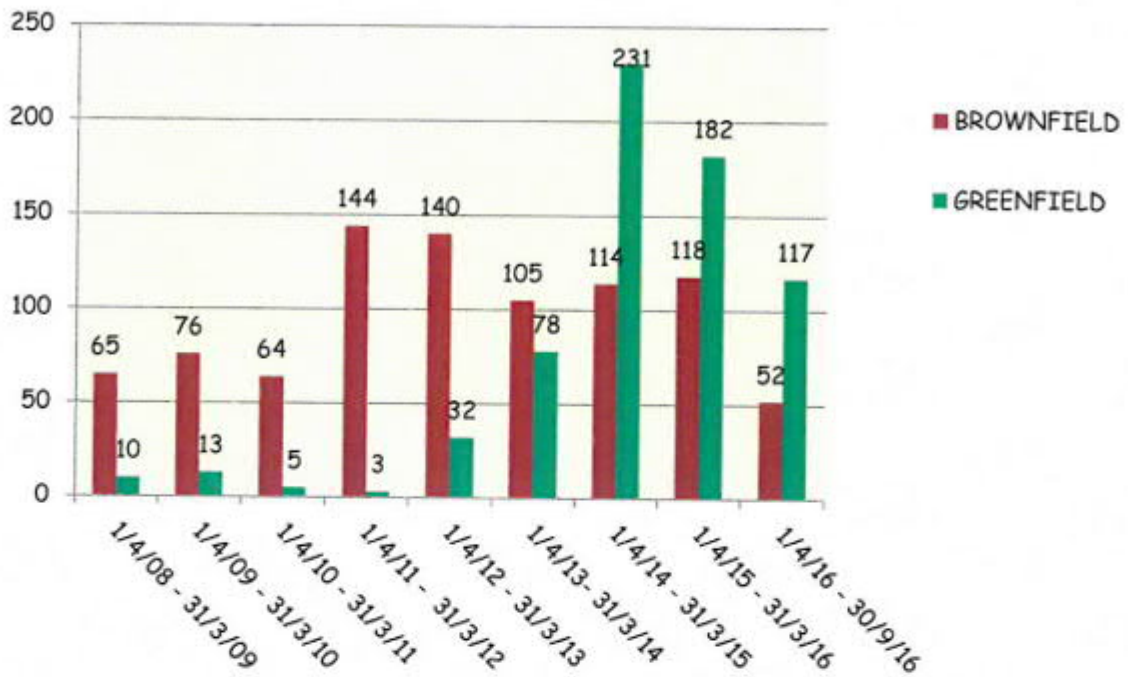
COMPLETIONS	NEW BUILD	CONVERSIONS CHANGE OF USE	TOTAL COMPLETIONS
1 April 2008 - 31 March 2009	58	17	75
1 April 2009 - 31 March 2010	57	32	89
1 April 2010 - 31 March 2011	36	33	69
1 April 2011 - 31 March 2012	116	31	147
1 April 2012 - 31 March 2013	121	51	172
1 April 2013 - 31 March 2014	155	28	183
1 April 2014 - 31 March 2015	316	29	345
1 April 2015 - 31 March 2016	268	32	300
1 April 2016 - 30 September 2016	161	8	169



2. This table and graph show the number of completions since 1 April 2008 to 30 September 2016 on brownfield and greenfield sites

BROWNFIELD/GREENFIELD COMPLETIONS			
YEAR	BROWNFIELD	GREENFIELD	TOTAL
1/4/08 - 31/3/09	65	10	75
1/4/09 - 31/3/10	76	13	89
1/4/10 - 31/3/11	64	5	69
1/4/11 - 30/3/12	144	3	147
1/4/12 - 31/3/13	140	32	172
1/4/13 - 31/3/14	105	78	183
1/4/14 - 31/3/15	114	231	345
1/4/15 - 31/3/16	118	182	300
1/4/16 - 30/9/16	52	117	169

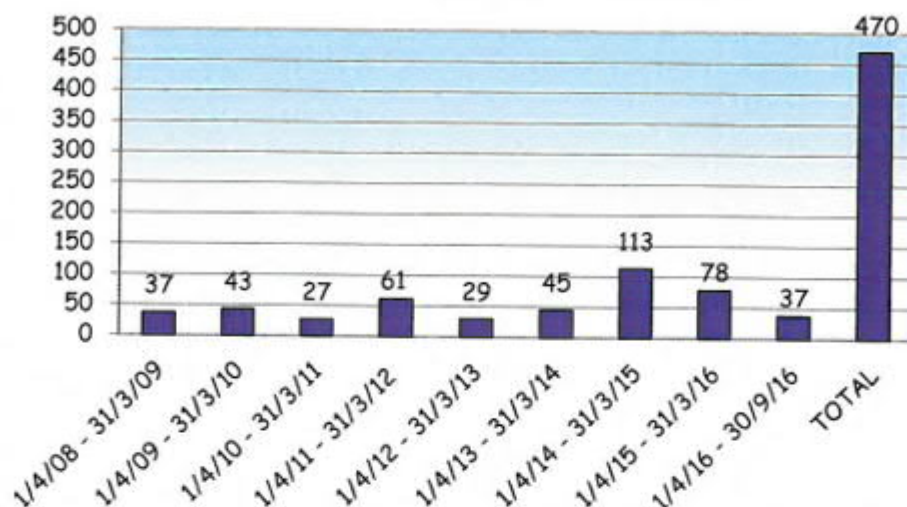
BROWNFIELD/GREENFIELD COMPLETIONS



3. This table and graph show the number of completions since 1 April 2008 to 30 September 2016 of Affordable completions.

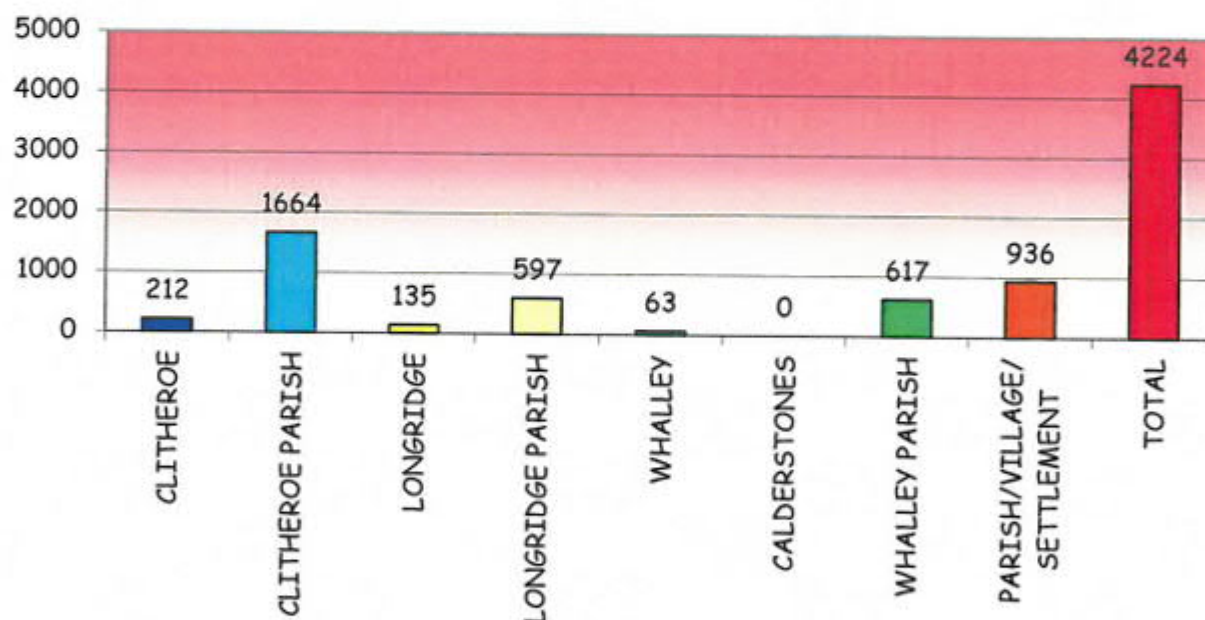
AFFORDABLE COMPLETIONS	
YEAR	NUMBER DWELLINGS
1/4/08 - 31/3/09	37
1/4/09 - 31/3/10	43
1/4/10 - 31/3/11	27
1/4/11 - 30/3/12	61
1/4/12 - 31/3/13	29
1/4/13 - 31/3/14	45
1/4/14 - 31/3/15	113
1/4/15 - 31/3/16	78
1/4/16 - 30/9/16	37
TOTAL	470

AFFORDABLE COMPLETIONS



4. In the current housing land there are 4224 dwellings currently with planning permission and they are situated within Clitheroe, Longridge, Whalley and other parishes.

LOCATION OF CONSENTS



5. The Core Strategy was formally adopted at a meeting of the Full Council on 16 December 2014. Land for residential development will be made available to deliver 5,600 dwellings, estimated at an average annual completion target of at least 280 dwellings per year over the period 2008 to 2028. In terms of the calculation of housing supply, the Council adopt the Sedgfield approach.
6. Since 2008 a total of 1549 dwellings have been completed.

HOUSING LAND AVAILABILITY 30 SEPTEMBER 2016

All known sites	No of Dwellings	No Sites	Area Ha
1. Sites with full planning permission#	223	44	11.77
2. Sites outline planning permission#	1896	35	87.87
3. Sites on which development has commenced part of site not started	721	3	30.23
4. Sites on which development has started, units under construction	434	57	16.15
5. Conversions to dwellings (not started)	68	40	3.86
6. Conversions to dwellings, development commenced	67	41	4.31
7. Affordable housing sites (not started)*	815	1	37.38
TOTAL	4224	221	191.57

NOTE

Net total of dwellings

See pages 5 and 6 for breakdown of this table

*20 sites not included in sites over 0.4ha

*1 site is included in sites less than 0.4ha with planning permission

*1 site all affordable units are included in affordable housing sites - not started

#Affordable dwellings on sites not started & outline are all included in affordable housing.

Pages 82 & 84

1. SITES WITH FULL PLANNING PERMISSION			
NO DWLS	NO SITES	HA	LOCATION
78	40	4.99	Small Sites
9	1	0.47	15 Parker Avenue, Clitheroe
3	1	0.54	Land off Mill Lane, Gisburn
21	1	1.71	Land North Whalley Road, Hurst Green
112	1	4.06	Land East of Clitheroe Road (Lawsonsteads), Whalley
223	44	11.77	

2. SITE WITH OUTLINE PERMISSION			
NO DWLS	NO SITES	HA	LOCATION
31	14	1.55	Small Sites
6	1	0.51	Land off Clitheroe Road, Barrow
16	1	0.79	Land at 23-25 Old Row, Barrow
353	1	12.79	Land SW & W Whalley Road, Barrow
30	1	1.34	Hanson Garden Centre, Whalley Road, Barrow
27	1	1.16	Land off Dale View, Billington
48	1	2.06	Land Malt Kiln Brow, Chipping
16	1	1.27	Land at Chatburn Road, Clitheroe
22	1	1.00	Land adj Greenfield Avenue, Clitheroe
728	1	31.68	Standen Farm & Littlemoor Farm, Clitheroe
35	1	0.86	Land Milton Avenue, Clitheroe
13	1	0.52	Land off Pimlico Link Road, Clitheroe
81	1	2.48	Land SW Primrose Village, Clitheroe
192	1	6.42	Land off Waddington Road, Clitheroe
13	1	3.90	Land off Longsight Road, Langho
172	1	13.66	Land East of Chipping Lane, Longridge
22	1	1.22	Spout Farm, Preston Road, Longridge
4	1	0.66	Land Whalley Road, Mellor Brook
10	1	0.29	Land Worthalls Farm, Read
17	1	0.63	Land r/o Pendle Street East, Sabden
54	1	2.08	Land at Accrington Road, Whalley
6	1	1.00	Oakhill College, Wiswell Lane, Whalley
1896	35	87.87	

3. SITES DEVELOPMENT COMMENCED, PART OF SITE NOT STARTED			
NO DWLS	NO SITES	HA	LOCATION
2	2	0.10	Small Sites
34		1.41	Middle Lodge Road, Barrow
6		0.60	1-7 Whitethorne Fold, Barrow
22		0.96	Dale View, Billington
13		0.54	Nab Rise, Painter Crescent, Billington
5		0.34	Hare Hill Croft, Chatburn
10		0.31	Land Henthorn Road, Clitheroe
94		3.59	Appleby Square (Henthorn Road, Clitheroe
35		1.37	Primula Crescent, Clitheroe
2		0.08	Srawberry Gardens, Gisburn
52		3.34	Land at Chapel Hill, Longridge
117		5.30	Land East Chipping Lane, Longridge Phase I
173		5.57	Broomfield Road (Dilworth Lane), Longridge
1		0.08	Cherry Drive, Brockhall Village
1	1	0.14	Hillside, Brockhall Village
123		5.57	Mitton Road, Whalley
31		0.93	Barley Close (Riddings Lane), Whalley
721	3	30.23	

4. SITES DEVELOPMENT STARTED, UNDER CONSTRUCTION			
NO DWLS	NO SITES	HA	LOCATION
82	33	3.02	Small Sites
17	1	0.70	Middle Lodge Road, Barrow
2	1	0.13	Clitheroe Road, Barrow
1	1	0.10	1-7 Whitethorne Fold, Barrow
1	1	0.04	Land off Dale View, Billington
9	1	0.37	Nab Rise, Painter Crescent, Billington
19	1	0.53	Land off Elker Lane, Billington
5	1	0.34	Hare Hill Croft, Chatburn
8	1	0.55	Vicarage Close, Clitheroe
40	1	1.22	Henthorn Road, Clitheroe
36	1	1.38	Appleby Square (Henthorn Road), Clitheroe
10	1	0.39	Primula Crescent, Clitheroe
31	1	0.66	Primrose Mill Site, Clitheroe
32	1	1.34	Strawberry Gardens, Gisburn
32	1	0.44	Burey Court, Barnacre Road, Longridge
1	1	0.06	Land at Chapel Hill, Longridge
1	1	0.05	Land East Chipping Lane, Longridge Phase I
22	1	0.71	Broomfield Road (Dilworth Lane), Longridge
2	1	0.16	Cherry Drive, Brockhall Village
4	1	0.31	Eden Gardens, Brockhall Village
8	1	0.57	Meadow View, Whins Lane, Read
25	1	1.16	Clitheroe Road, Springwood Drive, Whalley
14	1	0.63	Mitton Road, Whalley
31	1	0.93	Barley Close (Riddings Lane), Whalley
1	1	0.36	Land at Bennetts Close, Whalley
434	57	16.15	

5. CONVERSIONS NOT STARTED			
NO DWLS	NO SITES	HA	LOCATION
66	39	3.28	Small Sites
2	1	0.58	Little Dudlands Farm, Rimington
68	40	3.86	

6. CONVERSIONS STARTED			
NO DWLS	NO SITES	HA	LOCATION
65	40	4.01	Small Sites
2	1	0.30	The Grange, Clayton-le-Dale
67	41	4.31	

7. AFFORDABLE NOT STARTED			
NO DWLS	NO SITES	HA	LOCATION
815	1	37.38	
815	1	37.38	

PARISH OR TOWN/VILLAGE	TOTAL COMPLETIONS 1.4.08 - 30.9.16	EXTANT PERMISSIONS AS AT 30.9.16	TOTAL COMPLETIONS & EXTANT PERMISSIONS 1.4.08 - 30.9.16
ABC PARISH	6	46	52
HURST GREEN	6		6
BALDERSTONE PARISH	4	8	12
BASHALL EAVES PARISH	6		6
BILLINGTON & LANGHO PARISH	90	93	183
BILLINGTON	26	34	60
BROCKHALL VILLAGE	33	10	43
LANGHO	2	4	6
BOLTON-BY-BOWLAND	1		1
BOLTON-BY-BOWLAND PARISH	8	4	12
HOLDEN			
BOWLAND FOREST HIGH PARISH	15	1	16
DUNSOP BRIDGE			
BOWLAND FOREST LOW PARISH			
BOWLAND WITH LEAGRAM PARISH	3		3
CHATBURN PARISH	1	14	15
CHATBURN	7	2	9
CHIPPING PARISH	8	73	81
CHIPPING	13	4	17
CLAYTON-LE-DALE PARISH	9	6	15
CLITHEROE PARISH	284	1664	1948
CLITHEROE	241	212	453
DINCKLEY PARISH	3	1	4
DOWNHAM PARISH			
DOWNHAM			
DUTTON PARISH	3	2	5
EASINGTON PARISH		5	5
GISBURN PARISH		38	38
GISBURN	2	9	11
GISBURN FOREST PARISH	2	1	3
TOSSIDE	1		1
GREAT MITTON PARISH	6	1	7
GRINDLETON PARISH	6	2	8
GRINDLETON	3	2	5
HORTON PARISH	1	5	6
HOTHERSALL PARISH	1		1
LITTLE MITTON PARISH	1		1
LONGRIDGE PARISH	131	597	728
LONGRIDGE	72	135	207
MEARLEY PARISH			
MELLOR PARISH	5		5
MELLOR	19	2	21
MELLOR BROOK	2	17	19
MIDDOP PARISH			
NEWSHOLME PARISH			
NEWTON PARISH	1		1
NEWTON	1		1
OSBALDESTON PARISH	1		1
OSBALDESTON			
PAYTHORNE PARISH	1	3	4
PENDLETON PARISH	5		5
PENDLETON			
RAMSGREAVE PARISH			
READ PARISH	2	3	5
READ	14	26	40
RIBCHESTER PARISH	21	3	24
RIBCHESTER	3	7	10
RIMINGTON PARISH	4	4	8
RIMINGTON	5	3	8
SABDEN PARISH	16	2	18
SABDEN	52	24	76
SALESBURY PARISH			
SALESBURY			
COPSTER GREEN	19		19
SAWLEY PARISH	2	3	5

PARISH OR TOWN/VILLAGE	TOTAL COMPLETIONS 1.4.08 - 30.9.16	EXTANT PERMISSIONS AS AT 30.9.16	TOTAL COMPLETIONS & EXTANT PERMISSIONS 1.4.08 - 30.9.16
SAWLEY	1		1
SIMONSTONE PARISH	2	3	5
SIMONSTONE		1	1
SLAIDBURN PARISH	2	1	3
SLAIDBURN			
THORNLEY-WITH-WHEATLEY PARISH	5	2	7
TWISTON PARISH	1		1
WADDINGTON PARISH	2	1	3
WADDINGTON	8	1	9
WEST BRADFORD PARISH	1	2	3
WEST BRADFORD	3		3
WHALLEY PARISH	49	617	666
WHALLEY	24	63	87
CALDERSTONES	85		85
WILPSHIRE PARISH		4	4
WILPSHIRE	12	20	32
WISWELL PARISH	31	364	395
WISWELL			
BARROW	155	75	230
WORSTON PARISH			
WORSTON			
TOTALS	1549	4224	5773

Note: After a community governance review as from 1 April 2015 a new Parish of Barrow has been formed. For the purpose of this table the new Barrow Parish is not used.

UNSIGNED SECTION 106'S AS AT 31 SEPTEMBER 2016

APP NO	LOCATION	NO OF DWELLINGS
3/2015/1017	Land off Middle Lodge Road Barrow	8
3/2016/0328	15 Parker Avenue Clitheroe	3
	UNSIGNED	8

Housing land calculation at 30th September 2016

Annualised requirement

The Core Strategy was adopted on 16th December 2014. Policy H1 sets an overall requirement of 5600 dwellings for the plan period 2008 - 2028 which equates to 280 dwellings per year. The 5 year requirement is calculated as follows:

A	Planned provision 2008 - 2028	5600
B	Annual equivalent	280
C	Five year requirement (Bx5)	1400
D	Plus 20% buffer - NPPF para 47 (B+C)	1680
E	Completions since 1/4/2008 to 30/9/16 (8.5 years)	1549
F	Shortfall to date $([8.5 \times 280] - E)$	831
G	Total five year requirement (D+F)	2511
H	Annual requirement $(G \div 5)$	502

Five Year Supply calculation

Types of sites with permission		No.	
		dwellings	
Sites subject to Section 106 Agreements		8	A
Sites with planning permission not started:			
Sites with full permission (market units only)		223	
Sites with outline permission (market units only)		1896	
Conversions not started (market units only)		68	
Affordable Units		815	
<i>Sub total:</i>		<i>3002</i>	
Less dwellings on sites not deliverable (see note 1)		0	
Less dwellings on large sites deliverable beyond 5		1199	
year	period (see note 2 part a)		
<i>Sub total:</i>		<i>1803</i>	
Less 10% slippage		180	
<i>Sub total:</i>		<i>1623</i>	B
Plus sites under construction:			
Dwellings not started		721	
Dwellings under construction		434	
Conversions		67	
<i>Sub total</i>		<i>1222</i>	
Less sites not currently active (see note 3)		31	
Less dwellings on large sites deliverable beyond 5		263	
year	period (see note 2 part b)		
<i>Sub total</i>		<i>928</i>	C
Plus windfall allowance (see note 4)		115	D
TOTAL SUPPLY (A+B+C+D)		2674	

Five year supply position

$$\begin{aligned}
 &= \text{Identified supply} \div \text{annualised requirement} \\
 &= 2674 \div 502 \\
 &= 5.32
 \end{aligned}$$

(note: figures rounded in calculation above)

Explanatory notes

Sites with planning permission are usually considered deliverable in accordance with NPPF¹. The sites in the following sections have planning permission but are excluded in whole or in part from the 5 year supply at the relevant points in the calculation. The Council keeps sites under review and identifies whether any changes need to be made in the light of the progression of the sites; development activity and feedback from owners/developers.

1. Specific sites not deliverable in 5 years (sites not started)

No specific whole sites, not started, are considered undeliverable at the point of the survey.

2. Large sites

Large sites with planning permission are considered in terms of their contribution to housing delivery in the five year period. Allowances are based on information provided by developers/agents or, if not forthcoming, officer estimates.

a) large sites not started:

The Strategic site at Standen is identified in the Core Strategy and has outline planning permission for mixed development which includes 1040 dwellings of which 312 are affordable. A reserved matters application (3/2016/0324) has been submitted for a first phase of 228 dwellings. Delivery information on phase one indicates a start on site early in 2017 and completion in 2022. From this the Council estimates delivery of about 180 dwellings in the five year period. Future phases (unquantified at this stage) are also to make some contribution in the latter part of the five year period.

The site south and west of Barrow was granted outline permission on appeal in February 2014 for 504 dwellings of which 151 are affordable. Outline permission was also granted for 190 dwellings on a smaller part of the site. The site is likely to come forward in two portions. At this stage, it is estimated that about 280 dwellings will be delivered on the site in five years based on information from the agent.

A site at land off Waddington Road has outline planning permission for up to 275 dwellings. Based on information from the agent, it is estimated that the site could deliver 40 dwellings a year for the latter four years of the plan period (160 in total), allowing a one year lead in.

These allowances are shown below:

Sites not started	Reference	Status at 30/9/2016	Total dwelling capacity	Allowance in 5 year period						Amount deliverable beyond 5 yrs
				1	2	3	4	5	All 5	
land at Higher Standen Farm & part Littlemoor Farm (Strategic site)	3/2012/0942 3/2015/0895 3/2016/0324	Outline pp granted. Current Reserved Matters for phase 1	1040	25	40	40	40	35	180	860
Land to the south & west of Barrow & west of Whalley Road, Barrow	3/2012/0630	Outline pp granted on appeal Feb 2014	504	0	40	80	80	80	280	224

¹ NPPF para. 47, footnote 11

Land off Waddington Road, Clitheroe	3/2014/0597	Outline pp granted 6/3/13	275	0	40	40	40	40	160	115
TOTAL			1819						620	1199

A further site at Milton Avenue Clitheroe has outline planning permission for 50 dwellings. A reserved matters scheme was pursued for 40 dwellings. Although not determined at 30th September it is recognised that the scheme for 40 rather than 50 dwellings will be pursued. The 10% allowance for slippage already deducts 5 of the 50 dwellings in the calculation. The most up to date approvals will be recognised in subsequent surveys.

b) Large sites under construction

The site north of Dilworth Lane Longridge has planning permissions for 195 dwellings. Development of the site has commenced; 22 units were under construction at 30th September 2016. It is estimated that the site will deliver 175 dwellings in the five year period based on a delivery programme forming part of the reserved matters application. 20 dwellings will be delivered beyond the five year period.

The site East of Chipping Lane has outline planning permission for the whole site and Reserved Matters approval (ref: 3/2016/0193) for a first phase of 118 dwellings. Development has commenced at 30th September 2016 and it is estimated that approx. 120 dwellings will be delivered in the five year period. Future phases (unquantified at this stage) may also make some contribution in the five year period.

Sites under construction	Reference	Status at 30/9/2016	Total dwelling capacity	Allowance in 5 year period	Remainder deliverable beyond 5 years
Land North of Dilworth Lane, Longridge	3/2015/0065 3/2015/0688	Outline pp granted 31/3/15 Reserved matters approved 13/11/15	195	175	20
Land East Chipping Lane Longridge	3/2014/0764 3/2016/0193	Outline pp granted. Current Reserved Matters for phase 1	363	120	243
TOTAL			558	295	263

Other large sites under construction are considered wholly deliverable in the plan period.

3. Sites under Construction, not currently active:

A number of sites under construction are currently not active so are deducted from the five year supply as follows:

Site	Application ref	No of dwellings	Commenced
Conversions/changes of use - commenced			
Trough House Farm Lambing Clough Lane, Hurst Green	3/1995/0474	1	13/5/97
Woodfield Barn Woodfields, Stonyhurst	3/2007/0504	2	2/8/07
New Barn Whalley Road, Stonyhurst	3/2007/0505	3	2/8/07

Site	Application ref	No of dwellings	Commenced
Conversions/changes of use - commenced			
16/18/18A Well Terrace, Clitheroe	3/2008/0775	3	7/5/09
<i>Sub total</i>		<i>9</i>	

New build under construction (small)			
Site	Application ref	No of dwellings	Commenced
Land at Padiham Road Sabden	3/2005/0429	1	Y
Land adj Alderleigh Henthorn Road, Clitheroe	3/1994/0128	1	Y
Hesketh End Judd Holmes Lane, Chipping	3/2007/0246	1	Y
Land at Higher Highfield Farm Tinklers Lane, Slaidburn	3/2006/0586	1	Y
26, 26a 28 Bosburn Drive Mellor Brook	3/2009/0765	3	Y
<i>Sub total</i>		<i>7</i>	

A further site at Dale View Billington, has been part built. 26 dwellings are complete but the remainder of 23 were previously considered unlikely to be developed, the site having been inactive for some time. However permission was granted recently for a change of house types on 8 of the plots and development has commenced. The remaining 15 continue to be deducted from 5 year supply.

New build under construction (large site)			
Land off Dale View Billington	various	15	-
<i>Sub total</i>		<i>15</i>	

A total of 31 units (9+7+15) is deducted from sites under construction in the supply calculation.

4. Windfall Allowance

A windfall allowance is included, based on past development rates and in accordance with definitions in NPPF para. 48 and its glossary.

Past trends have only been considered in relation to the Principal Settlements of Clitheroe; Longridge and Whalley where the Core Strategy seeks to direct the majority of housing development; and the Tier 1 settlements of Barrow, Billington, Chatburn, Gisburn, Langho, Mellor, Mellor Brook, Read and Simonstone (taken and as single settlement) and Wilpshire where a limited amount of development might be allowed in accordance with the Core Strategy. Past trends were not considered in the remaining 23 Tier 2 settlements and locations outside any settlement as the Core Strategy does not anticipate that a significant number of dwellings will come forward in these locations unless certain criteria are met.

To ensure a realistic assessment in accordance with the NPPF guidance/criteria past developments were only considered for new build or conversions to new dwellings granted permission since 2008 (base date of the Core Strategy) where:

- The dwellings were constructed or under construction at 31st March 2014 (i.e. the permission had been implemented. Lapsed permissions and permissions not started are excluded);
- The sites were within the settlement boundaries (as defined on the former District wide local plan);

- The site was a brownfield site; and
- The site is not a residential garden.

Thresholds were also applied to ensure large sites did not skew trends as follows:

Clitheroe, Whalley and Longridge:	10 dwellings
Tier One settlements:	5 dwellings

Information from in-house housing land monitoring in accordance with the above criteria shows the following:

No. Dwellings completed or under construction on windfall sites 2008-2014

	2008/9	2009/10	2010/11	2011/12	2012/13	2013/14	TOTAL
Clitheroe	9	12	3	4	19	14	61
Longridge	8	13	6	6	6	8	47
Whalley	6	3	0	0	0	0	9
Barrow	0	0	0	1	0	0	1
Billington	1	0	0	0	0	0	1
Chatburn	2	1	0	0	4	0	7
Gisburn	0	1	0	0	1	0	2
Langho	0	1	0	0	0	0	1
Mellor	0	0	0	0	0	0	0
Mellor Brook	0	0	0	0	0	0	0
Read & Simonstone	1	0	2	0	0	0	3
Wilpshire.	1	2	0	2	0	0	5
TOTAL	28	33	11	13	30	22	137

A total of 137 dwellings were built or under construction in a six year period. This amounts to about 23 dwellings per year. A five year equivalent would be 115.

Monitoring of windfall development for the 2014/15 and 2015/16 monitoring years, in accordance with the above criteria shows that 26 and 31 units respectively within the definitions were under construction or completed as follows:

	2014/15	2015/16
Clitheroe	18	5
Longridge	3	16
Whalley	0	5
Barrow	1	5
Billington	2	0
Chatburn	0	0
Gisburn	0	0
Langho	1	0
Mellor	1	0
Mellor Brook	0	0
Read & Simonstone	0	0
Wilpshire.	0	0
TOTAL	26	31

Therefore the allowance of 23 per annum remains appropriate. It will continue to be monitored, to show if it needs to be modified in the light of up to date trends. The inclusion of a windfall allowance does not imply that planning permission will be forthcoming for a particular development.

SITES OVER 0.4HA

**MIDDLE LODGE ROAD, WATERSIDE REACH, SHEEPFOLD
CRESCENT, NORTHACRE DRIVE, HAZELNUT COURT, BARROW**

OS Grid Reference: 373979 438040 Site Size ha: 4.35ha No Dwellings: 105

Planning Status: Full 3/2013/0771; 3/2014/0944; 3/2015/0101; Outline 3/2012/0158

Applicant or Agent:

*Bloor Homes (North West) Ltd
2-4 Whiteside Business Park
Station Road
Holmes Chapel
Cheshire CW4 8AA*



*Erection of 85 open market
dwellings & 20 affordable dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *54dw*

Under Construction: *17dw / 0.70ha*

Remaining area to be developed: *34dw / 1.41ha*

LAND OFF CLITHEROE ROAD, BARROW

OS Grid Reference: 373634 437794 Site Size ha: 0.77ha No Dwellings: 9

Planning Status: *Outline 3/2013/0511*

Applicant or Agent:

*Mr J Ashcroft
Huntingdon Hall
Huntingdon Hall Lane
Dutton
Lancs PR3 2ZT*



*Erection of 9 dwellings of which
3 are affordable bungalows*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

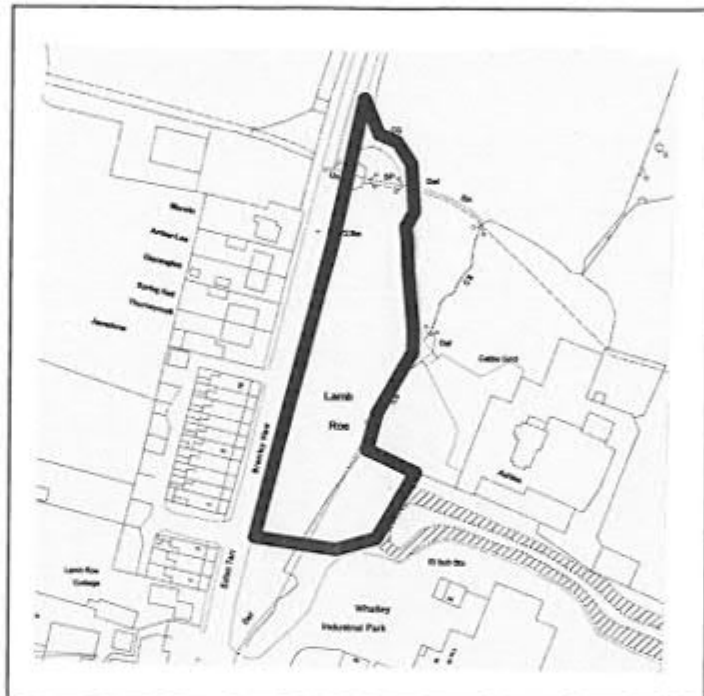
Remaining area to be developed: *6dw / 0.51ha*

***100, 102, 104, 106, 108, 110, 112 CLITHEROE ROAD,
BARROW***

OS Grid Reference: 373579 437708 Site Size ha: 0.46ha No Dwellings: 7

Planning Status: Full 3/2014/0725; Outline 3/2012/0617

Applicant or Agent:
Reilly Developments Ltd
C/o Agent



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Erection of 7 dwellings

Development Stage

Started? *yes*

Completions: *5dw*

Under Construction: *2dw / 0.13ha*

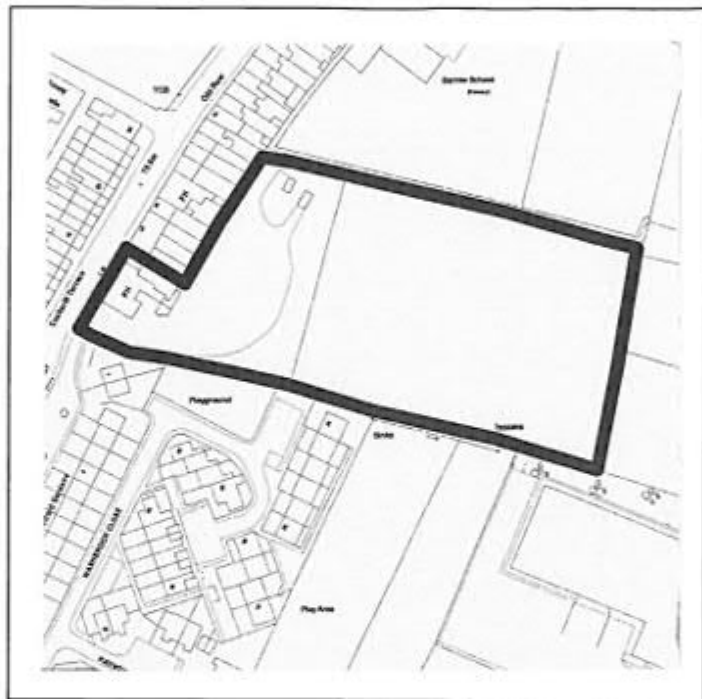
Remaining area to be developed: *0dw*

LAND AT 23-25 OLD ROW, BARROW

OS Grid Reference: 373876 438431 Site Size ha: 1.13ha No Dwellings: 23

Planning Status: *Outline 3/2012/0623*

Applicant or Agent:
Admiral Taverns Ltd
C/o Agent
Caldecotte Consultants
Unit A Bourton Business Centre
Manor Farm
Buckingham
Bucks MK18 7DS



*Erection of 23 dwellings of which
 7 are affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *16dw / 0.79ha*

1-7 WHITETHORNE FOLD, BARROW

OS Grid Reference: 374072 437851 Site Size ha: 0.70ha No Dwellings: 7

Planning Status: *Reserved Matters 3/2015/0612; Outline 3/2011/0776; 3/2015/0664*

Applicant or Agent:

*Millbrook Developments Ltd
All Hallows House
Clitheroe Road
Great Mitton
Clitheroe BB7 9PH*



Erection of 7 dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *1dw / 0.10ha*

Remaining area to be developed: *6dw / 0.60ha*

LAND TO SOUTH-WEST OF BARROW & WEST OF WHALLEY ROAD, BARROW

OS Grid Reference: 373362 438104 Site Size ha: 18.26ha No Dwellings: 504

Planning Status: *Reserved Matters: 3/2015/0718; 3/2015/0675;
Outline 3/2012/0630; 3/2013/0099*

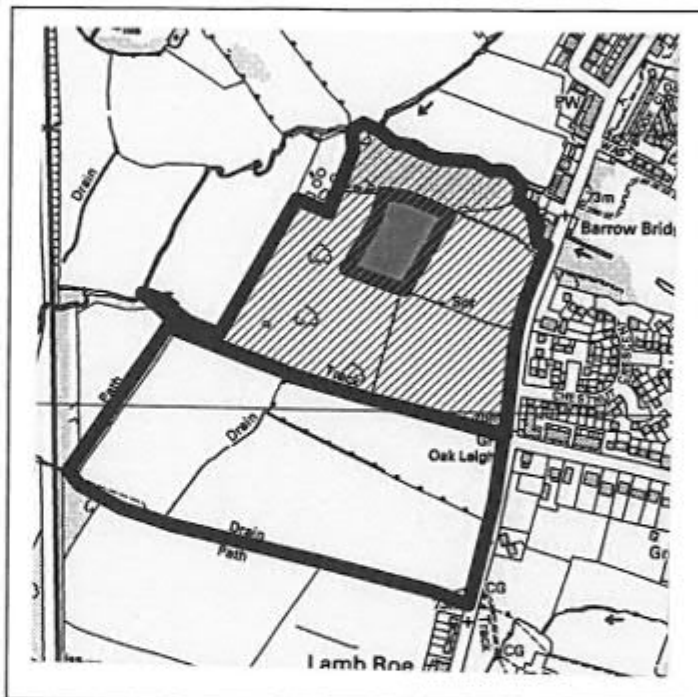
Applicant or Agent:
*The Barrow Lands Company Ltd
1 Kingsland Passage
London*

3/2012/0630 - Outlined in black on
map

*Erection of 504 dwellings (353
market & 151 affordable)*

3/2013/0099 - Hatched on map

*Erection of 190 dwellings
(57 affordable)*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

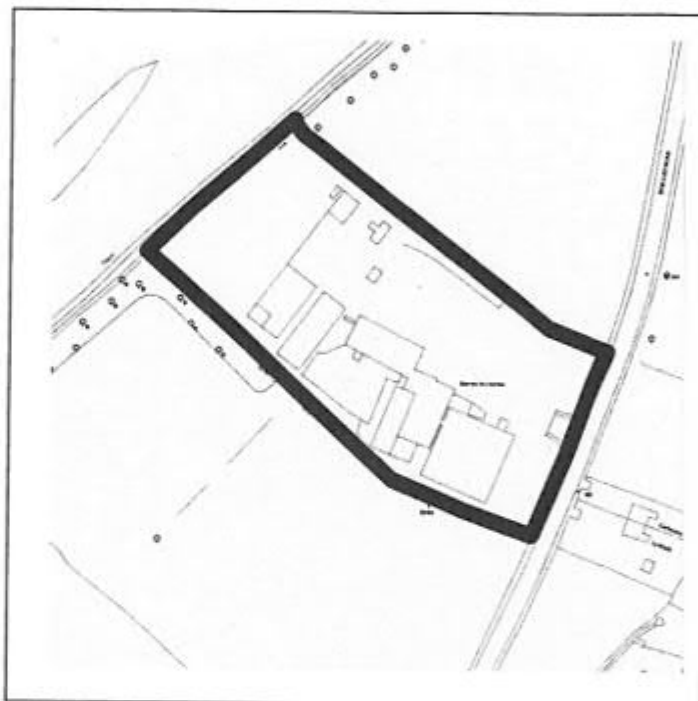
Remaining area to be developed: *353dw / 12.79ha*

HANSON GARDEN CENTRE, WHALLEY ROAD, BARROW

OS Grid Reference: 373884 438858 **Site Size ha:** 1.92ha **No Dwellings:** 43

Planning Status: *Outline 3/2013/0737*

Applicant or Agent:
Mr Chris Hanson
C/o Agent



*Proposed residential development
up to 43 dwellings including 30%
affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *30dw / 1.34ha*

LAND OFF DALE VIEW, BILLINGTON

OS Grid Reference: 372596 435860 Site Size ha: 2.14 No Dwellings: 49

Planning Status: Full 3/2016/0725; 3/2016/0054; 3/03/0048; 3/00/0307; 3/00/0550;
3/97/0379

Reserved Matters 3/99/0834; 3/97/0070;

Applicant or Agent:

Bloor Homes
2-4 Whiteside Business Park
Station Road
Holmes Chapel
Cheshire CW4 8AA

Reedley Properties Ltd
C/o Agent

49 dwellings comprising detached
dwellings of either 3 or 4 bedrooms
plus 3 blocks of terraced units

3/2016/0054 & 3/2016/0725
Change of house type of 8 units



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *26dw*

Under Construction: *1dw / 0.04ha*

Remaining area to be developed: *22dw / 0.96ha*

LAND OFF DALE VIEW, BILLINGTON

OS Grid Reference: 372515 435974 Site Size ha: 1.68 No Dwellings: 39

Planning Status: *Outline 3/2014/0779; 3/2012/0738; 3/2012/0065*

Applicant or Agent:

Mr K Geldard

c/o Agent

Erection of 39 dwellings which includes 12 affordable units
3/2014/0779 - 18 dwellings
3/2012/0738 - 9 dwellings
3/2012/0065 - 12 dwellings



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *27dw / 1.16ha*

NAB RISE, PAINTER CRESCENT & PAINTER WOOD, BILLINGTON

OS Grid Reference: 372776 435698 **Site Size ha:** 2.35 **No Dwellings:** 57

Planning Status: Full 3/2013/0747; 3/2014/0753

Applicant or Agent:
McDermott Homes Ltd
Jupiter House
Mercury Rise
Altham Business Park
Altham BB5 5BY



*Erection of 41 market and 15
 affordable dwellings*
*Substitution of plots 12-15 to
 include 1 extra dwelling*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *yes*

Completions: *35dw*

Under Construction: *9dw / 0.37ha*

Remaining area to be developed: *13dw / 0.54ha*

LAND OFF ELKER LANE, BILLINGTON

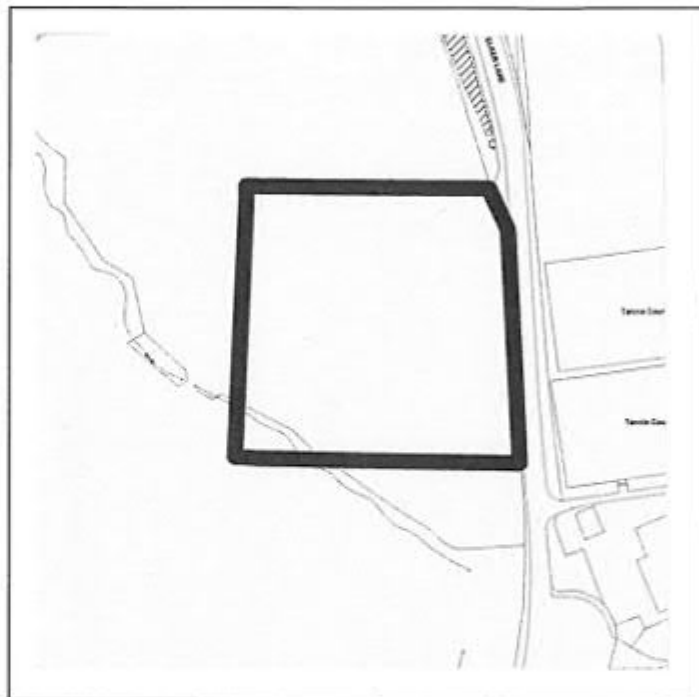
OS Grid Reference: 371884 435570 **Site Size ha:** 0.53 **No Dwellings:** 19

Planning Status: Full 3/2014/0801

Applicant or Agent:

*St Vincents HA & Oaks from
Acorns Private Day Nursery
c/o Agent*

*Construction of 19 apartments
for the over 55s & 120 place
childrens day nursery*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *19dw / 0.53ha*

Remaining area to be developed: *0dw*

1-10 HARE HILL CROFT, CHATBURN

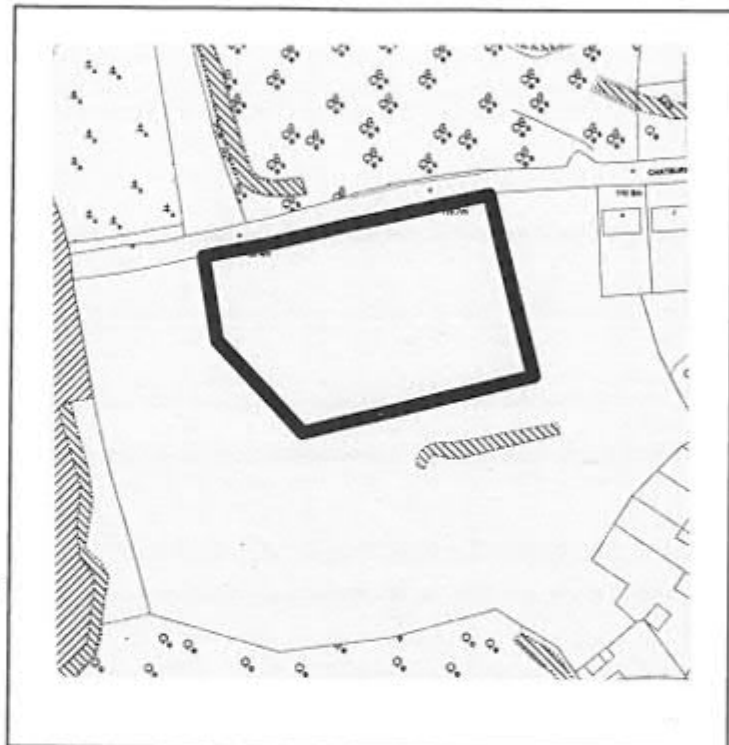
OS Grid Reference: 373685 444024 Site Size ha: 0.68 No Dwellings: 10

Planning Status: Full 3/2014/0618; Outline 3/2011/0025

Applicant or Agent:

J-J Holmes (NW) LLP

C/o Agent



Erection of 10 detached dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *5dw / 0.34ha*

Remaining area to be developed: *5dw / 0.34ha*

LAND MALT KILN BROW, CHIPPING

OS Grid Reference: 361930 443488 Site Size ha: 2.57 No Dwellings: 60

Planning Status: Outline: 3/2014/0183

Applicant or Agent:

SCPi Bowland Ltd
C/o Agent
HOW Planning LLP
40 Peter Street
Manchester
M2 5GP



Erection of 60 dwellings split over 2 sites of which 12 are affordable

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? no

Completions: n/a

Under Construction: n/a

Remaining area to be developed: 48dw / 2.06ha

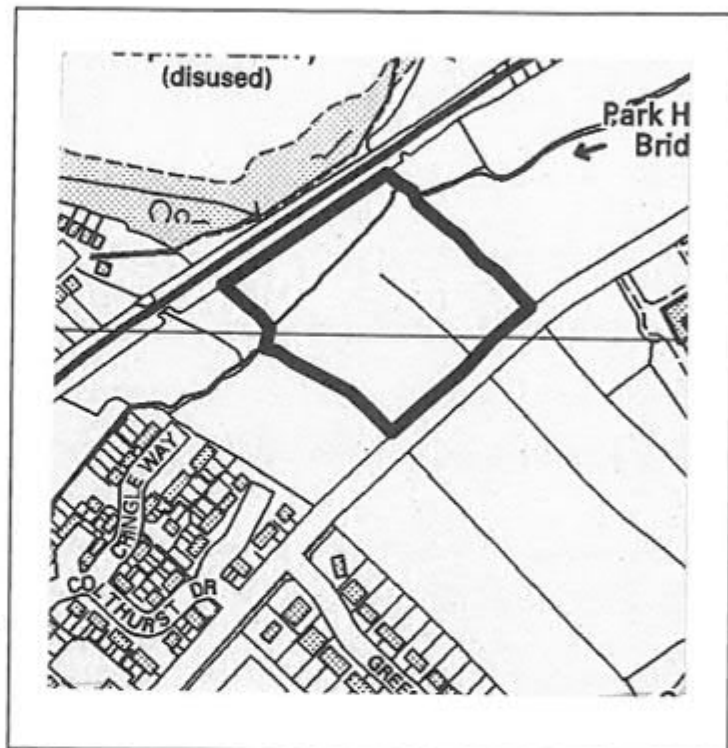
LAND AT CHATBURN ROAD, CLITHEROE

OS Grid Reference: 375229 443021 Site Size ha: 1.82 No Dwellings: 23

Planning Status: *Outline 3/2013/0981*

Applicant or Agent:

*Oakmere Homes Ltd
Helm Bank
Natland
Kendal
Cumbria LA9 7PS*



*Erection of 20 dwellings
(including 6 units of social
housing), 3 close care apartments
and a 60 bed care home*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *16dw / 1.27ha*

LAND ADJ GREENFIELD AVENUE, CLITHEROE

OS Grid Reference: 373277 441778 Site Size ha: 1.37 No Dwellings: 30

Planning Status: *Outline 3/2012/0014*

Applicant or Agent:

Mrs M Rushton

C/o Agent



Erection of 30 dwellings which comprises 16 houses, 8 affordable houses & 6 bungalows

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *22dw / 1.00ha*

1-8 VICARAGE CLOSE, CLITHEROE

OS Grid Reference: 373128 441547 Site Size ha: 0.55 No Dwellings: 8

Planning Status: *Reserved Matters 3/2015/0624; Outline 3/2013/0014*

Applicant or Agent:

*Beck Homes UK Ltd
Challenge House
Challenge Way
Blackburn BB1 5QB*



*Reserved Matters for the erection
of 8 dwellings on land adjacent to
St Paul's Church*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *8dw / 0.55ha*

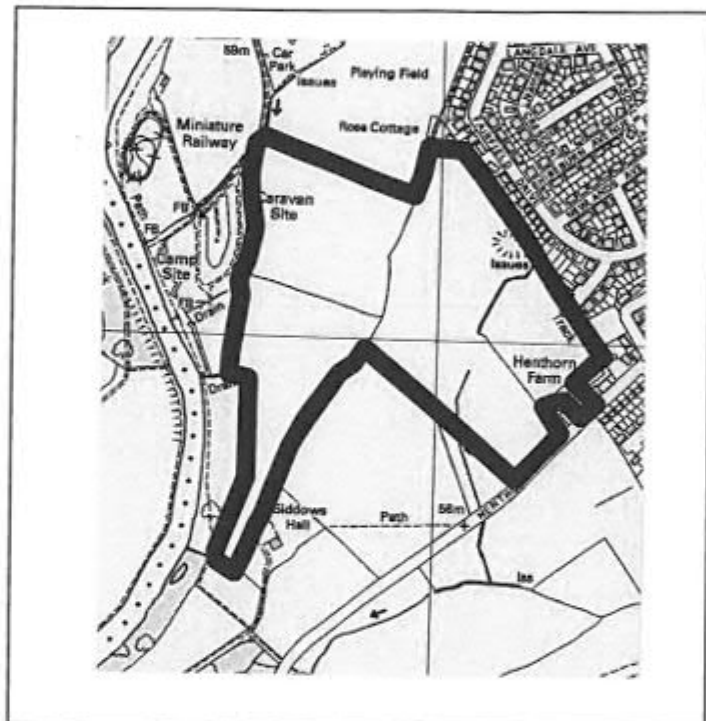
Remaining area to be developed: *0dw*

LAND OFF HENTHORN ROAD, CLITHEROE

OS Grid Reference: 372946 441036 Site Size ha: 8.27 No Dwellings: 270

Planning Status: *Reserved Matters 3/2013/0035; Outline 3/2010/0719;
Full 3/2014/0381*

Applicant or Agent:
*Taylor Wimpey Manchester &
Barratt Homes Manchester
C/o Agent*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

*Development for up to 270
dwellings and doctor's surgery
which includes 81 affordable
dwellings*

Development Stage

Started? *yes*

Completions: *220dw*

Under Construction: *40dw / 1.22ha*

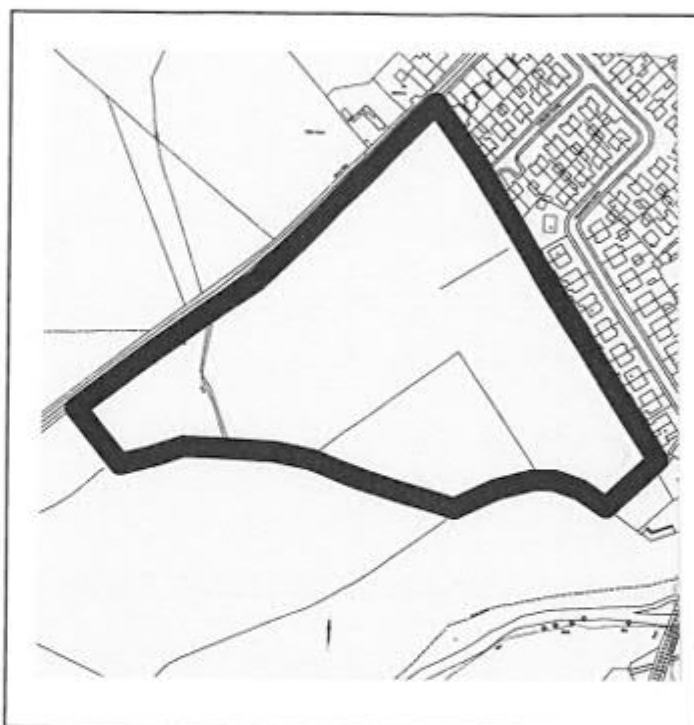
Remaining area to be developed: *10dw / 0.31ha*

**APPLEBY SQUARE, BARNARD CLOSE, BEESTON GROVE, DOVER SQUARE,
LANCASTER PLACE, LUDLOW ROAD, PORTCHESTER ROAD,
RAGLAN CLOSE, TINTAGEL WAY, CLITHEROE**

OS Grid Reference: 373184 440758 Site Size ha: 4.97 No Dwellings: 130

Planning Status: *Reserved Matters 3/2015/0446; Outline 3/2013/0711*

Applicant or Agent:
*Story Homes Ltd & Strategic
Land Group Ltd
C/o Story House
Lords Way
Kingmoor Business Park
Carlisle CA6 4SL*



*Reserved Matters for erection of
130 dwellings which includes 39
affordable units*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *36dw / 1.38ha*

Remaining area to be developed: *94dw / 3.59ha*

LAND AT HIGHER STANDEN FARM & PART LITTLEMOOR FARM, CLITHEROE

OS Grid Reference: 375069 440720 Site Size ha: 45.25 No Dwellings: 1040

Planning Status: *Outline 3/2012/0942; Variation of Condition: 3/2015/0895*

Applicant or Agent:
*The Trustees of the Standen
 Estate
 c/o Ingham & Yorke
 Littlemoor
 Clitheroe BB7 1HG*



*Erection of 728 market & 312
 affordable dwellings.
 Also local retail, service &
 community facilities, employment.
 Land for a primary school & public
 open space*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *0dw*

Remaining area to be developed: *728dw / 31.68ha*

PRIMULA CRESCENT, SUNDROP CLOSE, CLITHEROE

OS Grid Reference: 374205 440887 Site Size ha: 1.76 No Dwellings: 45

Planning Status: Full 3/2015/0879; Outline 3/2012/0420

Applicant or Agent:

*Jones Homes (Lancashire) Ltd
C/o Agent*



*Reserved Matters for erection of
45 dwellings of which 13 are
affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *10dw / 0.39ha*

Remaining area to be developed: *35dw / 1.37ha*

LAND OFF MILTON AVENUE, CLITHEROE

OS Grid Reference: 374089 442171 Site Size ha: 1.23 No Dwellings: 50

Planning Status: *Outline 3/2011/0892*

Applicant or Agent:

*The Huntroyde Estate
Huntroyde Estate Office
Padiham
Lancs BB12 7QX*

*Development for 50 dwellings which
includes 15 affordable units*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *35dw / 0.86ha*

15 PARKER AVENUE, CLITHEROE

OS Grid Reference: 373965 440931 Site Size ha: 0.73 No Dwellings: 14

Planning Status: Full 3/2014/0666

Applicant or Agent:
Bowsall Ltd/Mr G Jenkins/
Mrs S Sharples
C/o 3 King Street
Salford
M3 7DG



*Demolition of bungalow & erection
of 10 market & 5 affordable
dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *9dw / 0.47ha*

LAND OFF PIMLICO LINK ROAD, CLITHEROE

OS Grid Reference: 374958 443258 Site Size ha: 0.76 No Dwellings: 19

Planning Status: *Outline 3/2014/0742*

Applicant or Agent:

Mr & Mrs Stone

C/o Agent



*Erection of up to 19 dwelling, which includes
6 affordable dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *13dw / 0.52ha*

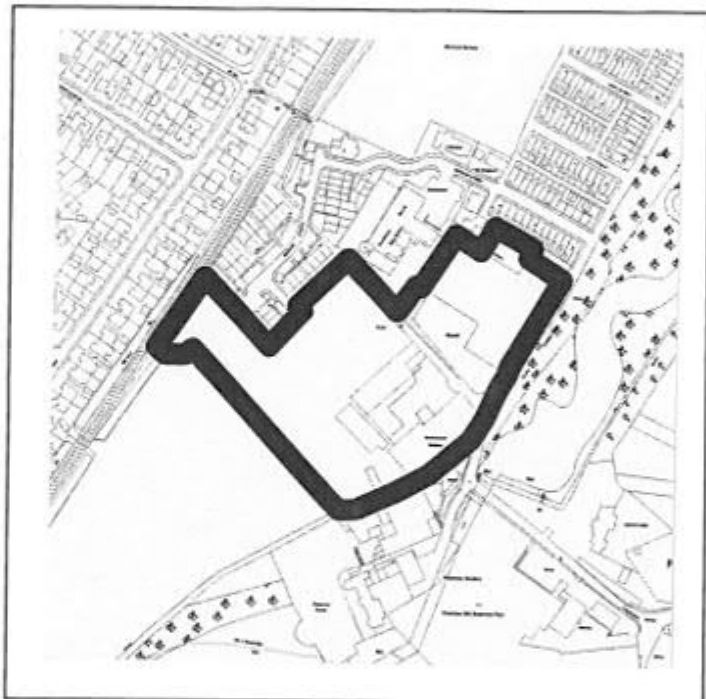
PRIMROSE MILL SITE, WOONE LANE, CLITHEROE

OS Grid Reference: 373706 440860 **Site Size ha:** 2.68 **No Dwellings:** 126

Planning Status: *Reserved Matters 3/2012/0394; Outline 3/2008/0526 + Full
Consents 3/2010/0055; 3/2010/0838; 3/2010/0897; 3/2012/0379
Reserved Matters 3/2012/0392; 3/2010/0756; Outline 3/2008/0526*

Applicant or Agent:
*Miller Homes & Beck Development
C/o Agent JWPC Ltd*

Around Primrose Mill
*3/2012/0394 - Reserved Matters for
78 dwellings with a mix of terraces,
semi detached, detached & apartments*
Rectella Site
*3/2012/0392 - Reserved Matters for
34 detached, semi detached,
terraced dwellings & apartments*
Primrose Mill
*3/2010/0897 - Full for 12 apartments
& 2 dwellings*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *95dw*

Under Construction: *31dw / 0.66ha*

Remaining area to be developed: *0dw*

LAND SOUTH WEST OF PRIMROSE VILLAGE, CLITHEROE

OS Grid Reference: 373531 440737 **Site Size ha:** 2.48 **No Dwellings:** 81

Planning Status: *Outline 3/2011/1064*

Applicant or Agent:
*Beck Developments Ltd
 Challenge House
 Challenge Way
 Blackburn BB1 5QB*



Erection of 81 market dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *0dw*

Remaining area to be developed: *81dw / 2.48ha*

LAND OFF WADDINGTON ROAD, CLITHEROE

OS Grid Reference: 373869 442205 **Site Size ha:** 9.20 **No Dwellings:** 275

Planning Status: *Outline 3/2014/0597*

Applicant or Agent:

*The Huntroyde Estate, Clitheroe
Auction Mart Co Ltd, John Taylor,
Sarah Howard & Samantha Howard
C/o Agent
Dickman Associates Ltd*



Outline development for up to 275 dwellings with 30% affordable

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *192dw / 6.42ha*

LAND OFF MILL LANE, GISBURN

OS Grid Reference: 382453 448943 Site Size ha: 0.54 No Dwellings: 3

Planning Status: Full 3/2015/0759; 3/2015/0167

Applicant or Agent:
 Gisburne Park Estate
 The Estate Office
 Gisburne Park
 Mill Lane
 Gisburn BB7 4UN



Erection of 3 detached dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

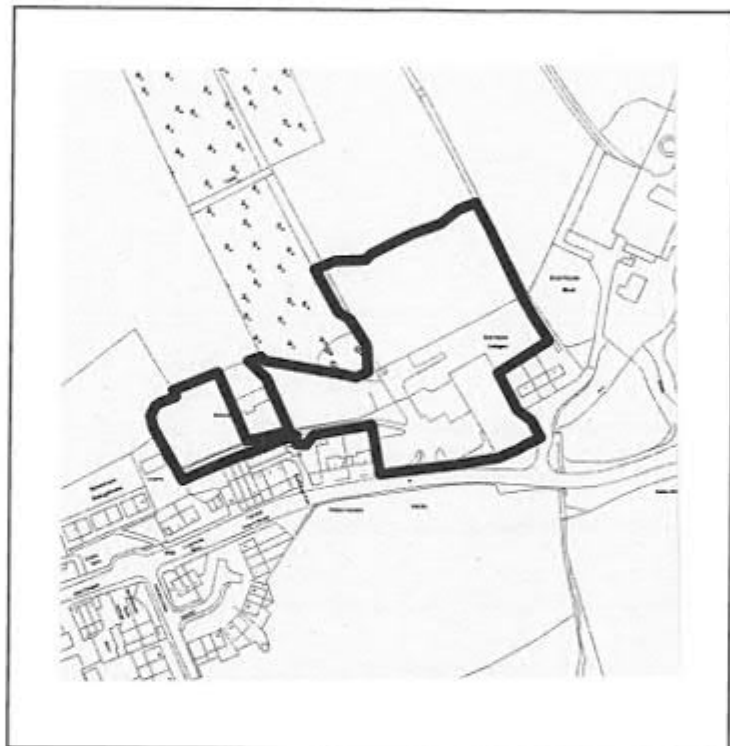
Remaining area to be developed: *3dw / 0.54ha*

STRAWBERRY GARDENS & STRAWBERRY FIELDS, GISBURN

OS Grid Reference: 383294 448988 Site Size ha: 1.42 No Dwellings: 34

Planning Status: *Reserved Matters 3/2015/0370; Outline 3/2012/0497; 3/2013/0161;
3/2013/0189*

Applicant or Agent:
*Prospect GB Ltd
Unit 5
Meridian Business Park
Hansby Drive
Hunts Cross
Speke L24 9LG*



*Reserved Matters for 34
dwellings of which 11 are
affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *32dw / 1.34ha*

Remaining area to be developed: *2dw / 0.08ha*

LAND TO THE NORTH OF WHALLEY ROAD, HURST GREEN

OS Grid Reference: 368708 438077 **Site Size ha:** 2.44 **No Dwellings:** 30

Planning Status: Full 3/2012/0964

Ownership:

*Stonyhurst College
Stonyhurst
Clitheroe BB7 9PZ*



*Erection of 21 market & 9
affordable dwellings*

Note:

*See number of affordable houses
on separate affordable sheet*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *21dw / 1.71ha*

LAND OFF LONGSIGHT ROAD, LANGHO

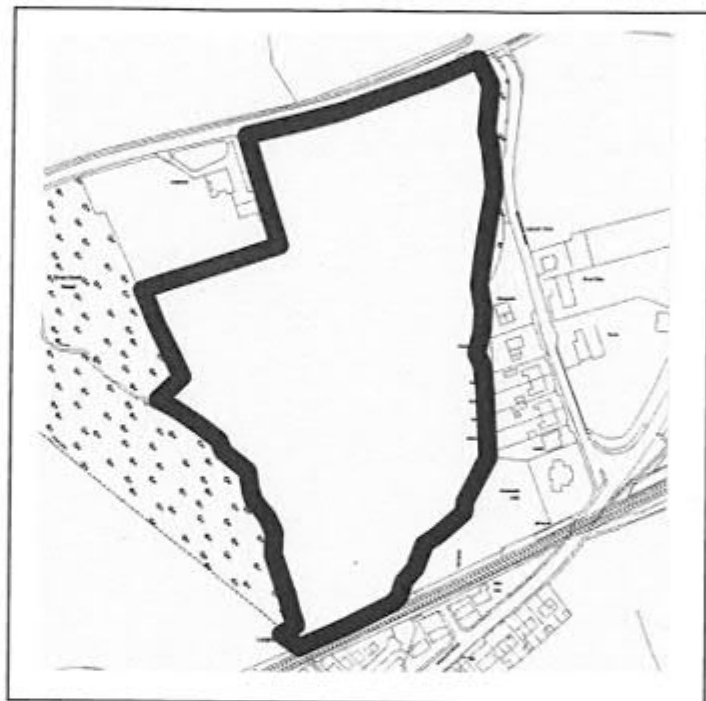
OS Grid Reference: 370561 434585 **Site Size ha:** 5.40 **No Dwellings:** 18

Planning Status: *Outline 3/2015/0010*

Ownership:

Hallam Land Management

C/o Agent



*Erection of 18 dwellings, including
5 affordable dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *13dw / 3.90ha*

1-34 BUREY COURT, BARNACRE ROAD, LONGRIDGE

OS Grid Reference: 360075 437806 Site Size ha: 0.44 No Dwellings: 32

Planning Status: Full 3/2014/1018

Applicant or Agent:
*McCarthy & Stone Retirement
 Lifestyles Ltd
 C/o Agent*

*Demolition of existing house and
 erection of 33 units of
 retirement living housing*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *32dw / 0.44ha*

Remaining area to be developed: *0dw*

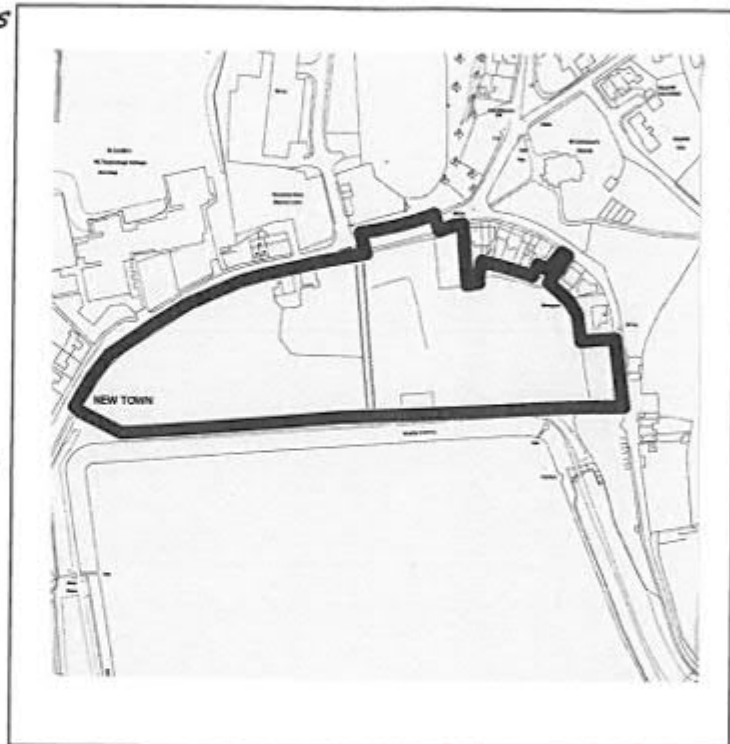
LAND AT CHAPEL HILL, LONGRIDGE

OS Grid Reference: 360401 436623 Site Size ha: 3.40 No Dwellings: 53

Planning Status: Full 3/2011/1071

Applicant or Agent:

United Utilities Property Services
1st Floor Grasmere House
Lingley Mere Business Park
Lingley Green Avenue
Great Sankey
Warrington WA5 3LP



Erection of 52 dwellings of which 16 are affordable units and conversion of former barn to one dwelling and refurbishment of existing residential unit (53 Chapel Hill)

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *1dw / 0.06ha*

Remaining area to be developed: *52dw / 3.34ha*

LAND EAST OF CHIPPING LANE, LONGRIDGE

OS Grid Reference: 360351 438050 Site Size ha: 19.45 No Dwellings: 245

Planning Status: *Outline 3/2014/0764; Reserved Matters 3/2016/0193*

Applicant or Agent:

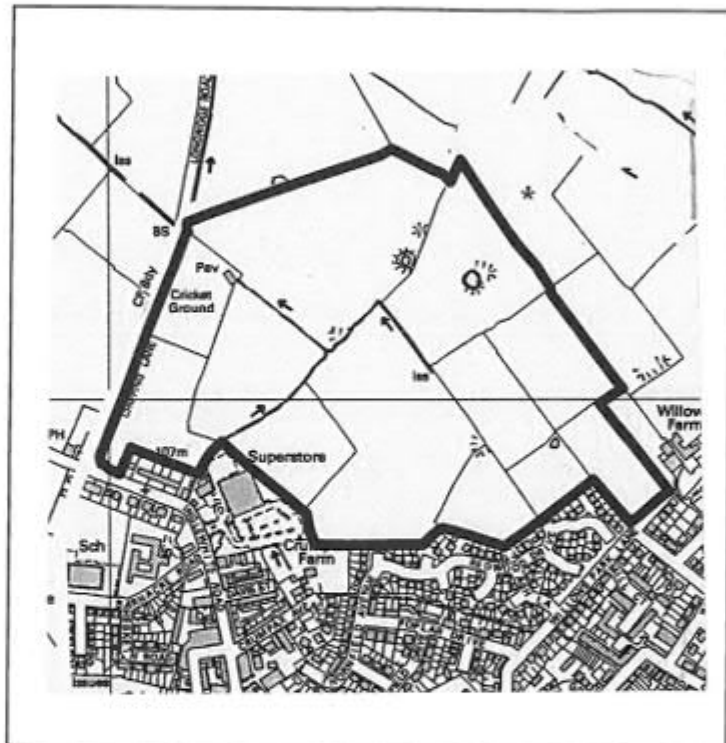
*BDW Trading Ltd
4 Brindley Road
City Park
Manchester M16 9HQ*

3/2014/0764 - Outline

Development of up to 363 dwellings including 109 affordable dwellings, relocation of Longridge Cricket Club to provide a new cricket ground & new primary school

PHASE I

*3/2016/0193 - Reserved Matters
Erection of 118 dwellings of which 36 are affordable*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *172dw / 13.66ha*

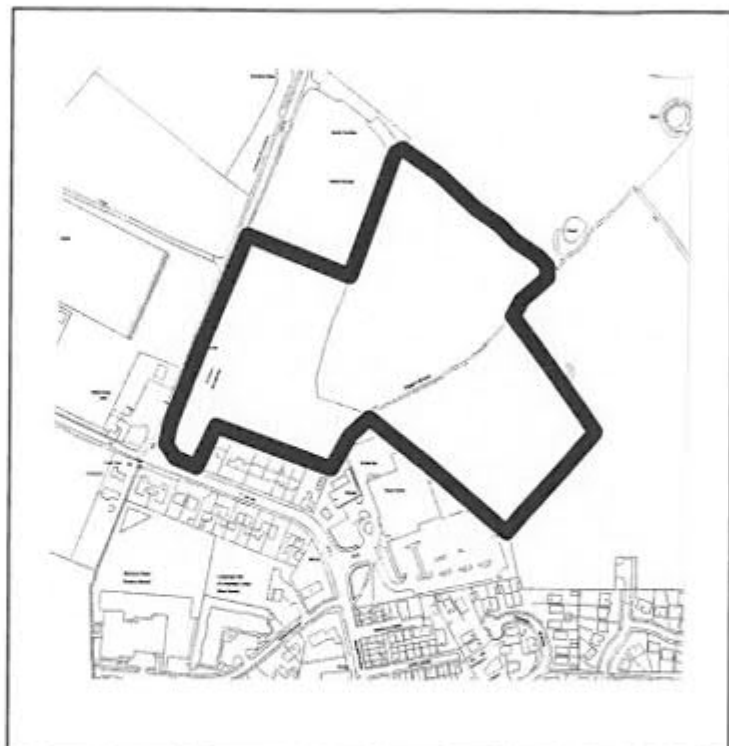
LAND EAST OF CHIPPING LANE, LONGRIDGE PHASE I

OS Grid Reference: 360351 438050 Site Size ha: 5.35 No Dwellings: 118

Planning Status: *Reserved Matters: 3/2016/0193; Outline 3/2014/0764*

Applicant or Agent:

*BDW Trading Ltd
4 Brindley Road
City Park
Manchester M16 9HQ*



PHASE I

*Reserved Matters 3/2016/0193
for 118 dwellings consisting
of 36 affordable dwellings & 82
market dwellings.*

*3/2014/0764 - Outline for 363
dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *1dw / 0.05ha*

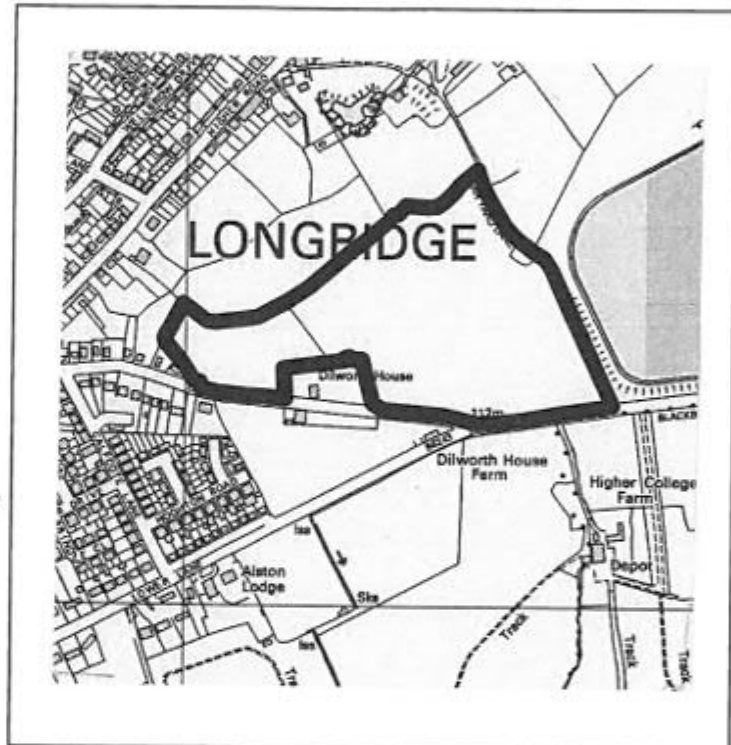
Remaining area to be developed: *117dw / 5.30ha*

BROOMFIELD ROAD, CHAPEL RISE, COLLEGE WOOD MEWS, HOLLIN HALL DRIVE, IVY FARM CLOSE, RADCLIFFE FARM CLOSE, SCHOOL CLOSE, SPADE MILL PLACE, STONE CROSS WAY, TAN YARD COURT, TOPPING RISE, TOOTLE DRIVE, WHITE LION PARADE, LONGRIDGE

OS Grid Reference: 361324 437385 Site Size ha: 6.28 No Dwellings: 195

Planning Status: *Reserved Matters 3/2015/0688; Outline 3/2015/0065*

Applicant or Agent:
Taylor Wimpey UK Ltd
 1 Lumsdale Road
 Stretford
 Manchester
 Greater Manchester
 M32 0UT



Erection of up to 195 dwellings of which 26 are affordable & a commuted sum to facilitate delivery of 33 new affordable dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *22dw / 0.71ha*

Remaining area to be developed: *173dw / 5.57ha*

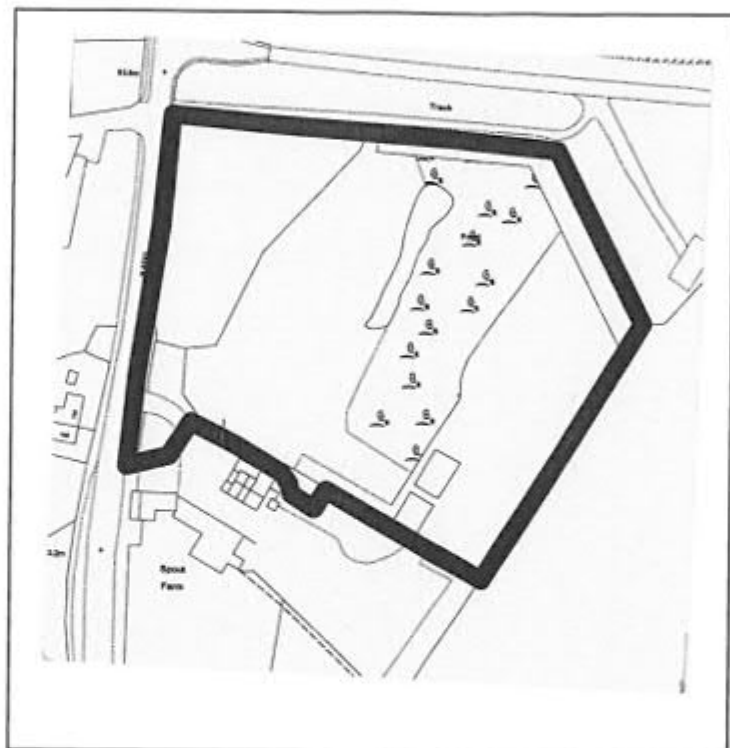
SPOUT FARM, PRESTON ROAD, LONGRIDGE

OS Grid Reference: 360285 436036 Size ha: 1.78 No Dwellings: 32

Planning Status: *Outline 3/2013/0782*

Applicant or Agent:

*Mr D Lambert
Spout Farm
Preston Road
Longridge PR3 3BE*



*Erection of 32 dwellings of
which 22 are market & 10
affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

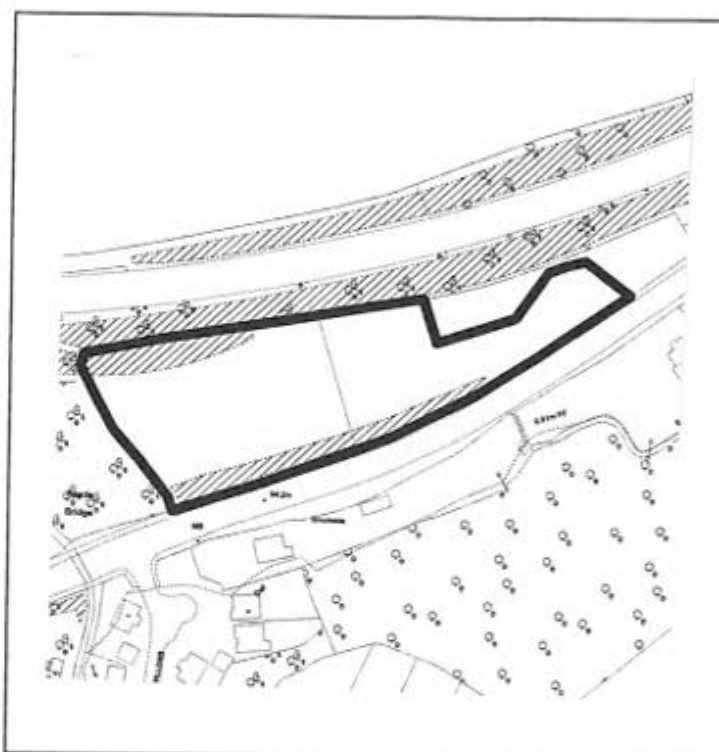
Remaining area to be developed: *22dw / 1.22ha*

LAND WHALLEY ROAD, MELLOR BROOK

OS Grid Reference: 364234 431312 Site Size ha: 0.66 No Dwellings: 4

Planning Status: *Outline 3/2015/0313*

Applicant or Agent:
Mr & Mrs Spencer
c/o Agent
Gary Hoerty Associates
Suite 9
Grindleton Business Park
The Spinney
Grindleton



Erection of 4 dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

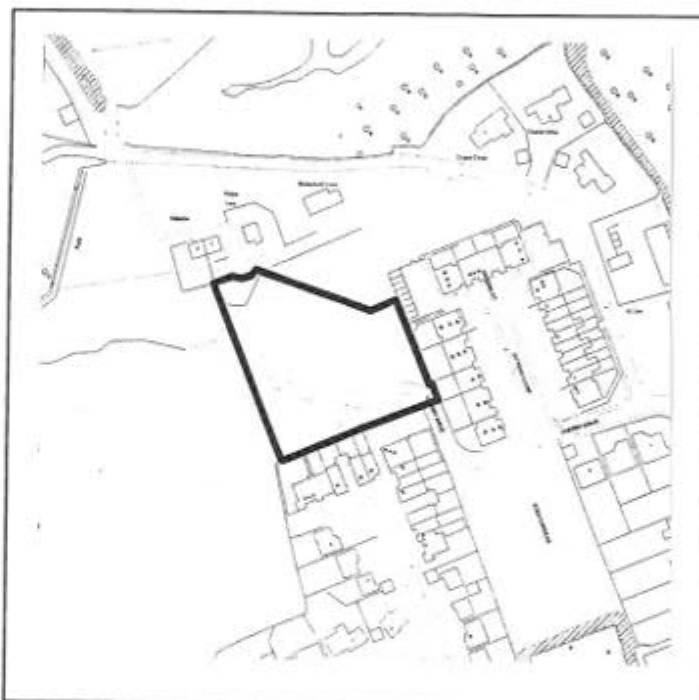
Remaining area to be developed: *4dw / 0.66ha*

CHERRY DRIVE, BROCKHALL VILLAGE, OLD LANGHO

OS Grid Reference: 369936 436638 Site Size ha: 0.56 No Dwellings: 7

Planning Status: 3/2007/1071; 3/2008/0567; 3/2010/0419; 3/2010/0706;
3/2011/0096; 3/2011/0330; 3/2011/0336; 3/2011/0749;
3/2015/0792

Applicant or Agent:
Individual Owners



Plot 1 - No 2 - detached dwelling
Plot 2 - No 4 - detached dwelling
Plot 3 - No 6 - detached dwelling
Plot 5 - No 10 - detached dwelling
Plot 6 - No 9 - detached dwelling
Plot 7 - No 7 - detached dwelling

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *4dw*

Under Construction: *2dw / 0.16ha*

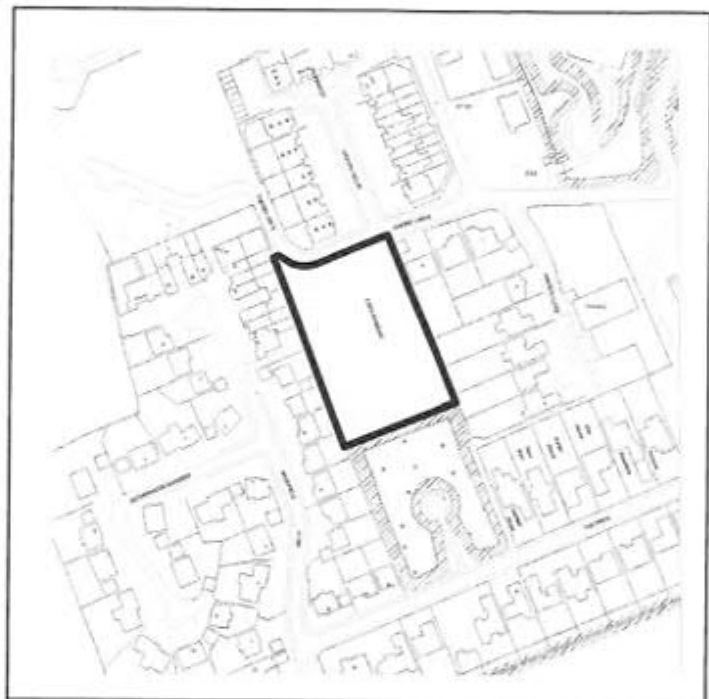
Remaining area to be developed: *1dw / 0.08ha*

EDEN GARDENS, BROCKHALL VILLAGE, OLD LANGHO

OS Grid Reference: 3700014 436548 Site Size ha: 0.47 No Dwellings: 6

Planning Status: Full 3/16/0719; 3/2016/0428; 3/2015/0912; 3/2006/0830;
3/2010/0103

Applicant or Agent:
LTW Developments Ltd
3 Chapeltown Road
Bromley Cross
Bolton BL7 9AD



*Substitution of house types on
Plots 3 4, 5 and 6*

Erection of 6 detached dwellings

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *2dw*

Under Construction: *4dw / 0.31ha*

Remaining area to be developed: *0dw*

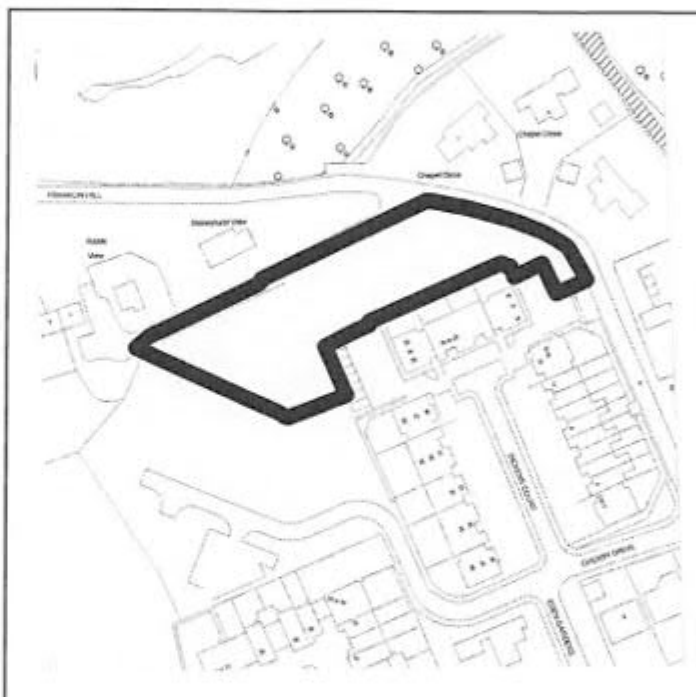
LAND AT HILLSIDE, BROCKHALL VILLAGE, OLD LANGHO

OS Grid Reference: 369945 436694 Site Size ha: 0.41 No Dwellings: 3

Planning Status: Full 3/2010/0387

Applicant or Agent:

Mr M Gaffey
Cedar House
Bosburn Drive
Mellor Brook BB2 7PA



*Erection of 2 six bed and 1 four
bedroomed detached houses*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *2dw*

Under Construction: *0dw*

Remaining area to be developed: *1dw / 0.14ha*

MEADOW VIEW & WHINS HOUSE, WHINS LANE, READ

OS Grid Reference: 377126 434994 **Site Size ha:** 1.07 **No Dwellings:** 15

Planning Status: Full 3/2013/0851; 3/2012/1101

Applicant or Agent:
*Westby Homes & Bowsall Ltd
c/o Agent*



*Full consent for the demolition
of the existing dwelling and
erection of 16 dwellings which
includes 5 affordable units*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *7dw*

Under Construction: *8dw / 0.57ha*

Remaining area to be developed: *0dw*

LAND WORTHALLS FARM, WESTFIELD AVENUE, READ

OS Grid Reference: 376598 434416 Site Size ha: 0.43 No Dwellings: 15

Planning Status: *Outline 3/2015/0495*

Applicant or Agent:

Agent

Gary Hoety Associates

Suite 9

Grindleton Business Centre

The Spinney

Grindleton BB7 4DH



*Outline for erection of 15
Dwellings of which 5 are
affordable*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *10dw / 0.29ha*

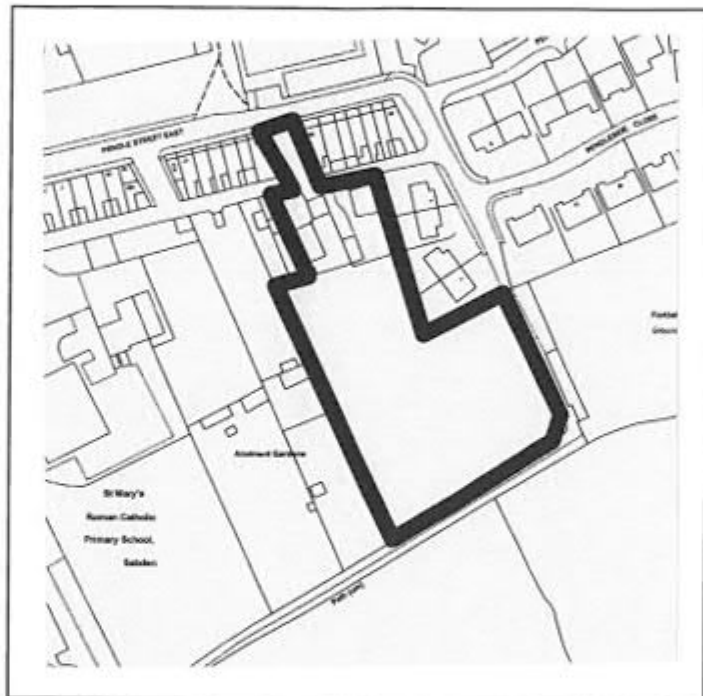
LAND R/O PENDLE STREET EAST, SABDEN

OS Grid Reference: 377861 437165 **Site Size ha:** 0.63 **No Dwellings:** 17

Planning Status: *Outline 3/2013/0440*

Applicant or Agent:
P & D Developments Ltd
Fern Court Business Centre
Castlegate
Clitheroe

*Outline for residential
development of 14 houses & 3
bungalows*



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *17dw / 0.63ha*

LAND AT ACCRINGTON ROAD, WHALLEY

OS Grid Reference: 373587 436021 Site Size ha: 2.97 No Dwellings: 77

Planning Status: Outline 3/2012/0179

Applicant or Agent:

*Briery Homes Ltd
Helm Bank
Natland
Kendal
Cumbria LA9 7PS*



*Outline for 37 bungalows and
40 retirement apartments.
This includes 23 affordable units
which consist of 12 bungalows &
11 apartments*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *54dw / 2.08ha*

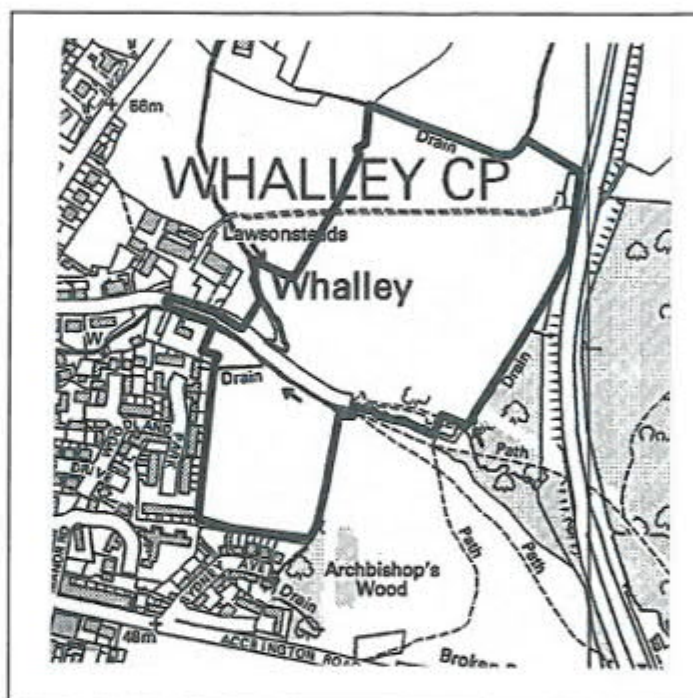
LAND EAST OF CLITHEROE ROAD (LAWSONSTEADS), WHALLEY

OS Grid Reference: 373822 436492 **Site Size ha:** 5.80 **No Dwellings:** 160

Planning Status: *Reserved Matters; 3/2015/0489; 3/2015/0385; Outline 3/2013/0137*

Applicant or Agent:

*Bloor Homes (NW) Ltd
2-4 Whiteside Business Park
Station Road
Holmes Chapel
Cheshire CW4 8AA
And
CEG Strategic Land Ltd
c/o Commerical Estates Group
1st Floor
The Exchange
Station Parade
Harrogate HG1 1TD*



*Erection of 160 dwellings including the
provision of 48 affordable dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

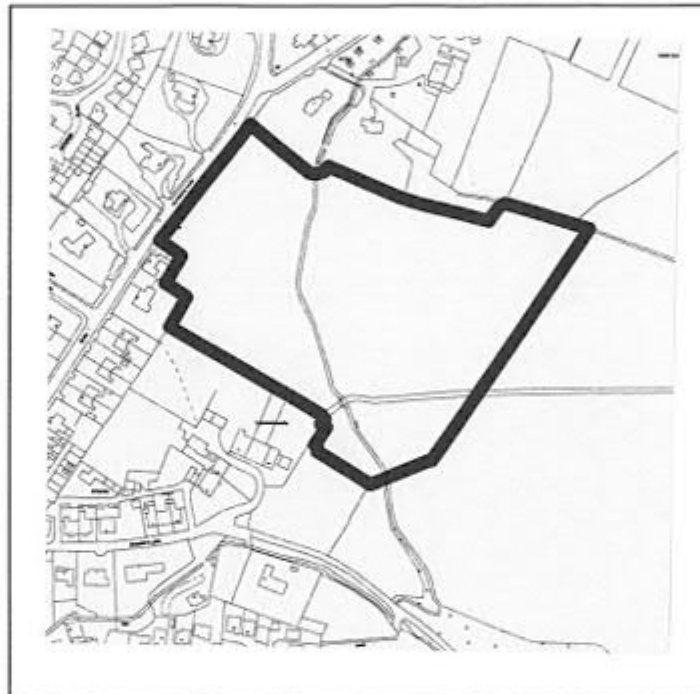
Remaining area to be developed: *112dw / 4.06ha*

***CLITHEROE ROAD, SPRINGWOOD DRIVE, DEER PARK
CRESCENT & FOUNTAIN WAY, WHALLEY***

OS Grid Reference: 373615 436622 Site Size ha: 2.50 No Dwellings: 54

Planning Status: *Reserved Matter 3/2015/0385; 3/2014/0043; Outline 3/2012/0687*

Applicant or Agent:
*Redrow (Lancashire)
C/o Agent*



*Reserved Matters for Phase 1
for the erection of 38 market
dwellings & 16 affordable dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *29dw*

Under Construction: *25dw / 1.16ha*

Remaining area to be developed: *0dw*

**MITTON ROAD, ABBEY FARM VIEW, NAB VIEW,
CHERRY TREE ROAD, RIVER CLOSE, CHEW MILL WAY,
JUBILEE DRIVE, MONKS CLOSE, WHALLEY**

OS Grid Reference: 372734 436416 Site Size ha: 6.20 No Dwellings: 137

Planning Status: Full 3/2016/0226; 3/2012/0637

Applicant or Agent:

David Wilson Homes North West
& AC Surveyors & Valuers
c/o David Wilson Homes North West
2nd Floor 303 Bridgwater Place
Birchwood Park
Warrington
WA3 6XF



Full consent for 116 - 2,3,4 & 5
bedroom dwellings & 21 - 1 bedroom
bungalows which includes 41
affordable units

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *n/a*

Under Construction: *14dw / 0.63ha*

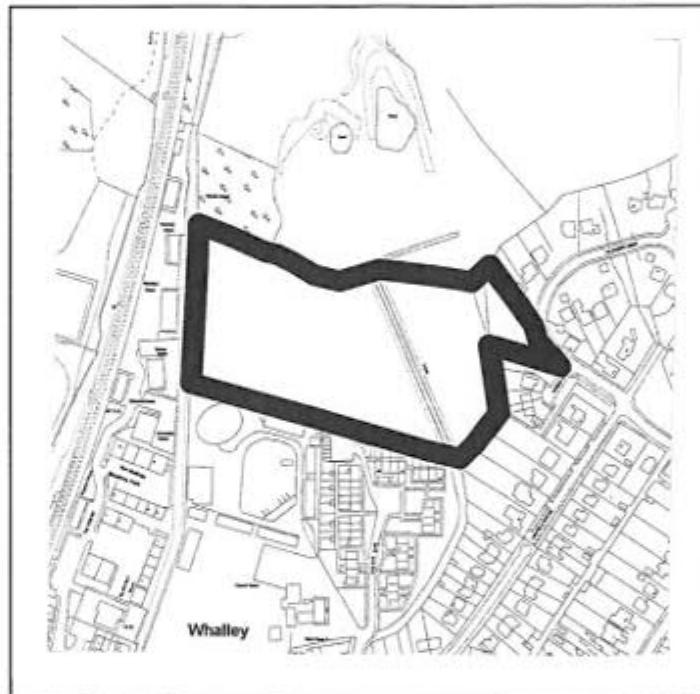
Remaining area to be developed: *123dw / 5.57ha*

***BARLEY CLOSE, CORNFIELD CLOSE, GRASSCROFT WAY,
MEADOW CLOSE, WHALLEY***

OS Grid Reference: 373187 436694 **Site Size ha:** 2.12 **No Dwellings:** 71

Planning Status: *Reserved Matters 3/2014/0815; Outline 3/2010/0820*

Applicant or Agent:
*Bellway Homes (Manchester
Division)
Co-Operative Estates
C/O Bellway Homes
The Genesis Centre
Birchwood
Warrington WA3 7BH*



*Reserved Matters for the erection
of 71 dwellings, which includes
21 affordable units*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *yes*

Completions: *9dw*

Under Construction: *31dw / 0.93ha*

Remaining area to be developed: *31dw / 0.93ha*

OAKHILL COLLEGE, WISWELL LANE, WHALLEY

OS Grid Reference: 373770 436714 **Site Size ha:** 1.00 **No Dwellings:** 6

Planning Status: *Outline 3/2015/0715*

Applicant or Agent:

*Oakhill Investments
Oakhill College
Whalley
BB7 9AF*



*Erection of detached low carbon
eco dwellings*

CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA100018641

Development Stage

Started? *no*

Completions: *n/a*

Under Construction: *n/a*

Remaining area to be developed: *6dw / 1.00ha*

2-5 BENNETTS CLOSE, WISWELL LANE, WHALLEY

OS Grid Reference: 373946 436932 Site Size ha: 1.44 No Dwellings: 4

Planning Status: Full 3/2014/0993; 3/2013/0770

Applicant or Agent:

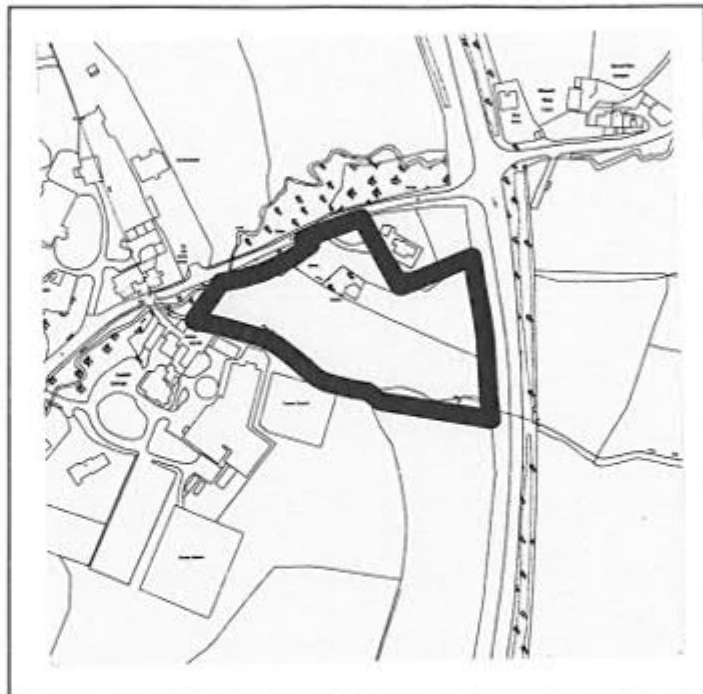
Mr D Knowles

Westbridge Developments Ltd

23 Wood Street

Bolton

BL1 1EB



Erection of dwellings in grounds

Development Stage

Started? *yes*

Completions: *3dw*

Under Construction: *1dw / 0.36ha*

Remaining area to be developed: *0dw*

**DE TABLEY MEWS, BLACKBURN ROAD,
RIBCHESTER**

OS Grid Reference: 366272 435541

Site Size ha: 0.30

No Dwellings: 6

Planning Status: Full 3/2010/0202; 3/2010/0216

Works: *Conversion/Change of use of former De Tabley Arms, with manager accommodation to 6 dwellings & erection of garages*

Completions: 4dw

Development Commenced: yes / 2dw



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

**LITTLE DUDLANDS FARM,
RIMINGTON LANE, RIMINGTON**

OS Grid Reference: 380831 446583

Site Size ha: 0.58

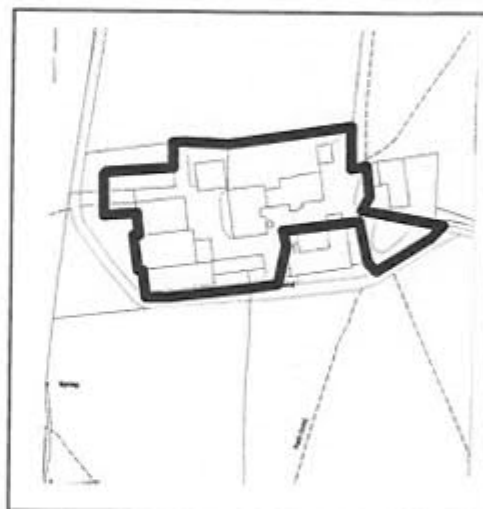
No Dwellings: 2

Planning Status: Full 3/2016/0216

Works: *Conversion of barns to 2 dwellings with Garages & creation of garden areas*

Completions: n/a

Development Commenced: no



CROWN COPYRIGHT RIBBLE VALLEY BOROUGH COUNCIL LA079111

**SITES WITH FULL
PLANNING PERMISSION**

SITES WITH FULL PLANNING PERMISSION

APPLICATION NO	LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITE
3/2014/0240	Black Bull Hotel Church Street Ribechester	0.11	5	Erection of 5 dwellings & 2 afforddale dwellings	9/6/14	1	364998 435346	*
3/2014/1089	Land off Clough Bank Lane Chatburn	0.21	2	Proposed erection of 2 new dwellings & detached garage	14/7/15	2	376896 444033	*
3/2012/1010	55 Pendle Road Clitheroe	0.12	2	Erection of detached dwellings - 1 commenced	27/2/13	3	375027 441369	
3/2016/0092	Land off Victoria Terrace Mellor Brook	0.32	3	Erection of dwellings	10/6/16	4	364145 431065	
3/2013/0333	Brook Farm Longsight Road Clayton-le-Dale	0.06	1	Erection of dwelling. (See Conversions 2 dwellings)	7/10/13	5	366771 433345	
3/2013/0513	8 Hammond Drive Read	0.27	2	Erection of detached dwellings	17/10/13	6	376059 434854	
3/2014/0751	8 Hammond Drive Read	0.05	1	Erection of detached dwelling	6/2/15	7	376089 434838	
3/2016/0544	Land between 52 & 54 Knowsley Road Wilpshire	0.06	1	Erection of dwelling	11/11/13	8	368598 432243	
3/2013/0742	Cherry Hall Main Street Grindleton	0.05	1	Non material amendments	12/7/16			
3/2013/1070	Cherry Hall Main Street Grindleton	0.05	1	Erection of dwelling	14/2/14	9	375791 445889	
3/2013/0805	The Abottoir Clerk Hill Road Whalley	0.12	1	RM for erection of dwelling on Plot 2, See 3/2012/0477 OL for Plot 1	24/2/14	10	375632 437051	*
3/2012/0488	Land adj Radley Ribblesdale Avenue Clitheroe	0.06	1	Erection of 2 detached dwelling, 1 completed	24/10/12	11	374182 442547	
3/2014/0106	54 Fairfield Drive Clitheroe	0.11	2	Demolition of existing dwelling & erection of dwellings	2/6/14	12	373061 441236	*
3/2014/0776	9 Fox Street Clitheroe	0.03	1	Erection of detached dwelling	15/12/14	13	374438 442375	
3/2014/0923	Land at Neddly Lane Billington	0.05	1	Erection of dwelling	17/2/15	14	372463 435823	

SITES WITH FULL PLANNING PERMISSION

APPLICATION NO	LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITE
3/2015/0014	23 Hillcrest Road Langho	0.03	1	Erection of dwelling within curtilage	16/3/15	15	370270 433721	
3/2014/0703	Site of Ten Garages Hambledon View Simonstone	0.04	3	Replace garages with dwellings	15/4/15	16	376803 434450	*
3/2015/0187	58 Bushburn Drive Langho	0.03	1	Erection of dwelling in garden	20/4/15	17	370092 434131	
3/2014/1119	The Moorcock Inn Slaiburn Road Waddington	0.34	1	Demolition of Inn and erection of dwelling	14/5/15	18	371914 446632	*
3/2015/0366	63 Mitton Road Whalley	0.03	1	Erection of dwelling	9/9/15	19	372601 436738	
3/2015/0250	Plot adj St Leonards Vicarage 11 Whalley Road Billington	0.10	1	Detached house with detached garage	11/9/15	20	372436 435735	
3/2015/0772	Land adj The Stables Grimbaldeston Farm Preston Road Longridge	0.17	4	Reserved Matters for the erection of bungalows - OL 3/2012/0698	15/10/15	21	360103 436023	
3/2014/0961	Skirden Hall Farm Tosside	0.08	1	Erection of bungalow & garage	10/11/15	22	376493 455938	*
3/2015/0666	Land adj Oak Leigh Whalley Road Barrow	0.28	1	Erection of detached dwelling with detached garage	8/12/15	23	373625 437898	
3/2015/0183	Land at 78 Riverside Low Moor Clitheroe	0.05	2	Erection of pair of semi-detached 2 storey dwellings	18/12/15	24	372974 441998	
3/2015/0649	Land adj 97 Woone Lane Clitheroe	0.25	9	Erection of dwellings & creation of new access	13/1/16	25	373967 441110	
3/2015/0931	Longsight House Longsight Road Langho	0.19	2	Reserved Matters for erection of dwellings - OL 3/2013/0592	12/2/16	26	369186 434344	

SITES WITH FULL PLANNING PERMISSION

APPLICATION NO	LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITE
3/2015/0523	The Old Farmhouse Crumpax Avenue Longridge	0.03	1	Erection of dwelling	2/3/16	27	360241 437733	
3/2016/0044	Little Middop Farm Burnley Road Gisburn	0.04	1	Erection of agricultural worker's dwelling	15/3/16	28	384181 445763	
3/2016/0029	Land r/o Showley Court Wilpshire	0.16	6	Erection of bungalows	23/3/16	29	368071 432681	
3/2016/0183	34 Green Lane Longridge	0.02	1	Erection of dwelling	19/4/16	30	360916 437534	
3/2016/0191	Greenwood Cherry Drive Brockhall Village	0.25	1	Erection of detached dwelling	26/4/16	31	370157 436573	
3/2016/0293	12 Knowsley Road Wilpshire	0.11	3	Demolition of cottage/commercial building & garages & erection of 4 terraced cottages	12/5/16	32	368641 431997	*
3/2016/0309	Land adj 2 Harewood Avenue Simonstone	0.02	1	Erection of dwelling	8/6/16	33	377106 434574	
3/2016/0480	Tan Yard Tan Yard Lane Longridge	0.16	1	Reserved Matters for erection of dwelling	15/7/16	34	361264 437730	
3/2016/0367	Land at Bentlea Road Gisburn	0.34	2	Erection of detached dwellings	1/7/16	35	383080 448742	
3/2015/0615	Land adj 17 Brookes Lane Whalley	0.24	2	Erection of detached dwellings	1/7/16	36	373508 436558	
3/2015/0809	Land r/o 116 St Paul's Low Moor Clitheroe	0.02	2	Demolition of existing dwelling & erection of dwellings	12/7/16	37	373027 441740	
3/2016/0619	Public Conveniences Mellor Lane Mellor	0.02	1	Erection of dwelling	9/8/16	38	365190 430919	*
3/2016/0626	Northlands Ribblesdale Avenue Clitheroe	0.09	1	Erection of dwelling & detached garage/home office	12/8/16	39	374226 442539	

SITES WITH FULL PLANNING PERMISSION

APPLICATION NO	LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITE
3/2016/0290	Land adj 52 Chapel Hill Longridge	0.28	4	Erection of terraced houses	1/9/16	40	360344 436704	*
No of Sites 40	TOTAL	4.99	78					

**SITES WITH OUTLINE
PLANNING PERMISSION**

SITES WITH OUTLINE PLANNING PERMISSION

APPLICATION NO	SITE LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITES
3/2014/0172	Former LCC Depot Land off Dixon Road Longridge	0.15	9	Redevelopment of land for residential purposes	14/4/14	41	360628 437338	*
3/2011/0719	Land Ribblesdale Avenue Clitheroe	0.06	1	Erection of detached dwellings See 3/2012/0488 full planning permission for 2 dwellings	9/12/11	42	374177 442543	
3/2014/0922 3/2011/0959	65 Whalley Road Langho	0.09	2	Demolition of existing garage & erection of detached dwellings	5/12/14	43	370353 434604	
3/2012/0477	The Abattoir Clerk Hill Road Whalley	0.14	1	Demolition of abattoir & erection of dwellings. See 3/2013/0805 for RM for Plot 2	19/11/14 8/3/13	44	375621 437044	*
3/2014/0859 3/2013/0416	Land adj Manor Barn Rimington Lane Rimington	0.15	3	Erection of dwellings (See 3/2014/0208 - Full application 1 dwelling) -(Erection of dwelling, Plot 2)	18/7/13	45	380762 445920	
3/2014/0461	115 Kemple View Clitheroe	0.18	3	Erection of dwellings	22/1/15	46	373358 440646	*
3/2014/0827	39 Clitheroe Road Whalley	0.34	1	Erection of dwelling	21/5/15	47	373484 436890	
3/2015/0592	Land adj Moorfield Avenue Ramsgreave	0.05	1	Erection of dwelling	16/10/15	48	368379 431334	*
3/2015/0550	Polkerris 1 Maple Close Whalley	0.09	1	Erection of dwelling	19/11/15	49	373617 436821	
3/2016/0392	46 Bosburn Cottage Branch Road Mellor Brook	0.02	1	Erection of dwelling	16/6/16	50	364023 430737	
3/2016/0268	Land adj 25 Paris Ramsgreave	0.07	1	Erection of dwelling	20/7/16	51	368377 431680	
3/2016/0462	1 Durham Drive Wilpshire	0.04	1	Erection of dwelling	22/7/16	52	368884 432854	

SITES WITH OUTLINE PLANNING PERMISSION

APPLICATION NO	SITE LOCATION	SITE AREA (HECTARES)	NO OF DWELLINGS	COMMENTS	DATE OF APPROVAL	MAP NO	NGR	BROWNFIELD SITES
3/2015/0312	Hargreaves & Coates Ltd Back St Pauls Street Clitheroe	0.14	5	Demolition of existing commercial property & erection of dwellings	22/7/16	53	373071 441629	*
3/2016/0645	Whalley Industrial Park Clitheroe Road Whalley	0.03	1	Erection of dwelling	23/8/16	54	373588 437634	
No of Sites 14	TOTAL	1.55	31					

SITES ON WHICH DEVELOPMENT HAS COMMENCED, PART OF SITE NOT STARTED

APPLICATION NO	SITE LOCATION	WHOLE SITE		REMAINDER		MAP NO	NGR	BROWNFIELD SITE
		AREA	DWELLINGS	AREA	DWELLINGS			
6/9/2236*	144 Whalley Road Wilpshire	0.19	3	0.07	1	55	369422 432991	*
3/91/0071#	Weavers Croft Billington	0.65	23	0.03	1	56	372179 435649	*
No of Sites 2	TOTAL	0.84	26	0.10	2			

*Consent for 3 detached houses. 2 houses completed. Only 1 extra dwelling will be added to the housing supply

#Consent for 23 houses. 22 houses are complete. 1 house is outstanding therefore only 1 dwelling will be added to the housing supply

SITES ON WHICH DEVELOPMENT HAS
COMMENCED, UNITS UNDER CONSTRUCTION

SITES ON WHICH DEVELOPMENT HAS COMMENCED, UNITS UNDER CONSTRUCTION

APPLICATION NO	SITE LOCATION	PART OF SITE UNDER CONSTRUCTION	MAP NO	NGR	BROWNFIELD SITE
3/2005/0429	Land at Padiham Road Sabden	0.07	57	377987 437353	*
3/1994/0128	Land adj Alderleigh Henthorn Road Clitheroe	0.05	58	373233 440972	*
3/2007/0246	Hesketh End Judd Holmes Lane Chipping	0.10	59	361261 441140	
3/2006/0586	Land at Higher Highfield Farm Tinklers Lane Slaidburn	0.05	60	372695 452516	
3/2011/0599	Walter Carefoot Blackpool Road Longridge	0.04	61	359950 437271	*
3/2009/0307	17 & 19 Waverley Road Ramsgreave	0.12	62	368434 431656	
3/2009/0765	26, 26a, 28 Bosburn Drive Mellor Brook	0.11	63	364063 430816	
3/2011/0169	Black Horse Inn Pimlico Road Clitheroe	0.14	64	374881 443202	
3/2010/1014	11 Stubbins Lane Sabden	0.07	65	378058 437440	*
3/2010/0424	Clayton Manor Ribchester Road Wilpshire	0.09	66	368492 432549	
3/2013/0587	Elker Croft Whalley Road Billington	0.13	67	371850 435385	
3/2011/0695	Land adj Mount Pleasant Padiham Road Sabden	0.07	68	378117 437271	

SITES ON WHICH DEVELOPMENT HAS COMMENCED, UNITS UNDER CONSTRUCTION

APPLICATION NO	SITE LOCATION	PART OF SITE UNDER CONSTRUCTION	MAP NO	NGR	BROWNFIELD SITE
3/2014/0107	The Courtyard 249 Preston Road Alston	0.05	69	360094 435392	
3/2014/0331 3/2016/0656	Plot 1 Springfield Whiteacre Lane Barrow	0.19	70	374131 437904	*
3/2015/0119	Plot 3 Springfield Whiteacre Lane Barrow	0.07	71	374156 437897	
3/2013/0568	Aintree House 12 Whalley Road Mellor Brook	0.06	72	364142 431223	
3/2012/0185	Victoria Street Garage Victoria Street Clitheroe	0.06	73	373791 441166	*
3/2015/0291	21 Chapel Close Low Moor Clitheroe	0.06	74	373019 772031	
3/2014/0482	1-3 Highfield Close Longridge	0.17	75	360554 436940	*
3/2015/0485	23 Chapel Close Low Moor Clitheroe	0.07	76	373026 442049	
3/2015/0411	1-5 Longridge Road Chipping	0.07	77	362377 443189	*
3/2015/0305	Dunsop Bridge Trout Farm Dunsop Road Dunsop Bridge	0.01	78	365784 449786	*
3/2012/0789	Land opposite Foxhill House Whins Lane Simonstone	0.13	79	377486 435316	*
3/2015/0515	Land adj 14 Church Raikie Chipping	0.07	80	362136 443410	*

SITES ON WHICH DEVELOPMENT HAS COMMENCED, UNITS UNDER CONSTRUCTION

APPLICATION NO	SITE LOCATION	PART OF SITE UNDER CONSTRUCTION	MAP NO	NGR	BROWNFIELD SITE
3/2015/0845	1-9 Auction Court Towneley Road Longridge	0.20	81	360231 437461	*
3/2014/0536	8A Lancaster Drive Clitheroe	0.04	82	373287 441417	
3/2013/0571	Croft House, Low Orchard House & High Orchard House Broad Meadow Chipping	0.18	83	361809 443288	
3/2015/0223	Willow Lodge Franklin Hill Brockhall Village	0.04	84	369939 436717	
3/2015/0861	The Coach House, Lime Cottage & Orchard Cottage Pimlico Road Clitheroe	0.07	85	374508 442235	*
3/2015/0945	26A, 26B, 26C, 26D Little Lane Longridge	0.07	86	360365 437009	
3/2013/0267	Land adj 74 Knowsley Road Wilpshire	0.02	87	368588 432360	
3/2013/0306	Pack Horse Garage Mellor Brow Mellor Brook	0.26	88	364159 431103	*
3/2014/0722	9, 11, 15, 17 Towneley Road Longridge	0.09	89	360261 437418	*
No of Sites 33		3.02		82	

CONVERSIONS AND CHANGE OF USE
SITES ON WHICH DEVELOPMENT
HAS NOT COMMENCED

CONVERSION CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS NOT COMMENCED

SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	N6R	BROWNFIELD SITES
17 Dilworth Lane Longridge	0.02	1	Conversion of barn to 2 bed dwelling	29/6/15	3/2015/0149	360806 437293	
Barn adj Shays Cottage Tosside	0.12	2	Conversion of barn to dwellings Renewal of 3/2010/0569 for conversion of barn to 1 dwelling	5/4/12 14/10/13	3/2012/0070 3/2013/0757	375363 453851	
Coach House Trapp Lane Simonstone	0.07	1	Renewal of 3/2010/0626 - Conversion of former coach house to dwelling	25/10/13	3/2013/0796	377647 435644	*
Bay Gate Barn Bolton-by-Bowland	0.15	1	Conversion of barn to dwelling	21/1/14	3/2013/0887	375789 449792	
The Longridge Restaurant 104 Higher Road Longridge	0.07	2	Conversion of restaurant to 2 dwellings	20/5/15	3/2014/1088	361147 437725	*
Causeway Farm Longsight Road Osbaldeston	0.17	1	Conversion of barns to dwelling & detached garage	24/10/13	3/2012/1073	364438 431558	
Greengore Farm Hill Lane Hurst Green	0.15	2	Conversion of barn 1 to dwelling Conversion of barn 2 to dwelling	15/11/13	3/2013/0215	367391 438876	
Mill House Farm Chipping Road Chaigley	0.07	1	Change of use of stone barn to dwelling	22/11/13	3/2013/0840	369085 441394	
Whins Barn Sabden	0.12	1	Change of use of existing barn & attached former cottage to dwelling	23/1/14	3/2013/0842	377075 437471	
Former Garage Premises Back Brennand Street Clitheroe	0.03	3	Change of use to apartments	22/4/16	3/2015/1020	374310 442062	*
Elmridge Farm Elmridge Lane Chipping	0.36	4	Conversion of barns to dwellings	29/5/14	3/2013/0691	359564 440599	

CONVERSION CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS NOT COMMENCED

SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	NGR	BROWNFIELD SITES
7 Isle of Man Ramsgreave	0.05	1	Change of use of existing detached garage to dwelling. Sub division of dwelling complete	24/9/14	3/2014/0626	368265 431566	*
Chapel House Farm Preston Road Alston	0.01	1	Conversion of barn to dwelling	9/10/14	3/2014/0410	359728 434752	
Shuttleworth Hall Burnley Road Gisburn	0.02	1	Prior Approval Notifications - (Class Q) parts A & B & Class MB(a) for change of use of agricultural building to dwelling	4/8/16 22/1/15	3/2016/0540 3/2014/0811	382855 448356	
Curtis House Chipping Road Longridge	0.13	1	Conversion of redundant agricultural building to dwelling	12/2/15	3/2014/0425	360385 438866	
22 Wellgate Clitheroe	0.01	1	Change of use from A4 to new dwelling for premises manager	7/4/15	3/2015/0103	374458 441864	*
Greengates Farm Skipton Road Gisburn	0.03	1	Change of use of agricultural barn to dwelling Prior Notification	5/6/15	3/2015/0338	383957 449156	
New Laithe Skipton Road Gisburn	0.02	1	Change of use of agricultural building to dwelling. Prior Notification Class Q(a) Prior Notification Class Q(b)	24/6/15	3/2015/0346 3/2015/0725	387106 450204	
New Hall Barn Ribchester Road Clayton-le-Dale	0.25	1	Conversion of barn to dwelling Conversion of barn to residential use - Prior Notification	8/3/16 30/6/15	3/2015/0734 3/2015/0321	366199 435355	
Pendle Hotel Clitheroe Road Chatburn	0.05	1	Conversion & reconstruction of part of original public house/hotel to form a dwelling	22/7/15	3/2015/1019	376558 443679	*
Dewhurst Farm Longsight Road Langho	0.01	1	Change of use of agricultural building to dwelling Prior Notification	15/9/15	3/2015/0632	368776 434022	

CONVERSION CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS NOT COMMENCED

SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	NGR	BROWNFIELD SITES
Barn at Pasture House Farm West Marton	0.02	2	Change of use of agricultural storage building to dwellings. Prior Notification	22/9/15	3/2015/0633	387470 450767	
Barn at Higher House Farm Settle Lane Paythorne	0.04	1	Change of use of agricultural building to dwelling Prior Notification	29/9/15	3/2015/0661	382901 452199	
Greengates Farm Skipton Road Gisburn	0.13	3	Conversion of barn to dwelling	30/11/15	3/2015/0620	383948 449180	
Land off New Lane Withgill	0.02	1	Change of use of agricultural building to dwelling Prior Notification	11/1/16	3/2015/0937	371710 440728	
Higher Ghylls Wigglesworth Road Slaidburn	0.10	2	Conversion of barn to dwelling	15/1/16	3/2015/0748	376477 455083	
3 Accrington Road Whalley	0.01	1	Change of use from 1st floor storage area to apartment	18/1/16	3/2015/0963	373358 436160	*
Lambing Clough Barn Lambing Clough Lane Hurst Green	0.02	1	Change of use of agricultural building to dwelling Prior Notification	27/9/16 27/9/16	3/2016/0125 3/2015/0959	368430 437368	
Eatoughs Farm Fleet Street Lane Ribchester	0.09	1	Change of use from barn to dwelling	5/2/16	3/2015/0850	362853 435787	
Hougher Fall Farm Old Clitheroe Road Dutton	0.14	2	Conversion of barn & outbuildings to dwellings	22/3/16	3/2014/0200 3/2014/0201	365184 439332	
Dewhurst Farm Longsight Road Langho	0.02	1	Change of use of agricultural building to dwelling Prior Notification	22/3/16	3/2016/0103	368787 433939	
Barn Kiln Lane Paythorne	0.02	1	Change of use of agricultural building to dwelling Prior Notification	24/3/16	3/2015/0784	383101 451580	

CONVERSION CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS NOT COMMENCED

SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	NGR	BROWNFIELD SITES
Primrose Works Primrose Road Clitheroe	0.21	13	Conversion of workshop to apartment with one affordable apartment	26/4/16	3/2015/0266	373719 440751	*
Foxfields Farm Whalley Road Stonyhurst	0.01	1	Conversion of barn to dwelling	8/7/16	3/2016/0335	370059 438/139	
Sheepfold Farm Balderstone Hall Lane Balderstone	0.14	2	Conversion of farm buildings to dwellings	1/8/16	3/2016/0197	361313 432902	
Painley Farm Knott Lane Newholme	0.15	2	Conversion of barns to dwellings	5/8/16	3/2016/0575	384175 450030	
102 Lowergate Clitheroe	0.01	1	Change of use from storage building to dwelling	16/8/16	3/2016/0503	374352 441673	*
Twinbrook Farm Upbrooks Clitheroe	0.21	1	Conversion of barn to dwelling	19/9/16	3/2016/0698	375385 442277	
Long Holme Row Gisburn Road Sawley	0.03	1	Conversion of barn to dwelling	23/9/16	3/2016/0570	380322 448171	
No of Sites 39	3.28	66					

CONVERSIONS AND CHANGE OF USE
SITES ON WHICH DEVELOPMENT
HAS COMMENCED

CONVERSIONS AND CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS COMMENCED

SITE LOCATION	AREA HA	DW	COMMENCED	BUILDING REGS NO	PLANNING APP NO	NGR	BROWNFIELD
Trough House Farm Lambing Clough Lane Hurst Green	0.04	1	13/5/97	3/1997/0095	3/1995/0474	368675 436779	
Woodfield Barn Woodfields Stonyhurst	0.10	2	1/9/16 2/8/07	3/2016/0777 3/2007/1166	3/2013/0626 3/2007/0504	369582 439412	
New Barn Whalley Road Stonyhurst	0.13	3	1/9/16 2/8/07	3/2016/0776 3/2007/1127	3/2014/0417 3/2013/0625 3/2007/0505	369713 438566	
16,18,18A Well Terrace Clitheroe	0.01	3	7/5/09	3/2009/0983	3/2008/0775	374575 442180	*
Carlinghurst Farm Huntingdon Hall Lane Dutton	0.02	2	31/8/11	3/2011/2216	3/2010/0627	366303 438241	
Pendle Hotel Clitheroe Road Chatburn	0.14	3	12/3/12	3/2011/1831	3/2012/0317	376553 443672	*
Aspinalls Farm/ The Old Barn Kenyon Lane Dinckley	0.04	1	20/4/12	3/2011/3215	3/2011/0675	369420 436111	
New Barn Holden Lane Slaidburn	0.02	1	6/8/12	3/2012/0867	3/2013/0508 3/2010/0194	375714 452239	
2 Chapel School St Nicholas Avenue Sabden	0.09	1	9/12	3/2011/2968	3/2011/0284	377979 437565	*
Rakefoot Farm Thornley Road Chaigley	0.10	1	25/9/12	3/2012/1557	3/2010/1022	366215 441602	
22 Corporation Street Clitheroe	0.01	1	10/12		3/2009/0762	373865 441512	*

CONVERSIONS AND CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS COMMENCED

SITE LOCATION	AREA HA	DW	COMMENCED	BUILDING REGS NO	PLANNING APP NO	NGR	BROWNFIELD
44-46 Berry Lane Longridge	0.01	1	24/7/12	3/2012/1434	3/2012/0577	360418 437428	*
Carr House Farm Longsight Road Clayton-le-Dale	0.24	2	13/3/14	3/2012/0764	3/2011/0008	365443 432633	
Wycongill Farm Holden Lane Bolton-by-Bowland	0.06	1	6/13	3/2011/1010	3/2011/0633	377295 450459	
Chadwicks Farm Settle Road Bolton-by-Bowland	0.22	1	3/6/14	3/2013/1431	3/2012/0255	378003 449959	
Out Lane Head Farm Out Lane Chipping	0.06	2	5/3/14	3/2014/0514	3/2011/0004	360376 443711	
Hothersall Hall Farm Hothersall Lane Ribchester	0.05	1	4/14	3/2012/2091IN	3/2011/0324	363138 434671	
Clough Farm Carters Lane Paythorne	0.33	1	27/5/14	3/2014/0562	3/2011/0278	381130 451286	
Lower Cote Barn Higher Greenhead Farm Gisburn Road Sawley	0.01	1	17/7/14	3/2013/1208	3/2013/0013	378918 446406	
Hubbersty Fold Farm Commons Lane Balderstone	0.06	1	3/2/15		3/2011/0625	362953 432149	
Fairclough House Loud Bridge Chipping	0.06	2	3/2/15	3/2014/1585IN	3/2011/0702	359061 441126	*

CONVERSIONS AND CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS COMMENCED

SITE LOCATION	AREA HA	DW	COMMENCED	BUILDING REGS NO	PLANNING APP NO	NGR	BROWNFIELD
Brockthorn Tosside	0.02	2	1/15	3/2014/1225	3/2011/1058 3/2010/0693	375853 45514	
6 Church Lane Mellor	0.01	1	15/12/15	3/2013/1571IN	3/2013/1030	365116 430750	*
Fell View Barn Dewhurst Farm Longsight Road Langho	0.32	2	29/6/16	3/2016/0594IN	3/2016/0722 3/2013/0713	368769 433973	
Lawson House Farm Bolton-by-Bowland Road Sawley	0.30	1	1/16	3/2013/1185	3/2011/0729 3/2010/0750	377186 447138	
Brocklehurst Barn Bowland Gate Barn Bowland Gate Lane West Bradford	0.10	2	2/2/16	3/2015/1676	3/2015/0737	374220 445604	
2 Salthill Road Clitheroe	0.01	1	4/216	3/2016/0049	32015/0804	374746 442140	*
The Old Workshop Grindleton Brow Grindleton	0.11	1	1/8/14	3/2014/0963	3/2015/0699	375946 445185	*
1 & 2 What Close Barn Burnley Road Gisburn	0.29	2	23/3/16	3/2012/1396IN	3/2015/0204	383234 447186	
Mill adj Primrose House Primrose Road Clitheroe	0.02	1	1/4/15	3/2012/1311	3/2012/0558	373723 440690	*
Quarry House Tosside	0.04	1	30/4/16	3/2013/0517IN	3/2012/1110	375076 454098	*

CONVERSIONS AND CHANGE OF USE ~ SITES ON WHICH DEVELOPMENT HAS COMMENCED

SITE LOCATION	AREA HA	DW	COMMENCED	BUILDING REGS NO	PLANNING APP NO	NGR	BROWNFIELD
Former Garage Branch Road Waddington	0.01	1	30/4/16	3/2015/1729IN	3/2013/0064	372869 443932	*
Kellets Farm Green Moor Lane Knowle Green	0.03	1	4/1/16		3/2012/0777	363965 437396	
Billingtons Farm Mile Lane Longridge	0.03	1	4/8/16		3/2012/0778	361125 438285	
Lower Gills Barn Whytha Lane Rimington	0.30	1	2/5/16	3/2012/0791	3/2012/0046	382352 444702	
White Bull Hotel Higher Road Longridge	0.04	7	1/8/16	3/2016/0644	3/2015/0491	360777 437324	*
White Horse Inn York Street Clitheroe	0.02	4	5/9/16	3/2016/0812	3/2015/0928	374449 441975	*
Bailey Hall Barn Hurst Green	0.20	2	20/5/16	3/2016/0778	3/2013/0154	367780 437324	
Groom's Farm Stirk House Gsburn	0.06	1	20/7/16	3/2016/0158	3/2012/1102	381063 448145	
Tythe Barn Stables Whins Lane Simonstone	0.30	1	26/8/16		3/2013/0612	377553 435422	*
No of Sites 40	4.01	65					

**AFFORDABLE HOUSING SITES
NOT STARTED**

AFFORDABLE HOUSING SITES ~ NOT STARTED

SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	NGR	BROWNFIELD SITES
Black Bull Hotel Church Street Ribchester	0.05	2	Erection of affordable units	9/6/14	3/2014/0240	364996 435346	*
Land off Milton Avenue Clitheroe	0.37	15	Outline erection of affordable units	4/2/13	3/2011/0892	374089 442171	
Land at 23-25 Old Row Barrow	0.34	7	Outline erection of affordable units	27/2/13	3/2012/0623	373876 438431	
Land Accrington Road Whalley	0.89	23	Outline erection of affordable units	25/6/13	3/2012/0179	373587 436021	
Land off Clitheroe Road Barrow	0.26	3	Outline erection of affordable units	13/9/13	3/2013/0511	373634 437794	
Land off Dale View Billington	0.52	12	Outline erection of affordable units	5/11/13 1/11/13 25/9/15	3/2012/0065 3/2012/0738 3/2014/0779	372515 435974	
Land adj Greenfield Avenue Clitheroe	0.37	8	Outline erection of affordable units	14/11/13	3/2012/0014	373277 441778	
Spout Farm Preston Road Longridge	0.56	10	Outline erection of affordable units	16/1/14	3/2013/0782	360285 436036	
Land to the South-West of Barrow & West of Whalley Road Barrow	5.47	151	Outline erection of affordable units	20/2/14 22/4/14	3/2012/0630 3/2013/0099	373362 438104	
Land to North of Whalley Road Hurst Green	0.73	9	Erection of affordable units	25/3/14	3/2012/0964	368708 438077	
Land at Higher Standen Farm & Part of Littlemoor Farm Clitheroe	13.57	312	Outline erection of affordable units	17/4/14	3/2012/0942	375069 440720	
Hanson Garden Centre Whalley Road Barrow	0.58	13	Outline erection of affordable units	24/6/14	3/2013/0737	373884 438858	*
Land off Waddington Road Clitheroe	2.78	83	Outline erection of affordable units	6/3/15	3/2014/0597	373869 442205	

AFFORDABLE HOUSING SITES ~ NOT STARTED

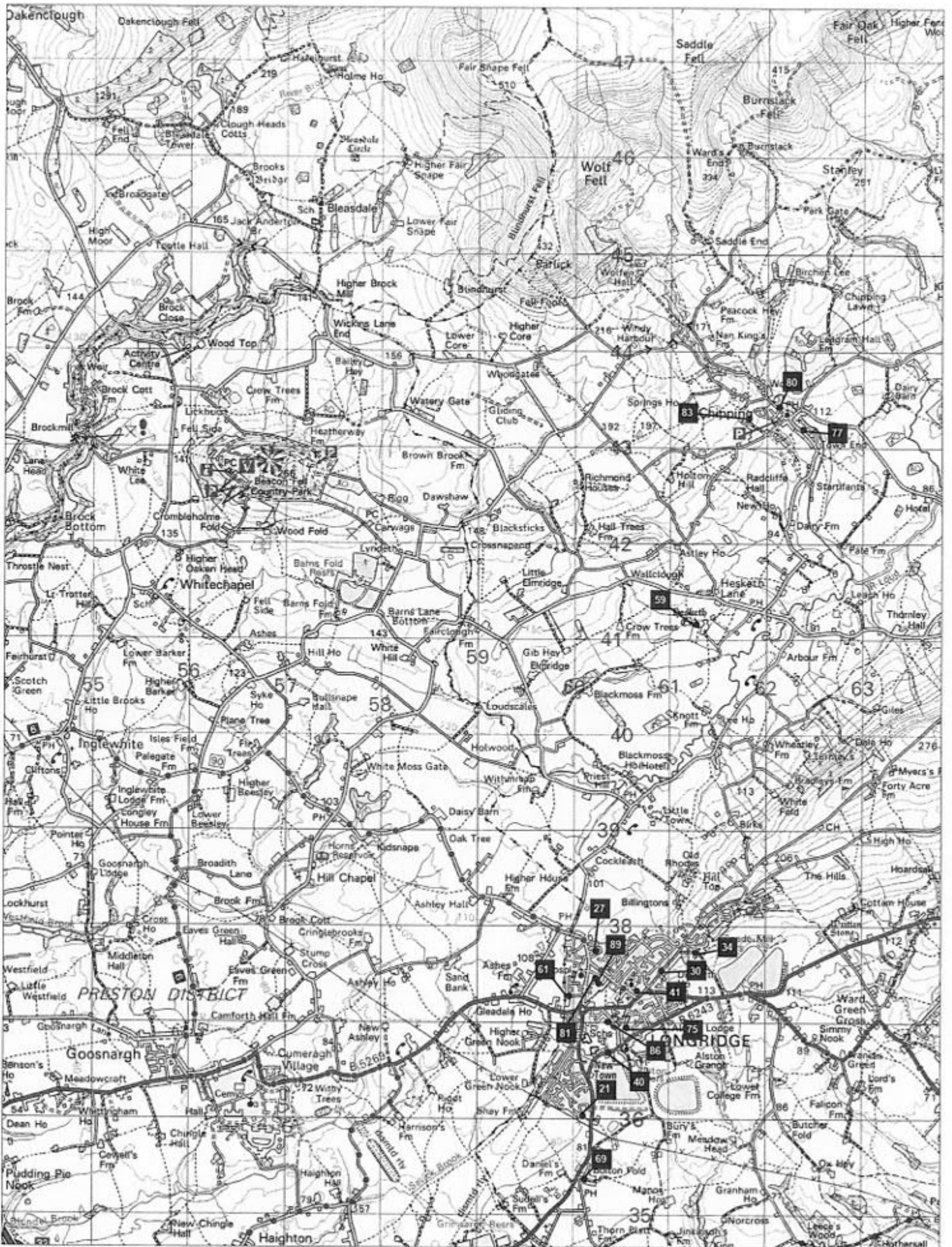
SITE LOCATION	SITE AREA	DW	COMMENTS	DATE OF APPROVAL	APPLICATION NO	NGR	BROWNFIELD SITES
15 Parker Avenue Clitheroe	0.26	5	Erection of affordable units	2/4/15	3/2014/0666	373963 440921	
Land at Chatburn Road Clitheroe	0.55	7	Erection of affordable units & 1 care unit	10/7/15	3/2013/0981	375229 443021	
Land off Longsight Road Langho	1.50	5	Erection of affordable units	9/7/15	3/2015/0010	370561 434585	
Former garage adj 1 Swinglehurst Cottage Garstang Road Chipping	0.08	1	Variation of condition 3 of 3/2012/1099 to allow holiday let to be occupied as permanent dwelling with restricted occupation as social low cost unit	10/7/15	3/2014/1066	362123 443039	*
Land off Pimlico Link Road Clitheroe	0.24	6	Outline erection of affordable units	30/9/15	3/2014/0742	374958 443258	
Land East of Chipping Lane Longridge	5.79	73	Outline erection of affordable units	29/10/15	3/2014/0764	360351 438050	
Land East of Clitheroe Road (Lawsonsteads) Whalley	1.74	48	Reserved Matters for erection of affordable units	8/1/15	3/2015/0489	373822 436492	
Land Malt Kiln Brow Chipping	0.51	12	Outline erection of affordable units	18/4/16	3/2014/0183	361930 443488	
Primrose Works Primrose Road Clitheroe	0.08	5	Erection & conversion of affordable units	26/4/16	3/2015/0266	373719 440751	*
Land at Worthalls Farm Westfield Avenue Read	0.14	5	Outline erection of affordable units	9/9/16	3/15/0495	376598 434416	*
	37.38	815					

***NOTE:**

20 sites are included in sites over 0.4ha

2 sites are included in sites of less than 0.4ha with planning permission

1 site all affordable units are included in affordable housing sites - not started



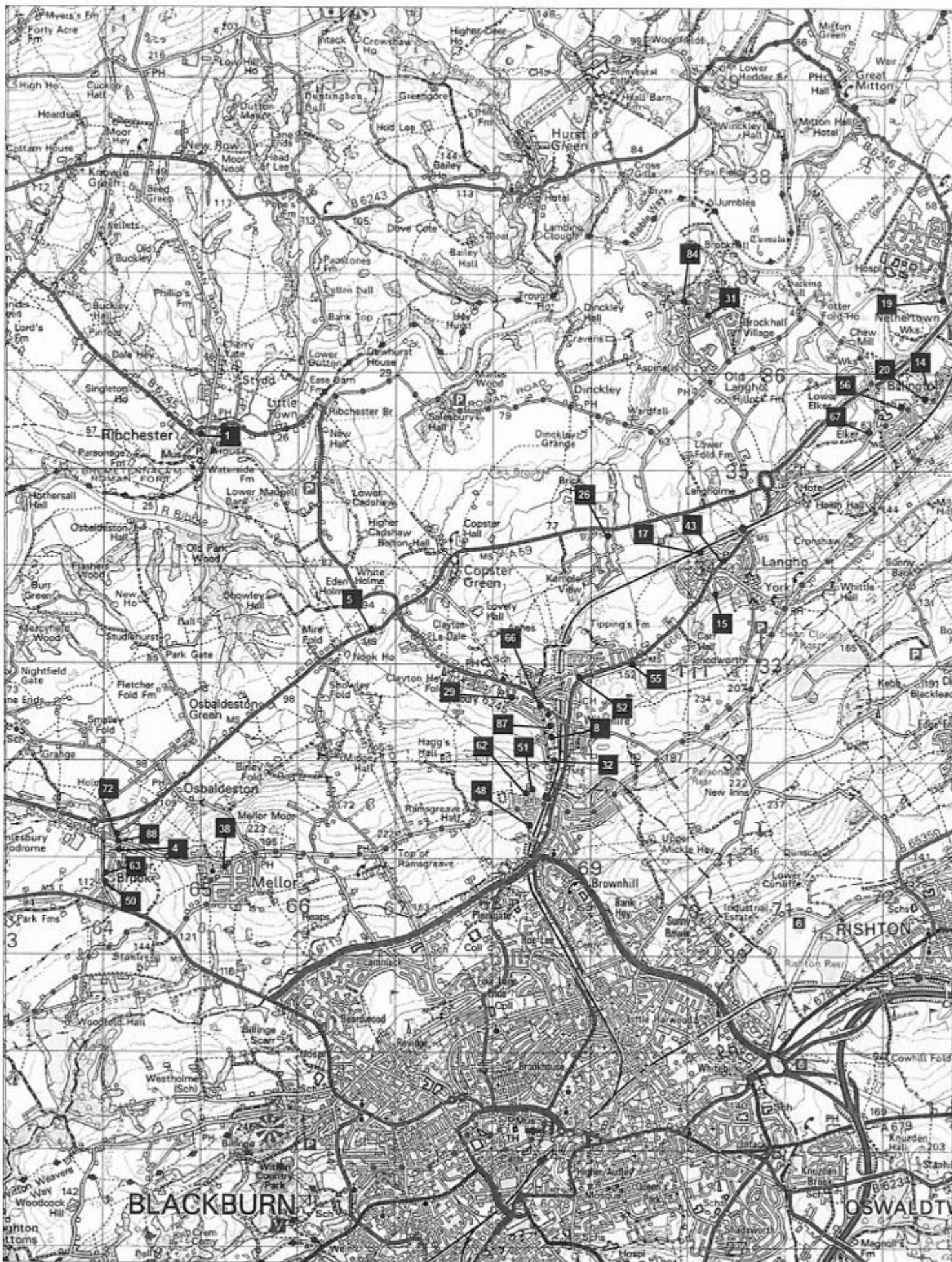
HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 1

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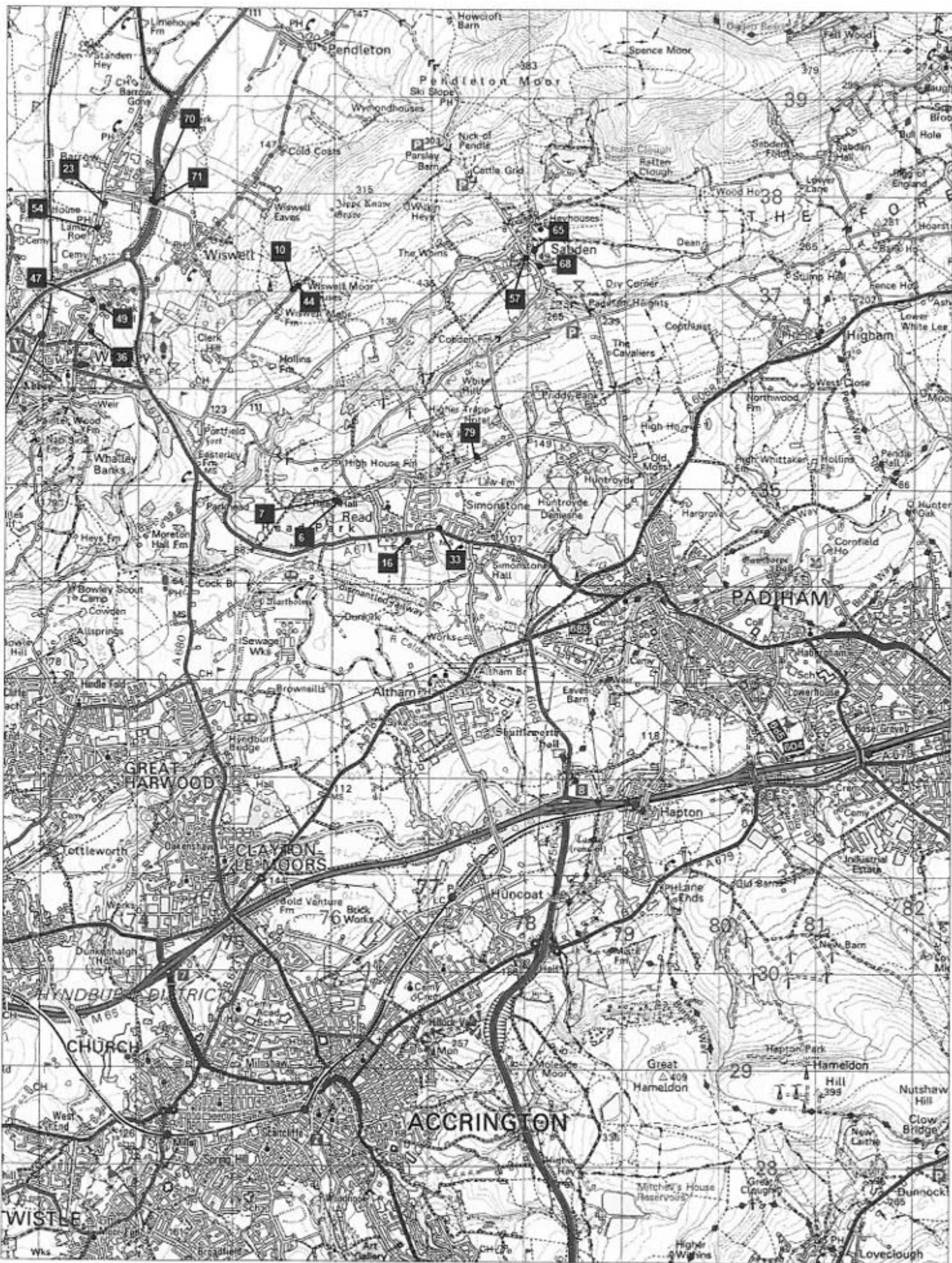
HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 2

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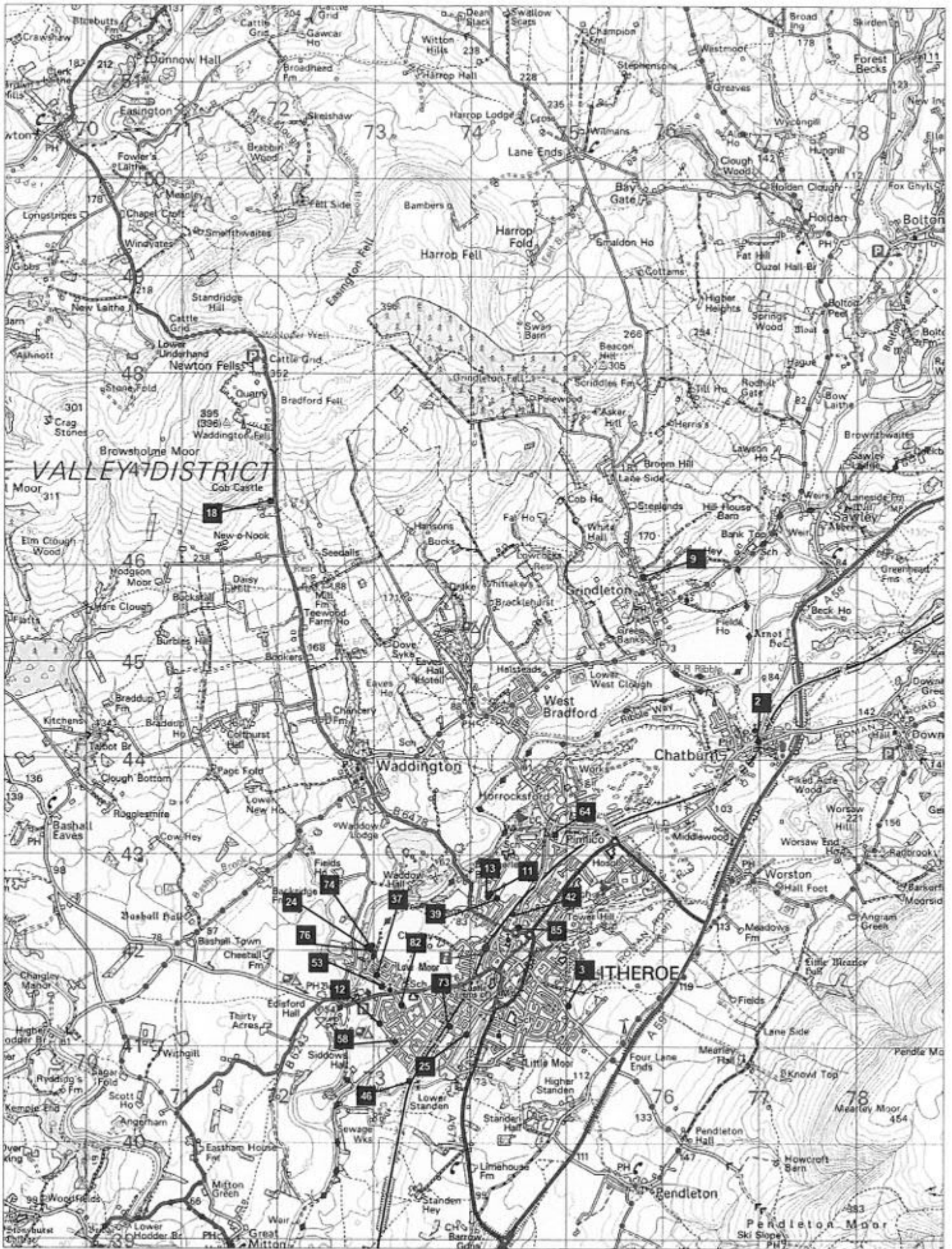


HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 3

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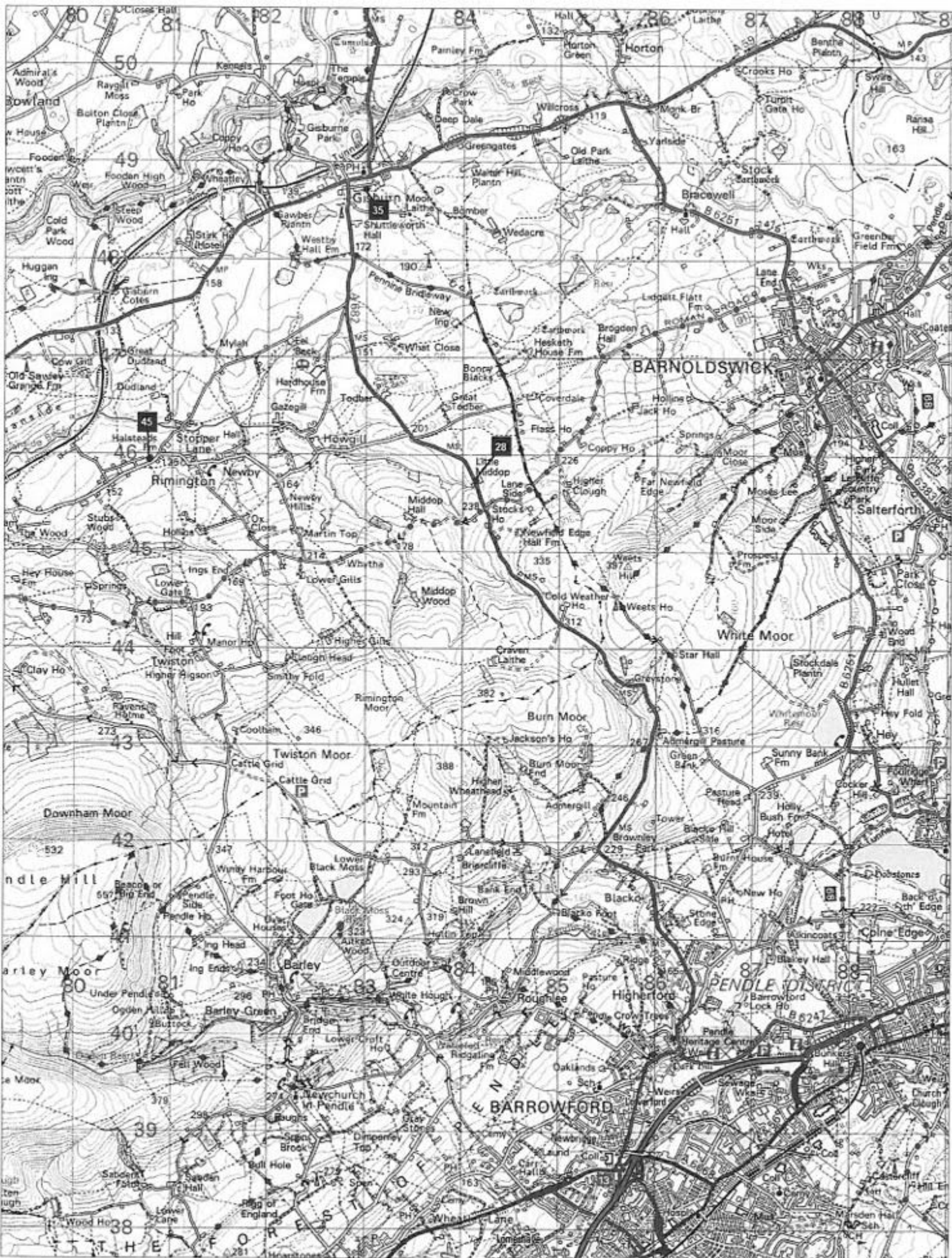
HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 4

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HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 5

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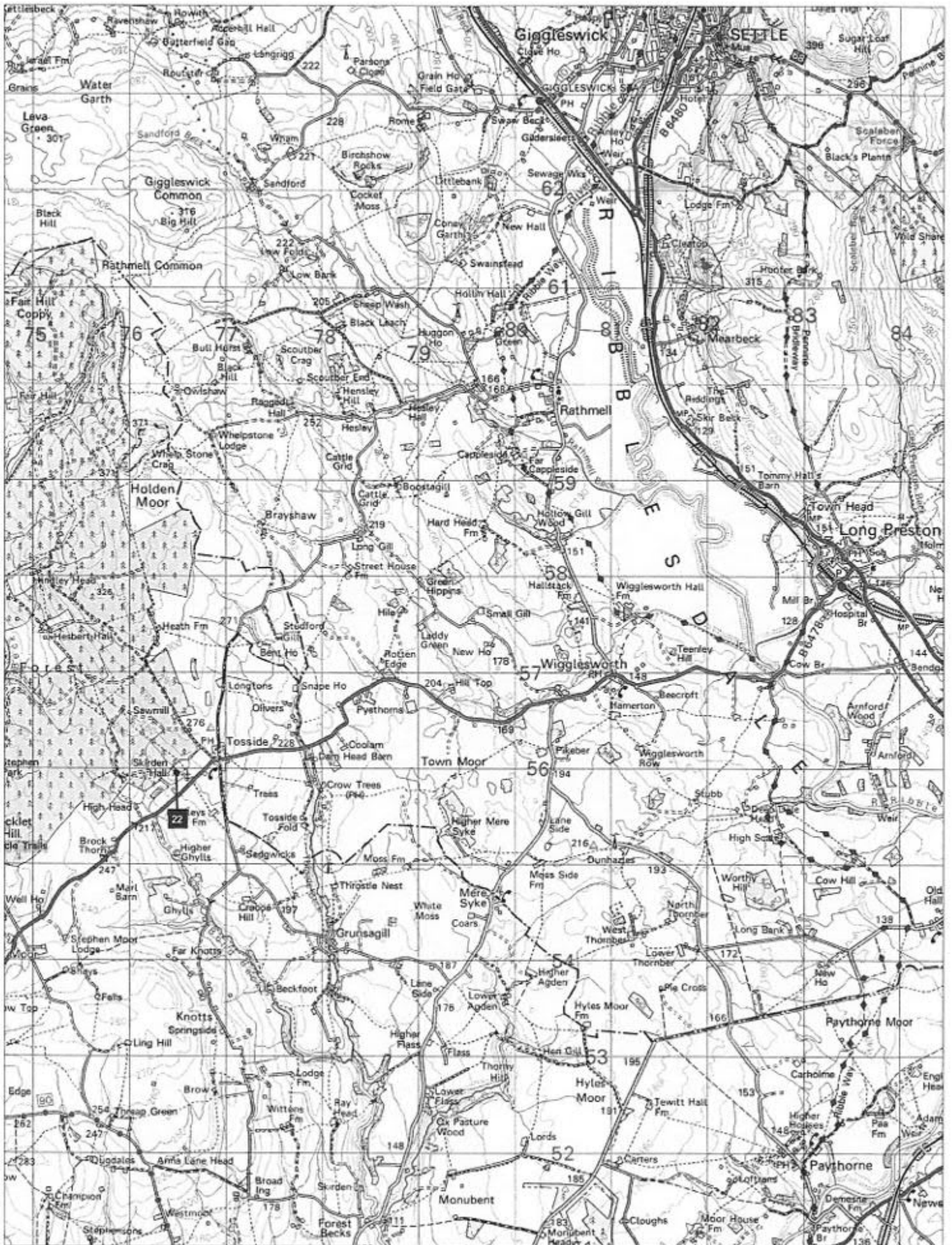


HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 6

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HOUSING LAND AVAILABILITY OCTOBER 2016

MAP 7

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